

HDC

ADMINISTRATIVE APPROVALS

March 09, 2022

1. 53 Market Street (LUHD-438) -Recommended Approval
2. 28 Chapel Street (LUHD-437) -TBD
3. 131 Congress Street (LUHD-436) -Recommended Approval

1. 53 Market Street - Recommended Approval

Background: The applicant is seeking approval to replace an existing flat roof with rubber roofing.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____



03/04/2022

LUHD-438

Historic District Commission Work Session or Administrative Approval Application

Status: Active

Date Created: Feb 27, 2022

Applicant

Nancy Barrett
nwb@nwbarrett.com
53 Market St.
Portsmouth, N.H. 03801
16034314262

Location

53 MARKET ST
Portsmouth, NH 03801

Owner:

BARRETT NANCY W REVOC TRUST & BARRETT NANCY W TRUSTEE
53 MARKET ST PORTSMOUTH, NH 03801

Application Type

Please select application type from the drop down menu below

Administrative Approval

Alternative Project Address

penhallow St

Project Information

Brief Description of Proposed Work

replace flat roof on back of building on Penhallow St.

Description of Proposed Work (Planning Staff)

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Acknowledgement

I certify that the information given is true and correct to the best of my knowledge.



By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction



I hereby certify that as the applicant for permit, I am

Owner of this property

If you selected "Other" above, please explain your relationship to this project. Owner authorization is required.

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INTERNAL USE ONLY -- Historic District Commission Review and Approval

HDC Certificate of Approval Granted



HDC Approval Date

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Planning Staff Comments

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INTERNAL USE ONLY -- Letter of Decision Information

Owner Addressee Full Name and Title

--

Owner Addressee Prefix and Last Name

--

Owner Organization / Business Name

Owner Contact Street Address

HALL BROTHERS CONTRACTING, INC.

Dana Hall
Roofing Specialists
 Shingles • Single Ply

Proposal No.

SPECIFICATIONS AND ESTIMATE

136 Rochester Street • P.O. Box 619 • Berwick, Maine 03901
 Telephone: 207-698-1551 • Fax: 207-698-1559
 Email: hallbrothersroof@comcast.net

Page No. of Pages

"Over 94 years on the Square"

PROPOSAL SUBMITTED TO Nancy Barrett	PHONE 1-603-868-2691	DATE 10-06-21
STREET 53 Market Street	JOB NAME Entire Flat Roof	
CITY, STATE AND ZIP CODE Portsmouth, New Hampshire 03901		
ATTENTION	LOCATION	

We hereby propose to furnish materials and labor necessary for the completion of

- 1 Strip existing roofing down to deck.
- 2 Install wood nailers at roof edges.
- 3 Install polyisocyanurate tapered roof insulation system with one fastener every two square feet.
- 4 Install .060 Fully Adhered single ply rubber.
- 5 Install rubber flashings on all roof penetrations.
- 6 Install new .032 Brown aluminum edge flashing.
- 7 Customer will need to make sure power wires are safe to work around.
- 8 Customer will need to have all units unhooked so they can be moved.
- 9 Customer will need permission to tie into neighbors wall.
- 10 Customer will supply new skylight dome.
- 11 Hall Bros. will need entire parking area.
- 12 Removal of all debris by Hall Brothers.
- 13 Hall Brothers will not be liable for any dust/debris that may enter into the building through the roof boards.
- 14 Any attic contents should be covered by homeowner prior to start of roof work.
- 15 Homeowner will need to provide access to outlets for electrical use.
- 16 Homeowner to acquire all necessary permits from town prior to start of roof work.
- 17 References will be provided upon request.
- 18
- 19 Job is figured to be done in the spring.

Quoted Price: \$29,700.00

ANY WOODWORK THAT NEEDS TO BE REPLACED BY US WILL BE ON A LABOR AND MATERIAL BASIS ONLY.

