

CITY OF LACONIA HERITAGE COMMISSION
Wednesday, - 5:00 PM
City Hall - Armand A. Bolduc City Council Chamber
AGENDA

Due to the COVID-19 crisis and in accordance with Governor Sununu's Emergency Order #12 and Executive Order 2020-04 this meeting is to be conducted electronically.

The public has access to view this meeting by using Zoom

Link: <https://us02web.zoom.us/j/84450110935>

Webinar ID: 844 5011 0935

1. Call to order
2. Salute to the flag
3. Roll call
4. Recording secretary
5. Staff in attendance
6. Acceptance of Minutes from previous meeting
 - 6.I. Acceptance of minutes from February 10
7. City Council Liaison Report
8. Planning Board update
9. Old business
 - 9.I. Update from Mae Williams
 - 9.II. Update on 76 Lakeside Ave
10. New business
 - 10.I. 170 Paugus Park Road

Documents:

[170 PAUGUS PARK RD.PDF](#)

- 10.II. 645 Union Ave

Documents:

[645 UNION AV.PDF](#)

11. Public comment
12. Other business
13. Adjournment

This meeting facility is ADA accessible. Any person with a disability who wishes to attend this public meeting and needs additional accommodations, please contact the department at (603) 527-1264 at least 72 hours in advance so that the City can make any necessary arrangements.

RECEIVED

FEB 09 2021

CODE ENFORCEMENT

CODE ENFORCEMENT & LACONIA, NH

DEMOLITION PERMIT Application

Laconia Code Enforcement Department
Phone: (603) 527-1293 / FAX: (603) 527-1266

YEAR BUILT: 1945

DATE: 1-29-21

NOTE: Any structure 50 years or older AND 700 square feet or larger must be reviewed and approved by the Heritage Commission, which meets on the second Wednesday of each month. If the structure meets the criteria to be reviewed by the Heritage Commission, NO demo permit will be issued, and NO actual demolition can occur until after the Commission's decision.

Each BUILDING requires a separate application

LOCATION OF BUILDING TO BE DEMOLISHED: 170 PAVLUS PARK ROAD	SQUARE FOOTAGE of STRUCTURE 800
OWNER'S NAME & MAILING ADDRESS: KEITH ROWAN 53 TAMARACK ROAD READING, MA 01867	IS STRUCTURE VISIBLE FROM ADJACENT PUBLIC RIGHT-OF-WAY OR PUBLIC LANDS? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
OWNER'S TEL. NO: 617.981.3223	VALUE: 150,000
SCOPE OF WORK: REMOVE EXISTING HOUSE	

CONTRACTOR'S NAME: T JOSH LAHEY	CONTRACTOR'S TELEPHONE NO: 603-455-8549
CONTRACTOR'S ADDRESS: 112 WHITE OAKS ROAD LACONIA, NH 03246	

FORMER USE OF BUILDING

ONE/TWO FAM. MULTI-FAM. COMMERCIAL STORE OFFICE OTHER

APPROXIMATE START DATE: 3-1-2021 APPROXIMATE FINISH DATE: 3-5-2021

APPLICANT IS REQUIRED TO OBTAIN SIGN-OFF'S BY THE FOLLOWING AGENCIES BEFORE PERMIT WILL BE ISSUED

DEPT. OF PUBLIC WORKS:	GAS SUPPLIER:
WATER DEPT:	FIRE DEPT: <input checked="" type="checkbox"/>
ELECTRIC SUPPLIER:	PLANNING DEPT:
HERITAGE (structure over 50 years old) COMMISSION:	TAX (Mobile Homes) COLLECTOR:
CONDO ASSOC.	

