

**ACTION SHEET  
HISTORIC DISTRICT COMMISSION  
PORTSMOUTH, NEW HAMPSHIRE  
1 JUNKINS AVENUE**

**EILEEN DONDERO FOLEY COUNCIL CHAMBERS**

**7:00 p.m.**

**January 5, 2011**

**MEMBERS PRESENT:** Chairman Sandra Dika; Vice-Chairman Richard Katz; Members; John Wyckoff, Tracy Kozak, Elena Maltese; City Council Representative Anthony Coviello; Planning Board Representative William Gladhill; Alternates Joe Almeida, George Melchior

**MEMBERS EXCUSED:**

**ALSO PRESENT:** Roger Clum, Assistant Building Inspector

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**I. NEW BUSINESS**

A. Election of officers – Chairman, Vice Chairman

**Chairman Dika and Vice Chairman Katz were re-elected to their respective positions for another year.**

**II. OLD BUSINESS**

B. Approval of minutes – November 3, 2010

**It was moved, seconded, and passed unanimously to approve the minutes as presented.**

Approval of minutes – November 10, 2010

**It was moved, seconded, and passed to approve the minutes as presented.**

C. Petition of **Franklin C. Grossman Revocable Trust and Katherine R. Grossman Revocable Trust, owners**, for property located at **170 Mechanic Street**, wherein permission was 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 102 as Lot 7 and lies within the General Residence B and Historic Districts. *(This item was postponed at the December 8, 2010 meeting to the January 5, 2011 meeting.)*

**After due deliberation, the Commission voted that the request be approved as presented.**

D. Petition of **Kaffee Von Solln, LLC, owner**, for property located at **79 Daniel Street, Unit 1**, wherein permission was requested to allow exterior renovations to an existing structure (replace front window with sliding window) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 107 as Lot 9 and lies within the Central Business B, Historic, and

Downtown Overlay Districts. *(This item was postponed at the December 8, 2010 to the January 5, 2011 meeting for a site walk and work session/public hearing.)*

**After due deliberation, the Commission voted that the request be approved as presented with the following stipulations:**

- 1) That the window trim will be painted a green color to match the existing storefront.**
- 2) That the aluminum sill will be removed and a wood sill will replace it.**
- 3) That the side window trim will be built up with wood to match the front window trim and will be painted a green color to match the existing storefront.**

### **III. PUBLIC HEARINGS**

1. Petition of **CWAE, LLC, owner**, for property located at **41 Market Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace slate roof with asphalt roof) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 29 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

2. Petition of **Benoit R. and Andrea M. St. Jean, owner**, for property located at **54 Humphrey's Court**, wherein permission was requested to allow a new free standing structure (install condensing unit) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 101 as Lot 46 and lies within the General Residence B and Historic Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

3. Petition of **Worth Condominium Association, owner**, and **Ahadi Realty Trust, LLC, applicant**, for property located at **123 Congress Street**, wherein permission was requested to allow exterior renovations to an existing structure (add window to rear elevation) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 126 as Lot 6-102 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

4. Petition of **Donald S. and Beth S. Margeson, owners**, for property located at **24 Marcy Street**, wherein permission is requested to allow changes to an existing structure (move house to new location on lot) as per **Withdrawn**. Said property is shown on Assessor Plan 105 as Lot 8 and lies within the Central Business B and Historic Districts.

**This application was withdrawn at the applicant's request.**

5. Petition of **McIntosh Condominium Association, owner**, for property located at **90 Fleet Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace window) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 117 as Lot 14 and lies within Central Business B, Historic, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

6. Petition of **233 Vaughan Street, LLC, owner**, for property located at **233 Vaughan Street**, wherein permission is requested to allow amendments to a previously approved design (add new balconies, reconfigure existing balconies, revise misc. windows and openings, changes to the rooftop structures) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 124 as Lot 14 and lies within Central Business A, Historic, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

7. Petition of **Worth Condominium Association, owner**, and **Friends of the Music Hall, applicant**, for property located at **131 Congress Street**, wherein permission is requested to allow new construction to an existing structure (add new windows and doors) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 126 as Lot 6-101 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

**At the applicant's request, the Commission voted to postpone the application to the February 2, 2011 meeting.**

8. Petition of **Islington Street Condominium Association, owner**, for property located at **239 Islington Street**, wherein permission was requested to allow new construction to an existing structure (construct shed roof structures over six entryways) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 138 as Lot 45 and lies within Central Business B and Historic Districts.

**After due deliberation, the Commission voted to postpone the application to the February 2, 2011 meeting for a work session / public hearing.**

9. Petition of **David A. and Regina H. Schirmer, owners**, for property located at **241 South Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace windows on front elevation, replace misc. trim with composite material) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 111 as Lot 36 and lies within General Residence B and Historic Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

**IV. ADJOURNMENT**

**At 9:00 p.m., it was moved, seconded, and passed unanimously to adjourn the meeting.**

Respectfully submitted,

Liz Good  
HDC Recording Secretary