



CITY OF DOVER

DOVER PLANNING BOARD – AGENDA

Meeting Type: Regular Meeting
Meeting Location: Council Chambers, City Hall, 288 Central Ave, Dover NH 03820
Meeting Date: **Tuesday, October 26, 2021**
Meeting Time: **7:00 pm**

1. CITIZENS' FORUM

2. APPROVAL OF THE PRIOR MINUTES

- October 12, 2021 Regular Meeting Minutes

3. OLD BUSINESS

- A. Public hearing and possible recommendation on the City's proposed Capital Improvements (CIP) FY 2023-2028. 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 for Dover NH Carwash, LLC & Iron Horse Park, Assessor's Map 4, Lots 9 & 17, zoned CBD-General, and located at 525 Central Ave & Broadway. (Proposal is to allow a lot coverage of 21.5% whereas 75% is required and a frontage build-out of 237' whereas the average is 146'). *(P18-50B)
- B. Consideration and acceptance of a Lot Line Adjustment for Dover NH Carwash, LLC & Iron Horse Park, Assessor's Map 4, Lots 9 & 17, zoned CBD-General, and located at 525 Central Ave & Broadway. *(P21-75)
- C. Consideration and acceptance of a Site Review for Atlantic Broadband, (Owner: Quantum Real Estate Group, LLC), Assessor's Map H, Lot 29A-1, zoned CM, located at Littleworth Road. (Proposal is to construct a 924 sq. ft. Public Utility Building with associated parking, utilities and drainage improvements). *(P21-63)
- D. Consideration and acceptance of a Minor Lot Line Adjustment for Acupetvet, (Owner: Quantum Real Estate Group, LLC.), Assessor's Map H, Lots 29A-4 & 29A-5, zoned CM, located at Littleworth Road. *(P21-58)
- E. Consideration and acceptance of a Conditional Use Permit for Acupetvet and Dupont's Service Center, (Owner: Quantum Real Estate Group, LLC), Assessor's Map H, Lots 29A-4 & 29A-5, zoned CM, located at Littleworth Road. (Proposal is to construct a 3,075 s.f. Veterinarian office building and a 2,400 s.f. warehouse building, creating 625 s.f. of Conservation District impacts adjacent to a pond. *(P21-59)
- F. Consideration and acceptance of a Conditional Use Permit for Acupetvet (Owner: Quantum Real Estate Group, LLC), Assessor's Map H, Lot 29A-4, zoned CM, located on Littleworth Road. (Proposal is to construct a 3,075 square foot Veterinarian Office Building, creating 1,150 square feet of wetlands buffer impacts.) *(P21-76)
- G. Consideration and acceptance of a Site Review for Dupont Service Center, (Owner: Quantum Real Estate Group, LLC), Assessor's Map H, Lot 29A-5, zoned CM, located at Littleworth Road. (Proposal is to construct a 2,400 s.f. Automobile Repair Warehouse). *(P21-56)
- H. Consideration and acceptance of a Site Review for Acupetvet, (Owner: Quantum Real Estate Group, LLC.), Assessor's Map H, Lot 29A-4, zoned CM, located at Littleworth Road. (Proposal is to construct a 3,075 s.f. Veterinarian Office Building). *(P21-57)

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. Follow us on Twitter @DoverNHPlanning and find us on Facebook at <https://www.facebook.com/DoverNHPlanning>. The public is encouraged to leave comments in advance by emailing Dover-Planning@dover.nh.gov, or mailing written comments to Planning Board, Dover City Hall, 288 Central Ave., Dover, NH 03820. Messages must be received no later than 4 p.m. the day of the meeting and should identify the name and Dover address of the person leaving the message or providing the comment.