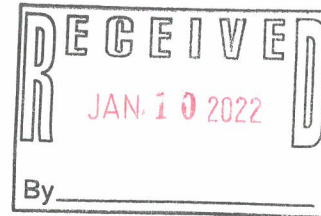
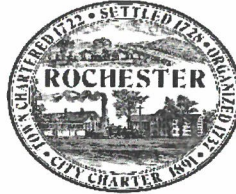


Historic District Commission
Michelle Mears
Staff Coordinator/Senior Planner
Planning Department
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917
(603) 335-1338 Phone
(603) 330-0023 Fax
michelle.mears@rochesternh.net



HISTORIC DISTRICT COMMISSION
Application for Certificate of Approval
City of Rochester, New Hampshire

Date: 1/8/2022

Property information

Tax map #: 0120 Lot #(s): 0395 Zone: DTC Date of building, if known: 1927

Property address/location: 38 Hanson Street

Name of project (if applicable): 38 Hanson Demo

Property owner

Name: City of Rochester

Mailing address: 31 Wakefield St. , Rochester, NH 03867

Telephone #: 6033357522 Email address: michael.scala@rochesternh.net

Applicant (if different from property owner)

Name: City of Rochester

Mailing address: 31 Wakefield St. , Rochester, NH 03867

Telephone #: 6033357522 Email address: michael.scala@rochesternh.net

Architect/Designer

Name (include name of individual): unknown

Professional Designation: _____

Mailing address: _____

Telephone #: _____ Email address: _____

Contractor

Name (include name of individual): SUR Construction Inc

Mailing address: 233 Chestnut Hill Road, Rochester, NH 03867

Telephone #: 603-332-4554 Email address: _____

Proposed activity (check all that apply)

New building/structure: _____ Addition onto existing building/structure: _____
Alterations to existing building: _____ Demolition: x Signage: _____
Site development (other structures, parking, utilities, etc.): _____ Change of use: _____

Describe project? The City has agreed to demolish 38 Hanson in preparation for the transfer
of the property to StoneArch LLC for redevelopment as a new 14 (residential) 1 (commercial) unit
3-story building.

Proposed starting date: April 2022

Submission of application

This application must be signed by the property owner, applicant/developer (if different from property owner), and/or the agent.

I (we) hereby submit this application to the City of Rochester Historic District Commission pursuant to the City of Rochester Historic District Ordinance and attest that to the best of my knowledge all of the information on this application form and in the accompanying application materials and documentation is true and accurate. As applicant/developer (if different from property owner)/as agent, I attest that I am duly authorized to act in this capacity and submit this application.

Signature of property owner: Michael Scala
Date: 1/10/2022

Signature of applicant/developer: Michael Scala
Date: 1/10/2022

Signature of agent: _____
Date: _____

** Please note that the applicant or a representative must attend the HDC meeting to present the application and answer any questions. If nobody attends the meeting then the HDC may not take any action on the application.*

*“Working with our community partners to preserve and enhance
the historic architecture and cultural heritage of the city of Rochester”*



REVISIONS				
NO.	DATE	REVISION		
1	1/5/21	CONCEPT PLAN ISSUED FOR REVIEW		
2	1/27/21	REVISED CONCEPT PLAN PER DISCUSSION		
3	2/7/22	DEVELOP CONCEPT REAR AND RIGHT SIDE ELEVATIONS		

FRONT ELEVATION

14 UNIT BUILDING
ROCHESTER, NH

A-1



FRONT ELEVATION

SCALE: 1/4" = 1'-0"