WE PROPOSE hereby to furnish material and labor - complete in accordance with above specifications, for the sum of

Twenty Nine Thousand Seven Hundred Dollars dollars \$29,700.00

Payment to be made as follows

50% down upon acceptance and balance due day of completion. \$7500 10.15.21

All work to be done by Hall Brothers at earliest possible convenience. Our men are fully covered by Workman's Compensation and liability insurance.

All material is guaranteed to be specified. All work to be completed in a substantial workmanlike manner according to specifications submitted, per standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owners to carry fire, tornado and other necessary insurance. The purchaser to pay all attorney's collections, commissions and suit fees additional.

Authorized Signature Dana Hall

Note: This proposal may be withdrawn by us if not accepted within 10 days.

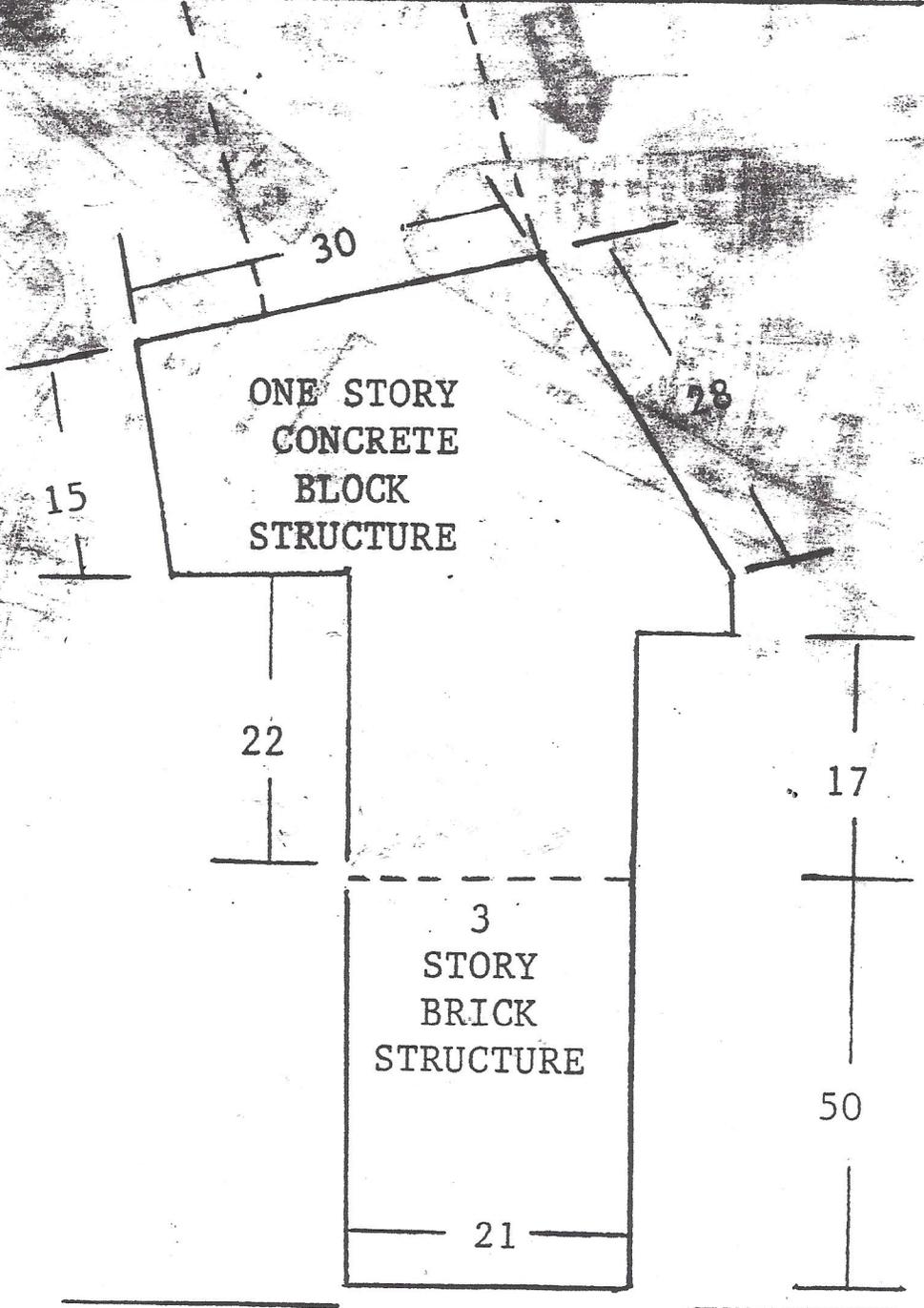
ACCEPTANCE OF PROPOSAL The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature Nancy W. Barrett

