



Somersworth Historic District Commission

One Government Way
Somersworth, NH 03878

Minutes of Regular Meeting on 23 September 2020 at 7:00pm: First Draft

Roll Call Vote for attendance:

<u>Name</u>	<u>Function</u>	<u>Present</u>	<u>Absent/Excused</u>
Laura Barry	Chair		X
Lindsey Gagnon	Vice-Chair	X	
Matt Gerding	City Council Representative	X	
Richard Brooks	Commissioner	X	
George Poulin	Commissioner	X	
William Poole	Alternate Commissioner	X	
Charles Murray	Secretary	X	
Tim Metivier	<i>Ex officio/Building Code Inspector</i>	X	

Petitioners Present:

<u>Name</u>	<u>HDC Petition #</u>
Matthew Gerding	HDC #26-2020
Greg Delvelle	HDC #35-2020
Marl Lucey	HDC #35-2020
Giselle Simmons	HDC #29-2020
William Simmons	HDC #29-2020
Danielle Taylor	HDC #37-2020
Michael Taylor	HDC #37-2020

Members of the Public in attendance:

None

The meeting was conducted electronically via Zoom. Lindsey Gagnon, the Vice-Chair, presided over the meeting in the absence of Laura Barry, the Chair.

Mr. Metivier read the city’s policy concerning the holding of meetings electronically.

Agenda & Minutes

I. Call to Order: At 7:05pm by the Vice-Chair.

The Vice-Chair informed Mr. Poole as there was a vacancy, he could fully participate in today’s meeting.

The Vice-Chair stated that because the meeting was being conducted electronically, all votes of motions would be conducted by roll call vote.

II. Approval of previous minutes:

Motion to approve the 26 August 2020 meeting minutes as submitted was made by Mr. Brooks and seconded by Councilor Gerding..

Roll Call Vote to Table of the 24 June 2020 minutes

<u>Name</u>	<u>“Yes” Vote</u>	<u>“No” Vote</u>	<u>Abstain</u>
Ms. Barry			
Mr. Murray			X
Councilor Gerding	X		
Mr. Brooks	X		
Ms. Gagnon	X		
Mr. Poole	X		
Mr. Poulin	X		

The Vice-Chair announced that the motion to approve the 26 August 2020 minutes was adopted by a 5-0-1 vote. Mr. Murray abstained because he did not attend the August meeting for medical reasons; Ms. Barry did not vote as she was excused from attending the meeting.

III. Projects of Minimal Impact:

Mr. Metivier reported on five projects approved as minimal impact during September 2020 as follows:

1. 28-30 Linden Street, in the Residential Single Family/A with Historic Overlay (R1AH) District, Assessor's Map 11 Lot 100, HDC#30-2020. Application to re-roof existing asphalt to asphalt was **approved as minimal impact.**

IV. Comments by Visitors: There were none.

V. Old Business:

A. William F. Simmons Trustees I seeking a certificate of appropriateness to replace a front gutter system and restore two false chimneys on a property located at 28 Linden Street, in the Residential Single Family/A with a Historic Overly (R1AH) District, Assessor's Map 11, Lot 11, HDC #29-2020.

Petitioner(s) present: William Simmons and Giselle Simmons

Discussion: Mr. Simmons assured the Commission that his project intended to keep the fake chimney as red ass if it were a real chimney. When asked the size of the course, M. Metivier responded that each would be 3". Both Mr. Poulin and Mr. Brooks thanked the petitioner for making the replacement chimney look real.

Disposition: Mr. Gerding stated I motion to approve HDC # 29-2020 as submitted.

The MOTION is SECONDED by Mr. Poulin.

Roll Call Vote to Approve HDC #29-2020

<u>Name</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>
The Chair			
Ms. Gagnon			X
Mr. Murray	X		
Councilor Gerding	X		
Mr. Brooks	X		
Mr. Poole	X		
Mr. Poulin	X		

The Vice-Chair announced that HDC #29-2020 was approved by a majority vote (6-0).

B. There was no additional Old Business

VI. New Business:

Mr. Gerding stepped down from the Board for the next item of agenda.

