

**ACTION SHEET
THE HISTORIC DISTRICT COMMISSION
PORTSMOUTH, NH**

Remote Meeting Via Zoom Conference Call

To register in advance for this meeting, click on the link below or copy and paste this into your web browser:

https://zoom.us/webinar/register/WN_PJDvw_kMQHCP3yI-AvSxFQ

You are required to register in advance to join the meeting over Zoom, a unique meeting ID and password will be provided once you register. Public comments can be emailed in advance to planning@cityofportsmouth.com. For technical assistance, please contact the Planning Department by email (planning@cityofportsmouth.com) or phone (603) 610-7216.

Per NH RSA 91-A:2, III (b) the Chair has declared COVID-19 outbreak an emergency and has waived the requirement that a quorum be physically present at the meeting pursuant to the Governor’s Executive Order 2020-04, Section 8, as extended by Executive Order 2020-18, and Emergency Order #12, Section 3. Members will be participating remotely and will identify their location and any person present with them at that location. All votes will be by roll call.

6:30 p.m.

October 07, 2020

MEMBERS PRESENT: Chairman Vincent Lombardi; Vice Chairman Jon Wyckoff; City Council Representative Paige Trace; Members: Martin Ryan, Reagan Ruedig, Margot Doering; Alternate: Heinz Sauk-Schubert

MEMBERS EXCUSED: N/A

ALSO PRESENT: Nicholas Cracknell, Principal Planner, Planning Department

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I. APPROVAL OF MINUTES

1. September 02, 2020
2. September 09, 2020

*The Commission voted to **approve** both sets of minutes as presented.*

II. ADMINISTRATIVE APPROVALS

1. **846 Middle Street** – *The Commission voted to **grant** the Administrative Approval as presented.*
2. **249 Pleasant Street** – *The Commission voted to **grant** the Administrative Approval as presented.*

3. **3 Pleasant Street** – *The Commission voted to **grant** the Administrative Approval as presented.*
4. **700 Middle Street** – *The Commission voted to **grant** the Administrative Approval as presented.*
5. **58 Manning Street** – *The Commission voted to **grant** the Administrative Approval as presented.*
6. **355 Pleasant Street** – *The Commission voted to **grant** the Administrative Approval with the following stipulation:*
 1. *The balusters on the side railings along Pleasant Street shall go to a single top rail and there shall be no “XOXO” design.*

III. CERTIFICATE OF APPROVAL- EXTENSION REQUESTS

1. Request by **Alan W. and Wendy G. Wong, owners**, for property located at **179 Pleasant Street**, wherein permission is requested to allow a 1-year extension of the Certificate of Approval originally granted on October 02, 2019 and set to expire on October 02, 2020 for the construction of a new free-standing structure (garden pergola) and new construction to an existing structure (replace roof and structures of existing ells and expand middle ell) as per plans on file in the Planning Department. Said property is shown on Assessor Map 108 as Lot 15 and lies within the Mixed Research Office (MRO) and Historic Districts.

*After due deliberation, the Commission voted to **grant** the Certificate of Approval one- year extension request. The Certificate of Approval will now expire on October 02, 2021.*

IV. REHEARING REQUESTS

1. Petition for rehearing requested by **3A Trust, Guy D. and Elizabeth R. Spiers Trustees, owners**, for property located at **241 South Street**, wherein permission is requested to allow renovations to an existing structure (replacement of the granite steps on the front façade) as per plans on file in the Planning Department. Said property is shown on Assessor Map 111 as Lot 36 and lies within the General Residence B (GRB and Historic Districts).

*After due deliberation, the Commission voted to **grant** the Certificate of Approval with the following stipulation:*

1. *The granite steps shall be smooth-faced on all sides to match the examples shown at the October 07, 2020 Historic District Commission meeting.*

Findings of Fact:

A. Purpose and Intent

The proposed application meets the following objective(s) of the Historic District (as provided in Section 10.631.20 of the Zoning Ordinance):

-Preserves the integrity of the District.

B. Review Criteria

The proposed application also meets the following review criteria of the Historic District (as provided in Section 10.635.70 of the Zoning Ordinance):

- Relation to historic and architectural value of existing properties.
- Compatibility of design with surrounding properties.

V. PUBLIC HEARINGS (NEW BUSINESS)

1. Petition of **553-559 Islington Street, LLC, owner**, for property located at **553-559 Islington Street**, wherein permission is requested to allow new construction to an existing structure (construct a new rear 2 ½ - story addition) and exterior renovations to an existing structure (replace siding, repair and replace trim as needed) as per plans on file in the Planning Department. Said property is shown on Assessor Map 157 as Lot 3 and lies within the Character District 4-L2 (CD4-L2) and Historic Districts.

*After due deliberation, the Commission voted to **continue** the Public Hearing to the November, 2020 meeting.*

2. Petition of **COLACO, LLC, owner**, for property located at **45 Market Street**, wherein permission is requested to allow exterior renovations to an existing structure (upgrade façade wood materials, install new windows, repair the ground level entry, repair copper gutters and sign board) and new construction to an existing structure (add new rear roof deck) as per plans on file in the Planning Department. Said property is shown on Assessor Map 106 as lot 28 and lies within the Character District 5 (CD5) and Historic Districts.

*After due deliberation, the Commission voted to **grant** the Certificate of Approval as presented with all (3) storefront painting and sign board options being appropriate. The owner can choose the preferred design.*

Findings of Fact:**A. Purpose and Intent**

The proposed application meets the following objective(s) of the Historic District (as provided in Section 10.631.20 of the Zoning Ordinance):

- Preserves the integrity of the District.

B. Review Criteria

The proposed application also meets the following review criteria of the Historic District (as provided in Section 10.635.70 of the Zoning Ordinance):

- Consistent with special and defining character of surrounding properties.

VI. WORK SESSIONS (OLD BUSINESS)

A. Work Session requested by **Timothy M. and Alexandra Lieto, owners**, for property located at **50 New Castle Avenue**, wherein permission is requested to allow new construction to an existing structure (construct rear addition with deck and patio space) and renovations to an

existing structure (new siding, windows, and roofing) as per plans on file in the Planning Department. Said property is shown on Assessor Map 101 as Lot 33 and lies within the Single Residence B (SRB) and Historic Districts. *(This item was continued at the September 09, 2020 meeting to the October, 2020 meeting.)*

*After due deliberation, the Commission voted to **end** the Work Session. The applicant indicated they would return for a Work Session/Public Hearing at a future meeting.*

VII. ADJOURNMENT

*At 9:25p.m., the Commission voted to **adjourn** the meeting.*