



CITY OF DOVER

ZONING BOARD OF ADJUSTMENT - AGENDA

REVISED

Meeting Type: Regular Meeting
Meeting Location: Council Chambers, City Hall, 288 Central Avenue, Dover, NH 03820
Meeting Date: **Thursday, May 15, 2025**
Meeting Time: **7:00 pm**

1. ATTENDANCE

2. APPROVAL OF MEETING MINUTES OF April 17, 2025 Regular Meeting Minutes

3. HEARINGS

- A. **Rehearing of *ZONE-2024-0045** Applicant: Simon D. J. Macalister, 9 Maple Street, Tax Map 30, Lot 66, located in Urban Density Multi Residential District (RM-U), requests a Special Exception through **Section 170-12**, Conversion to, or creation of Dwelling, 3-4 Family criteria, to allow for the addition of three (3) new dwelling units to an existing single-family dwelling.
- B. ~~***ZONE-2025-0012:** Applicant Two Hundred Sixth Street, LLC, 200 Sixth Street, Tax Map E, Lot 70-A, located in Innovative Technology (IT), requests a Variance from **Section 170-12(B)**, to allow for a reduced size lot for a public utility use. This item has been continued to a later Zoning Board of Adjustment Meeting.~~
- C. ***ZONE-2025-0013:** Applicant: 16 Industrial Park, LLC, 34 Industrial Park Road, Tax Map G, Lot 4-1, located in the Commercial Manufacturing District (CM), requests a Variance from **Section 170-20F(3)(e) footnote (9) Solar/Green Roof Standard**, to provide relief from the green roof requirement.
- D. ***ZONE-2025-0014:** Applicant: 5 Sherman Street, LLC, 46 Rutland Street, Tax Map 12, Lot 138, located in the Heritage District (HR), requests a Variance from **Section 170-6**, to allow for shorter frontage on the second street than is required in the Heritage Zoning District.

4. OTHER BUSINESS

5. ADJOURN

*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 the Zoning Board of Adjustment, 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.