

City of Berlin, NH

Office of the City Manager



CITY MANAGER'S REPORT 10-16-2023

1. The City's parking ban starts on November 1. No vehicles shall be parked on City streets between the hours of Midnight and 7:00 a.m. Overnight parking is allowed in the parking lot adjacent to the Salvation Army.
2. Attached is the September 2023 Real Estate Transfer Report.
3. The contractor has commenced work on the streets, today we are milling sections of Cole and Emery Street. Paving is scheduled to commence on the 19th and be complete as of the 24th, weather permitting. Streets to be paved include Cole Street, Emery Street, Beaudoin Street, Gendron Street, King Street, Peavey Lane and Jasper Street.
4. From all indications the Riverfire event was a success.
5. The salt shed is scheduled for an October 24 delivery and construction should take 2 to 3 days.
6. Replacement lights for the River Walk should be in this week and will be installed shortly thereafter.
7. The stair lift for City Hall has been ordered and is being fabricated. The schedule for installation will be updated in the near future.

TRANSFER LIST FOR SEPT 2023

Grantor	Owner Full Name	Owner Name Line 2	Address Line 1	Address Line 2	City	State	Zip	MBLU	Lot	Unit	Model Desc	Occupancy Desc	Location	Zoning	Record Date	Sale Price	Total Assessed Parcel Value	Land Acres
LOMBARD, CRAIG S	THE CONSERVATION FUND		1655 N. FORT MYERS DRIVE	SUITE 1300	ARLINGTON	VA	22209	000414	000002	000000	Vacant	REC HW	LOT 7-9 RANGE 10	RR	09/01/2023	\$550,000	\$37,313	687.00
RIENDEAU, LEO R	LINDSAY, MICHAEL JOSEPH		555 SOUTH COMMERCIAL ST	APT 407	MANCHESTER	NH	03101	000128	000112	000000	Vacant	Vac w/ OB	47 SUMMER STREET	RT	09/06/2023		\$16,500	0.11
RIENDEAU, LEO R	LINDSAY, MICHAEL JOSEPH		555 SOUTH COMMERCIAL ST	APT 407	MANCHESTER	NH	03101	000128	000113	000000	Residential	Three Family	53-55 SUMMER STREET	RT	09/06/2023	\$121,000	\$96,800	0.11
LIGHT, STUART S	KALEM, ALI JOHN		45 KNOX MARSH ROAD		DOVER	NH	03820	000129	000123	000000	Apartments	Apartment - 4-8	634 BURGESS STREET	RG	09/11/2023	\$205,000	\$161,700	0.11
DUBE, ARTHUR E	DUBE, ARTHUR E	& CLAIRE M, ETAL	372 COOS STREET		BERLIN	NH	03570	000130	000070	000000	Residential	Single Family	372 COOS STREET	RT	09/11/2023		\$106,800	0.11
THE CONSERVATION FUND	AFFORDABLE HOUSING, EDUCATION &	DEVELOPMENT INC	262 COTTAGE STREET	1ST FLOOR	LITTLETON	NH	03561	000114	000049	000000	Vacant	Vacant Land	OFF CORBIN STREET	RS	09/11/2023		\$53,220	71.00
LEATH, EUGENIA	RAYMUNDO, JOSE SEGURA		11 GOULD COURT	APT 3	GLOUCESTER	MA	01930	000119	000178	000000	Residential	Single Family	182 MADISON AVENUE	RG	09/12/2023	\$180,000	\$137,500	0.11
CHAREST, CINDY & MATTHEW	LEFEBVRE, COREY PAUL		21 CHARRON AVENUE		BERLIN	NH	03570	000111	000133	000000	Residential	Single Family	21 CHARRON AVENUE	RS	09/12/2023	\$200,000	\$227,300	0.44
GORE, JOHN ARCHIBALD	MENARD, MICHAEL SCOTT		PO BOX 3846		NANTUCKET	MA	02584	000125	000076	000000	Residential	Single Family	34 PAINE STREET	RS	09/12/2023	\$100,000	\$130,800	0.24
LEMIEUX, ARTHUR T	LEMIEUX, ARTHUR & JEREMY TRSTS OF	ARTHUR LEMIEUX JOINT REV TRUST	109 STATE STREET		BERLIN	NH	03570	000120	000045	000000	Residential	Two Family	109 STATE STREET	RT	09/13/2023		\$116,000	0.12
CONLEY, MICAEL DEVINE	FERRIS, ETHAN &	CAMPBELL, JADYN	33 WIGHT STREET		BERLIN	NH	03570	000119	000341	000000	Residential	Two Family	33 WIGHT STREET	RG	09/13/2023	\$150,000	\$117,300	0.13
ROSSITTO, RYAN JAMES	RAMSDELL, KELLY & SCOTT		206 HOWARD STREET		BERLIN	NH	03570	000138	000009	000000	Residential	Single Family	206 HOWARD STREET	RS	09/15/2023	\$283,000	\$250,500	0.46
TUFTS, RAYMOND H	WHITE, WILLIAM		851 FOURTH AVENUE		BERLIN	NH	03570	000130	000362	000000	Residential	Three Family	461 CHAMPLAIN STREET	RG	09/15/2023	\$70,000	\$96,700	0.23
BOUCHER, BARBARA H	CHERIM, MICHAEL S		PO BOX 193		INTERVALE	NH	03845	000404	000054	000000	Vacant	Vacant Land	EAST MILAN ROAD	RR	09/18/2023	\$35,000	\$28,700	2.55
BOUCHER, GARY P	BOUCHER, GARY & ROXANNE CO-TRSTS	BOUCHER FAMILY REV TRUST 9-14-23	32 HAVEN AVENUE		BERLIN	NH	03570	000137	000118	000000	Residential	Single Family	32 HAVEN AVENUE	RS	09/18/2023		\$147,200	0.23
ALONZO, JOSHUA RICHARD	SARANTIS, MARC & RACHEL		276 OLD WESTFORD ROAD		CHELMSFORD	MA	01824	000119	000438	000000	Residential	Three Family	786 SECOND AVENUE	RG	09/18/2023	\$150,000	\$141,200	0.19
WARDEN, MITCHELL EDWARD &	THERIEN, JOSEPH D & ROSEMARY		49 INDIAN RUN TRAIL		SMITHFIELD	RI	02917	000109	000030	000000	Residential	Single Family	913 SIXTH AVENUE	BG	09/18/2023	\$150,000	\$154,100	0.27
CROTEAU, GEORGE & KEVIN	NATIONAL EMS INSTITUTE INC.		90 MAIN STREET		CARVER	MA	02330	000119	000004	000000	Commercial	Commercial	102 MAIN STREET	DT	09/20/2023	\$50,000	\$103,200	0.06
CLAFFEY, CASSANDRA R.	LANG, DAVID & ROXANNE		1931 HICKORY ROAD		KIMBALL	MI	48074	000132	000122	000000	Residential	Single Family	630 HOWLAND STREET	RS	09/20/2023	\$162,000	\$127,100	0.45
CURRIER, RICHARD J JR	CURRIER, RICHARD J &	RAND, DAWN M	1816 HUTCHINS STREET		BERLIN	NH	03570	000135	000032	000000	Residential	Single Family	1816 HUTCHINS STREET	RG	09/20/2023		\$130,100	0.38
RYLL, KEVIN	COUSIN GARY INVESTMENT GROUP, LLC		243 OLD ROCHESTER ROAD		SOMERSWORTH	NH	03878	000128	000085	000000	Residential	Two Family	129 SPRUCE STREET	RT	09/21/2023	\$175,000	\$155,600	0.11
HEIDT, MELVIN &	NORMAN, JOSHUA T		770 SIXTH AVENUE		BERLIN	NH	03570	000110	000121	000000	Residential	Single Family	770 SIXTH AVENUE	RS	09/21/2023	\$161,500	\$141,900	0.23
RYLL, KEVIN	COUSIN GARY INVESTMENT GROUP, LLC		243 OLD ROCHESTER ROAD		SOMERSWORTH	NH	03878	000128	000085	000000	Residential	Two Family	129 SPRUCE STREET	RT	09/22/2023		\$155,600	0.11
MEDRANO, RAMSES & PENNY	BAILLARGEON, COREY M &	COTE, MEGAN	25 SPRUCE STREET		BERLIN	NH	03570	000120	000440	000000	Residential	Single Family	25 SPRUCE STREET	RT	09/26/2023	\$228,000	\$163,700	0.23

