



CITY OF DOVER

OPEN LANDS COMMITTEE - MINUTES

Meeting Type: Regular Meeting
Meeting Location: City Hall 1st Floor Conference Room, 288 Central Ave., Dover
Meeting Date: Thursday, August 14, 2025
Meeting Time: 5:30 pm

MEMBERS PRESENT: Anna Boudreau (Chair), Shawn Herrick (Secretary), Ann Reid, Mary Beth Rudolph, Kieran Seavey, Nancy Volpe

Absent (Excused): Kristen Murphy (Vice Chair), Nabia Fortier, Nancy O'Connor, Chris Lawrence, Melissa Wood

Absent (Unexcused):

STAFF PRESENT: Makayla Edgecomb (Conservation Planner) Chris Parker (Deputy City Manager)

OTHERS PRESENT: Bill Hunt (Conservation Commission Chair), Russ Warnock (Conservation Commission member)

CALL TO ORDER AND ROLL CALL *JOINT MEETING WITH CONSERVATION COMMISSION*

OTHERS PRESENT: CHRIS PARKER (DEPUTY CITY MANAGER)

1. REVIEW OF PREVIOUS INDUSTRIAL PARK DISCUSSION

M. Edgecomb reviewed the brief history of the conversation, beginning with Conservation Commission bringing up the concerns around development within the industrial park where that area is also one of the highest valued conservation areas within the City. Also reviewed the conversation that was brought to the Open Lands Committee where M. Edgecomb discussed the reason for that co-occurrence within the area being water resources that the City has already begun protecting. Also touched on the slight history of the area, and how zoning does not impact Conservation Easements. If a landowner would like to conserve land the Open lands Committee does not care which zone it is located in.

2. HISTORY OF THE AREA- DOVER BUSINESS AND INDUSTRIAL DEVELOPMENT AUTHORITY

Chris Parker presented a slide show regarding the history of the Industrial Parks within the City along with some relevant current facts around Conservation and Land Use. Mentions constraints to build outside of conservation, such as environmental features like slopes and wetlands etc. Topic of land use, residential vs industrial uses and the impact those uses have on land. C. Parker also has mentioned the effort that staff has made in protecting certain areas in the City. Not allowing gas stations near wellhead protection areas for one.

3. OPEN DISCUSSION

M. Rudolph and R. Warnock bring up questions and clarifications around the City's goals. C. Parker discusses state statute and limitations presented on a larger scale. R. Warnock mentions green space and making sure the City does not do any irreversible damage around green spaces and development balance.

4. ADJOURNMENT

ADJOURNED AT 6:51 PM

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