

Historic District Commission
Planning Department
City Hall Annex
33 Wakefield Street
Rochester, NH 03867-1917
(603) 335-1338 Phone

HISTORIC DISTRICT COMMISSION
Application for Certificate of Approval
and/or No Negative Effect
City of Rochester, New Hampshire



Date: 08/07/2023

Property information

Tax map #: 0121 Lot #'s): 0377 Zone: 0 Date of building, if known: 1926

Property address/location: 1 Wakefield Street, Rochester, NH 03867

Name of project (if applicable): Storefront Restoration

Property owner

Name: John Hajjar

Mailing address: 134 E Howard Street, Quincy, MA 02169

Telephone #: (617) 770-0500 Email address: jhajjar@foxcroftinc.com

Applicant (if different from property owner)

Name: Kendall Spewock

Mailing address: 1 Wakefield St. Rochester, NH 03867

Telephone #: (603) 833 - 7787 Email address: kendall@admiralproperty.co

Architect/Designer

Name (include name of individual): McHenry Architecture (Mark Gianniny)

Professional Designation: Architect

Mailing address: 4 Market St. Portsmouth, NH 03801

Telephone #: 6034300274 Email address: mark@mchenryarchitecture.com

Contractor

Name (include name of individual): TBD

Mailing address: _____

Telephone #: _____ Email address: _____

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

Proposed activity (check all that apply)

New building/structure: _____ Addition onto existing building/structure: _____

Alterations to the front of an existing building: ☒ _____

Alterations to the non-street facing façade of an existing building _____

Signage or awnings: ☒ _____ Demolition: _____ Accessory structure <250 sq ft _____

Site development (walkway, deck, parking, utilities, etc.): _____

New Building/Alterations to Existing Buildings:

Height: _____ Width: _____ Setback: _____

- Roof Design: _____
- Materials to be used: Aluminum storefront, composite paneling, custom wood door, blade signs, projection lighting
- Paint/Stain Color: _____
- Light Fixtures: _____
- Description of Building Entrance: See attached

New Signs/Fences:

- Size: TBD Shape: RECTANGULAR
- Sign Color: TBD Location/Placement: HUNG FROM BRICK ABOVE
- Illumination (Interior): _____ (Exterior): LOW PROFILE PROJECTION LIGHTS
- Materials to be used: _____
- Typefaces: _____
- Fences & Walls: _____
- Light Fixtures: _____
- Paint/Stain Color: _____

Describe project (Include information on existing conditions and materials as well as the proposed changes. Include installation specifications and materials to be used. Use a separate sheet of paper if necessary): See 'Cover' page, attached

Proposed starting date: TBD

Checklist

Here is a checklist for your reference of the items that may need to be required:

- ☐ Submission of this application form
- ☐ Site plan drawn to scale clearly depicting existing conditions and proposed work
- ☐ Submission of appropriate drawings and renderings for each façade affected
- ☐ Specifications on the materials and installation including brochures, manufacture's product sheet, pictures, etc.
- ☐ Photographs of each impacted side of the building
- ☐ Sample swatch and or manufacturers cut sheet of materials to be used, as appropriate
- ☐ Written description of how the project meets the guidelines

Please feel free to contact the Planning Department with any questions.

Submission of application

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

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: _____

Printed name: _____ Date: _____

Signature of applicant/developer: _____

Kendall Spewock

Kendall Spewock

dotloop verified
08/07/23 4:37 PM EDT
7VHA-DCTE-LTYX-RQK

Printed name: _____ Date: 08/07/2023

**** 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.***

CITY USE ONLY

APPROVED AS NO NEGATIVE EFFECT

Yes No Signature Required

☐☐

Director of Planning and Development: _____ Date: _____

☐☐

HDC Chairperson: _____ Date: _____

Conditions: _____

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

1 WAKEFIELD STREET

Historic District Commission Work Session - 2023, Portsmouth, New Hampshire

General Project Description:

- Proposed Work:
- WITH THE INTENTION OF RENOVATING AND RESTORING VARIOUS STOREFRONTS AT 1 WAKEFIELD STREET, THE OWNER INTENDS TO RECONSTRUCT THE FACADES OF THE BARBERSHOP AND SALON ON WAKEFIELD STREET, AND THE VACANT END UNIT ALONG HANSON STREET. THE EXISTING STOREFRONTS WILL BE REPLACED WITH NEW ALUMINUM STOREFRONTS WITH INSULATED GLAZING, MATCHING THE ADJACENT STOREFRON IN MATERIAL AND FINISH. THE GREEN GRANITE WILL BE REMOVED AND WOOD PANELLING WILL TAKE ITS PLACE. THE INTERNALLY LIT SIGNS WILL BE REMOVED, REVEALING THE HISTORICAL GLASS BLOCK AND SIGN BLOCK THAT WAS COVERED UP. THE CORNICE WILL BE PRESERVED AND INCORPORATED INTO THE DESIGN. THE ENTRY WAYS TO THE UNITS WILL BE BROUGHT OUT CLOSER TO THE SIDE WALK, PROVIDING MORE USABLE SQUARE FOOTAGE WITHIN THE UNITS. THE DOORS INTO EACH UNIT WILL BE A CUSTOM WOOD DOOR WITH A FULL LITE AND TRANSOM WINDOW ABOVE TO LET IN NATURAL LIGHT.

