

Meeting Notice

Newport Historic District Commission

Posted June 7, 2024

Tuesday, June 11, 2024

The Newport Historic District Commission will meet in person on **Tuesday, June 11th, 2024**, at 6:30 pm
Second Floor, Council Chambers, City Hall, 43 Broadway
(Pre-meeting to begin at 6:15pm in the Council Chambers)

AGENDA

THIS MEETING WILL BE HELD IN PERSON.

I. CALL TO ORDER

II. ROLL CALL AND DETERMINATION OF QUORUM

III. APPROVAL OF MINUTES

May 14, 2024

IV. COMMUNICATIONS

V. ACTION ITEMS

A-1. Application #2021-Jul-10 of Fitz Properties LLC of **11 & 15 West Marlborough Street**, Plat 17, Lot 145-4, (*Contributing*) for permission to extend an expired CoA to replace 26 windows with the condition that 8 windows on the first floor be replaced with Harvey windows-wood interior fiberglass exterior and new wood door to be installed at 34" width. Restore sidelights.

Previous Approval, October 28, 2021

A-2. Application #2023-Jan-14 of Joan M Packhem of **446 Bellevue Ave Unit 3**, Plat 36, Lot 013-3, (*Contributing*) for permission to extend an expired CoA to remove existing wood stairs and small landing for a new entry stair, provided that the wood is painted and traditional balusters are used.

Previous Approval, March 28, 2024

VI. CONTINUED APPLICATIONS

C-1. Application #2024-Mar-30 of Donovan Realty LLC of **12 Lasalle Place**, Plat 09, Lot 134, (*Contributing*) for permission to remove existing chimney.

Application Materials, February 13, 2024

Staff Report, March 8, 2024

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C-2. Application #2024-May-005 of Lee & Amy Warner, **734 Bellevue Ave**, Plat 38, Lot 030-4, (*Contributing*) for permission to modify a previously approved plan by scaling back the original proposal by removing plans for the attached garage, eliminating the porte-cochere, removing first floor enclosed porch expansion, and altering architectural elements.

Application Materials Part I, March 19, 2024
Application Materials Part II, March 19, 2024
Application Materials Part III, March 19, 2024
Revised Plans, April 30, 2024
Revised Renderings, June 4, 2024
Revised Materials, June 4, 2024
Staff Report, May 10, 2024

C-3. Application #2024-May-20 of Cynthia Barton of **61 & 63 Kay Street**, Plat 22, Lot 003, (*Contributing*) for permission to demolish existing non-contributing garage and construct a two-story "carriage house," and a new addition on the southeast elevation.

Application Materials Part I, April 9, 2024
Application Materials Part II, April 9, 2024
Digital Design and Plan Set, April 9, 2024
Staff Report, May 10, 2024

VII. NEW APPLICATIONS

N-1. Application #2024-June-001 of David E Bertolini Trust 2023 of **15 Third Street**, Plat 16, Lot 44, (*Contributing*) for permission to modify entry steps and foundation.

Application Materials, April 16, 2024
Staff Report, June 7, 2024

N-2. Application #2024-June-003 of Sheila Finnegan & Kathy Redgate of **101 Washington Street**, Plat 12, Lot 267, (*Contributing*) for permission to construct an attached shed structure on the west elevation of the garage, replace a screen door in the sunroom and construct stairs to match west stairs.

Application Materials, April 16, 2024
Staff Report, June 7, 2024

N-3. Application #2024-June-004 of Karen Pinelli of **39 Touro Street**, Plat 24, Lot 350, (*Contributing*) for permission to remove a large non-historic 3rd floor deck and convert into a Juliet-style balcony and construct a previously approved 12' x 12' cedar pergola.