SQUARE FOOTAGE TABLE	
COMMERCIAL UNITS	
COMMERCIAL UNIT # 1	SQ. FTG.
GROUND FLOOR	715
TOTAL:	715
COMMERCIAL UNIT # 2	SQ. FTG.
GROUND FLOOR	715
TOTAL:	715
RESIDENTIAL UNITS	
UNIT # 1	SQ. FTG.
GROUND FLOOR	1180
TOTAL:	1180
UNIT # 2	SQ. FTG.
GROUND FLOOR	1323
TOTAL:	1323
UNIT # 3	SQ. FTG.
GROUND FLOOR	1180
TOTAL:	1180
UNIT # 4	SQ. FTG.
GROUND FLOOR	1323
TOTAL:	1323
UNIT # 5	SQ. FTG.
SECOND FLOOR	425
THIRD FLOOR	425
TOTAL:	1250
UNIT # 6	SQ. FTG.
SECOND FLOOR	417
THIRD FLOOR	417
TOTAL:	1234
UNIT # 7	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680
UNIT # 8	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680
UNIT # 9	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680
UNIT # 10	SQ. FTG.
SECOND FLOOR	417
THIRD FLOOR	417
TOTAL:	1234
UNIT # 11	SQ. FTG.
SECOND FLOOR	425
THIRD FLOOR	425
TOTAL:	1250
UNIT # 12	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680
UNIT # 13	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680
UNIT # 14	SQ. FTG.
SECOND FLOOR	840
THIRD FLOOR	840
TOTAL:	1680



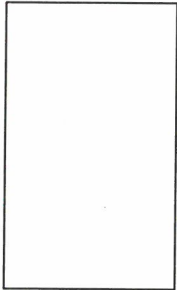
REAR ELEVATION
SCALE: 1/4" = 1'-0"

REVISIONS			
NO.	DATE	REVISION	
1	1/5/21	CONCEPTUAL PLAN ISSUED FOR REVIEW	
2	1/27/21	REVISED CONCEPTUAL PLAN PER DISCUSSION	
3	2/7/22	DEVELOP CONCEPTUAL REAR AND RIGHT SIDE ELEVATIONS	

REAR ELEVATION

14 UNIT BUILDING
ROCHESTER, NH

A-2



REVISIONS	
NO.	DATE
1	1/6/21
2	1/27/21
3	2/7/22
CONCEPTUAL PLAN ISSUED FOR REVIEW.	
REVISED CONCEPTUAL PLAN PER DISCUSSION.	
DEVELOP CONCEPTUAL REAR AND RIGHT SIDE ELEVATIONS.	

LEFT ELEVATION

14 UNIT BUILDING
ROCHESTER, NH

A-3



LEFT ELEVATION
SCALE: 1/4" = 1'-0"



REVISIONS			
NO.	DATE	REVISION	
1	1/6/21	CONCEPTUAL PLAN ISSUED FOR REVIEW.	
2	1/27/21	REVISED CONCEPTUAL PLAN PER DISCUSSION.	
3	2/7/22	DEVELOP CONCEPTUAL REAR AND RIGHT SIDE ELEVATIONS.	