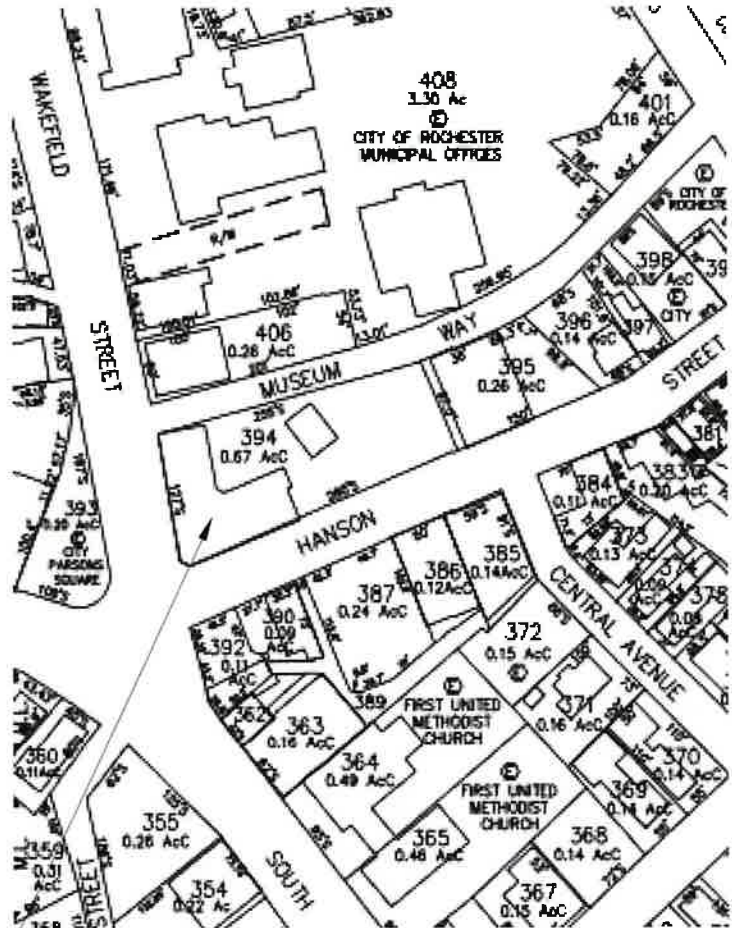


SIGNAGE LIGHTS: WAC LIGHTING - ENDURANCE - WP-LED514

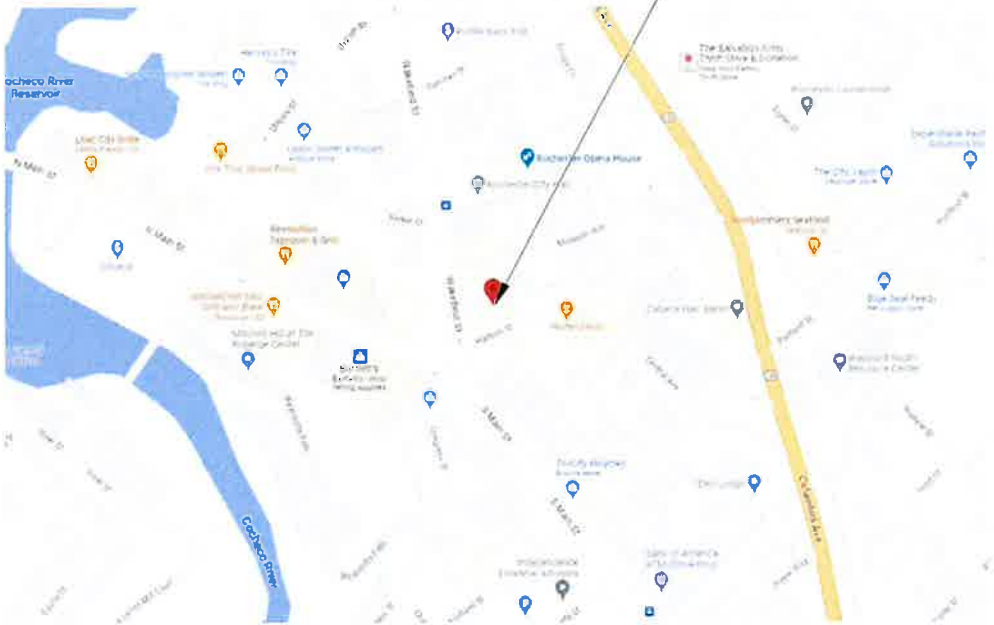


Classic Bronze
LC74957

ALUMINUM STOREFRONT
TO BE IN COLOR 'CLASSIC
BRONZE' TO MATCH
EXISTING



1 WAKEFIELD STREET
ROCHESTER, NH 03867



© 2023 McHenry Architecture

STOREFRONT RENOVATION 1 WAKEFIELD STREET ROCHESTER, NH 03867	COVER HISTORIC DISTRIC COMMISSION ADMINISTRATIVE APPROVAL - 2023	McHENRY ARCHITECTURE 4 Market Street Portsmouth, New Hampshire	C	08/07/23
				McHA: EKW
				AS INDICATED
				Locus



EXISTING STOREFRONT FROM WAKEFIELD STREET



EXISTING STOREFRONT FROM WAKEFIELD STREET



EXISTING STOREFRONT FROM MUSEUM WAY



EXISTING STOREFRONT FROM MUSEUM WAY

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STOREFRONT RENOVATION 1 WAKEFIELD STREET ROCHESTER, NH 03867	EXISTING PHOTOGRAPHS HISTORIC DISTRICT COMMISSION ADMINISTRATIVE APPROVAL - 2023	McHENRY ARCHITECTURE 4 Market Street Portsmouth, New Hampshire	A1	08/07/23
				McHA: EKW
				NOT TO SCALE



