

BOARD OF ASSESSMENT - LAWRENCE COUNTY
FORMAL HEARINGS SCHEDULE SUMMARY
BETWEEN 8/6/2025 and 8/6/2025
 Location: 101 - Commissioners' Room

Date Time	Owner Name	Parcel Number	Hearing Type	Property Type
Appraised	Situs	Control Number	Appt ID	2nd Name?
8/6/2025 10:30 AM	Paul Luginbuhl	25/2462/0101/000	R	R
241,700	9 Victoria Dr	25269100		
8/6/2025 11:00 AM	RILEY, THOMAS H	30/3801/0129/000	R	R
117,100	1337 Patterson Rd	30075200		*
	1323 Patterson Rd			
8/6/2025 11:30 AM	EAGAN, W DENNIS & NANCY E	32/4001/0145/000	R	L1
21,600	Acorn Dr	32169900		
8/6/2025 01:30 PM	HANEY, WILLIAM A JR	26/1414/0126C/000	R	L2
22,200	Wampum Rd	26091302		
8/6/2025 02:30 PM	KLINGENSMITH, MARY ANN	34/4214/0190/000	R	R
62,400	1416 W Washington St	34089800		
8/6/2025 03:00 PM	NIMMO, LANCE & MEGAN	32/4001/0101E/000	R	R
114,200	3352 Church	32090701		

6 parcels listed for Appeal Dates between 8/6/2025 and 8/6/2025

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 10:30 AM

OWNER: Paul Luginbuhl

PARCEL: 25/2462/0101/000

2ND CONTACT:

TYPE: R

SITUS: 9 Victoria Dr

ACRES: 0.6800

FAIR ASSESSED VALUE

Old: \$241,700
Last Mailed: \$241,800
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
☐ Withdrawn
☐ Denied
☐ Revised
☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

25269100

25269100

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

893

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals shall be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: PAUL LUGENBUHL Phone #: 970.618.2353Mailing Address: 4131 CR 103 CARBONDALE, CO 816233rd Party Representation (i.e. Attorney): _____ Phone #: _____Mailing Address: ~~9 VICTORIA DR. DE~~Property Location: 9 VICTORIA DR. Municipality: Neshannock Twp.Control Number: 25269100 Parcel Number: _____Lot Size or Acreage: _____ Purchase Price: \$325,000.00**APPEAL TYPE:**

- ☐ Annual Appeal (Aug. 1st deadline) Assessment Being Appeal: _____
☐ Change in Assessment Appeal (40 days from Notice in Change of Assessment)
☐ Clean and Green Appeal (Aug. 1st deadline)
☐ Exemption Appeal (Aug. 1st deadline)
☐ Catastrophic Event (6 Months from time of event or at end of calendar year, whichever is longer)

PROPERTY TYPE (Check & Complete the proper Classification below)☐ **COMMERCIAL USE / INDUSTRIAL:**

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

☐ **APARTMENT / OFFICE BUILDING** (ATTACH INCOME AND EXPENSE STATEMENTS)

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____

☒ **SINGLE / MULTI-FAMILY:** (APT. 4 or less)

Vacant Land: _____
Rent Income: _____ (If single family not owner occupied)

☐ **MANUFACTURED HOME:** (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

☐ **FARM:** _____Reason for Appeal: property purchased + needs work**CERTIFICATE OF APPEAL**Signature(s): Paul LugenbuhlDate: 7.16.25

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on December 4th, 2024. **SECTIONS C. 1, 2 & 3 WILL STRICTLY BE ENFORCED.**

FOR ASSESSMENT OFFICE USE ONLYDate of Hearing: Aug 6, 2025 Hearing Time: 10:30 AM

Parcel Map

Lawrence County

CAMA Card

Lawrence County Assessment Office

PROVIDED WITHOUT WARRANTY OF ANY KIND

General Information

Control Number

25269100

Tax Map

2462 0101

Parcel Address

9 Victoria Dr
New Castle
5 Neshannock Twp

School District

PA 16105

Municipality

Legal Information

Neighborhood

2517

Property Type

R

Tax Status

T

Acres:

0.68

Land Use Type:

101

Card Number

1 of 1

Assessment Property Class:

R

(Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information

Owner Name

LZV TRUST

Owner Address

PO BOX 409

City

WEST PITTSBUR

State

PA

Zip

16160

Value Data

BASE YEAR: 2003

Current Assessed Value

Land: 53,100

C&G Land: 0

Improvements: 0

Total: 236,500

Status

Clean & Green: 0

Homestead:

