

CITY OF LACONIA HERITAGE COMMISSION

Wednesday, July 14, 2021 - 5:00 PM
City Hall - Armand A. Bolduc City Council Chamber
Draft Minutes

7/14/2021 - Minutes

1. Call to order

Chair Michael Sweet called the meeting to order at 5:00 PM.

2. Salute to the flag

The commission saluted the flag.

3. Roll call

Members present: Mark Haynes, Lois Kessin, Catherine M. Tokarz, Jane Whitehead, Michael Sweet.

4. Recording secretary

Mackenzie Theberge

5. Staff in attendance

Planning Director Dean Trefethan

6. Acceptance of Minutes from previous meeting

6.1. Acceptance of Minutes for May 12

L. Kessin motioned to approve the minutes. J. Whitehead seconded the motion. There were no objections to the motion being approved.

7. City Council Liaison Report

M. Haynes explained that the council voted down on the expansion of the historic district. There was a final vote that night, but they will take it up on subsequent meetings. That way everyone is on the same page.

J. Whitehead said she attended that meeting, and some who spoke were misinformed. The reasons for not wanting the expansion were strange because Historic Districts are a benefit to the economy. J. Whitehead asks if there is any movement to inform about the positive side.

M. Haynes replied that there was a productive conversation and the beginning of the council being on the same page. M. Haynes agreed that they were misinformed, and as they move forward it will be an educational process. M. Haynes does see that there will be an expansion of the district.

C. Tokarz noted that most of the people who spoke were tenants and wants to know what their biggest concerns are.

M. Haynes stated that most of the landlords are not on site, and they only seem to care about the rent.

C. Tokarz asked what the specific issues are.

M. Haynes explained it has to do with the outside and the structure itself. The paint colors and doorknobs are where the water gets muddy.

C. Tokarz noted that tenants and the building owners are concerned about future committee members, and that they might change the rules after the City Council adopts them. D. Trefethan confirms that the actual ordinance itself would have to be changed by the City Council. There are rules and procedures for the board that can change without City Council approval or disapproval.

8. Planning Board update

D. Trefethan discussed that 808 Weirs Boulevard was approved a month before; they have been well demolished. 109 Weirs Boulevard just got their approval last night, there is no activity yet besides a construction fence. The development remains very strong.

The Elm Street project will be discussed in tonight's Zoning Board of Adjustment meeting. Preliminary construction has been started and they are preparing to do foundation work.

A reporter called from This Old House Magazine, they were interested in the 76 Lakeside house. Contact information was given, and there may be an article depending on when the building will be demolished.

9. New business

9.1. 59 Clinton Street

Attorney Shawna Bentley with Wescott Law represented the applicant Paugus Properties. S. Bentley stated that this property is old but does not prove that it is historic. Paugus Properties purchased this vacant property and there are serious concerns about the condition. There is interior water damage, rodents, and siding issues. They do not feel that they can put money into this building to bring it back to a functioning state.

J. Whitehead asked if there will be a parking lot.

S. Bentley stated that they do not really know, and it is not relevant to the determination for this meeting. They do know they cannot use it the way it is as of now.

C. Tokarz asked if there were any former interior pictures of the building.

S. Bentley said there are no photos, and the fixtures are 80's gold and frosted glass.

J. Whitehead made a motion to approve the demolition permit. C. Tokarz seconded the motion. All voted in favor.

C. Tokarz discussed that there are several houses on the market that were built between 1836 and 1920. Real estate sites have interior photos of these houses. C. Tokarz asks if the commission can capture these photos.

D. Trefethan thought that this was a great idea, and the commission agreed that we should capture these photos.

10. Old business

10.I. Update from Mae Williams

The board has no update to discuss.

11. Public comment

There were no comments from the public.

12. Other business

M. Sweet discussed that next month Eagle Scout, Ben Cone, will be present. B. Cone worked with Tara Shore on a project that deals with the historical district. B. Cone will be giving a presentation next meeting. C. Tokarz is trying to recruit him as a commissioner.

M. Sweet and the commission thanked Dorothy Duffy, founding member of the Heritage Commission, for her service.

13. Adjournment

L. Kessin motioned to adjourn, C. Tokarz seconded the motion. All voted in favor.

Meeting adjourned at 5:27 PM.

DRAFT