EXISTING STOREFRONT FROM HANSON STREET



EXISTING STOREFRONT FROM HANSON STREET



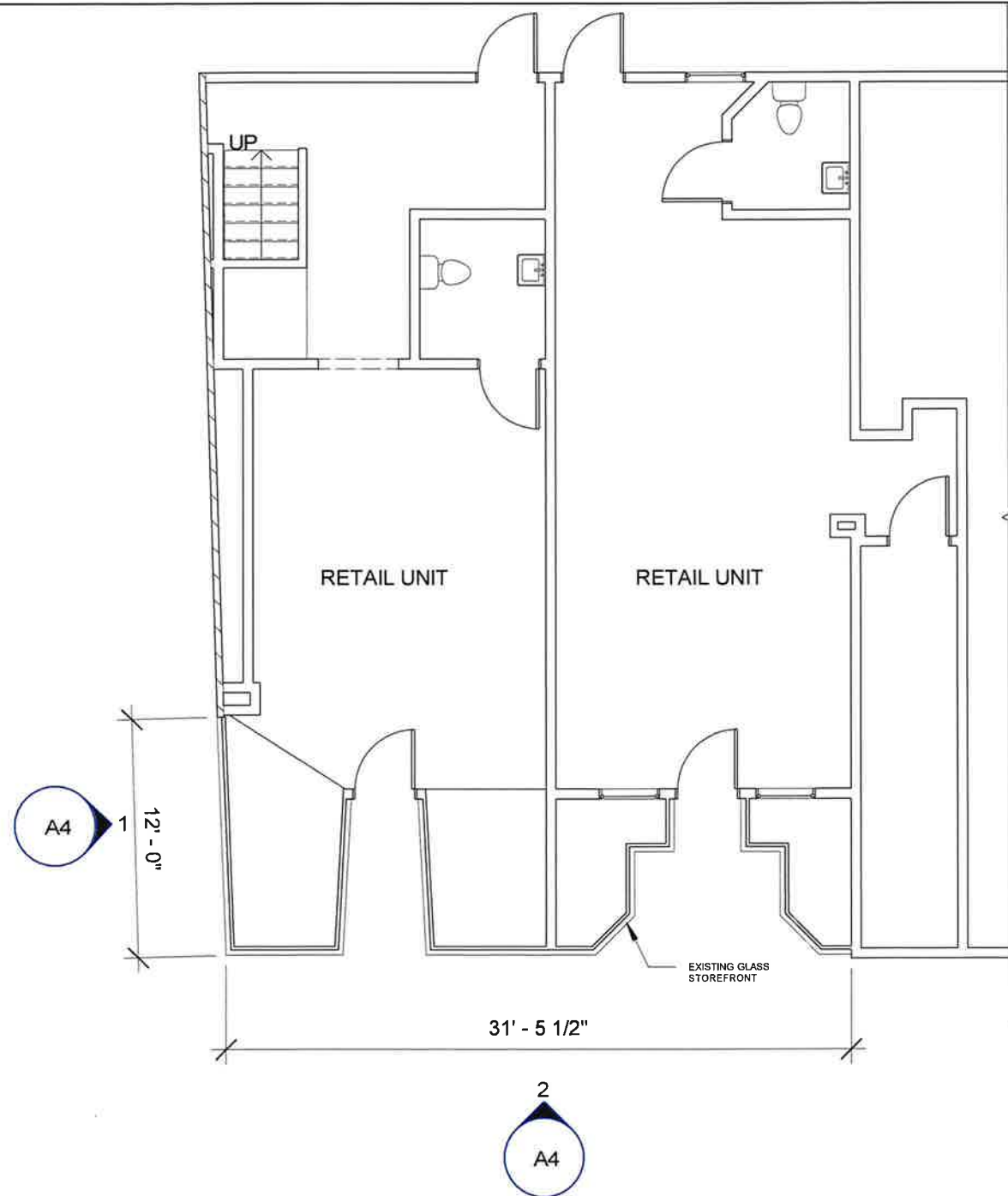
EXISTING ENTRANCE FROM HANSON STREET



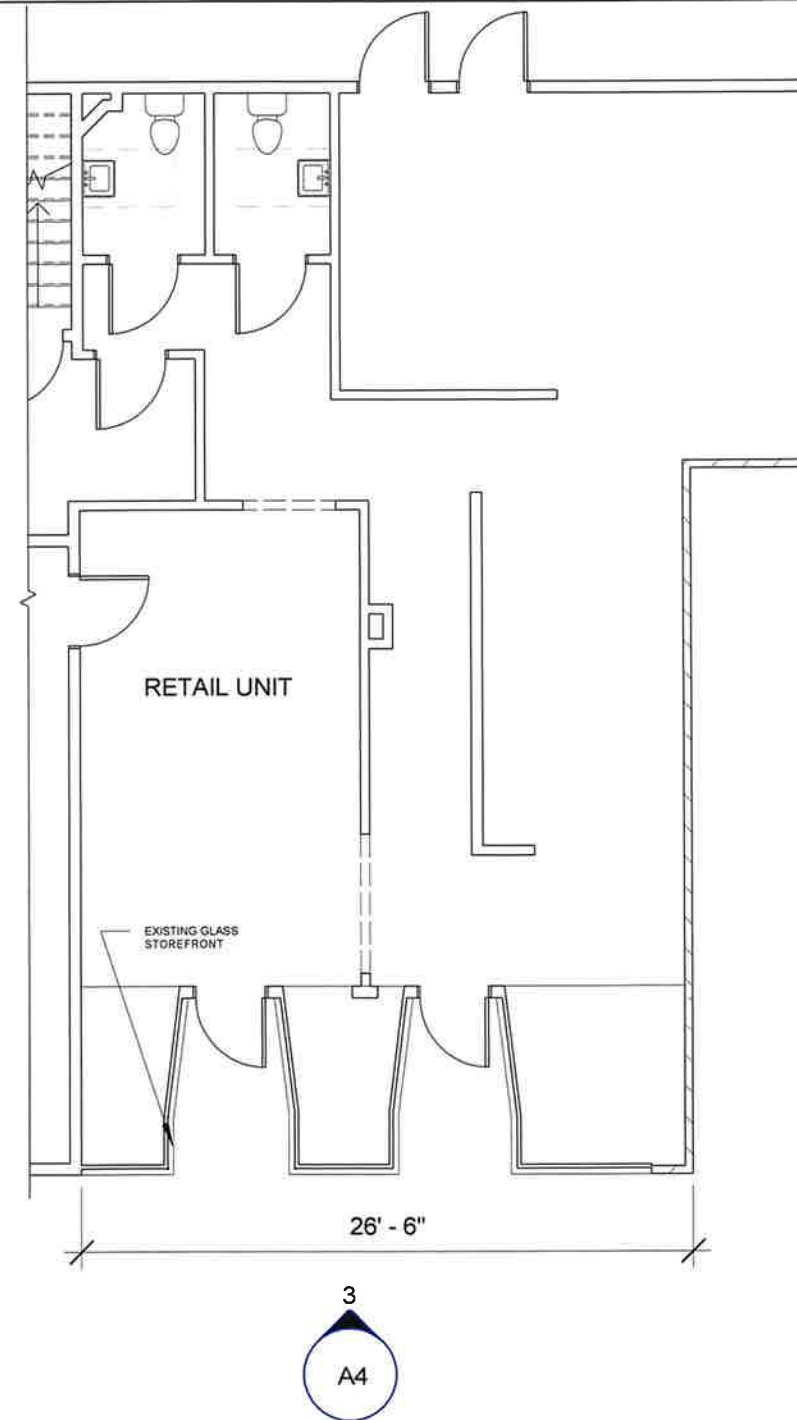
EXISTING ENTRANCE FROM HANSON STREET

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STOREFRONT RENOVATION 1 WAKEFIELD STREET ROCHESTER, NH 03867	EXISTING PHOTOGRAPHS HISTORIC DISTRICT COMMISSION ADMINISTRATIVE APPROVAL - 2023	McHENRY ARCHITECTURE 4 Market Street Portsmouth, New Hampshire	A2	08/07/23 McHA: EKW NOT TO SCALE