Land Information

Type

S1

Description

Primary Site

Land Units

SF

Unit Price

0.00

MKT VALUE

53,040

Parcel Total Land Area

0.68

Permit Information

Date

Type

Description

Sales History

Instrument Number	Sale Date	Validation Code	Sale Price	Grantee	Code	Description	Living Area	Gross Area
2023-007395	11-14-2023	16	225,000	LZV TRUST	BSMF	Basement - Full	0	2,202
1999-008834	07-02-1999	22	262,000		EPUA	Enclosed Porch - Frame	0	342
1998-016859	12-21-1998	22	240,000		FFLA	First Floor - Frame	2,202	2,202
0	01-01-1983	22	0		GARC	Garage - Frame	0	542
					OPA	Open Porch - Frame	0	144
					PTOA	Patio - Brick	0	168
Sketch Area Totals							2,202	5,600

Building Sketch Summary

Code

BSMF

Description

Basement - Full

Code

EPUA

Description

Enclosed Porch - Frame

Code

FFLA

Description

First Floor - Frame

Code

GARC

Description

Garage - Frame

Code

OPA

Description

Open Porch - Frame

Code

PTOA

Description

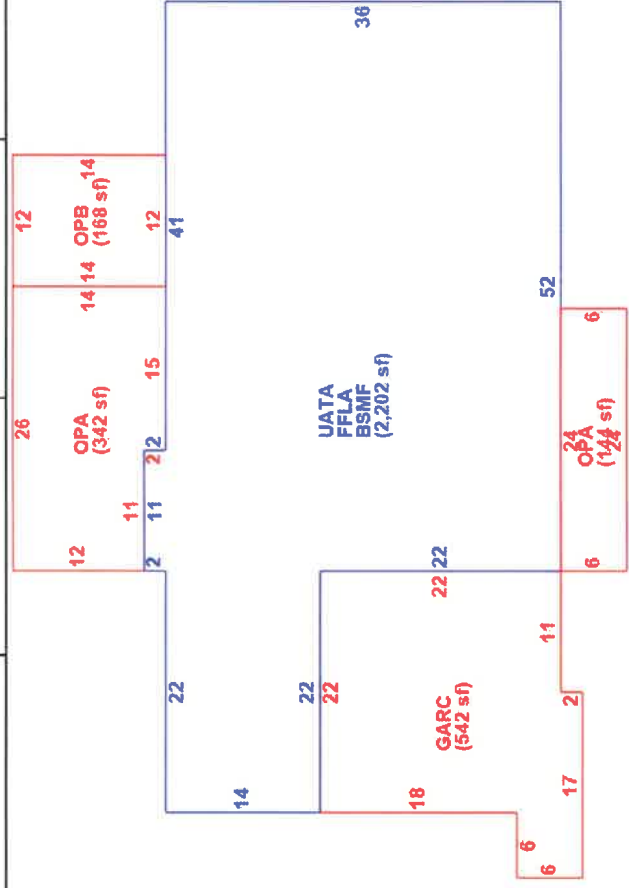
Patio - Brick

Lawrence County Assessment Office

CAMA Card

Page 1 of 1

Stories:		1 Story		Building Use Code:		Residential 1 Family		Building Condition:		A		Manufactured Home	
Total Rooms:		8		Exterior Wall 1:		Wood (Est: W)		Building Value:		188,700		Mobile Home Park:	
Bed Rooms:		4		Exterior Wall 2:				Total Living Area:		2202		MH ID:	
Family Rooms:		0		Int Vs Ext:		Interior Same Overall (Est: S)		FPL Masonry:		1		MH Class:	
Full Baths:		2		Basement:		76-100% (Est: 100)		FPL Metal:				MH Manufacturer:	
Half Baths:		1		Interior Wall:				FPL Additional:				MH Length:	
Total Living Area:		2202		Interior Floor:				# of Car Bsmt Garage		0		MH Width:	
Attic Type:		Not Applicable (Est: None)		Year Built:		1977		Bsmt Garage Area:		0		MH Addition:	
Central Air:		Central (Est: Ac)		Effective Age:		1977		Finished Basement:		0		MH Title:	
Heating Type:		Forced Hot Air (Est: F)		House Grade:		B+		Rec Room:		0		MH VIN:	

[illegible]

25 269100 2462 101

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 11:00 AM

OWNER: RILEY, THOMAS H

PARCEL: 30/3801/0129/000

2ND CONTACT: RYLEY, THOMAS

TYPE: R

SITUS: 1337 Patterson Rd

ACRES: 8.5700

FAIR ASSESSED VALUE

Old: \$117,100
Last Mailed: \$117,000
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
☐ Withdrawn
☐ Denied
☐ Revised
☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

30075200

30075200

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

CASH

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals shall be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: Thomas Ryley Phone #: 724 714 6668

