

Meeting Notice

Newport Historic District Commission

Posted June 16, 2023

Tuesday, June 20, 2023

The Newport Historic District Commission will meet in person on **Tuesday, June 20, 2023**, at 6:30 pm
(Pre-meeting to begin at 6:15pm in 2nd Floor Conference Room)

AGENDA

THIS MEETING WILL BE HELD IN PERSON.

I. CALL TO ORDER

II. ROLL CALL AND DETERMINATION OF QUORUM

III. APPROVAL OF MINUTES

May 16, 2023

IV. COMMUNICATIONS

V. ACTION ITEMS

VI. CONTINUED APPLICATIONS

C.1. Application #2023-May-14 of the Art Association of Newport, **76 Bellevue Ave**, Plat 26, Lot 040, (*Contributing*) for permission to install a sign along the rock wall on Bellevue Ave and campus wayfinding signs.

Application Continued to July 18, 2023 HDC meeting by request of the Applicant.

C-2. Application #2023-May-004 of Darren Walters, **19 Third Street**, Plat 16, Lot 20, (*Contributing*) for permission to replace wood French doors with sliding door on the rear elevation.

Application Materials, March 27, 2023

Staff Report, May 12, 2023

VII. NEW APPLICATIONS

N-1. Application #2023-May-18-A of Bob & Katei Qutub, **437 Bellevue Avenue**, Plat 36, Lot 008, (*Contributing*) for permission to: 1) replace existing vinyl windows with Andersen A-Clad wood double hung windows with SDL and spacer bars 2) install new windows where windows were previously infilled 3) replace mudroom entry stairs on the west elevation and construct a portico with fluted columns and cedar shingle roof 4) extend kitchen entry porch 5) replace breakfast room with a double window 5) replace existing kitchen windows with French doors.

Application Materials Part 1, April 18, 2023

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.

Meeting Notice

Newport Historic District Commission

Posted June 16, 2023

Tuesday, June 20, 2023

Application Materials Part 2, April 18, 2023

Staff Report, June 16, 2023

N-2. Application #2023-June-002 of Beechtree Condominium Association, **48 Everett Street**, Plat 22, Lot 022, (*Contributing*) for permission to remove original slate roof and replace with composite slate.

Application Materials, April 28, 2023

Staff Report, June 16, 2023

N-3. Application #2023-June-003 of Pisces3 Trust, **511 Ocean Avenue**, Plat 44, Lot 98, (*Non-Contributing*) for permission to construct screening on the east and south side of the HVAC heat-pump units mounted atop an attached rear-yard garage.

Application Materials, April 28, 2023

Letter from Craig Shapiro, May 22, 2023

Staff Report, June 16, 2023

N-4. Application #2023-June-004 of Harry Elkin, **83 Rhode Island Ave**, Plat 22, Lot 021, (*Contributing*) for permission to install bluestone treads and risers on the main entrance stairs and reinstall handrails to like kind and quality.

Application Materials, May 9, 2023

Staff Report, June 16, 2023

N-5. Application #2023-June-005 of Travers Associates LP, **162 Bellevue Avenue**, Plat 29, Lot 51, (*Contributing*) for permission to add fenestration and other alterations to the Travers Block building in order to accommodate a new bank.

Application Materials Part 1, May 10, 2023

Application Materials Part 2, May 10, 2023

Application Materials Part 3, May 10, 2023

Application Materials Part 4, May 10, 2023

Application Materials Part 5, May 10, 2023

Staff Report, June 16, 2023

N-6. Application #2023-June-009 of Kimberly A. Comfort, **19 Second Street**, Plat 16, Lot 041, (*Contributing*) for permission to install an AC condenser to the east side of the building approximately 9ft off the ground, and install a 13-panel solar array on the metal roof of a modern addition.

Application Materials, May 11, 2023

Staff Report, June 16, 2023

Supplemental Materials, May 11, 2023

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.

Meeting Notice

Newport Historic District Commission

Posted June 16, 2023

Tuesday, June 20, 2023

N-7. Application #2023-June-10 of SF Pacific. LLC, **590 Bellevue**, Plat 37, Lot 108, (*Non-Contributing*) for permission to demolish an existing non-contributing building and construct a new residential building.