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1 EXISTING PARTIAL FLOOR PLAN - WAKEFIELD STREET
1/8" = 1'-0"



2 EXISTING PARTIAL FLOOR PLAN - HANSON STREET
1/8" = 1'-0"

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STOREFRONT RENOVATION

1 WAKEFIELD STREET
ROCHESTER, NH 03867

EXISTING FLOOR PLANS

HISTORIC DISTRICT COMMISSION ADMINISTRATIVE
APPROVAL - 2023

McHENRY ARCHITECTURE

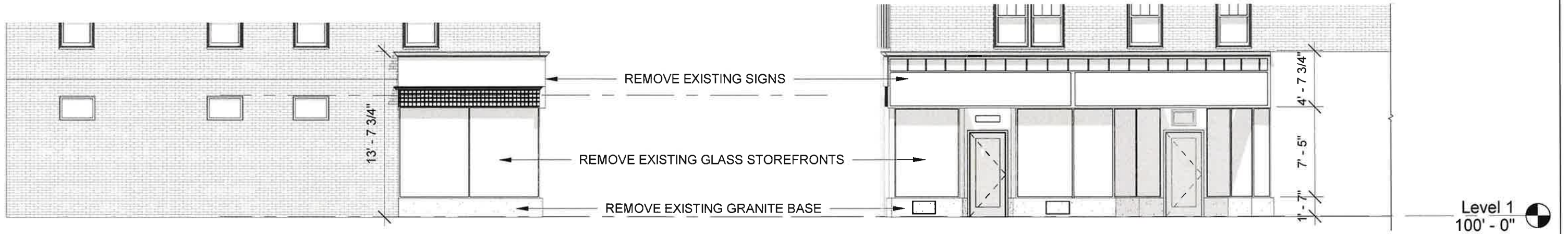
4 Market Street
Portsmouth, New Hampshire

A3

08/07/23

McHA: EKW

Scale: 1/8" = 1'-0"