RIGHT ELEVATION

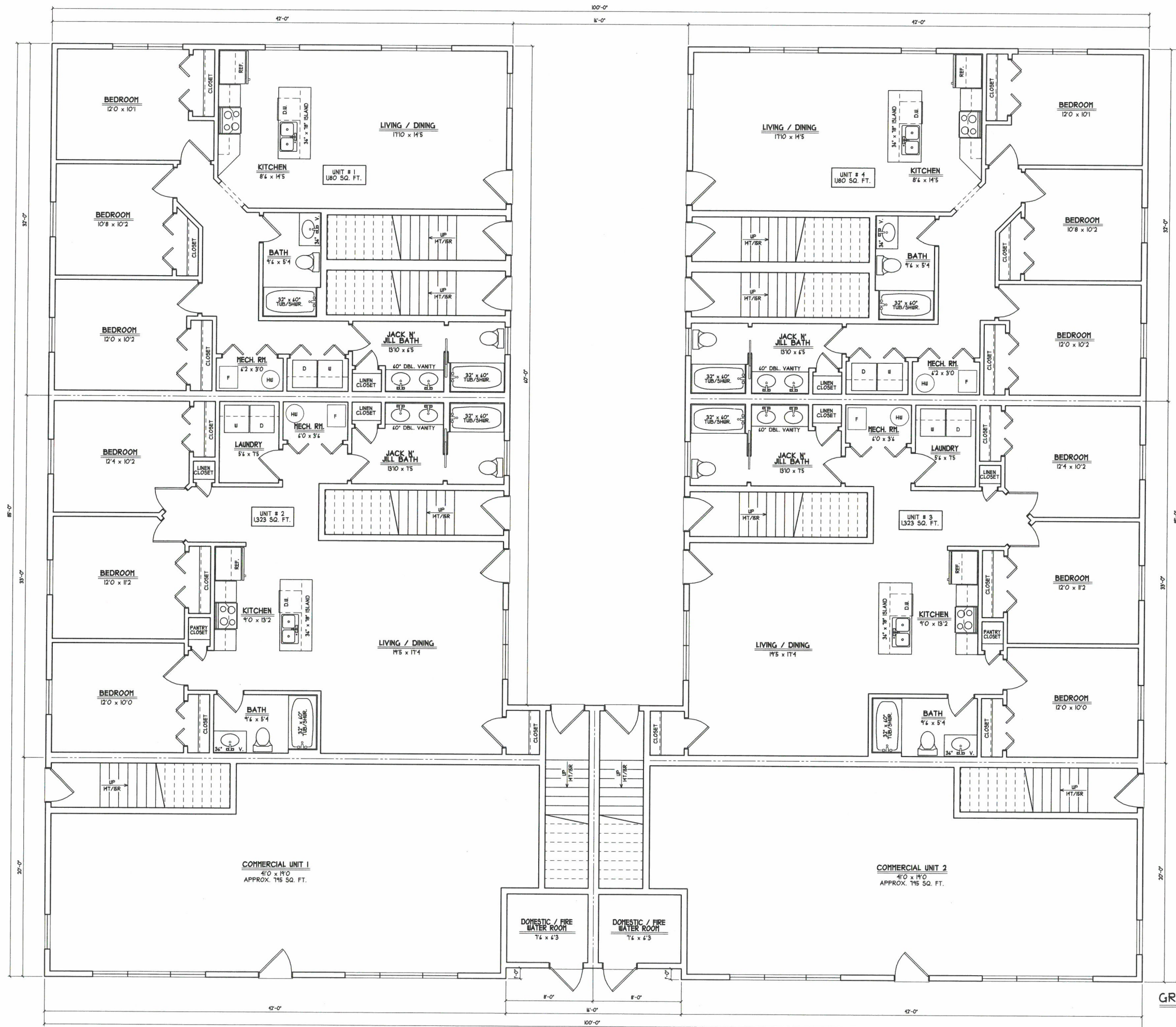
14 UNIT BUILDING
ROCHESTER, NH

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RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



GROUND FLOOR PLAN

SCALE: 1/4" = 1'-0"



REVISIONS			
NO.	DATE	REVISION	
1	1/5/21	CONCEPT PLAN ISSUED FOR REVIEW	
2	1/21/21	REVISED CONCEPT PLAN PER DISCUSSION	
3	2/1/22	DEVELOP CONCEPT REAR AND RIGHT SIDE ELEVATIONS	