Mailing Address: 1323 Patterson Rd

3rd Party Representation (i.e. Attorney): _____ Phone #: _____

Mailing Address: 1337 Patterson Rd

Property Location: Patterson Rd Municipality: Scott Township

Control Number: 30-075200 Parcel Number: _____

Lot Size or Acreage: 8.57 Acres Purchase Price: _____

APPEAL TYPE:

- ☒ **Annual Appeal** (Aug. 1st deadline) Assessment Being Appeal: 117,000
☐ **Change in Assessment Appeal** (40 days from Notice in Change of Assessment)
☐ **Clean and Green Appeal** (Aug. 1st deadline)
☐ **Exemption Appeal** (Aug. 1st deadline)
☐ **Catastrophic Event** (6 Months from time of event or at end of calendar year, whichever is longer)

PROPERTY TYPE (Check & Complete the proper Classification below)

[] COMMERCIAL USE / INDUSTRIAL:

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

[] APARTMENT / OFFICE BUILDING (ATTACH INCOME AND EXPENSE STATEMENTS)

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____

☒ **SINGLE / MULTI-FAMILY:** (APT. 4 or less)

Vacant Land: _____
Rent Income: _____ (If single family not owner occupied)

[] MANUFACTURED HOME: (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

[] FARM: _____

Reason for Appeal: Building dilapidated

CERTIFICATE OF APPEAL

Signature(s): Tom Ryley Date: _____

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on December 4th, 2024. **SECTIONS C. 1, 2 & 3 WILL STRICTLY BE ENFORCED.**

FOR ASSESSMENT OFFICE USE ONLY

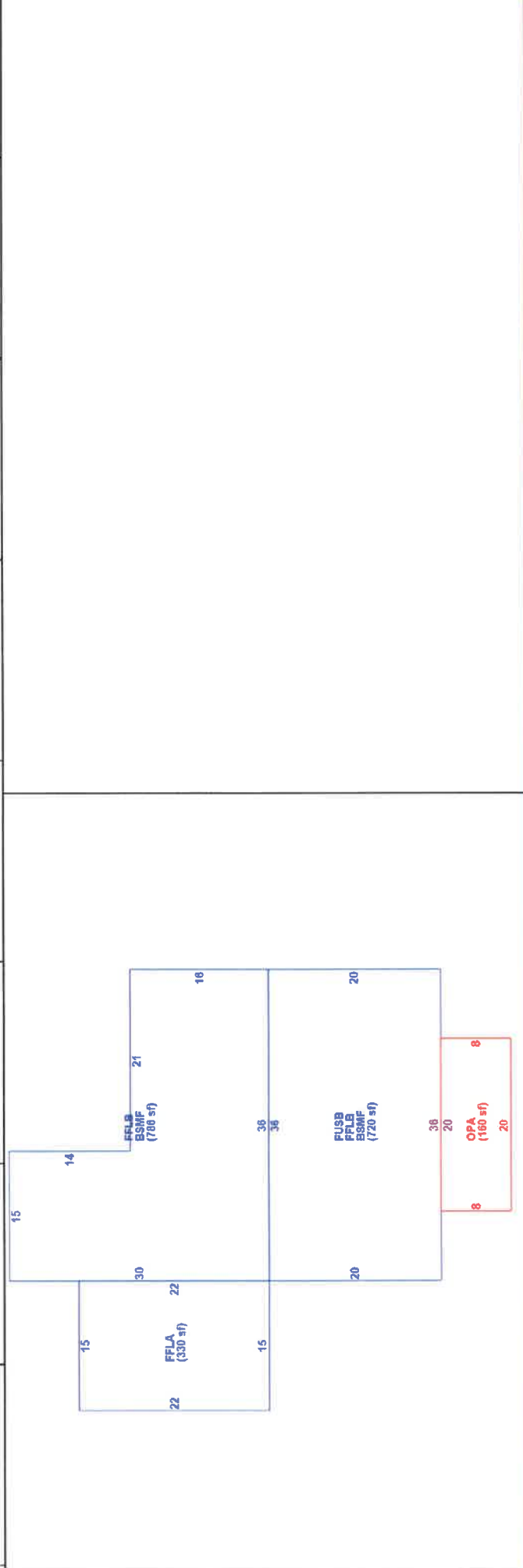
Date of Hearing: 8-6-25 Hearing Time: 11:00 AM

General Information		Legal Information	
Control Number	30075200	Neighborhood	3005
Tax Map	3801 0129	Property Type	R
Parcel Address	1337 Patterson Rd PA	Tax Status	T
School District	3	Acres:	8.57
Municipality	Scott Twp	Land Use Type:	101
		Card Number	1 of 1
		Assessment Property Class:	R (Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information			
Owner Name	Owner Address	City	State Zip
RILEY, THOMAS H	1337 PATTERSON RD	NEW CASTLE	PA 16101-9577

