

**Hollis Historic District Commission
Minutes of the February 4, 2020 Meeting**

Call to Order

T. Cook called the meeting to order at 7:00 pm. The meeting was held via a “zoom” platform.

The following were present: Tom Cook, Chairman; Jessica Waters, Vice Chairman, Michael Bates, Peter Jones, Regular Member; Brandon Child, Alternate Member; and Susan Benz, Selectmen’s Representative.

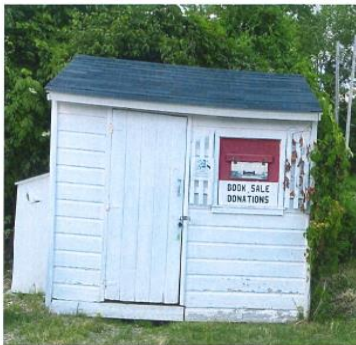
HDC 2021-001

The application of Friends of the Hollis Library, Shannon Laine, to remove an existing shed and construct a new 12’ x 20’ shed, located at 1 Monument Square, (Little Nichols Field) property owned by the Town of Hollis, Map 052, Lot 050 in the Town Center Zone.

Jennifer LaFlamme and Anna Birch presented case HDC2021-001 on behalf of the Board of the Friends of the Hollis Social Library. J. LaFlamme stated the application is requested approval to remove the current book shed located at Little Nicholas field and replace it with a 12’ x 20’ Reeds Ferry shed. The current book shed has served its purpose for many years but has deteriorated to a point where repairing the shed is no longer a valid option.

The new shed is larger than the original shed due to the increase of book donations. Book donations are a large part of our fundraising efforts which support the library. Currently, the library is using town shed space in addition to the library’s shed space to accommodate the books and supplies required for our fundraising. The larger shed would eliminate the need for using the town shed space. Friends of the Hollis Social library would also like the HDC to approve white vinyl instead of wood in the efforts to minimize maintains for years to come.

A. Birch explained the current use of the yellow town shed located at Little Nicholas field would not be necessary if the larger shed is approved. In turn, allowing another town organization to potentially use of the current yellow shed. The approval of the 12’ x 20’ shed would allow the library to store items at one location. The proposed shed would be installed in the same location as the current shed. Since the current shed and proposed shed do not meet the side setback requirements we are required to seek Planning Board approval as well.



Existing shed, approximately 8 feet by 10 feet. Despite our best efforts, this shed has fallen into disrepair, subject to mice and wasps. The walls and floors are separating under the significant weight of the books that are stored inside.

Proposed Shed

- Installed on a concrete pad
- Prohibits pests from entering
- Promotes long-term structural integrity and longevity, withstanding the use and abuse of storing heavy boxes of books
- Eliminates our need for a stall in the Hollis Town Shed



The proposed shed will look like the library white, black roof, double entry door and a few windows. A. Birch asked the HDC members if they had any comments on the design.

The HDC members discussed the proposed shed and after a brief conversation about changing the siding to clapboard decided to approve vinyl siding since the application was in fact a courtesy application, dealing with town owned property. The HDC noted that a vinyl siding located in the center of the district normally would not have been approved.

The only other main concern the members had with the proposed shed was the side of the shed facing the driveway should have a window added to be more aesthetically pleasing. A. Birch agreed to discuss the additional window with their Board. Birch felt there should not be a problem installing the recommended window and maybe even an additional window on the opposite side of the shed.

T. Cook moved to approve the application with the following conditions;

- 1. A window shall be installed on the parking lot side of shed.*
- 2. Planning Board approval is required prior to the installation of the shed.*

J. Waters seconded.

Roll call vote:

T. Cook – Yes J. Waters – Yes M. Bates – Yes P. Jones – Yes S. Benz - Yes

Motion was carried unanimously.

HDC 2021-002

The application Ashley Liotti, Lighthouse Surgical Suites, to install 3 new business signs, located at 2 Market Place, property owned by Phoenix Lane, LLC, Map 052, Lot 031 in the Agricultural/Business Zone

Ashley Liotti explained Lighthouse Surgical Suites is seeking approval to install three new business signs. The three signs would be installed at the same locations the existing Harvest Market signs are or were. All of the signs would be the same size as the existing signs with the exception of the marquee sign. The top part of the marquee sign where the existing Harvest Market sign is would be split with the Lighthouse Surgical Suites taking three quarters of the area which would leave one quarter to a future tenant.



Front Marquee Sign



Above the front door (parking lot side)



Back of the building facing Ash Street

A. Liotti the marquee sign was originally design to be split horizontally however, Brad Vear the property manager wanted it split as shown above. T. Cook asked was the marquee blue the same as the existing blue on the rest of the sign. A. Liotte replied yes, Donna Setaro supplied the specifications for the marquee which included color and font.

A. Liotti stated the application was submitted with new lighting. Lighthouse Surgical decided to keep the original lighting at this time. A new application would be submitted for approval if the lighting was to change in the future. The HDC members agreed. M. Bates had no issues with the new signage and said the design was tastefully done. The HDC members agreed.

T. Cook moved to approve the application as revised with no lighting changes.

M. Bates seconded.

Roll call vote:

T. Cook – Yes J. Waters – Yes M. Bates – Yes P. Jones – Yes S. Benz - Yes

Motion was carried unanimously.

Approval of Minutes

T. Cook moved to approve the minutes of November 5, 2020 as submitted.

J. Waters seconded.

Motion was carried unanimously.

T. Cook moved and J. Waters seconded to adjourn.

Meeting adjourned at 8:00 pm.