See reverse side for more important information



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1501 LACONIA, NH VISION
RONAN KEITH M & KATE L 53 TAMARACK RD READING MA 01867		4 Rolling	C Artisan Well	1 Paved	2 Light	Description	Code	Appraised	Assessed	
		1 Level	3 Public Sewer			RESIDNTL	1013	96,600	96,600	
		9 Varied				RES LAND	1013	634,500	634,500	
SUPPLEMENTAL DATA						RESIDNTL	1013	19,600	19,600	
		Alt Prcl ID 45 178 33 OWNOCC N			ZONE 2 SPOD ZONE 2 % WARD WARD 6		Total		750,700	750,700
		REVIEW ZONE 1 RS ZONE 1 % 100			Assoc Pid#					
		GIS ID 286-178-2								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RONAN KEITH M & KATE L		3197 0537	09-21-2018	Q	I	780,000	00	Year	Code	Assessed	Year	Code	Assessed
DEMERS M ALANA		2505 0994	07-03-2008	U	I	500,000	37	2020	1013	96,600	2019	1013	96,600
DEUTSCHE BANK NATIONAL TRUST CO		2505 0993	07-03-2008	U	I	4,000	37		1013	634,500	2018	1013	549,900
WELLS FARGO BANK N A		2468 0521	01-22-2008	U	I	550,000	49		1013	19,600		1013	19,600
DUBOIS EDWARD		2330 0544	08-21-2006	Q	I	862,000	04	Total		750,700	Total		666,100
								Total		750,700	Total		588,100

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
Total		0.00									APPRAISED VALUE SUMMARY						
											Appraised Bldg. Value (Card)				96,100		
											Appraised Xf (B) Value (Bldg)				500		
											Appraised Ob (B) Value (Bldg)				19,600		
											Appraised Land Value (Bldg)				634,500		
											Special Land Value				0		
											Total Appraised Parcel Value				750,700		
											Valuation Method				C		
											Total Appraised Parcel Value				750,700		

Nbhd		Nbhd Name		Cyclical Group		TIF District		ID Code	
0001				A					

NOTES									
AREA PER TAX MAP									

BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
2020-01744	07-27-2020	14	WET LANDS			0		REPAIR EXISTING 6FT X 32F	04-06-2020	TB			30	EXTERIOR INSPECTION
201-2093	03-19-2015	14	WET LANDS		10-08-2015	100		REPAIR DOCK; ADD LIFT	06-27-2019	ML	S		02	MEASURED
									10-08-2015	DD			02	MEASURED
									10-07-2010	RK			41	HEARING CHANGE DATA
									07-22-2010	RK			33	RES FIELD REVIEW
									08-10-2009	DD			30	EXTERIOR INSPECTION
									08-09-2007	DD			02	MEASURED

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	1013	SFR WATER M	SPO			9,148 SF	4.62	1.00000	5	1.00	PB1	15.000		1.0000	69.36	634,500	
1	1013	SFR WATER M	SPO			60 FF	0	1.00000	0	1.00	PB1	15.000		0.0000	0	0	
Total Card Land Units						0.21 SF	Parcel Total Land Area						0.21	Total Land Value			634,500

DEMOLITION PERMIT Application

DATE: 2/10/2021

Laconia Code Enforcement Department
Phone: (603) 527-1293 / FAX: (603) 527-1266

YEAR BUILT: 1900

NOTE: Any structure 50 years or older AND 700 square feet or larger must be reviewed and approved by the Heritage Commission, which meets on the second Wednesday of each month. If the structure meets the criteria to be reviewed by the Heritage Commission, NO demo permit will be issued, and NO actual demolition can occur until after the Commission's decision.

RECEIVED
FEB 10 2021
Planning/Zoning
City of Laconia

Each BUILDING requires a separate application

LOCATION OF BUILDING TO BE DEMOLISHED: <u>645 UNION AVE</u>	SQUARE FOOTAGE of STRUCTURE <u>4267 TOTAL</u>
OWNER'S NAME & MAILING ADDRESS: <u>LTC TEC, LLC 623 UNION AVE, LACONIA</u>	IS STRUCTURE VISIBLE FROM ADJACENT PUBLIC RIGHT-OF-WAY OR PUBLIC LANDS? YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
OWNER'S TEL. NO: <u>603-524-0770 Tom Cantin 05046</u>	VALUE: \$200,000 <u>132,100</u>
SCOPE OF WORK: <u>Remove Building, Expand Parking</u>	

