

SITE WALKS – WEDNESDAY, AUGUST 4, 2010
6:15 p.m. – 46 Park Street 6:35 p.m. – 64 Mt. Vernon Street

**MEETING OF THE
HISTORIC DISTRICT COMMISSION
ONE JUNKINS AVENUE, PORTSMOUTH, NEW HAMPSHIRE**

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

7:00 p.m.

August 4, 2010

to be reconvened on August 11 and August 18, 2010

PLEASE NOTE: Due to the length of the agenda, Old Business, Public Hearings #1 through #8 and Work Session A will be heard on Wednesday, August 4, 2010, Public Hearings #9 through #16 and Work Session B will be heard on Wednesday, August 11, 2010, and Old Business, Public Hearings #17 through #22, and Work Session C will be heard on August 18, 2010, all at 7:00 p.m.

AGENDA

I. OLD BUSINESS

A. Approval of minutes – June 9, 2010

B. Petition of **Rockingham House Condominium Association, owner**, for property located at **401 State Street**, wherein permission is requested to allow exterior renovations to an existing structure (replace gutter and roof) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 116 as Lot 3 and lies within the Central Business B, Historic A, and Downtown Overlay Districts. **Withdrawn**

C. Petition of **Piscataqua Savings Bank, owner**, for property located at **15 Pleasant Street**, wherein permission is requested to allow a new free standing structure (install generator) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 107 as Lot 32 and lies within the Central Business B, Historic A, and Downtown Overlay Districts. *(This item was postponed at the July 14, 2010 meeting to the August 4, 2010 meeting for a work session/public hearing.)*

D. Petition of **Kristin Alexander, owner**, for property located at **64 Mt. Vernon Street**, wherein permission is requested to allow demolition of an existing structure (remove side steps) and allow new construction to an existing structure (construct deck and stairs) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 111 as Lot 30 and lies within General Residence B and Historic A Districts. *(This item was postponed at the July 14, 2010 meeting to the August 4, 2010 meeting for a work session/public hearing.)*

E. Petition of **Stephen C. Smith, owner**, for property located at **46 Park Street**, wherein permission is requested to allow new construction to an existing structure (construct deck with stairs) and allow exterior renovations to an existing structure (replace windows and door, replace window with French doors, add railings) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 148 as Lot 43 and lies within General Residence A and Historic A Districts. *(This item was postponed at the July 14, 2010 meeting to the August 4, 2010 meeting for a work session/public hearing.)*

II. PUBLIC HEARINGS

1. Petition of **HarborCorp, LLC, owner**, for properties located at **Deer Street, Russell Street, and Maplewood Avenue**, wherein permission is requested to allow a one year extension of a Certificate Appropriateness where a one year extension of the Certificate of Appropriateness has already been granted. Said properties are shown on Assessor Plans 118, 125, and 124, as Lots 28, 21, and 12 and lie within the Central Business B, Historic A, and Downtown Overlay Districts.

2. Petition of **Zoe Moses, owner**, for property located at **53 Humphrey's Court**, wherein permission is requested to allow a new free standing structure (install fencing) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 101 as Lot 39 and lies within the General Residence B and Historic A Districts.

3. Petition of **Argeris N. and Eloise M. Karabelas, owners**, for property located at **461 Court Street**, wherein permission is requested to allow exterior renovations to an existing structure (misc. renovations to garage) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 105 as Lot 7 and lies within the Central Business B and Historic A Districts.

4. Petition of **Louis F. Clarizio, owner**, for property located at **880 Middle Street**, wherein permission is requested to allow a new free standing structure (install generator) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 152 as Lot 48 and lies within the General Residence A and Historic A Districts.

5. Petition of **Louis F. Clarizio Revocable Trust 2000, Louis F. Clarizio, trustee and owner**, for property located at **566 Islington Street** wherein permission is requested to allow a new free standing structure (replace existing generator with larger generator) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 156 as Lot 24 and lies within Mixed Residential Business and Historic A Districts.

6. Petition of **Lewis G. Harriman III and Cynthia Harriman, owners**, for property located at **57 South Street** wherein permission is requested to allow exterior renovations to an existing structure (replace three windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 50 and lies within General Residence B and Historic A Districts.

7. Petition of **Richard A. Porzio, owner**, for property located at **56 Salter Street**, wherein permission is requested to allow a new free standing structure (install fencing) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 33 and lies within the Waterfront Business and Historic A Districts.

8. Petition of **John A. and Sandra S. Dika, owners**, for property located at **333 Marcy Street**, wherein permission is requested to allow exterior renovations to an existing structure

(replace rear window) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 13 and lies within the General Residence B and Historic A Districts.

III. WORK SESSIONS

A. Work Session requested by **Nancy J. Ratliff Revocable Trust 2000, Nancy J. Ratliff, trustee and owner**, for property located at **180 New Castle Avenue**, wherein permission is requested to allow new construction to an existing structure (construct additions, construct front porch, install windows). Said property is shown on Assessor Plan 101 as Lot 23 and lies within the Single Residence B and Historic A Districts.

THE FOLLOWING WILL BE HEARD ON WEDNESDAY, AUGUST 11, 2010 AT 7 P.M.

