

Summary of Regulations

Buildings may not be erected, reconstructed, altered, restored, moved nor demolished without approval of the Commission. A change of use (such as seasonal to year-round, single to multifamily, residential to commercial, etc) also requires approval. Repairs and interior alterations do not require approval, so long as the exterior appearance and the building usage remain unchanged. Commission approval is required before a building permit is issued.

- Architecture consistent with that of the period 1780 to 1850
- Minimum roof pitch: 25 degrees
- Historic appearance to windows and doors
- Maximum height: 35 feet
- Acceptable siding types:
 - Wood clapboards
 - Cement-fiber clapboards
 - Stone
 - Wood shingles
 - Board and batten
- Dark asphalt, slate or wood roof shingles
- Dark snow belts
- White paint preferred
- Many historic colors allowed
- Maximum four-foot fence
- Fences of stone, wood rail or wood picket
- Brick chimneys
- Unobtrusive or hidden antennae
- Regulated signs only
- Minimum two-acre lots
- Minimum setback from lot line: 30 feet
- Main building 50 feet from lake
- Multifamily dwelling unit: 700 square feet min.

See regulations, located at the Town Hall or on website, for specific requirements.

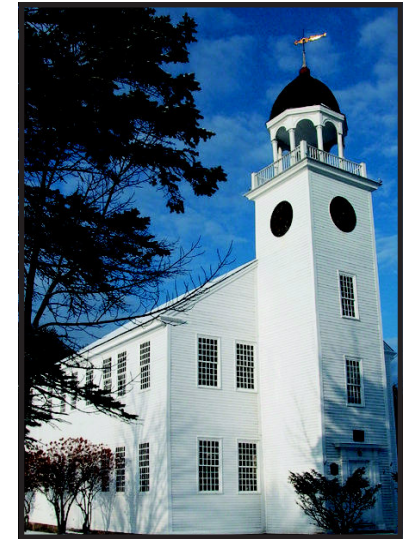
Canaan Historic District Commission
603.523.4501
www.townofcanaannh.us



**Old North Church
1828**

The Canaan Historic District, the first historic district in New Hampshire in a town without a zoning ordinance, was first established in 1968.

**Welcome
to the
Canaan
Historic District
Canaan, NH**



**The
Canaan Meeting House
1793**

Welcome to the Canaan Historic District

Welcome to Canaan's beautiful historic district and our friendly neighborhood.



The Currier House
1815—1835

Most of the houses in this district date from the Greek Revival and Federal periods. The district runs up and down Canaan Street and is bound roughly on the north by the Old North Church and on the south by the Pinnacle House. The east boundary is Canaan Street Lake and the west boundary is the area 500 feet to the west of Canaan Street.

What is the purpose of the Canaan Historic District Commission?

The Canaan Historic District Commission was established for the following purposes:

- I. To preserve the district in the municipality which reflects elements of its cultural, social, economic, political, and architectural history
- II. To conserve property values in the district
- III. To foster civic beauty
- IV. To strengthen the local economy
- V. To promote the use of the historic district for the education, pleasure, and welfare of the citizens of the municipality.

Frequently Asked Questions

How do I know what restrictions are placed on changes to my property?
Copies of the CHDC regulations are available at the Town Hall.

Do I need to submit an application for *any* change to my home?
No. Many changes can be made without CHDC approval. Please read the regulations carefully or call a Historic District Commission member for information.

May I make changes to the interior of my home without CHDC approval?
Yes.

May I paint my home any color that seems historic to me?
You may paint your home a color that is circled on the SPNEA (Society for the Protection of New England Antiquities) color chart, copies of which are located at Town Hall, in the Canaan Library and on the website, without submitting an application to the Commission. If you would like to paint your house a color that is not on the chart, you must submit an application.

How can I reach a CHDC member?
Membership on the CHDC is voluntary and membership changes each year. Call the Town Office for names and phone numbers of current members.