A Matthew Gerding is seeking a certificate of appropriateness to install a roof mounted solar panels on a property located at 157 High Street, in the Residential /Business with Historic Overlay (R/BH) District, Assessor's Map 10, Lot 130, HDC #33-2020.

Petitioner Present: Matthew Gerding

Discussion: Mr. Gerding described his petition as an installation of a new solar system whose size is 5.67 kw comprised of 18 tiers. Mr. Gerding stated that the solar energy company is limited by the state of New Hampshire to a maximum amount of energy panels allowed on a roof; his petition is the result of an overload that requires panels visible to High Street. Mr. Metivier informed the Commission that since some panels would be visible to High Street, this project could not be one of minimal importance and thus had to come before the full HDC Commission. Mr. Brooks inquired if one additional panel could be added on the front side to make a full rectangular shape which is more aesthetically pleasing. Mr. Gerding agreed but also stated that city ordinance limited the amount of energy panels per side, a fact confirmed by Mr. Metivier. Mr. Poulin asked if the panel footage would be the same of both sides; to which Mr. Gerding replied that he thought so. Mr. Metivier responded that some space must be reserved on the roof should the fire department need to access it.

Disposition: Mr. Brooks stated I motion to approve HDC #33-2020 with the following conditions:

1. The panels on the front of the roof shall make a rectangle and the remaining shall go on the rear side.

The MOTION is SECONDED by Mr. Poulin.

Roll Call Vote to Approve HDC #33-2020 with stipulations

<u>Name</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>
The Chair			
Ms. Gagnon			X
Mr. Murray	X		
Councilor Gerding			X
Mr. Brooks	X		
Mr. Poole	X		
Mr. Poulin	X		

The Vice-Chair announced that HDC #33-2020 was approved with conditions by a 4-0-2 roll call vote. The Vice-Chair did not vote as a majority of Commissioners had already voted to approve the petition. Councilor Gerding abstained as he was the petitioner.

Mr. Gerding came back to the Board as a voting member.

B. Christina Cullen is seeking a certificate of appropriateness to repair roof of barn and secure building on a property located at 16 Winter Street in the Residential Single Family/A with Historic Overlay (R1AH) District, Assessor’s Map 11, Lot 178, HDC #34-2020.

Petitioner(s) present: None

Discussion: In the absence of the applicant. Mr. Metivier described the project as seeking to repair the barn which had been destroyed by a treefall. The petitioner already has permission to repair the brick wall with Cedar Shakes and Propose. The roof will be covered with a 3-Tab asphalt shingles which is

replacing the same material. A Stop Work was given because they had not sought HDC permission. Mr. Gerding wanted to know if the two sides would be matching. Mr. Metivier stated that the project would be analogous of that to Mr. Arthur Hendrickson’s building which is a model of how to address architectural details. Mr. Poole wish to know if the second floor would be re-installed. Mr. Brooks inquired if denial of the project was appropriate to acquire more details from the petitioner. After further discussion the Commission decided to approve with stipulations so that the petitioner did not have to come before the Commission another time.

Disposition of HDC # 34-2020. After Mr. Poulin withdrew his initial motion to deny HDC #34-2020, Mr. Poulin made a new motion to approve HDC #34-2020 with the stipulations that all its historical elements and characteristics in its trim and siding dimensions; all characteristics including windows and door would be the same as before the falling of the tree on the building; any changes would require additional permission from the Historic District Commission seconded by Mr. Brooks.

Roll Call Vote to Approve HDC # 34-2020 with Stipulation

<u>Name</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>
The Chair			
Ms. Gagnon			X
Mr. Murray	X		
Councilor Gerding	X		
Mr. Brooks	X		
Mr. Poole	X		
Mr. Poulin	X		

The Vice-Chair announced that HDC #34-2020 with stipulation was approved by a majority vote (5-0-1).

C. George Lucey and Ruth Lucey Family Trust is seeking a certificate of appropriateness to replace a post and hand rail on a property located at 166 High Street in the Residential Multi-Family with Historic Overlay (R3H) District, Assessor’s Map 10, Lot 111, HDC #35-2020.

