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HISTORIC DISTRICT COMMISSION

Minutes

City of Rochester

Wednesday July 10, 2019 at 7 pm

City Hall Annex (second floor conference room)

33 Wakefield Street, Rochester, NH

(These minutes were approved on July 31, 2019)

Members Present

Molly Meulenbroek, *Chair*
Joyce Bruckner, *(Planning Board Rep)*
Peter Bruckner
Marilyn Jones
Sandra Keans

Members Absent

Martha Wingate, *V Chair*
Nancy Dibble

I. Call to Order. Ms. Meulenbroek called the meeting to order at 7:00p.m.

II. Approval of minutes for June 12, 2019.

The minutes from June 12, 2019 were approved by a motion from Ms. Keans and seconded by Mr. Bruckner. The vote was unanimous.

III. Dawn & Ray McGill, 86 Wakefield Street Certificate of Approval for exterior paint.

Dawn McGill introduced her project to the Commission and showed paint color samples for the building, trim, and windows. It was noted that the new ordinance exempts single-family dwellings from the Historic District Ordinance and this presentation was just advisory. Ms. McGill said she was interested in what the Commission members thought of her choices and wanted to come to the meeting for their advice. It was noted that the house is an 1800's colonial with Victorian additions from two different eras. She also stated that despite being the owner of the house she felt that she was a caretaker and this was for the entire neighborhood.

IV. Aariay Professional Building, LLC, 74 South Main Street Certificate of Approval to allow an addition to the existing building. Case# HDC 120 – 338 – DTC – 19

This item was removed from the agenda and will be added to a future meeting.

V. Make Rochester Great, 76 North Main Street Certificate of Approval to allow a mural design. Case# HDC 121 – 369 – DTC – 19

Representative Jessica Clay said she believes a mural will be an addition to the interest and esthetics of downtown. She stated that the mural will be placed on the Bennett building. The brick will be cleaned and primed before the mural is placed on the wall. There was a question of graffiti and what would happen if graffiti were to be put on the mural. Ms. Clay stated that Sherwin Williams makes a top coat paint that is easily cleaned if the mural gets graffiti.

A motion was made by Mr. Bruckner and seconded by Ms. Keans to approve the mural and its placement on the Bennett building. The vote was unanimous.

VI. TMS Architects, 22 South Main Street Certificate of Approval for rehabilitation of the existing building. Case# HDC 120 – 363 – DTC – 19

Norman & Stacy Vetter introduced the project of converting the old bank building located at 22 So. Main Street into a mixed-use building. There will be a restaurant on the first floor and the basement will possibly have some type of entertainment. The second floor will have up to six apartments consisting of one and two bedroom units. This will include a loft with a skylight. There will be no changes to the front of the building (façade). There was some discussion of keeping the sign/sign frame. They also discussed their desire to unbrick the windows that were bricked-up.

Peter Bruckner asked if there will be any additions to the building. It was stated that the only addition to the building will be to the back roof in order to square-off the roof for the back apartments. There will be a different material used to show the addition compared to the existing building. There was more discussion about the building materials, colors, and windows, including the front windows. The applicant will be coming back to the Commission for colors and materials for the small addition to the roof and for the windows (look and material). Any signage will be done at a later date.

VII. Other Business/Non-scheduled Items

Mike Scala, the new Economic Development Director, was introduced to the Commission members. Mr. Campbell also informed the members that the Design Guidelines document that was provided to them by Michelle Mears had the pages out of order and that he is working on getting them a corrected version.

VIII. Adjournment

A motion was made by Mr. Bruckner to adjourn the meeting at approximately 8:15 pm and seconded by Ms. Keans. The motion carried unanimously.

Respectfully submitted,

Crystal Galloway,
Planning Secretary