Date of Acceptance: _____

Signature _____

PENHALLOW STREET



ONE STORY
CONCRETE
BLOCK
STRUCTURE

3
STORY
BRICK
STRUCTURE

53

MARKET STREET



SAY 2237 φ

1 PARCEL BUILDING 1187 SP
 FRONT. 1050 SP
 PASTMENT 2237 φ

FLAT ROOF 7.10 - SKY LT. 6x6 - 36

674

2. 28 Chapel Street

- TBD

Background: The applicant is seeking approval for several in-kind repairs and replacement items as well as approval to have (9) windows restored with new wood storm-windows.

Staff Comment: TBD

Stipulations:

1. _____
2. _____
3. _____



03/04/2022

LUHD-437

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Feb 24, 2022**Applicant**

Tom Irwin
 tfirwin2013@gmail.com
 28 Chapel Street
 Portsmouth, NH 03801
 (603) 219-6746

Location

28 CHAPEL ST
 Portsmouth, NH 03801

Owner:

IRWIN LAUREN S & IRWIN THOMAS F
 28 CHAPEL ST PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

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Project Information**Brief Description of Proposed Work**

The work will involve ordinary repairs where water damage, wood rot or other similar/related damage is found. It will include: in-kind replacement of damaged clapboards on the lower front of the house;
 in-kind replacement of the frieze boards on the front of the house (on both sides of the front door);
 in-kind replacement of portions of window trim on the front of the house where water damage is found;
 in-kind replacement of corner trim (likely some or all of the corner trim on the front, southeasterly corner);
 in-kind replacement of any other building parts discovered to be water-damaged when damaged clapboards are removed for replacement;
 possibly repair or in-kind replacement of clapboards behind the electric / meter box located on the northerly side of the house.

The work also will include ordinary repairs to prevent water damage, including:

in-kind replacement of the aluminium gutter downspout on the front of the house (southeasterly corner), which is currently leaking;
 repair or possible in-kind replacement of trim on a window located on the first floor, front of the house, near southeasterly corner;
 possibly the replacement of flashing where needed to avoid water damage (possibly on the front and southerly sides).

In addition to this work, we will be working with a window restoration contractor tod remove existing windows and restore them off-site (all nine windows on the front of the house; the only window on the southerly side of the house (second floor); one window on the back of the house (first floor); and three windows on the back of the house (second floor). We also will replace existing, poorly functioning aluminum storm windows with custom-made wood storm windows.

Description of Proposed Work (Planning Staff)

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Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Owner of this property

If you selected "Other" above, please explain your relationship to this project. Owner authorization is required.

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3. 131 Congress Street

- Recommended Approval

Background: The applicant is seeking approval for an exterior concrete landing with hand rails at the rear entry of the property (The Worth Lot).

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____



03/04/2022

LUHD-436

Historic District Commission Work Session or Administrative Approval Application

Status: Active

Date Created: Feb 24, 2022

Applicant

Danielle Cain
dcain@marketsquarearchitects.com
104 Congress St
Suite 203
Portsmouth, NH 03801
603-501-0202

Location

131 CONGRESS ST
Portsmouth, NH 03801

Owner:

FRIENDS OF THE MUSIC HALL
28 CHESTNUT ST PORTSMOUTH, NH 03801

Application Type

Please select application type from the drop down menu below

Administrative Approval

Alternative Project Address

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Project Information

Brief Description of Proposed Work

New exterior concrete landing and handrails at rear entry (Worth Lot) per Portsmouth Fire Department's request.