IV. PUBLIC HEARINGS (CONTINUED)

9. Petition of **Martingale Wharf Limited Partnership, owner**, for property located at **99 Bow Street**, wherein permission is requested to allow an amendment to a previously approved design (minor changes to Bow Street elevation) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 54 and lies within Central Business A, Historic A, and Downtown Overlay Districts.

10. Petition of **337 Pleasant Street, LLC, owner**, for property located at **337 Pleasant Street**, wherein permission is requested to allow an amendment to a previously approved design (remove existing chimney on right side, add brick box chimney on left side) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 103 as Lot 62 and lies within General Residence B and Historic A Districts.

11. Petition of **New Hampshire Legal Assistance, Inc., owner**, for property located at **154 High Street**, wherein permission is requested to allow exterior renovations to an existing structure (remove cedar shingle roof, replace with asphalt roof) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 118 as Lot 26A and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

12. Petition of **Market Street Condominium Association, owner**, and **Chris Lemerise, applicant**, for property located at **36 Market Street**, wherein permission is requested to allow new construction to an existing structure (install door, window, and wrought iron deck) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 117 as Lot 29 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

13. Petition of **Harris Hanover Street Project, Inc., owner**, for property located at **55 Hanover Street**, wherein permission is requested to allow demolition of an existing structure (remove rear exterior stairs) and allow new construction to an existing structure (install spiral staircase) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 118 as Lot 23-6A and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

14. Petition of **Margaret M. Newville, owner**, for property located at **104 Gates Street**, wherein permission is requested to allow exterior renovations to an existing structure (replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 103 as Lot 72 and lies within the General Residence B and Historic A Districts.

15. Petition of **Karen L. Bouffard Revocable Trust, Karen L. Bouffard, trustee and owner**, for property located at **114 Maplewood Avenue**, wherein permission is requested to allow exterior renovations to an existing structure (replace windows, replace front step and railings) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 124 as Lot 4 and lies within the Central Business A and Historic A District.

16. Petition of **Forum Group, LLC, owner**, and **Martingale Wharf Limited Partnership, applicant**, for property located at **67 Bow Street**, wherein permission is requested to allow demolition of an existing structure (remove existing stairs) and allow new construction to an existing structure (reconfigure and construct new stairs, railings, and landings) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 53 and lies within Central Business A, Historic A, and Downtown Overlay Districts.

V. WORK SESSIONS (CONTINUED)

B. Work Session requested by **Martingale Wharf Limited Partnership, owner**, for property located at **99 Bow Street**, wherein permission is requested to allow exterior renovations to an existing structure (construct balconies on north elevation). Said property is shown on Assessor Plan 106 as Lot 54 and lies within Central Business A, Historic A, and Downtown Overlay Districts.

THE FOLLOWING WILL BE HEARD ON WEDNESDAY, AUGUST 18, 2010 AT 7 P.M.

VI. OLD BUSINESS

A. Approval of minutes – July 7, 2010
Approval of minutes – July 14, 2010

VII. PUBLIC HEARINGS (CONTINUED)

17. Petition of **Elizabeth G. Vestner, owner**, for property located at **206 Northwest Street**, wherein permission is requested to allow demolition of an existing structure (remove existing bulkhead and dock) and allow new construction to an existing structure (rebuild bulkhead with associated rip rap and new dock) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 122 as Lot 6 and lies within the General Residence A and Historic A Districts.

18. Petition of **Betty Belcher and Matthew Morton Associates, LLC, owner**, for property located at **85 Market Street**, wherein permission is requested to allow new construction to an existing structure (install awnings) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 43 and lies within the Central Business A, Historic A, and Downtown Overlay Districts.

19. Petition of **113 Bow Street Condominium Association, owner**, for property located at **113 Bow Street**, wherein permission is requested to allow removal of an existing structure (remove top section of gazebo) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 56 and lies within Central Business A, Historic A, and Downtown Overlay Districts.

20. Petition of **Nicholas Gegas Revocable Trust 2007, Nicholas Gegas, trustee and owner**, for property located at **128 Penhallow Street**, wherein permission is requested to allow exterior

renovations to an existing structure (misc. renovations to front and rear elevations) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106as Lot 21 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

21. Petition of **Thirty Maplewood Avenue, LLC, owner**, for property located at **30 Maplewood Avenue**, wherein permission is requested to allow exterior renovations to an existing structure (new trim, eave band, windows, skylight, storefront, awnings, and lighting) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 125 as Lot 2 and lies within Central Business B, Historic A, and Downtown Overlay Districts.

22. Petition of **Gunter Seelhof, owner**, for property located at **379 State Street**, wherein permission is requested to allow exterior renovations to an existing structure (replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 116 as Lot 4 as lies within the Central Business B and Historic A Districts.

VIII. WORK SESSIONS

C. Work Session requested by **Alison L. and Christopher J. Pyott, owners**, for property located at **774 Middle Street, Unit 4**, wherein permission is requested to allow new construction to an existing structure (construct rear addition, misc. renovations). Said property is shown on Assessor Plan 153 as Lot 9-4 and lies within General Residence A and Historic A Districts.

IX. ADJOURNMENT

NOTICE TO THE MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED

If you wish to attend a meeting and need assistance, please contact the Human Resources Department at 610-7270, one week prior to the meeting.