1 MUSEUM WAY ELEVATION
1/8" = 1'-0"

2 WAKEFIELD STREET ELEVATION
1/8" = 1'-0"



3 HANSON STREET ELEVATION
1/8" = 1'-0"

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STOREFRONT RENOVATION

1 WAKEFIELD STREET
ROCHESTER, NH 03867

EXISTING ELEVATIONS

HISTORIC DISTRICT COMMISSION ADMINISTRATIVE
APPROVAL - 2023

McHENRY ARCHITECTURE

4 Market Street
Portsmouth, New Hampshire

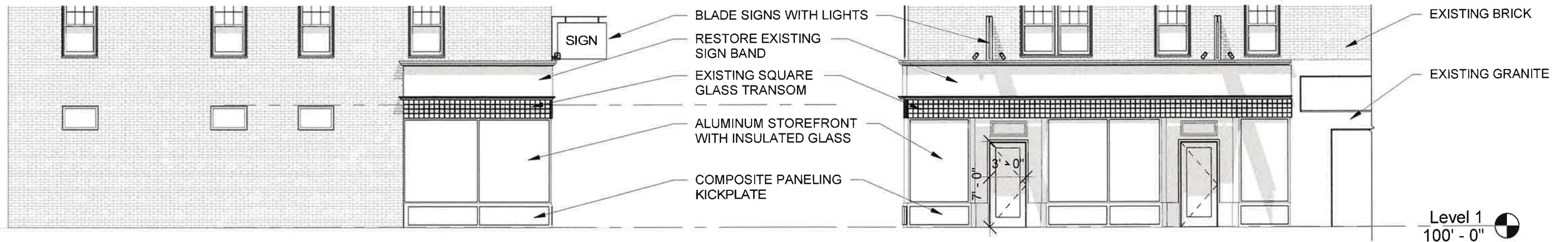
A4

08/07/23

McHA: EKW

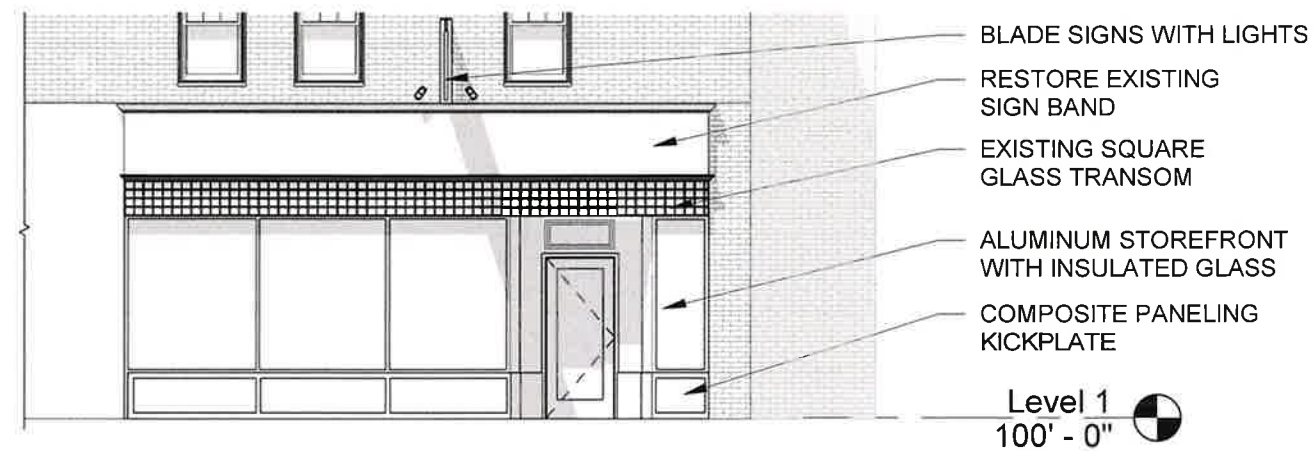
Scale: 1/8" = 1'-0"

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1 MUSEUM WAY ELEVATION
1/8" = 1'-0"

2 WAKEFIELD STREET ELEVATION
1/8" = 1'-0"



3 HANSON STREET ELEVATION
1/8" = 1'-0"



INSPIRATIONAL IMAGE: RENOVATION UTILIZING GLASS BLOCK, ALUMINUM STOREFRONT WITH PANELLING AND BLADE SIGNAGE

© 2023 McHenry Architecture

STOREFRONT RENOVATION

