

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

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

7:00 p.m.

**December 7, 2011
to be reconvened on December 14, 2011**

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

MEMBERS EXCUSED:

ALSO PRESENT: Roger Clum, Assistant Building Inspector

I. OLD BUSINESS

A. Approval of minutes – October 5, 2011

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

B. Petition of **John R. Maher, owner**, for property located at **240 Middle Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace windows, replace front door, replace vinyl siding with composite siding, replace mudsill with composite material, renovate rear porch and gable roof, remove rear east chimney, lower two front chimneys) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 136 as Lot 10 and lies within Mixed Residential Office and Historic Districts. *(This item was postponed at the November 2, 2011 meeting to a work session/public hearing at the December 7, 2011 meeting.)*

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

- 1) That the windows on the front and right side elevations will remain.**
- 2) That the front door will be restored.**
- 3) That the two front chimneys will remain unchanged.**
- 4) That the siding exposure will match what currently exists under the vinyl siding.**
- 5) That prior to the installation of the windows, a details sheet is provided to the Planning Department.**

II. PUBLIC HEARINGS

1. Petition of **Nicholas Gegas Revocable Trust 2007, owner and trustee, and Jie Song Zheng, applicant**, for property located at 128 Penhallow Street, wherein permission was requested to allow exterior renovations to an existing structure (install vinyl material on storefront windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 21 and lies within Central Business B, Historic, and Downtown Overlay Districts.

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

2. Petition of **Jonathan Watson Sobel Revocable Trust, owner and trustee**, for property located at **49 Sheafe 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 107 as Lot 21 and lies with the Central Business B and Historic Districts.

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

3. Petition of **82-86 Congress Street, LLC, owner**, for property located at **82-86 Congress Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace second floor windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 117 as Lot 45 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 **Brian J. Bednarek, owner**, for property located at **10 Humphreys Court**, wherein permission was requested to allow new construction to an existing structure (construct dormers, replace windows, replace siding, trim, and roof) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 101 as Lot 43 and lies with General Residence B and Historic Districts.

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

5. (Work Session/Public Hearing) **Petition of Walter G. Ziebarth, owner**, for property located at **3 Marsh Lane**, wherein permission was requested to allow demolition of an existing structure (demolish garage and connector) and allow new construction to an existing structure (construct new garage and connector) as per plans on file in the Planning Department. Said

property is shown on Assessor Plan 124 as Lot 6 and lies within the General Residence A and Historic Districts.

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

6. Petition of **Harbour Place Condominium Association, owner**, for property located at **135 Bow Street**, wherein permission was 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 105 as Lot 2-1 and lies within Central Business A, Historic, and Downtown Overlay Districts.

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

III. WORK SESSIONS

A. Petition of **Amy K. Gant, owner**, for property located at **17 Hunking 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 103 as Lot 36 and lies within the General Residence B and Historic Districts. *(This item was postponed at the November 9, 2011 meeting to a work session/public hearing at the December 7, 2011 meeting.)*

The Commission voted to continue the application to the December 14, 2011 meeting for a work session/public hearing.

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