Description of Proposed Work (Planning Staff)

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Acknowledgement

I certify that the information given is true and correct to the best of my knowledge.



By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction



I hereby certify that as the applicant for permit, I am

Other

If you selected "Other" above, please explain your relationship to this project. Owner authorization is required.

Architect of Record

INTERNAL USE ONLY -- Historic District Commission Review and Approval

HDC Certificate of Approval Granted



HDC Approval Date

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Planning Staff Comments

--

INTERNAL USE ONLY -- Letter of Decision Information

Owner Addressee Full Name and Title

--

Owner Addressee Prefix and Last Name

--

Owner Organization / Business Name

Owner Contact Street Address

PREVIOUSLY APPROVED STOREFRONT:



SERIES 405 (T)

- ♦ EFCO 405 THERMALLY BROKEN EXTRUDED ALUMINUM STOREFRONT WITH 2" X 4 1/2" PROFILE FOR CENTER SET 1" IG UNITS. ACCESSORIES INCLUDE THERMALLY BROKEN EXTRUDED ALUMINUM SUBSILL.
- ♦ (1) STOREFRONT FRAME AT APPROXIMATELY 60 SQUARE FEET.
- ♦ FINISH OF ALUMINUM STOREFRONT TO BE DARK BRONZE ANODIZED.
- ♦ EXTERIOR VISION GLASS TO BE 1" IG UNITS INCORPORATING 1/4" CLEAR ANNEALED W/ SOLARBAN 60 #2, 1/2" AIRSPACE, 1/4" CLEAR ANNEALED TEMPERED WHERE REQUIRED BY CODE.
- ♦ EXTERIOR AND INTERIOR PERIMETER CAULKING AT SUPPLIED ALUMINUM STOREFRONT.



WALL TYPE 'A' STOREFRONT

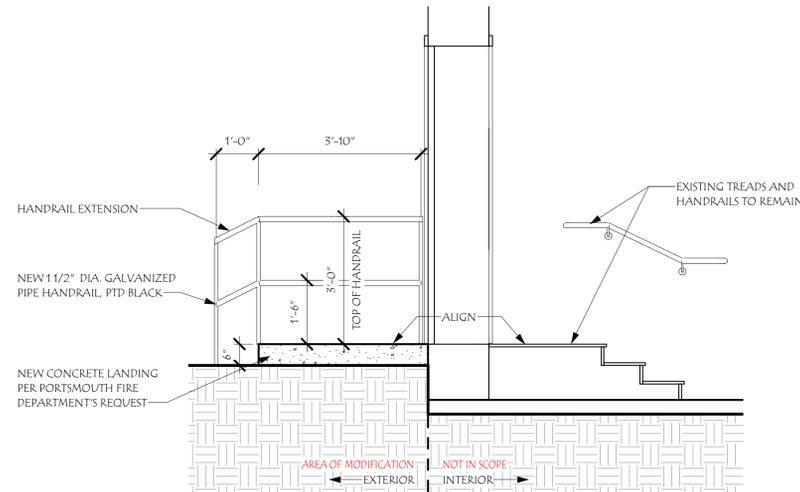
MANUFACTURER: EFCO CORPORATION OR APPROVED EQUAL
SIZES: SEE SKETCH
MATERIAL: METAL & GLASS

NEW PROPOSED STOREFRONT:

