

TOWN OF KINGSTON, NEW HAMPSHIRE
HISTORIC DISTRICT COMMISSION
Tuesday, March 13, 2019
Public Meeting

Members Present:

Susan Prescott, Vice Chair
Phillip Coombs, Board of Selectmen representative
Madelynn Ouellette
Stanley Shalett

Absent: Virginia Morse, Chair
Glenn Coppelman, Planning Board representative
Nancy Pratt
Stacy Smoyer

Other Attendees: Lisa Lavallee
Tab Burgess

Ms. Prescott called the meeting to order and welcomed Mr. Coombs to the Board.

Town Board Updates:

HDC: *Acceptance of Minutes:* Ms. Prescott asked for omissions, additions, and/or corrections to the transcribed Minutes of the meeting held on January 15, 2019. Ms. Ouellette made a motion to approve the minutes as written. Mr. Shalett seconded this motion. All in favor, none opposed. Mr. Coombs abstained.

Critical correspondence: No critical correspondence to be discussed.

Planning Board and CIP: Mr. Coombs is also the Selectmen's representative to the Planning Board. He informed the Board that there are no pertinent updates.

Board of Selectmen: Mr. Coombs had no pertinent updates.

Heritage Commission: Ms. Prescott had no pertinent updates.

ZBA: There was no representative present at this meeting to provide updates.

New Application Received: Lisa Lavallee, 146 Main Street
Installation of New Shed

Ms. Lavallee was accompanied by Tab Burgess. Ms. Lavallee would like to have a shed built on her property purchased from Reeds Ferry. Her home is to the left of the fire

station. She provided pictures of the shed and specifications including a list of the materials and the style. She provided a sample of the color of the shed as well. The siding color will match the house as closely as possible but is slightly darker. The size is 24x14, and it is proposed to be located at the head of the driveway. The gravel would extend 15 feet from the head of the driveway. There is a proposed 4 foot perimeter of crushed stone to keep the land level. Ms. Lavallee has not figured out where the property line is located yet, but the driveway is 20 feet away from the neighbor's property line, and the proposed location is lined up with the center of the driveway. The peak side of the shed, where the double doors are, will face the driveway, and the shed will then extend back into the yard by 24 feet. The color and style of the trim will match the house. The proposed red shutters will closely match the trim of the house, and the green siding is the closest color match to the house that they could find, slightly darker. The double doors will be upgraded to barn doors to match the garage doors, although a picture of the barn doors was not available on the Reeds Ferry website. The roof will be the same color as most of the house's roof, omitting the roof of the shop in the back of the property as it does not need to be replaced yet.

Ms. Prescott opened the meeting up to questions.

Ms. Ouellette asked how long the driveway was, and Ms. Lavallee confirmed it to be 300 feet. The house is half-way up the driveway, the barn is 3/4 up the driveway, and the hair salon is behind the barn. This is where the driveway ends.

Mr. Shalett asked if the color of the siding would match the house, and Ms. Lavallee stated it will be. It will be slightly darker, possibly because of the fading from the sun as the siding was done 8-9 years ago. She and Mr. Burgess removed some siding from the house to compare siding colors when doing their research with Reeds Ferry. From the road, you will see a 14-foot shed section with double barn white doors, so the green will not be as visible.

Mr. Coombs stated he liked the design.

MOTION: Ms. Ouellette made a motion to approve the shed as presented. Mr. Shalett seconded this motion.

Members in favor: 4.

Members opposed: None.

Members abstained: None.

Members recused: None.

Ms. Prescott explained the process to Ms. Lavallee. Ms. Lavallee stated she had previously discussed the project with Ms. Morse, who requested a start date. Ms. Lavallee explained that the excavation is proposed to begin in May when the snow is completely melted. Ms. Prescott stated she will have 2 years to complete the project, so that should not be an issue. Ms. Lavallee provided the check to Ms. Prescott. Ms. Prescott informed them that Ms. Morse will mail the certificate to Ms. Lavallee to represent approval from the HDC. She was informed by Mr. Coombs to head to the

Selectmen's office at Town Hall for a building permit. Mr. Coombs stated he will be there tomorrow morning and will let them know that the permit needs to be issued.

MM&S to adjourn at 7:18 PM. Ms. Ouellette moved to adjourn the meeting. Mr. Shalett seconded. All other members agreed.