Value Data		Land Information					Permit Information			
BASE YEAR: 2003		Type	Description	Land Units		Unit Price	MKT VALUE	Date	Type	Description
Current Assessed Value		A1	Primary Site	AC	1,000	20,600.00	17,510			
Land: 40,000		A5	Tillable	AC	2,350	14,000.00	8,850			
C&G Land: 0		A9	Wasteland	AC	1,890	575.00	1,090			
Improvements: 0		A8	Woodland	AC	3,330	14,000.00	12,540			
Total: 112,300										
Status										
Clean & Green: 0										
Homestead:			Parcel Total Land Area		8.57					

Sales History				Building Sketch Summary				
Instrument Number	Sale Date	Validation Code	Sale Price	Grantee	Code	Description	Living Area	Gross Area
1997-007758	07-28-1997	22	0	RILEY, THOMAS H	FFLA	First Floor - Frame	1,064	1,064
1995-001118	02-16-1995	22	0					
0	01-01-1983	22	0					
					Sketch Area Totals		1,064	1,064

[illegible]

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 11:30 AM

OWNER: EAGAN, W DENNIS & NANCY E

PARCEL: 32/4001/0145/000

2ND CONTACT:

TYPE: L1

SITUS: Acorn Dr

ACRES: 0.9400

FAIR ASSESSED VALUE

Old: \$21,600
Last Mailed: \$20,500
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
☐ Withdrawn
☐ Denied
☐ Revised
☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

32169900

32169900

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals shall be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: W. DENNIS EAGAN & NANCY E. EAGAN Phone #: 724-944-7745

Mailing Address: 233 ACORN DRIVE NEW CASTLE PA 16101

3rd Party Representation (i.e. Attorney): _____ Phone #: _____

Mailing Address: _____

Property Location: LOT 145 OLD STATE ROAD Municipality: SLIPPERY ROCK TOWNSHIP

Control Number: DEED BOOK: 1837-0391 Parcel Number: 32-16 9900

Lot Size or Acreage: 0.94 acre Purchase Price: \$1.00

APPEAL TYPE:

- ☒ Annual Appeal (Aug. 1st deadline) Assessment Being Appeal: \$20,500.00
☐ Change in Assessment Appeal (40 days from Notice in Change of Assessment)
☐ Clean and Green Appeal (Aug. 1st deadline)
☐ Exemption Appeal (Aug. 1st deadline)
☐ Catastrophic Event (6 Months from time of event or at end of calendar year, whichever is longer)

PROPERTY TYPE (Check & Complete the proper Classification below)

☐ COMMERCIAL USE / INDUSTRIAL:

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

☐ APARTMENT / OFFICE BUILDING (ATTACH INCOME AND EXPENSE STATEMENTS)

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____

☒ SINGLE / MULTI-FAMILY: (APT. 4 or less)

Vacant Land: YES
Rent Income: N/A (If single family not owner occupied)

☐ MANUFACTURED HOME: (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

☐ FARM: _____

Reason for Appeal: CURRENT VALUATION IS \$14,500.00 OVER NEW APPRAISAL WHICH HAS A VALUE OF \$6,000.00 IN COMPARABLES.

CERTIFICATE OF APPEAL

Signature(s): W. Dennis Eagan & Nancy E. Eagan Date: 7-14-25

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on December 4th, 2024. SECTIONS C. 1, 2 & 3 WILL STRICTLY BE ENFORCED.

FOR ASSESSMENT OFFICE USE ONLY

Date of Hearing: Aug 6, 2025 Hearing Time: 11:30 am

General Information

Control Number 32169900
Tax Map 4001 0145
Parcel Address Acorn Dr , PA
School District 3 Slippy Rock Twp
Municipality

Legal Information

Neighborhood 3213
Property Type L1
Tax Status T
Acres: 0.94
Land Use Type: 100
Card Number 1 of 0

Assessment Property Class: L1 (Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information

Owner Name EAGAN, W DENNIS & NANCY E
Owner Address 233 ACORN DR
City NEW CASTLE
State PA
Zip 16101

Value Data

BASE YEAR: 2003

Current Assessed Value

Land: 20,500

C&G Land: 0

Improvements: 0

Total: 20,500

Status

Clean & Green: 0

Homestead:

Land Information

Type	Description	Land Units	Unit Price	MKT VALUE
S1	Primary Site	SF 41,000	0.00	21,600
Parcel Total Land Area		0.94		

Permit Information

Date	Type	Description

Sales History

Instrument Number	Sale Date	Validation Code	Sale Price
2025-004239	06-30-2025	02	1
2003-008893	05-30-2003	22	0
0	01-01-1983	22	0

