

Meeting Notice

Newport Historic District Commission

Posted September 11, 2026

Tuesday, September 15th

The Newport Historic District Commission will meet in person on **Tuesday, September 15th, 2026**, at 6:30 pm
Second Floor, Council Chambers, City Hall, 43 Broadway
(Pre-meeting to begin at 6:15pm in the **2nd Floor Conference Room**)

AGENDA

THIS MEETING WILL BE HELD IN PERSON.

I. CALL TO ORDER

II. ROLL CALL AND DETERMINATION OF QUORUM

III. APPROVAL OF MINUTES

Minutes to be approved for August 11, 2026

IV. COMMUNICATIONS

V. ACTION ITEMS

A-1. Application #2024-Sept-18, of 75 Brenton LLC, of **75 Brenton Rd**, Plat 43, Lot 24, (*Contributing*) Requesting an additional one-year extension for permission to construct a pergola on the upper terrace.

Application Materials, August 13, 2024

Staff Report, September 6, 2024

Extension, October 20, 2025

A-2. Application #2025-Feb-014, of 7 Red Cross Ave., LLC, of **7 Red Cross Ave**, Plat 26, Lot 44, (*Contributing*) for permission to extend previously approved Certificate of Appropriateness for two years for the construction of a new detached garage/cabana and pool.

Certificate of Appropriateness, March 12, 2025

A-3. Application #HDC-25-239, of John Vincze, of **9 Cherry St**, Plat 12, Lot 033, (*Non-Contributing*) for permission to modify a previously approved plan.

Application Materials and Documents, [December 9, 2025](#)

VI. CONTINUED APPLICATIONS

Please note:

Meetings begin promptly at the time posted and will not last for more than four (4) hours. The Commission may take a short break after 1½ to 2 hours of hearings to reassess the agenda and their ability to reach the remaining items pending before it.

The Commission will not entertain/begin a new petition after 10:00 p.m. and will conclude all hearings at 10:30 p.m.; some petitions may therefore not be heard and will be continued.

Posted at Newport City Hall & Newport Public Library in addition to the City Website & Secretary of State Website.

INDIVIDUALS REQUIRING AN INTERPRETER OR OTHER ACCOMMODATIONS MUST NOTIFY THE BUILDING INSPECTIONS CLERK (845-5459) ONE WEEK IN ADVANCE OF THE MEETING.

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C-1. Application #HDC-26-69 of Thomas Woll, of **77 Kay St**, Plat 22, Lot 099, (*Contributing*) for permission to convert existing garage to an accessory dwelling unit.

Application Materials and Documents, [May 11, 2026](#)

C-2. Application # HDC-26-91 of Nancy Flynn, of **59 Bridge St**, Plat 16, Lot 57, (*Contributing*) for permission to expand a rear addition.

Application Materials and Documents, [September 8, 2026](#)

C-3. Application #HDC-26-97 of Carbonview Limited LLC, of **562 Bellevue Ave Pt. II**, Plat 37, Lot 12, (*Contributing*) for permission to replace doors and windows.

Application Materials and Documents, [July 14, 2026](#)

VII. NEW APPLICATIONS

N-1. Application #HDC-25-204, of Ricky Moulton, of **34 Sherman St**, Plat 21, Lot 109, (*Contributing*) for permission to replace existing front step with bluestone cap and stone veneer.

Application Materials, [June 8, 2026](#)

N-2. Application #HDC-26-88 of JBCV Construction, of **35 Pelham St**, Plat 27, Lot 007, (*Contributing*) for permission to replace 23 wood windows with Andersen 400 Series Woodwright.

Application Materials and Documents, [June 15, 2026](#)

N-3. Application #HDC-26-100 of John Studer, of **401 Bellevue Ave, Unit 120**, Plat 35, Lot 275, (*Non-Contributing*) for permission to construct staircase on rear exterior of unit.

Application Materials and Documents, [July 18, 2026](#)

N-4. Application #HDC-26-101 of John Bazarsky and Elizabeth Steel, of **3 Green Pl**, Plat 27, Lot 228, (*Contributing*) for permission to replace wood soffits with Azek and wood gutters with aluminum.

Application Materials and Documents, [July 20, 2026](#)

N-5. Application #HDC-26-108 of Keith Fagan, of **4 ½ Kay Terrace**, Plat 22, Lot 126, (*Non-Contributing*) for permission to construct a front porch, infill the existing second-floor rear deck to create a new bathroom, and construct a rear mahogany deck, railing and outdoor shower. Additional work includes selective window modifications, roof reconfiguration, new skylights, roofing, siding, and trim.

Application Materials and Documents, [August 11, 2026](#)

N-6. Application #HDC-26-109 of Bug Sutton, of **25 Ocean Heights Rd**, Plat 41, Lot 238, (*Non-Contributing*) for permission to construct new rear addition to an existing non-historic single-family residence.

Application Materials and Documents, [August 11, 2026](#)

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VIII. NEW BUSINESS

IX. ADJOURNMENT

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