GROUND FLOOR PLAN

14 UNIT BUILDING
ROCHESTER, NH

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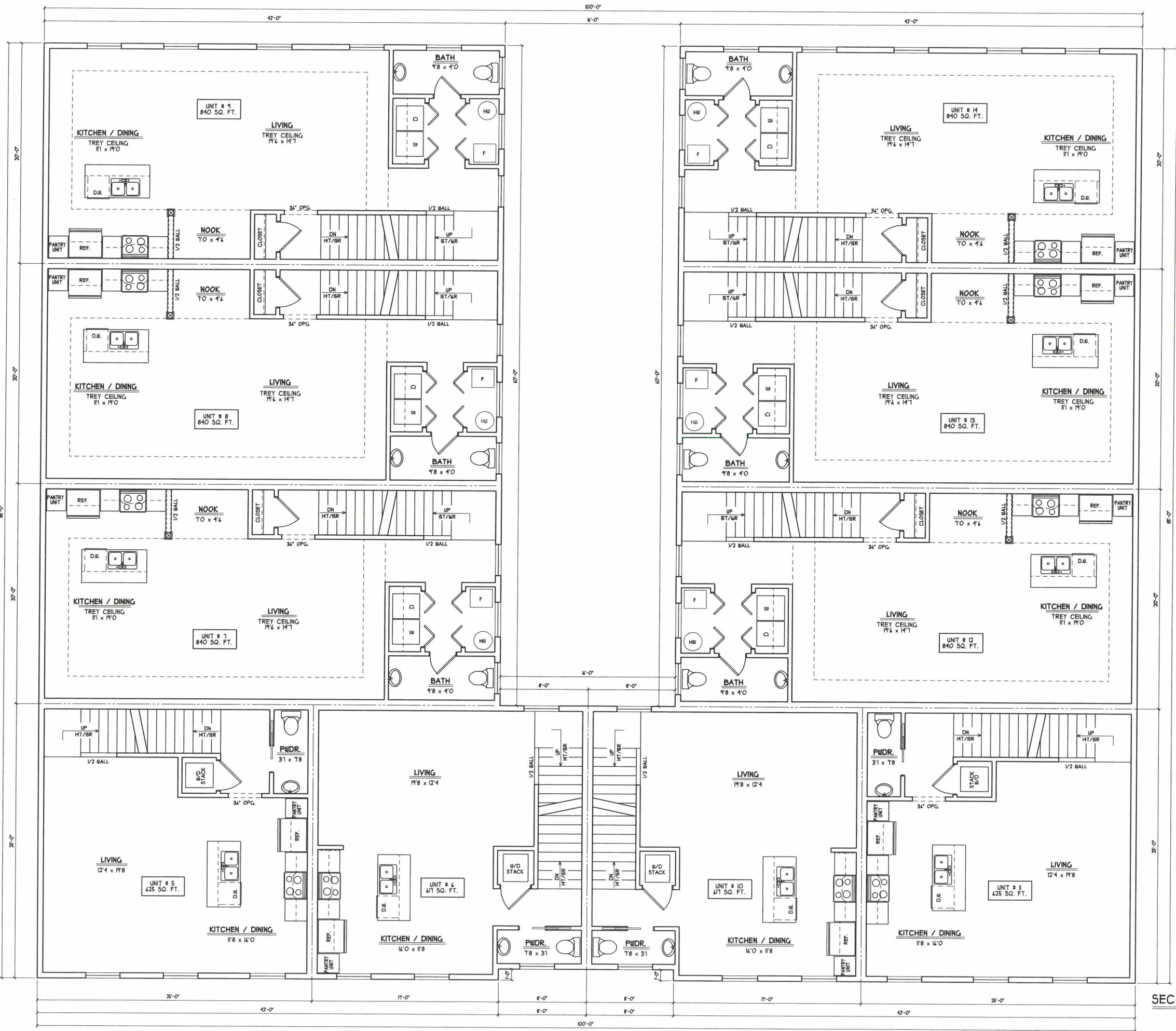


REVISIONS			
NO.	DATE	REVISION	
1	1/5/21	CONCEPTUAL PLAN ISSUED FOR REVIEW.	
2	1/21/21	REVISED CONCEPTUAL PLAN PER DISCUSSION.	
3	2/7/22	DEVELOP CONCEPTUAL REAR AND RIGHT SIDE ELEVATIONS.	