Building Sketch Summary

Code	Description	Living Area	Gross Area
EAGAN, W DENNIS & NANCY E			
Sketch Area Totals		0	0

Building Information

Bldg

Card # 1 of 1

Stories:

Total Rooms:

Bed Rooms:

Family Rooms:

Full Baths:

Half Baths:

Total Living Area:

Attic Type:

Central Air:

Heating Type:

Building Use Code:

Exterior Wall 1:

Exterior Wall 2:

Int Vs Ext:

Basement:

Interior Wall:

Interior Floor:

Year Built:

Effective Age:

House Grade:

Building Condition:

Building Value:

Total Living Area:

FPL Masonry:

FPL Metal:

FPL Additional:

of Car Bsmt Garage:

Bsmt Garage Area:

Finished Basement:

Rec Room:

Manufactured Home

Mobile Home Park:

MH ID:

MH Class:

MH Manufacturer:

MH Length:

MH Width:

MH Addition:

MH Title:

MH VIN:

Miscellaneous Structures						
Type of Outbuilding	Construction Type	Number of Stories	Year Built	Length	Width	Building Value

No Sketch

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 01:30 PM

OWNER: HANEY, WILLIAM A JR

PARCEL: 26/1414/0126C/000

2ND CONTACT:

TYPE: L2

SITUS: Wampum Rd

ACRES: 3.6500

FAIR ASSESSED VALUE

Old: \$22,200
Last Mailed: \$22,200
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
☐ Withdrawn
☐ Denied
☐ Revised
☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

26091302

26091302

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

CASH

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: William Honey Jr Phone #: 724-650-396

Mailing Address: 4058 Wampum Rd New Castle PA 16102

3rd Party Representation (i.e. Attorney): _____ Phone #: _____

Mailing Address: _____

Property Location: Wampum Rd Municipality: NBT

Control Number: 26-091302 Parcel Number: 26-1414-126C

Lot Size or Acreage: 3.65 Purchase Price: _____

APPEAL TYPE:

- ☒ Annual Appeal (Aug. 1st deadline) Assessment Being Appeal: _____
☐ Change in Assessment Appeal (40 days from Notice in Change of Assessment)
☐ Clean and Green Appeal (Aug. 1st deadline)
☐ Exemption Appeal (Aug. 1st deadline)
☐ Catastrophic Event (6 Months from time of event or at end of calendar year, whichever is longer)

PROPERTY TYPE (Check & Complete the proper Classification below)

☐ COMMERCIAL USE / INDUSTRIAL:

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

☐ APARTMENT / OFFICE BUILDING (ATTACH INCOME AND EXPENSE STATEMENTS)

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____

☐ SINGLE / MULTI-FAMILY: (APT. 4 or less)

Vacant Land: _____
Rent Income: _____ (If single family not owner occupied)

☐ MANUFACTURED HOME: (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

☐ FARM: _____

Reason for Appeal: land assessed too High

CERTIFICATE OF APPEAL

Signature(s): William Honey Jr Date: 2-27-25

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on December 4th, 2024. SECTIONS C. 1, 2 & 3 WILL STRICTLY BE ENFORCED.

FOR ASSESSMENT OFFICE USE ONLY

Date of Hearing: 8-6-25 Hearing Time: 1:30pm

General Information		Legal Information	
Control Number	26091302	Neighborhood	2621
Tax Map	1414 0126C	Property Type	L2
Parcel Address	Wampum Rd , PA	Tax Status	T
School District	7	Acres:	3.65
Municipality	North Beaver Twp	Land Use Type:	100
		Card Number	1 of 0
		Assessment Property Class:	L2 (Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information			
Owner Name	Owner Address	City	State
HANEY, WILLIAM A JR	4058 WAMPUM RD	NEW CASTLE	PA
		Zip	16102-3460

Value Data		Land Information			Permit Information		
BASE YEAR: 2003							
Current Assessed Value							
Land:	22,200	Type	A4	Description	Undeveloped	Land Units	3.650
C&G Land:	0					Unit Price	14,500.00
Improvements:	0					MKT VALUE	22,180
Total:	22,200						
Status							
Clean & Green:	0						
Homestead:							
		Parcel Total Land Area		3.65			

Sales History					Building Sketch Summary			
Instrument Number	Sale Date	Validation Code	Sale Price	Grantee	Code	Description	Living Area	Gross Area
2006-010772	09-13-2006	22	1	HANEY, WILLIAM A JR				
2002-010364	07-23-2002	22	0					
0	01-01-1983	22	0					
							Sketch Area Totals	0

