

CITY OF LACONIA HERITAGE COMMISSION

Wednesday, May 11, 2022 - 5:00 PM
City Hall - Armand A. Bolduc City Council Chamber
AGENDA

This meeting will be held in person in the noticed meeting room. In conformance to NH RSA 91-A, a quorum of the board's members must be physically present in the meeting room for the meeting to start and/or continue.

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 April 13 minutes
 7. City Council Liaison Report
 8. Planning Board update
 9. New business
 - 9.I. Presentation of Laconia Property Enhancement & Preservation Award to Clare and Michael Persson at 43 McGrath Street
 - 9.II. Discussion of guidelines for design of Heritage Commission logo
 - 9.III. Possible meeting of Lakes Region Heritage Commissions, Saturday May 21
 10. Old business
 - 10.I. 171 Gold Street
Item tabled from April 13
- Documents:
- [171 GOLD STREET.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

MAR 29 2022

DEMOLITION PERMIT Application

CODE

ENFORCEMENT
DATE: 3-29-2022

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

YEAR BUILT: 1770

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: 171 117600D ST LACONIA	SQUARE FOOTAGE of STRUCTURE gross area 4946 10,636
OWNER'S NAME & MAILING ADDRESS: AUGUS Properties	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: 978-479-2990	VALUE: 200,000 149,500
SCOPE OF WORK: Demolition of structure, UNSAFE Buildings	

CONTRACTOR'S NAME: MIKE LOKKEN	CONTRACTOR'S TELEPHONE NO: 978-479-2990
CONTRACTOR'S ADDRESS: 14 Belvidere St. LACONIA	

FORMER USE OF BUILDING

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

APPROXIMATE START DATE: 6-1 APPROXIMATE FINISH DATE: 6-15

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



COPY OF COMPLETED ASBESTOS DEMO/RENOVATION NOTIFICATION FORM.

HAVE ALL HAZARDOUS MATERIALS BEEN REMOVED? YES NO

DOES THE BUILDING CONTAIN ANY ASBESTOS? YES NO

FEE:

CONTRACTOR'S SIGNATURE: 

CODE OFFICIAL'S APPROVAL: _____ **DATE:** _____

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT	
ANTAEUS HOLDINGS LTD		1 All Public				Description	Assessed
14801 QUORJUM DR STE 300						RESIDENTL	138,900
						RES LAND	69,400
						RESIDENTL	10,600
DALLAS TX 75254							1501
							LACONIA, NH
							VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)				
Year	Code	Description	Amount	Number	Amount	Comm Int	Year	Code	Assessed V	Year	Code	Assessed
								2021	1110	2020	1110	127,100
									1110		1110	59,100
									1110		1110	10,600
												178,100

EXEMPTIONS
 Description: ANTAEUS HOLDINGS LTD, BIRCH TREE PROPERTY MANAGEMENT LL, LAKEPORT RENTALS LLC, TEFFT DIANE E, FELIX 2002 IRREVOCABLE TRUST
 Amount: 0.00
 Total: 0.00

OTHER ASSESSMENTS		Code	Description	Number	Amount	Comm Int

ASSESSING NEIGHBORHOOD		TIF District	ID Code
		TIF2	

BUILDING PERMIT RECORD		Amount	Insp Date	% Comp	Date Comp	Comments

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	APT 4-8 UNIT	UC			21,005	SF	2.45	1.00000	5	1.00	50	1.350		3.3	69,400

APPRaised VALUE SUMMARY
 Appraised Bldg. Value (Card) 135,400
 Appraised Xf (B) Value (Bldg) 3,500
 Appraised Ob (B) Value (Bldg) 10,600
 Appraised Land Value (Bldg) 69,400
 Special Land Value 0
 Total Appraised Parcel Value 218,900
 Valuation Method C

VISIT / CHANGE HISTORY
 Date: 11-02-2020, 03-25-2015, 03-19-2015, 09-15-2010, 04-15-2010, 06-24-2009, 07-20-1987
 Id: AB, JD, DD, DD, RK, CM, 99
 Type: CY
 Cd: 12, 25, 14, 14, 29, 02, 99
 Purpose/Result: MEAS DENIED, REVIEWED, INSPECTED, INSPECTED, DRIVE BY REVIEW, MEASURED, MMC.INFO

NOTES
 1E=DRAIN ESMT TO CITY

Parcel Total Land Area 0.48 AC
Total Card Land Units 0.48 AC
Parcel Total Land Area 0.48

CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)	
Element	Description	Element	Description
11	4-8 Unit		
01	Residential		
03	Average		
2.25			
4	Asbest Shingle		
07			
03	Gable/Hip		
03	Asph/F Gls/Cmp		
02	Wall Brd/Wood		
04	Plywood Panel		
12	Hardwood		
09	Pine/Soft Wood		
02	Oil		
05	Hot Water		
01	None		
08	8 Bedrooms		
5			
0	Total Xtra Fixtrs		
14	Total Rooms:		
02	Bath Style:		
02	Kitchen Style:		

CONDO DATA			
Parcel Id	C	B	S
Adjust Type	Description	Factor%	
Condo Fir			
Condo Unit			

COST / MARKET VALUATION			
Building Value New			
386,900			
Year Built	1770		
Effective Year Built	1981		
Depreciation Code	AV		
Remodel Rating			
Depreciation %	40		
Functional Obsol	25		
External Obsol	0		
Trend Factor	1.000		
Condition			
Condition %	35		
Percent Good	135,400		
RCNLD			
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
Cost to Cure Ovr			
Cost to Cure Ovr Comment			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Bld	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FGR1	GARAGE-AVE	L	962	22.00	1950	A	50			0.00
FPL1	FIREPLACE B	B	2	2800.00	1979		35			0.00
FPO	EXTRA FPLO	B	3	1000.00	1979		35			0.00
HRTH	HEARTH	B	2	600.00	1979		35			0.00
										400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,473	2,473	2,473	56.88	140,664
FEP	Porch, Enclosed, Finished	0	483	338	39.80	19,225
FUS	Upper Story, Finished	2,473	2,473	2,473	56.88	140,664
SFB	Base, Semi-Finished	0	943	566	34.14	32,194
UAT	Attic, Unfinished	0	2,473	247	5.68	14,049
UBM	Basement, Unfinished	0	1,530	306	11.38	17,405
UST	Utility, Storage, Unfinished	0	261	65	14.17	3,697
	Ttl Gross Liv / Lease Area	4,946	10,636	6,468		367,898