CONTRACTOR'S NAME: <u>SPRAYS BROS.</u>	CONTRACTOR'S TELEPHONE NO: <u>528-1035</u>
CONTRACTOR'S ADDRESS: <u>212 LACONIA RD Belmont NH</u>	

FORMER USE OF BUILDING

ONE/TWO FAM. MULTI-FAM. COMMERCIAL STORE OTHER

APPROXIMATE START DATE: ? APPROXIMATE FINISH DATE: _____

APPLICANT IS REQUIRED TO OBTAIN SIGN-OFF'S BY THE FOLLOWING AGENCIES BEFORE PERMIT WILL BE ISSUED:

DEPT. OF PUBLIC WORKS:	GAS SUPPLIER:
WATER DEPT:	FIRE DEPT:
ELECTRIC SUPPLIER:	PLANNING DEPT:
HERITAGE (structure over 50 years old) COMMISSION:	TAX (Mobile Homes) COLLECTOR:
CONDO ASSOC.	

See reverse side for more important information



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1501 LACONIA, NH						
LJC TEC LLC			1 All Public			Description	Code	Appraised	Assessed							
623 UNION AVE		SUPPLEMENTAL DATA				COMMERC.	0352	66,050	66,050	VISION						
LACONIA NH 03246		Alt Prcl ID 24 220 9 OWNOCC N				COM LAND	0352	47,250	47,250							
REVIEW		ZONE 2 ZONE 2 % WARD WARD 2				RESIDNTL	1040	66,050	66,050							
ZONE 1 UC ZONE 1 % 100		GIS ID 371-220-22				RES LAND	1040	47,250	47,250							
						Total		226,600	226,600							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LJC TEC LLC		3335 0109	08-05-2020	U	I	230,000	24	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HUGHES JAMES S & PAMELA M		2617 0818	12-31-2009	Q	I	235,000	00	2020	0352	66,050	2019	0352	66,050	2018	0352	63,950
UNION AVENUE REALTY TRUST		2090 0814	09-22-2004	Q	I	195,000	00		0352	47,250		0352	42,750		0352	40,500
MARTEL ROBERT H		1267 0710	09-01-1993	U	I	53,000	1		1040	66,050		1040	66,050		1040	63,950
CUEVA CORP		1153 0086	10-01-1990	U	I	90,000	1L		1040	47,250		1040	42,750		1040	40,500
						Total		226,600	Total	217,600	Total	208,900				
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
Total			0.00													
ASSESSING NEIGHBORHOOD								APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name	Cyclical Group	TIF District	ID Code	Appraised Bldg. Value (Card)							132,100				
0001		D	TIF2		Appraised Xf (B) Value (Bldg)							0				
					Appraised Ob (B) Value (Bldg)							0				
					Appraised Land Value (Bldg)							94,500				
					Special Land Value							0				
					Total Appraised Parcel Value							226,600				
					Valuation Method							C				
					Total Appraised Parcel Value							226,600				
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		
2015-00336	11-04-2015	11	DECK/W	1,500	06-02-2017	100		2ND FLR STAIRS W/DECK	12-16-2020	TB	S		25	REVIEWED		
2015-00209	07-29-2015	11	DECK/W	1,000	06-30-2015	100			05-31-2017	BD	B		30	EXTERIOR INSPECTION		
422B	06-16-2015	15	PLUMBING	95		100	06-16-2015		03-24-2016	BD			03	MEAS & INSPC		
2014-00142	06-10-2014	24	ADD DORMER	15,000	06-30-2015	100		& NEW SHINGLES	06-30-2015	DD			15	PERMIT VISIT		
2010-00089	04-20-2010		NEW BIZ			100	01-13-2011	CO ISSUED	06-16-2010	JW			32	COM FIELD REVIEW		
									01-11-2007	SC			01	LEFT NOTICE		
									10-06-2005	RC			01	LEFT NOTICE		
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value
1	0352	DAY CARE MDL	UC			11,700 SF	3.85	1.00000	5	1.00	UNIO	2.100		0	8.08	94,500
Total Card Land Units						0.27	AC	Parcel Total Land Area: 0.27						Total Land Value		94,500