Building Information		Bldg		Card # 1 of 1	
Stories: Total Rooms: Bed Rooms: Family Rooms: Full Baths: Half Baths: Total Living Area: Attic Type: Central Air: Heating Type:	Building Use Code: Exterior Wall 1: Exterior Wall 2: Int Vs Ext: Basement: Interior Wall: Interior Floor: Year Built: Effective Age: House Grade:	Building Condition: Building Value: 0 Total Living Area: FPL Masonry: FPL Metal: FPL Additional: # of Car Bsmt Garage Bsmt Garage Area: Finished Basement: Rec Room:	Manufactured Home		
			Mobile Home Park: MH ID: MH Class: MH Manufacturer: MH Length: MH Width: MH Addition: MH Title: MH VIN:		

Miscellaneous Structures					
Type of Outbuilding	Construction Type	Number of Stories	Year Built	Length	Width
No Sketch					

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 02:30 PM

OWNER: KLINGENSMITH, MARY ANN

PARCEL: 34/4214/0190/000

2ND CONTACT:

TYPE: R

SITUS: 1416 W Washington St

ACRES: 0.9900

FAIR ASSESSED VALUE

Old: \$62,400
Last Mailed: \$61,600
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
- ☐ Withdrawn
- ☐ Denied
- ☐ Revised
- ☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

34089800

34089800

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

CASH

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals shall be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: Mary Klingensmith Phone #: 724 652-7437

Mailing Address: 1416 W. Washington St

3rd Party Representation (i.e. Attorney): _____ Phone #: 724 71-8626

Mailing Address: _____

Property Location: Union twp Municipality: _____

Control Number: _____ Parcel Number: _____

Lot Size or Acreage: 1 Acre Purchase Price: 12,000

APPEAL TYPE:

- ☒ Annual Appeal (Aug. 1st deadline) Assessment Being Appeal: _____
☐ Change in Assessment Appeal (40 days from Notice in Change of Assessment)
☐ Clean and Green Appeal (Aug. 1st deadline)
☐ Exemption Appeal (Aug. 1st deadline)
☐ Catastrophic Event (6 Months from time of event or at end of calendar year, whichever is longer)

34089800

PROPERTY TYPE (Check & Complete the proper Classification below)

[] COMMERCIAL USE / INDUSTRIAL:

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

[] APARTMENT / OFFICE BUILDING (ATTACH INCOME AND EXPENSE STATEMENTS)

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____

[X] SINGLE / MULTI-FAMILY: (APT. 4 or less)

Vacant Land: _____
Rent Income: _____ (If single family not owner occupied)

[] MANUFACTURED HOME: (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

[] FARM: _____

Reason for Appeal: Feel assessment to high.

CERTIFICATE OF APPEAL

Signature(s): Mary Klingensmith Date: 3-16-25

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on December 4th, 2024. **SECTIONS C. 1, 2 & 3 WILL STRICTLY BE ENFORCED.**

FOR ASSESSMENT OFFICE USE ONLY

Date of Hearing: 8-6-25 Hearing Time: 2:30pm

General Information

Control Number

34089800

Tax Map

4214 0190

Parcel Address

1416 W Washington St , PA 16101

School District

New Castle

Municipality

6 Union Twp

Legal Information

Neighborhood

3427

Property Type

R

Tax Status

T

Acres:

0.99

Land Use Type:

101

Card Number

1 of 1

Assessment Property Class:

R

(Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information

Owner Name

KLINGENSMITH, MARY ANN

Owner Address

1416 W WASHINGTON ST

City

NEW CASTLE

State

PA

Zip

16101

Value Data

BASE YEAR: 2003

Current Assessed Value

Land: 17,200

C&G Land: 0

Improvements: 0

Total: 61,600

Status

Clean & Green: 0

Homestead:

