

DOVER PLANNING BOARD

SPECIAL MEETING

HELD: Wednesday, April 25
7:40 p.m.
Planning Office

ATTENDING: Hugh C. Tuttle, Arthur J. DuBois, Robert N. Gillis, Robert L. Fox, Ambrose Breen, E. Vincent McDonald, Albert O. Bernard

STAFF: Doris M. Desautel, Planning Director

Chairman Hugh C. Tuttle called the special meeting of the Planning Board to order at 7:40 p.m.

Chairman Tuttle introduced the application by White Enterprises for the preliminary approval of Sunnybrooke subdivision.

Following a lengthy discussion which included communications from the Soil Conservation Service, the United States Department of Agriculture and the Sanitary Engineering Division of the New Hampshire State Department of Health; it was voted unanimously on motion by DuBois, seconded by Bernard to disapprove the proposed preliminary plat of Sunnybrooke by virtue of the fact that the plat is incomplete in that the street locations are in conflict with Public Service Company of New Hampshire easements, with particular reference to poles and lines. Further, that no turn around is provided on dead-end streets.

Following herewith is a record of communications referred to above:

UNITED STATES DEPARTMENT OF AGRICULTURE
Soil Conservation Service

22 South Main St.
Rochester, N. H.
April 24, 1962

City Planning Board
Dover, New Hampshire

Gentlemen:

On April 17, 1962 at the request of Planning Board member Hugh C. Tuttle, Mr. Barker of the Soil Conservation Service, Rochester, and I dug a series of eight test holes on a proposed subdivision site across from the Reardon farm on Mast Road, Dover.

All eight holes were dug to a depth of $3\frac{1}{2}$ feet. In all holes except one on a high point of land, the water table was found at $1\frac{1}{2}$ feet from the present land surface.

At the high point of land water was found at three feet from the surface.

Soil material found in all test holes was sand according to the USDA classification system.

Yours truly,

Theodore Kelsey
Soil Scientist

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THE STATE OF NEW HAMPSHIRE
STATE DEPARTMENT OF HEALTH
DIVISION OF SANITARY ENGINEERING

April 24, 1962

Miss Doris Desautel
Planning Director
City Hall
Dover, New Hampshire

Dear Miss Desautel:

This letter is in regard to the proposed Sunnybrooke subdivision in Dover. Data sent with the general plan indicated suitable percolation rates; however, high ground water is indicated in portions of the area. An inspection of the site was therefore made on April 20, 1962. This inspection revealed very wet conditions with a swamp area adjacent to one portion of the site. It would also appear that some portions of the area may be underlain with clay.

The percolation rates reported may have been during dry weather and lower ground water conditions. It is recommended therefore that additional percolation tests be made within the next two weeks and that soil borings be made to depths of 8 or 10 feet to determine soil types to this depth and ground water level at this time of year. After these determinations have been made we will be better able to advise regarding the feasibility of septic tank system sewage disposal.

Very truly yours,

Richard P. Grossman
Senior Sanitary Engineer

The Planning Board continued in a work session on the proposed revision of the zoning ordinance.

There being no further business, the meeting was adjourned at 10:15 p.m.

Respectfully submitted,

Arthur J. Dufois

Arthur J. Dufois
Secretary