1 WAKEFIELD STREET
ROCHESTER, NH 03867

PROPOSED ELEVATIONS
HISTORIC DISTRICT COMMISSION ADMINISTRATIVE
APPROVAL - 2023

McHENRY ARCHITECTURE
4 Market Street
Portsmouth, New Hampshire

A6

08/07/23

McHA: EKW

Scale: 1/8" = 1'-0"

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STOREFRONT SYSTEMS

FLUSH FRONT™



FF451

2" (50.8 mm) Face Dimension
4-1/2" (114.3 mm) System Depth
1" (25 mm) Glazing

FT451

Thermally Isolated
2" (50.8 mm) Face Dimension
4-1/2" (114.3 mm) System Depth
1" (25 mm) Glazing

FF601

2" (50.8 mm) Face Dimension
6" (152.4 mm) System Depth
1" (25 mm) Glazing

FT601

Thermally Isolated
2" (50.8 mm) Face Dimension
6" (152.4 mm) System Depth
1" (25 mm) Glazing

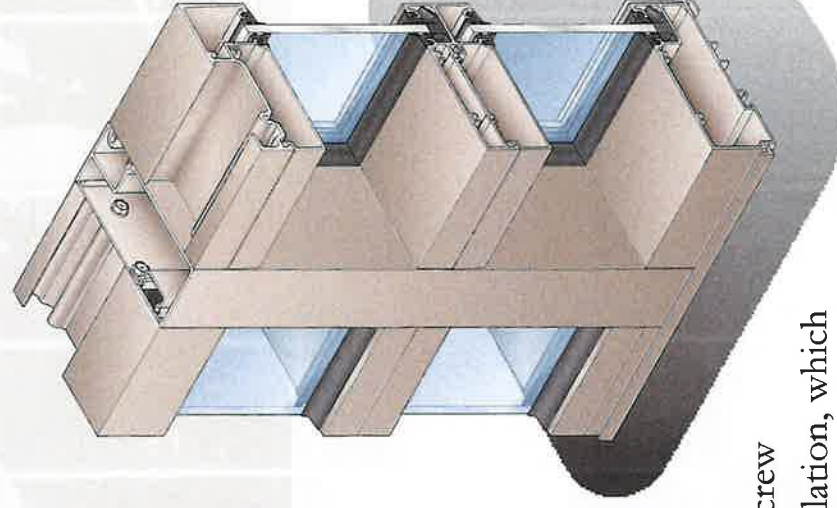
FF450

1-3/4" (44.5 mm) Face Dimension
4-1/2" (114.3 mm) System Depth
1/4" (6 mm) or 3/8" (10 mm) Glazing