Land Information

Type

S1

Description

Primary Site

Land Units

SF 42,975

Unit Price

0.00

MKT VALUE

18,010

Parcel Total Land Area

0.99

Permit Information

Date

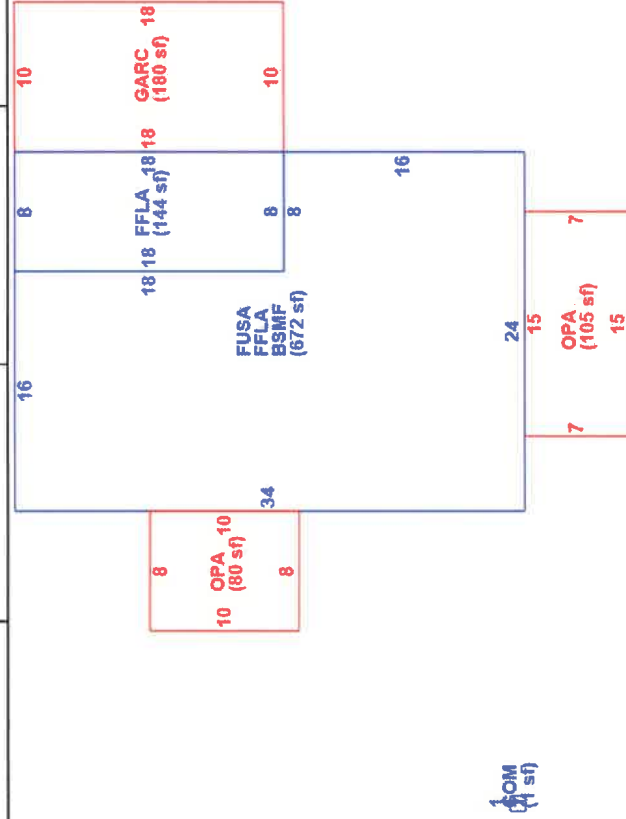
Type

Description

Sales History					Building Sketch Summary			
Instrument Number	Sale Date	Validation Code	Sale Price	Grantee	Code	Description	Living Area	Gross Area
2014-008328	10-10-2014	02	1	KLINGENSMITH, MARY ANN	BSMF	Basement - Full	0	672
1994-011127	12-02-1994	22	10,000		FFLA	First Floor - Frame	816	816
0	01-01-1983	22	0		FUSA	Finished Upper Story - Frame	672	672
					GARC	Garage - Frame	0	180
					OPA	Open Porch - Frame	0	80
					OPA	Open Porch - Frame	0	105
Sketch Area Totals							1,488	2,525

Building Information		Bldg 1	Card # 1 of 1
Stories:	2 Stories		
Total Rooms:	6		
Bed Rooms:	3		
Family Rooms:	0		
Full Baths:	2		
Half Baths:	1		
Total Living Area:	1488		
Attic Type:	Not Applicable (Est. None)		
Central Air:	None (Est. No)		
Heating Type:	Forced Hot Air (Est. F)		
Building Use Code:		Residential 1 Family	
Exterior Wall 1:		Wood (Est. W)	
Exterior Wall 2:			
Int Vs Ext:		Interior Same Overall (Est. S)	
Basement:		76-100% (Est. 100)	
Interior Wall:			
Interior Floor:			
Year Built:		1970	
Effective Age:		1970	
House Grade:		D+	
Building Condition:		A	
Building Value:		44,400	
Total Living Area:		1488	
FPL Masonry:		FPL Metal:	
FPL Additional:		# of Car Bsmt Garage	
Bsmt Garage Area:		0	
Finished Basement:		0	
Rec Room:		0	
Mobile Home Park:		MH ID:	
MH Class:		MH Manufacturer:	
MH Length:		MH Width:	
MH Addition:		MH Title:	
MH VIN:			

Miscellaneous Structures							
Type of Outbuilding	Construction Type	Number of Stories	Year Built	Length	Width	Total Area	Building Value
RS1	FRAME	1	1976	18	12	216	462



34 089800 4214 190

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

LOCATION: Commissioners' Room

DATE: 08/06/2025

TIME: 03:00 PM

OWNER: NIMMO, LANCE & MEGAN

PARCEL: 32/4001/0101E/000

2ND CONTACT:

TYPE: R

SITUS: 3352 Church

ACRES: 1.0000

FAIR ASSESSED VALUE

Old: \$114,200
Last Mailed: \$114,200
Proposed:

CLEAN AND GREEN ASSESSED VALUE

Old:
Last Mailed:
Proposed:

DECISION ORDER NOTES:

- ☐ No Show
☐ Withdrawn
☐ Denied
☐ Revised
☐ Delayed

L -

B -

T -

(Board Member)

(Secretary)

(Decision Date)

(Board Member)

(Appraiser)

(Board Member)

32090701

32090701

LAWRENCE COUNTY
COUNTY BOARD of ASSESSMENT APPEALS
OFFICIAL BOARD RECORD OF APPEAL HEARING

PROPERTY OWNER'S EVIDENCE OF MARKET VALUE:

1-28-25
1-28-25
1-28-25

LAWRENCE COUNTY BOARD OF ASSESSMENT APPEALS FORM

The undersigned hereby requests a formal hearing on an appeal of assessment before the Board of Assessment Appeals. All appeals shall be mailed to: Board of Assessment Appeals, Lawrence County Government Center, 430 Court St, New Castle Pa 16101

Owner(s) Name: Lance & Megan Nimmo

Mailing Address: 563 Princeton station Rd. 16101

Property Location: 3352 Church Rd. 16101 Municipality: Slippery Rock Twp.

