



CITY OF DOVER

DOVER PLANNING BOARD – AGENDA

REVISED

Meeting Type: Regular Meeting
Meeting Location: Council Chambers, City Hall, 288 Central Ave, Dover NH 03820
Meeting Date: **Tuesday, October 27, 2020**
Meeting Time: **7:00 pm**

1. CITIZENS' FORUM

2. APPROVAL OF THE PRIOR MINUTES

- October 13, 2020 Regular Meeting Minutes

3. OLD BUSINESS

- A. Possible vote on the City's proposed Capital Improvements (CIP) FY 2023-2027. The CIP can be found on the City Web Site at www.dover.nh.gov and in the Library, City Clerk's office, and the Planning Department.

4. NEW BUSINESS

- A. Consideration and acceptance of a Conditional Use Permit to amend a previously approved Site Plan for DMC Real Estate Holdings, LLC, Assessor's Map H, Lot 33, zoned CM, located at 67 Knox Marsh Road. (Proposal is to construct an auxiliary 44 parking field and to add two electric car charging stations). *(P18-57A)
- B. Consideration and acceptance of a Conditional Use Permit for Peter Georgakilas, Assessor's Map M, Lot 102-12, zoned R-40, located on Middle Road. (Proposal is for a 13 lot open space subdivision with 875 feet of roadway and drainage, with a wetland buffer impact of 5,808 sq.ft.) *(P20-52)
- C. Consideration and acceptance of an Open Space Subdivision for Peter Georgakilas, Assessor's Map M, Lot 102-12, zoned R-40, and located at Middle Road. (Proposal is to construct an 875' roadway to provide access to a 13 lot open space condominium subdivision.) *(P20-51)
- D. Consideration and acceptance of a Conditional Use Permit for Gulf Landing Properties, LLC, Assessor's Map 38, Lot 9-A-2, zoned C, located off Central Avenue. (Proposal is to build a medical rehabilitation facility on a vacant lot with the building, parking, and drainage improvements impacting 14,000 square feet of the 50-foot wetlands buffer and a septic tank closer than 75 feet to a wetland). *(P20-67)
- E. Consideration and acceptance of a Site Review for Gulf Landing Properties LLC, Assessor's Map 38, Lot 9-A-2, zoned C, and located at Central Avenue. (Proposal is to construct a three story medical rehabilitation facility/treatment center with a parking lot for visitors and employees). *(P19-85)
- F. Consideration and possible posting of Site Plan Amendments (updating district names and references).

5. STAFF COMMENT

6. MEMBER COMMENTS

7. ADJOURNMENT

*Indicates that if the application is accepted for discussion, the public hearing will be held the same evening. Note that some hearings will be continued from one meeting to another and some may be postponed. Since this is only a partial description of the proposal and may change, persons with questions or wishing to see the plans are invited to visit the Planning Office, Monday through Thursday from 8:30 am to 5:30 pm and Friday 8:30 am to 4:00 pm or email Dover-Planning@dover.nh.gov. You may also view materials at www.dover.nh.gov.