FF600

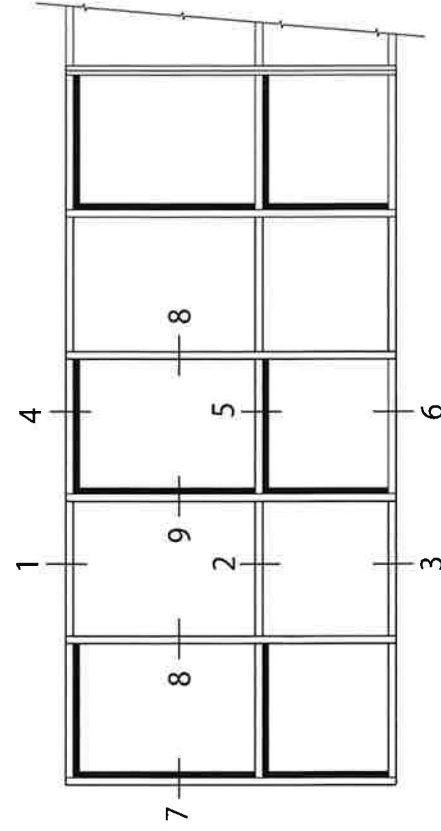
1-3/4" (44.5 mm) Face Dimension
6" (152.4 mm) System Depth
1/4" (6 mm) or 3/8" (10 mm) Glazing

- Flush In, Flush Out, or Combination Glazing
- Exterior or Interior Glazed
- Ground Floor to Mid-Rise
- Screw Spline Assembly
- Injection Molded Water Deflectors
- Factory Pre-Punched Weep Slots
- Thermal Versions Utilize Poly-Aluminizer™ and Struct-Link™ Technologies



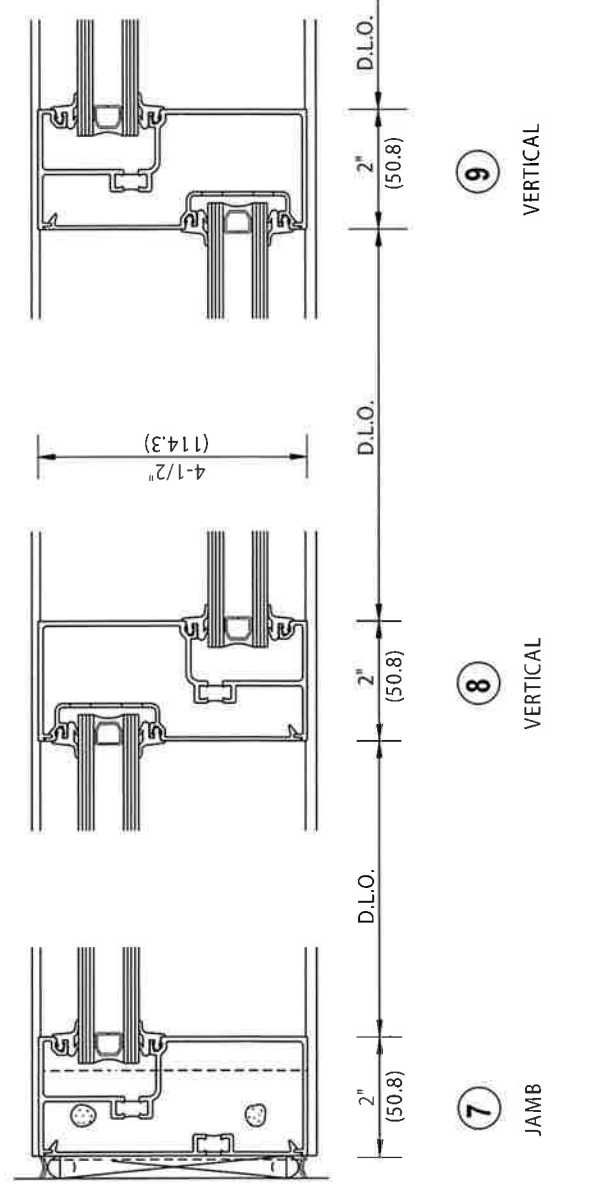
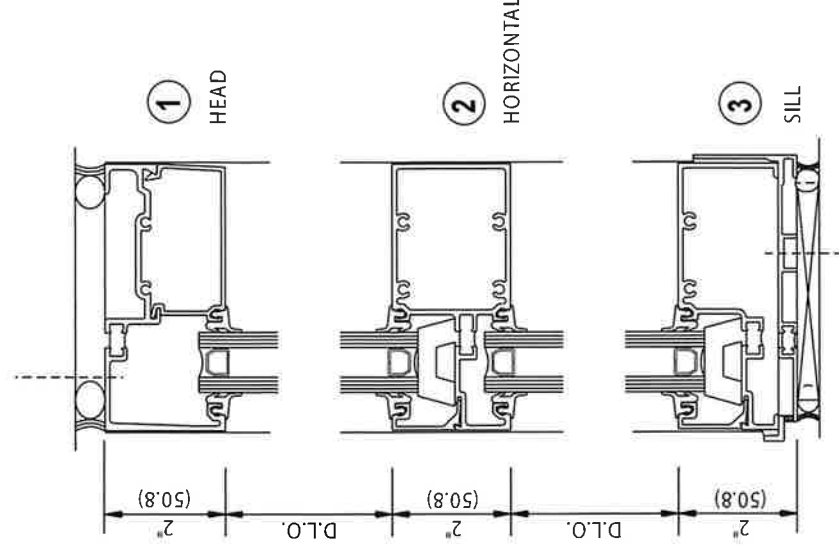
Flush Front™ Systems feature screw race joinery and panel type installation, which allows for shop or job site fabrication. Injection molded water deflectors at intermediate horizontals, and a continuous sill gutter with factory pre-punched weep slots, ensure control of any infiltrated water. The plane of the glass may be reversed from exterior to interior or any combination to give these standard systems a custom look. Flush Front™ is ideal for use in storefront and punched opening or ribbon window applications. Flush Front™ Systems accommodate most United States Aluminum Entrance Doors.

