

**DOVER PLANNING BOARD
NOTICE OF MEETING**

The Dover Planning Board will hold a public meeting concerning the following items on Tuesday, October 28, 1986, at 7:00 P.M. in the Council Chambers of the Municipal Building in Dover, New Hampshire.

Item #1: Public hearing on revisions to the Cocheco Waterfront Zoning District (CWD)

Item #2: Public hearing on revisions to the Conservation District.

Item #3: Consideration of acceptance of an application for site review of land owned by Tuttle Market Gardens, Inc., Assessor's Map M, lot 52B, zoned R-20 on Dover Point Road. (retail sales addition)*

Item #4: Consideration of acceptance of an application for site review of land owned by Prime Properties (applicant: Richard P. Millette & Associates), Assessor's Map H, lots 35D, 35E, 40A, zoned RM-20 on Knox Marsh Road. (600 condo units)*

Item #5: New Business.

a. Request by Charles Nutrie for waiver of underground utilities on those lots of his major subdivision (Mount Pleasant Estates) with frontage on the Henry Law Avenue and Back Road.

b. Request by Neal Lavoie for waiver of five foot paving setback (Site Review Regulations, 149-15:C; Driveways, 92-6:C). Applicant wishes to pave within two feet of a property line, where five feet is required. (Corner Wallingford/Paul; Assessor's Map 22, lot 21)

c. Other new business.

Item #6: Old Business.

a. Discussion of Haggemiller major subdivision (Alpine Ridge, Longhill Road).

b. Recommendation on appointment of a member to the Strafford Regional Planning Commission.

c. Other old business.

The Public is cordially invited.

*If the application is accepted, the public hearing will be held the same evening.

DOVER PLANNING BOARD
NOTICE OF PUBLIC HEARING

The Dover Planning Board will hold a public hearing on the following item on Tuesday, October 28, 1986 at 7:00 P.M. in the Council Chambers of the Municipal Building in Dover, New Hampshire:

The Planning Board is proposing revisions to Chapter 170 of the Code of the City of Dover, entitled Zoning, Section 27 Conservation District, as follows:

1. Expansion of the Conservation District from 75 feet to 150 feet along the mean high water line of any water body, river, stream bog, swamp or marsh subject to tidal action.
2. Expansion of the Conservation District from 75 to 150 feet along the mean high water line of any river or pond.
3. Include in the Conservation District those areas with slopes in excess of twenty percent.
4. River-front lots within the UMUD, CWD and B-2 zones are exempt from the Conservation District provided the development on the lots actively integrates the river resource.
5. A single boat dock or one mooring will be allowed with a Special Exception provided that they are for recreational and accessory use only. Only one dock or mooring will be allowed per lot or seventy five feet of river frontage, whichever is more restrictive.
6. Trees within the Conservation District with a diameter of six inches or greater, five feet from the ground shall not be cut or removed. The Conservation District may grant a waiver subject to a suitable replacement program.
7. A soil erosion and sedimentation control plan shall be submitted to verify the planned avoidance of erosion along bodies of water.
8. Allow the area within the Conservation District to be counted in the gross land area for the purposes of calculating density.

The full text of this ordinance is on file and available for public inspection in the Planning Department, weekdays from 8:00 A.M. to 4:00 P.M.

DOVER PLANNING BOARD
NOTICE OF PUBLIC HEARING

The Dover Planning Board will hold a public hearing on the following item on Tuesday, October 28, 1986 at 7:00 P.M. in the Municipal Building in Dover, New Hampshire.

The Planning Board proposes the following revision to Chapter 170, of the Code of the City of Dover, Section 16, Applicability of the Table of Dimensional Regulations:

1. Change the minimum front and side yard setbacks in the CWD to zero.

The Planning Department is open weekdays from 8:00 A.M. to 4:00 P.M. for public viewing of the full ordinance pertaining to the above revision.