Control Number: 32090701 Parcel Number: 32-4001-0101E

Lot Size or Acreage: 1 acre Purchase Price: \$35,000

APPEAL TYPE:

- ☒ **Annual Appeal** (Aug. 1st deadline) **Assessment Being Appeal:** \$114,200
☐ **Change in Assessment Appeal** (40 days from Notice in Change of Assessment))
☐ **Clean and Green Appeal** (Aug. 1st deadline)
☐ **Exemption Appeal** (Aug. 1st deadline)

PROPERTY TYPE (Check & Complete the proper Classification below)

☐ **COMMERCIAL USE / INDUSTRIAL:**

Owner Occupied: _____ Tenant Occupied: _____
Square Feet – Office Area: _____ Square Feet – Plant Area: _____
Annual Rent Amount: _____

☐ **APARTMENT / OFFICE BUILDING**

Gross Square Foot _____ Number of Units _____
Owner Occupied: _____ Tenant Occupied: _____
(ATTACH INCOME AND EXPENSE STATEMENTS)

☒ **SINGLE / MULTI-FAMILY:** (APT. 4 or less)

Vacant Land: _____
Rent Income: 00 (If single family not owner occupied) not inhabited
Rent Income: _____ (If duplex or triplex)

☐ **MANUFACTURED HOME:** (Must bring copy of title to hearing)

Year Built: _____ Size: _____
Make: _____ Model: _____

☐ **FARM:** _____

Reason for Appeal: _____

CERTIFICATE OF APPEAL

Signature(s): [Signature] Date: 1-28-25

By signing this application for appeal, you are agreeing to all the rules and regulations set forth at a public meeting by the Lawrence County Board of Assessment Appeal on September 5th, 2012.

FOR ASSESSMENT OFFICE USE ONLY

Date of Hearing: 8-6-25 Hearing Time: 3:00 pm

General Information

Control Number

32090701

Tax Map

4001 0101E

Parcel Address

3352 Church , PA 16101

School District

3 Slippy Rock Twp

Municipality

Legal Information

Neighborhood

3213

Property Type

R

Tax Status

T

Acres:

1.00

Land Use Type:

101

Card Number

1 of 1

Assessment Property Class:

R (Assessment Property Class is NOT a Zoning Classification. Contact the appropriate Municipal Zoning Officer for Zoning Info.)

Current Ownership Information

Owner Name

NIMMO, LANCE & MEGAN

Owner Address

563 PRINCETON STATION RD

City

NEW CASTLE

State

PA

Zip

16101

Value Data		Land Information			Permit Information		
BASE YEAR: 2003 Current Assessed Value Land: 21,800 C&G Land: 0 Improvements: 0 Total: 114,200 Status Clean & Green: 0 Homestead:		Type	Description	Land Units	Unit Price	MKT VALUE	Description
		A1	Primary Site	AC 1.000	21,800.00	21,800	
		Parcel Total Land Area		1.00			

Sales History					Building Sketch Summary			
Instrument Number	Sale Date	Validation Code	Sale Price	Grantee	Code	Description	Living Area	Gross Area
2022-009832	12-01-2022	10	35,000	NIMMO, LANCE & MEGAN	BSMF	Basement - Full	0	904
0	01-01-1983	22	0		FFLBF	Frozen First Floor - Masonry	904	904
					FUSBF	Frozen Finished Upper Story - Masonry	840	840
					OPB	Open Porch - Masonry	0	175
Sketch Area Totals							1,744	2,823

Building Information		Bldg	1	Card # 1 of 1	
Stories:	2 Stories		Building Use Code:		Residential 1 Family
Total Rooms:	6		Exterior Wall 1:		No Value/Na
Bed Rooms:	3		Exterior Wall 2:		
Family Rooms:	0		Int Vs Ext:		Interior Same Overall (Est: S)
Full Baths:	1		Basement:		76-100% (Est: 100)
Half Baths:	1		Interior Wall:		
Total Living Area:	1744		Interior Floor:		
Attic Type:	Not Applicable (Est: None)		Year Built:		1997
Central Air:	None (Est: No)		Effective Age:		1997
Heating Type:	None (Est: No)		House Grade:		C
			Building Condition:		A
			Building Value:		92,400
			Total Living Area:		1744
			FPL Masonry:		1
			FPL Metal:		
			FPL Additional:		
			# of Car Bsmt Garage		0
			Bsmt Garage Area:		0
			Finished Basement:		0
			Rec Room:		0
			Mobile Home Park:		
			MH ID:		
			MH Class:		
			MH Manufacturer:		
			MH Length:		
			MH Width:		
			MH Addition:		
			MH Title:		
			MH VIN:		

Miscellaneous Structures					
Type of Outbuilding	Construction Type	Number of Stories	Year Built	Length	Width
RS1	FRAME	1	1990	8	8
		Total Area		Building Value	
		64		0	