FLUSH FRONT™ TYPICAL DETAILS



Flush Front Systems are available in 4-1/2" and 6" (114.3 and 152.4 mm) overall depths, as well as thermal and non-thermal.

For Specifications, Details, and Testing Data go to usalum.com.



NOT TO SCALE

SINGLE ADJUSTABLE FLOOD LIGHT

Endurance™ - WP-LED514

WAC LIGHTING
Responsible Lighting®

Fixture Type:

Catalog Number:

Project:

Location:



PRODUCT DESCRIPTION

Die cast aluminum factory sealed luminaire with patent pending design for a water and dust proof IP66 rated outdoor.

FEATURES

- Rotate to continuously adjust beam angles indexed at 15°, 25°, 40°, 60°
- IP66 and ETL & cETL Wet Location Listed
- Factory-Sealed LED Light Engine
- Die-Cast Aluminum Construction
- 120V Direct Wire - No Driver Needed
- Safety cable and canopy included
- Comes with extension rod kit to extend up to 44" total
- Detachable Shroud
- Safety cable recommended for extensions over 36"
- One 6", one 12", one 24" field interchangeable rods included

SPECIFICATIONS

- Construction:** Die-cast aluminum
- Power:** Line Voltage input (120V)
- CRI:** 85
- Dimming:** 100% - 10% with Electronic Low Voltage (ELV) dimmer
- Finish:** Architectural Bronze, Black, Graphite and White
- Operating Temp:** -40°F to 122°F (-40°C to 50°C)
- Standards:** IP66, Wet Location, ETL & cETL Listed
- Rated Life:** 50,000 hours

ORDER NUMBER

	Power	Comparable	Beam	Delivered Lumens	CBCP	Color Temp	Finish	
WP-LED514 Single	15W	150W PAR38	15°	600	4145	30	ABZ	
			60°	985	875		ABK	
			15°	695	4800	40	AGH	
			60°	1140	1015		AWT	
					Architectural Bronze			
					Architectural Black			
					Architectural Graphite			
					Architectural White			

Example: WP-LED514-40-AGH

WAC Lighting www.waclighting.com Phone (800) 526.2588 • Fax (800) 526.2585	Headquarters/Eastern Distribution Center 44 Harbor Park Drive • Port Washington, NY 11050 Phone (516) 515.5000 • Fax (516) 515.5050	Western Distribution Center 1750 Archibald Avenue • Ontario, CA 91760 Phone (800) 526.2588 • Fax (800) 526.2585
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WAC Lighting retains the right to modify the design of our products at any time as part of the company's continuous improvement program. FEB 2017