Grantor	Owner Full Name	Owner Name Line 2	Address Line 1	Address Line 2	City	State	Zip	MBLU	Lot	Unit	Model Desc	Occupancy Desc	Location	Zoning	Record Date	Sale Price	Total Assessed Parcel Value	Land Acres
HOGAN, STEPHANIE	BUTEAU, MADISYN		608 LINCOLN AVENUE		BERLIN	NH	03570	000121	000084	000000	Residential	Single Family	608 LINCOLN AVENUE	RS	09/27/2023		\$177,000	0.37
LEVEILLE, MARCEL RENE & PRISCILLA LOUISE	LEVEILLE, MARCEL & PRISCILLA TRSTS OF	LEVEILLE FAMILY REV TRUST OF 2023	15 WINTER STREET		BERLIN	NH	03570	000120	000401	000000	Residential	Single Family	28 ARTHUR STREET	RS	09/27/2023		\$108,900	0.23
LEVEILLE, MARCEL	LEVEILLE, MARCEL & PRISCILLA TRSTS OF	LEVEILLE FAMILY REV TRUST OF 2023	15 WINTER STREET		BERLIN	NH	03570	000120	000402	000000	Residential	Single Family	15 WINTER STREET	RS	09/27/2023		\$180,100	0.24
CROOKER, JOAN A, TRUSTEE OF	CROOKER, CHRISTOPHER		240 GLEN AVENUE		BERLIN	NH	03570	000117	000044	000000	Commercial	Commercial	240 GLEN AVENUE	BG	09/28/2023		\$113,000	0.35
CHOUINARD, RANDAL M	PHILLIPS, WILLIAM R &	HARPELL, TAYLOR N	487 ROCKINGHAM STREET		BERLIN	NH	03570	000130	000174	000000	Residential	Single Family	487 ROCKINGHAM STREET	RG	09/28/2023	\$270,000	\$222,900	0.80
NORTH COUNTRY INTEGRITY	WILSON, BRET O & VICKI A TRSTES	BRET & VICKI WILSON TRUST	1150 SW CALAMAR AVENUE		PORT ST LUCIE	FL	34953	000129	000010	000000	Residential	Single Family	351 SCHOOL STREET	RT	09/29/2023	\$101,000	\$105,600	0.10