SECOND FLOOR PLAN

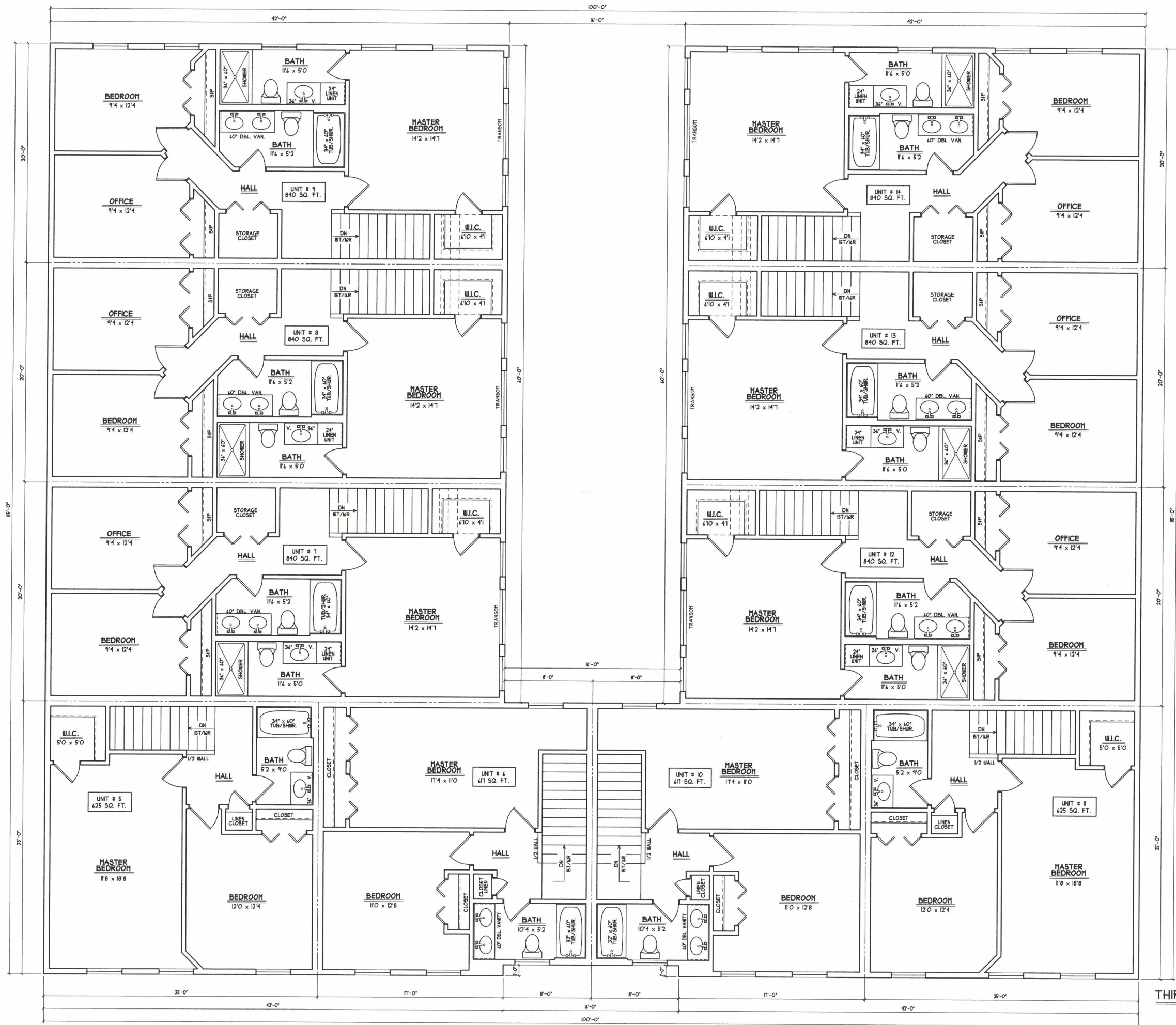
14 UNIT BUILDING
ROCHESTER, NH

A-6



SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



REVISIONS		
NO.	DATE	REVISION
1	1/5/21	CONCEPTUAL PLAN ISSUED FOR REVIEW
2	1/27/21	REVISED CONCEPTUAL PLAN PER DISCUSSION
3	2/7/22	DEVELOP CONCEPTUAL REAR AND RIGHT SIDE ELEVATIONS

THIRD FLOOR PLAN

14 UNIT BUILDING
ROCHESTER, NH