Application Materials, April 18, 2024
Staff Report, June 7, 2024

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N.4. Application #2024-June-006 of **Mark D Aramli Trust 2021 and Ida Aramli Trust 2021**, Plat 37, Lot 002, (*Contributing*) for permission to replace slate roof in-kind and replace asphalt shingle in rear elevation with slate, restore all original windows and replace non-original windows, restore previously demolished porch on the south elevation of the building, expand rear garage and construct a series of additions on the rear elevation of the house, and alter the existing pool and potentially install a hot tub.

Application Materials, April 23, 2024

Staff Report, June 7, 2024

N-5. Application #2024-June-008 of The Ricci Family LLC of **647 Bellevue Ave**, Plat 38, Lot 008, (*Contributing*) for permission to enclose an existing second floor deck on carriage house to create additional living space.

Application Materials, April 24, 2024

Staff Report, June 7, 2024

N-6. Application #2024-June-15 of A1 Roofing and Construction LLC of **134-136 Spring Street**, Plat 24, Lot 163, (*Contributing*) for permission to demolish a contributing structure.

Application Materials, May 7, 2024

Field Report, May 16, 2024

Staff Report, June 7, 2024

N-7. Application #2024-June-16 of Alletta Cooper of **5 Red Cross Ave**, Plat 26, Lot 024, (*Contributing*) for permission to construct a porch on the south side of the building and conduct in-kind repairs to exterior trim and siding.

Application Materials, May 13, 2024

Staff Report, June 7, 2024

N-8. Application #2024-June-18 of Bellevue Exchange LLC of **406 Bellevue Ave**, Plat 34, Lot 039, (*Contributing*) for permission to re-create the not extant covered porch on the south elevation, alter fenestration on the south elevation, construct a raised patio, install new railing on porte-cochere, replace EPDM roof with new asphalt and EPDM roofing, replace vinyl windows with aluminum wood clad windows and restore existing wood windows.

Application Materials, May 14, 2024

Staff Report, June 7, 2024

N-9. Application #2024-June-20 of 145 Wellington Avenue LLC of **145 Wellington Ave**, Plat 42, Lot 18, (*Contributing*) for permission to remove a non-contributing shed and construct a single-story pool house.

Application Materials, May 14, 2024

Revised Digital Files, May 29, 2024

Staff Report, June 7, 2024

N-10. Application #2024-June-22 of Wesley Properties & Holdings, LLC of **51 Poplar Street**, Plat 12, Lot 145, (*Contributing*) for permission to replace aluminum downspouts with copper downspouts, construct a small

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outdoor kitchen in backyard, install new light fixtures flanking entry door, install painted wood shutters and cedar flower boxes.

Application Materials, May 14, 2024

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N-11. Application #2024-June-23 of 96 RI Realty, LLC of **96 Rhode Island Ave**, Plat 23, Lot 51-4, (*Contributing*) for permission to construct an addition on the rear elevation of the carriage house, remove a non-original exterior staircase from east elevation of the main house, replace a non-original exterior door with double-hung window, and construct new exterior staircase to north end of west elevation.

Application Materials, May 14, 2024

Staff Report, June 7, 2024

N-12. Application #2024-June-24 of Boys & Girls Clubs of Newport County, Inc and the City of Newport of **0 Church Street**, Plat 24, Lot 337, (*Contributing/Non-Contributing*) for permission to renovate the existing building and construct a third story addition on the non-contributing connector.

Application Materials Part 1, May 14, 2024

Application Materials Part 2, May 14, 2024

Application Materials Part 3, May 14, 2024

Application Materials Part 4, May 14, 2024

Digital Renderings, May 29, 2024

Staff Report, June 7, 2024

N-13. Application #2024-June-25 of Maureen Best of **14 & 16 Second Street**, Plat 16, Lot 199, (*Contributing*) for permission to relocate and reconstruct building above FEMA flood hazard and construct a two-story addition.

Application Materials Part 1, May 14, 2024

Application Materials Part 2, May 14, 2024

Digital Renderings, May 14, 2024

Staff Report, June 7, 2024

VIII. NEW BUSINESS

Discussion and Adoption of Guidance on Decks

IX. ADJOURNMENT

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