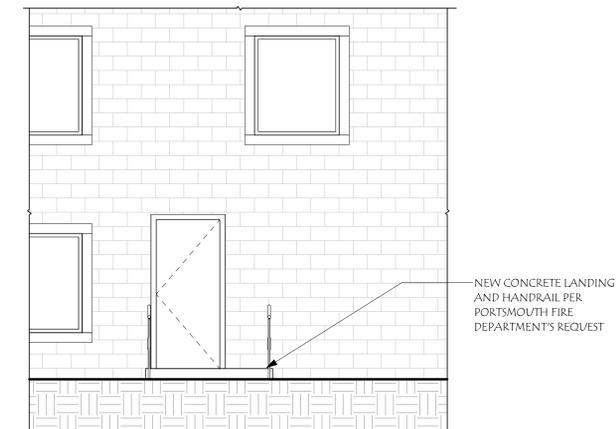


	#28	MEDIUM BRONZE	AA-M10C21A44	Architectural Class I (.7 mils minimum)
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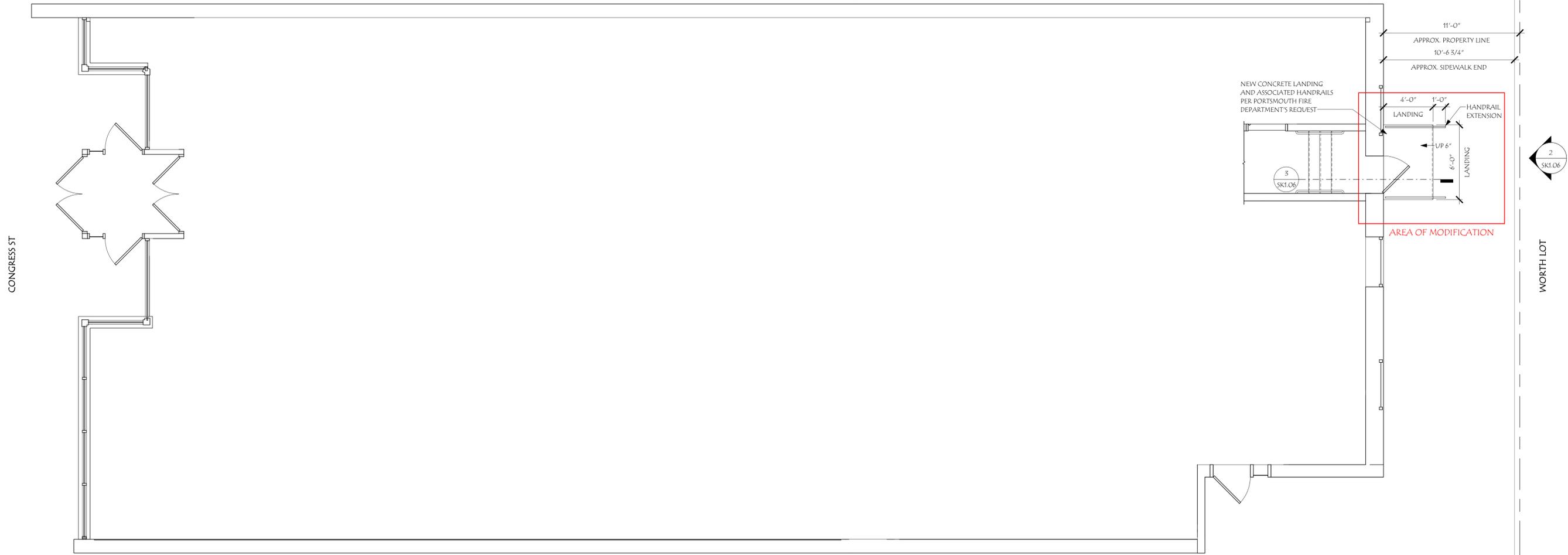
THE PREVIOUSLY APPROVED COLOR IS NOT AN ACCEPTABLE COLOR MATCH TO THE EXISTING STOREFRONT. WE ARE PROPOSING AN EQUAL PRODUCT MADE BY KAWNEER TO ACHIEVE A CLOSER COLOR MATCH.



3 EXTERIOR LANDING SECTION
SCALE: 1/2" = 1'-0"



2 EXTERIOR LANDING ELEVATION
SCALE: 1/4" = 1'-0"



1 FLOOR PLAN EXTERIOR LANDING
SCALE: 1/4" = 1'-0"



MUSIC HALL LOFT

131 Congress St
Portsmouth, NH 03801

Title: EXTERIOR LANDING	Scale:	As Indicated	Date:	
	Drawn By:	AR	Project No.:	2021065
Title: SK1.06	Checked By:	RH	CONSTRUCTION DOCUMENTS	
	Date:	02/24/22		