Petitioner(s) present. Mark Lucey and Greg Delvell

Discussion: The Vice-Chair described the project as requesting permission to replace a post and hand-rail on a porch. Mr. Metivier reported that the work had been without building permits or HDC approval (resulting in a Stop Work Order) which explains the reason why the petition is present at this meeting. Mr. Brooks remarked that exact matching posts may be found on the opposite side of the porch so it should be possible to identify physical replacements that match the building’s historical accuracy.

Before the petitioner joined the Zoom meeting, the Commission discussed denying HDC #35-2020 for lack of information particularly concerning why the replacement post differed from the historical configuration of the previous posts. To the question what had happened with the original post, Mr. Lucey remarked that it was rotting, even starting to buckle. Since he did not know that the house was in the historic district he thought he could replace the post with any new one, surmising that the square

post installed was stronger than the original. Mr. Metivier stated that the original post could have been repaired with a process called the “Dutchman,” but it was immaterial now. Mr. Poulin inquired if the profile of the original could be reproduced from which an acceptable replica would be made; Mr. Metivier responded that it could be.

Disposition of HDC # 35-2020. Motion to approve HDC #35-2020 as submitted with the stipulation that a post close to the original as possible 6x6 column was made by Mr. Brooks and seconded by Mr. Poulin. Mr. Lucey was amenable to the revised proposal.

Roll Call Vote to Approve HDC # 35-2020

<u>Name</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>
The Chair			
Ms. Gagnon			X
Mr. Murray	X		
Councilor Gerding			X
Mr. Brooks	X		
Mr. Poole	X		
Mr. Poulin	X		

The Chair announced that HDC #35-2020 was approved as amended by a majority vote (4-0-2). Councilor Gerding abstained as his property abuts that of the petitioner.

D. Danielle Taylor is seeking a certificate of appropriateness to replace missing stair railing and re-roof the barn on a property located at 22 Grove Street in the Historic Moderate Density (HMD) District, Assessor’s Map 11, Lot 30, HDC #37-2020.

Petitioner(s) present: Danielle Taylor

Discussion: Mr. Taylor described the project as replacing roof of the barn and a pressure-treated wooden railing which is to be painted white. Mr. Metivier informed the Commission that had it not been for the inclusion of the barn’s roof, the project could have been approved under minimal projects. The architectural detail of the handrail necessitates its approval before the Commission. Mr. Brooks asked if the proposed hand-rail which currently dose not exist on the right-hand side would mimic the existing hand-rail in material and design; to which Mr. Taylor said “yes.”

Disposition: Motion to adopt HDC #37-2020 as submitted was made by Councilor Gerding and seconded by Mr. Poulin.

Roll Call Vote to Approve HDC # 37-2020

<u>Name</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>
The Chair			
Ms. Gagnon			X
Mr. Murray	X		
Councilor Gerding	X		
Mr. Brooks	X		

Mr. Poole	X		
Mr. Poulin	X		

The Vice-Chair announced that HDC #37-2020 as submitted was approved a majority vote (5-0-1).

F. Any other New Business.

VII. Workshop Business.

A. As a follow-up to last month’s workshop with CLG, the Vice-Chair suggested another in-house workshop applying the recommendations of the CLG workshop.

B. No other Workshop business.

VIII. Communications & Miscellaneous

A. Mr. Brooks’s suggestion that future HDC meetings be held at the Somersworth High School’s Black Box Theatre was taken under advisement.

B. Any other Communications and Miscellaneous.

X Adjournment:

Motion to adjourn at 8:22 pm was made by Mr. Brooks and seconded by Mr. Poulin

Roll Call Vote to Adjourn the HDC Meeting

<u>Yes</u>	<u>No</u>	<u>Abstain</u>
		Ms. Gagnon
Mr. Murray		
Mr. Poulin		
Councilor Gerding		
Mr. Brooks		
Mr. Poole		

The Chair announced that the motion to adjourn was approved by a majority vote (5-0-1).

Respectfully submitted,
Pius Charles Murray
(Mr.) Pius Charles Murray
Secretary