Application Materials, May 15, 2023

Staff Report, June 16, 2023

N-8. Application #2023-June-11 of John Shea, **58 Washington Street**, Plat 16, Lot 13, (*Contributing*) for permission to replace two existing wood 6/9 windows with Fibrex, 6/6 windows.

Application Materials, May 15, 2023

Staff Report, June 16, 2023

N-9. Application #2023-June-12 of Ralph D & Laura A. Witt, **7 Cottage Street**, Plat 25, Lot 093 (*Contributing*) for permission to make multiple alterations: 1) remove non-original cement and brick front porch and constructing a wider porch more in keeping with the original 1840s porch 2) reconfigure the window schedule and installing new Andersen 400 Woodwright windows 3) replace existing front door and add two new porch doors 4) reduce the width of the existing back deck and add a wood pergola 5) add faux board & batten to the third-floor façade and stair tower 6) construct a small shed roof overhang to cover side porch 7) demolish existing concrete garage and replace with a wood-frame 2-car garage 8) install a mini-split air condenser behind the stair tower.

Application Materials Part 1, May 16, 2023

Application Materials Part 2, May 16, 2023

Staff Report, June 16, 2023

N-10. Application #2023-June-13 of Newport Restoration Foundation, **2 Marlborough Street**, Plat 17, Lot 146, (*Contributing*) for permission to replace the asbestos roof with a wood shingle roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

N-11. Application #2023-June-14 of Newport Restoration Foundation, **181 Spring Street**, Plat 24, Lot 333, (*Contributing*) for permission to replace the asbestos roof with a wood shingle roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

N-12 Application #2023-June-15 of Newport Restoration Foundation, **95 Spring Street**, Plat 24, Lot 084, (*Contributing*) for permission to replace the asbestos roof with a wood shingle roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.

Meeting Notice

Newport Historic District Commission

Posted June 16, 2023

Tuesday, June 20, 2023

N-13. Application #2023-June-16 of Heather Burgess, **71 Perry Street**, Plat 35, Lot 1, (*Non-Contributing*) for permission to modify previously approved plans by: 1) add a copper finial to the top of the cupola 2) remove existing chimney from the 1960s 3) replace asphalt roof with black slate roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

N-14. Application #2023-June-17 of Gooseberry Beach Inc., **0 Gooseberry Beach**, Plat 41, Lot 258, (*Contributing/Non-Contributing*) for permission to install solar panels on the east and west slopes of the Hall Building roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

N-15. Application #2023-June-18 of Ida Maria Hoffmann & Avi Kazassi, **16 Bridge Street**, Plat 17, Lot 080, (*Contributing*) for permission to install a solar panel array on the rear slope of the roof.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

N-16. Application #2023-June-19 of 49 & A Half Third Street LLC, **49 ½ Third Street**, Plat 12, Lot 269, (*Non-Contributing*) for permission to demolish the existing single-story ranch built approximately 1952 and construct a 1 ½ story single family dwelling with an attached garage.

Application Materials Part 1, May 16, 2023

Application Materials Part 2, May 16, 2023

Staff Report, June 16, 2023

N-17. Application #2023-June-20 of Bryan and Pam Rodrigues, **56 Ayrault Street**, Plat 22, Lot 05, (*Contributing*) for permission to replace the front door, and repair the front porch by replacing the columns, railing and decking.

Application Materials, May 16, 2023

Supplemental Materials, June 13, 2023

Supplemental Materials, June 13, 2023

Staff Report, June 16, 2023

N-18. Application #2023-June-21 of Bryan and Pam Rodrigues, **56 Ayrault Street**, Plat 22, Lot 05, (*Contributing*) for permission to extend the rear deck 42", remove existing deck stairs on the left side of the deck and replace with new stairs, install new Ipe decking and new wood railings, and replace all lattice with painted cedar lattice.

Application Materials, May 16, 2023

Supplemental Materials, June 13, 2023

Staff Report, June 16, 2023

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.

Meeting Notice

Newport Historic District Commission

Posted June 16, 2023

Tuesday, June 20, 2023

N-19. Application #2023-June-22 of Donald and Mary Mang, **12 Willow Street**, Plat 12, Lot 115-4, *(Contributing)* for permission to replace 3 existing vinyl windows with Harvey Majesty Wood windows.

Application Materials, May 16, 2023

Staff Report, June 16, 2023

VIII. NEW BUSINESS

IX. ADJOURNMENT

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.