

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

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

6:30 p.m.

**April 10, 2019
Reconvened from
April 03, 2019**

MEMBERS PRESENT: Chairman Vincent Lombardi; Vice Chairman Jon Wyckoff;
Members: Dan Rawling, Reagan Ruedig, Cyrus Beer; Alternates:
Margot Doering and Heinz Sauk-Schubert

MEMBERS EXCUSED: City Council Representative Doug Roberts; Martin Ryan

ALSO PRESENT: Nicholas Cracknell, Principal Planner, Planning Department

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I. ADMINISTRATIVE APPROVALS

1. 42 Middle Street
2. 92 Pleasant Street
3. 39 Gates Street
4. 5 South Mill Pong Road
5. 73 Prospect Street
6. 244 South Street
7. 410-430 Islington Street

*It was moved, seconded, and passed by unanimous vote (7-0) to **approve** administrative approval items: #1, 3, 4, 5, and 6 as presented.*

*It was moved seconded and passed by unanimous vote (7-0) to **approve** administrative approval items: #2 and 7 with the following stipulations:*

2. 92 Pleasant Street- **stipulation:**
 1. Option 2 shall be installed.

7. 410-430 Islington Street- **stipulations:**
 1. A landscape screen shall be added to 430 Islington Street.
 2. The roof realignment shall be shown on 53R/54R.

II. PUBLIC HEARINGS (NEW BUSINESS)

1. (Work Session/Public Hearing) requested by **Market Wharf Condominium Association, owner, and Lawrence Day Jr. Revocable Trust, Lawrence Day Jr. & Kelli Lynn Day Trustees, applicants**, for property located at **250 Market Street, Suite 376**, wherein permission is requested to allow new construction to an existing structure (dormer in-fill and the replacement of 10 windows) as per plans on file in the Planning Department. Said property is shown on Assessor Map 119 Lot 1B-4C and lies within the Character District 5 (CD 5), Downtown Overlay, and Historic Districts.

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

1. The existing windows shall be replaced in-kind.

Findings of Fact: The proposed application meets the following purposes of the Historic District Ordinance (as applicable):

A. Purpose and Intent:

- Yes No - Preserve the integrity of the District
- Yes No - Maintain the special character of the District
- Yes No - Assessment of the Historical Significance
- Yes No - Complement and enhance the architectural and historic character
- Yes No - Conservation and enhancement of property values
- Yes No - Promote the education, pleasure & welfare of the District to the city residents and visitors.

The proposed application also meets the following review criteria of the Historic District Ordinance (as applicable):

B. Review Criteria:

- Yes No - Consistent with special and defining character of surrounding properties
- Yes No - Relation to historic and architectural value of existing structures
- Yes No - Compatibility of design with surrounding properties
- Yes No - Compatibility of innovative technologies with surrounding properties

III. WORK SESSIONS (OLD BUSINESS)

A. Work Session requested by **PNF Trust of 2013, Peter N. Floros Trustee**, owner, for property located at **266-278 State Street**, wherein permission is requested to allow exterior renovations to an existing structure (278 State Street) and new construction to an existing structure (4-5 story addition at 266 & 270 State Street) as per plans on file in the Planning Department. Said property is located on Assessor Map 107 as Lots 78, 79 & 80 and lies within the Character District 4 (CD 4), Downtown Overlay, and Historic Districts. *(This item continued from the February 13, 2019 meeting.)*

*It was moved, seconded, and passed by unanimous vote (7-0) to **continue** the Work Session to the May meeting.*

IV. WORK SESSIONS (NEW BUSINESS)

1. Work Session requested by **Wentworth-Gardner & Tobias Lear Houses Association, owner**, for property located at **49 Hunking Street**, wherein permission is requested to allow new construction to an existing structure (demolish and replace rear shed addition with larger new shed addition and foundation) and miscellaneous exterior maintenance to the existing house as per plans on file in the Planning Department. Said property is shown on Assessor Map 103 as Lot 39 and lies within the General Residence B (GRB) and Historic Districts.

*It was moved, seconded, and passed by unanimous vote (7-0) to **continue** the Work Session to the May meeting.*

2. Work Session requested by **202 Court Street Property Group, LLC, owner**, for property located at **202 Court Street**, wherein permission is requested to allow new construction to an existing structure (new dormer addition to the north elevation) and exterior renovations to an existing structure (replace: siding, roofing, windows and doors) as per plans on file in the Planning Department. Said property is shown on Assessor Map 116 as Lot 35 and lies within the Character District 4-L1 (CD4-L1) and Historic Districts.

*It was moved, seconded, and passed by unanimous vote (7-0) to **continue** the Work Session to the May meeting and to **conduct** a Site Walk on Wednesday May 1, 2019 at 5:30 p.m.*

V. ADJOURNMENT

*At 9:30 p.m., it was moved, seconded, and passed by unanimous vote (7-0) to **adjourn** the meeting.*

Respectfully Submitted,

Izak Gilbo,
Planning Department Administrative Clerk