



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

1. CALL TO ORDER

Mayor Carrier called the meeting to order at 7:00 PM.

2. MOMENT OF SILENCE

3. PLEDGE OF ALLEGIANCE

Councilor Retrosi led the pledge of allegiance.

4. ROLL CALL ATTENDANCE

Present: Councilor Richer, Councilor Retrosi, Councilor Williams, Councilor Cullen, Councilor Warach, Deputy Mayor Shanahan, Mayor Carrier

Absent: Councilor Nemeth, Councilor Hackett

Also Present: City Manager Joyal, Acting City Attorney Perez, City Clerk Vansylvong-Bizier

5. PROCLAMATIONS/AWARDS

A. CHARLES BOYLE RECOGNITION

Mayor Carrier presented a framed picture to Patrick and Danny, relatives to the late Charlie Boyle, in recognition of his contributions to the City.

B. NATIONAL AMERICAN INDIAN HERITAGE MONTH

Mayor Carrier presented a proclamation recognizing November as National American Indian Heritage Month.

C. EPILEPSY RECOGNITION MONTH

Mayor Carrier presented a proclamation recognizing November as Epilepsy Recognition Month.

D. APPROVAL OF AGENDA

Deputy Mayor Shanahan moved to amend the agenda so that item 12.C.1. is voted on immediately prior to the City Manager's Report, seconded by Councilor Warach.

Vote: 7-0.

Deputy Mayor Shanahan moved to approve the amended agenda, seconded by Councilor Retrosi.

Vote: 7-0.

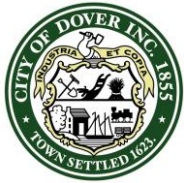
E. PUBLIC HEARINGS

A. APPROVAL OF TRI-CITY AGREEMENT FOR CONSTRUCTION AND OPERATIONS OF A NEW COUNTY-WIDE SEASONAL WARMING CENTER SPONSORED BY MAYOR CARRIER BY REQUEST

Ellie Mason, Dover resident, spoke in favor of a new warming center.

Fran Meffen, 16 Benjamin Way, spoke in favor of a new warming center.

Jackson Brown, 55 New York St, spoke in favor of a new warming center.



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

Shawn Mickelonis, Dover resident, spoke about the potential issues with a new warming center and the tax burden.

Jessica Lamontagne, state rep ward 5, spoke in favor of a new warming center.

Seth Miller, state rep Dover-floterial, spoke in favor of a new warming center.

Luz Bay, Long Hill Rd, spoke in favor of a new warming center.

Robert Gadowski, Glen Hill Rd, spoke in opposition of a new warming center.

Kristin Maloney, Dover resident, spoke in opposition of a new warming center.

Joe Morganella, Regent Dr, not in opposition of a warming center, but would like there to be more options presented.

David Atwood, Long Hill Rd, spoke in favor of a new warming center.

Linda Varney, County Farm Rd, spoke in favor of a new warming center but hopes there will be transportation.

Ryan Susselin, 145 Locust St, spoke in favor of a new warming center.

Beth Calais, 1 Hall Ave, spoke in favor of a new warming center.

Nina Stracuzzi, spoke in favor of a new warming center.

Ava Ford, 25 Hough St, spoke in favor of a new warming center.

Peter Schmidt, Fourth St, spoke in favor of a new warming center.

David Nystedt, Glen Hill Rd, spoke in opposition of a new warming center.

Carol Gadowski, Glen Hill Rd, spoke in opposition of a new warming center.

***Deputy Mayor Shanahan moved to suspend the rules to allow Matt Gerding, Mayor of Somersworth, to speak, seconded by Councilor Warach.**

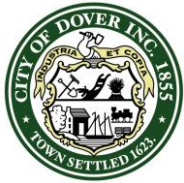
Roll Call Vote: 7-0*

Matt Gerding, Somersworth Mayor, spoke about the positive impact that a tri-city warming center on County land and how special it is that the tri-cities are able to operate a county-wide warming center.

- B. AUTHORIZATION TO ACCEPT AND EXPEND THE (USEPA) U.S. ENVIRONMENTAL PROTECTION AGENCY GRANT #00A01816 CENTRAL AVE (CDS)
CONGRESSIONALLY DIRECTED SPENDING GRANT
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
SPONSORED BY MAYOR CARRIER BY REQUEST**

The Mayor, seeing no one wishing to speak, closed the Public Hearing.

- C. AUTHORIZATION TO ACCEPT AND EXPEND THE (USEPA) U.S. ENVIRONMENTAL PROTECTION AGENCY GRANT #00A01817 HENRY LAW AVE (CDS)
CONGRESSIONALLY DIRECTED SPENDING GRANT
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
SPONSORED BY MAYOR CARRIER BY REQUEST**



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

The Mayor, seeing no one wishing to speak, closed the Public Hearing.

**D. REPROGRAMMING OF SEWER CIP APPROPRIATIONS TO SEWER SCADA REMOTE MONITORING PROGRAM
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
SPONSORED BY MAYOR CARRIER BY REQUEST**

The Mayor, seeing no one wishing to speak, closed the Public Hearing.

F. PUBLIC FORUM

Taxpayers, Business owners, and Residents are invited to speak on any issue pertaining to the business of the City of Dover. Statements shall be limited to five minutes.

Aaron Williams, 51 Sixth Street, spoke in reference to 13.B.3. and asked the Council to consider tactical urbanism in regards to crosswalks/bump outs.

Fran Meffen, 16 Benjamin Way, spoke about the concern of about 1700 new housing units coming into the City. She has concerns about the impact on public services.

Eric Lever, 42 Main St, addressed item 13.B.3. and has concerns with the width of a crosswalk.

9. CITY MANAGER'S REPORT

City Manager Joyal gave an overview of the report he submitted in writing.

Deputy Mayor Shanahan moved to accept the City Manager's report, seconded by Councilor Retrosi.

Vote: 7-0.

10. APPROVAL OF MINUTES

A. October 8, 2025 – Regular Meeting

Deputy Mayor Shanahan moved to approve the minutes, seconded by Councilor Retrosi.

Vote: 7-0.

11. MAYOR'S REPORT

Mayor Carrier gave an overview of the meetings and events he attended over the last few weeks.

Deputy Mayor Shanahan moved to accept the Mayor's report, seconded by Councilor Retrosi.

Vote: 7-0.

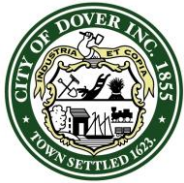
12. UNFINISHED BUSINESS

A. ORDINANCES IN THE 2nd READING

B. ORDINANCES IN THE 3RD READING

C. RESOLUTIONS

**1. APPROVAL OF TRI-CITY AGREEMENT FOR CONSTRUCTION AND OPERATIONS OF A NEW COUNTY-WIDE SEASONAL WARMING CENTER
SPONSORED BY MAYOR CARRIER BY REQUEST**



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Retrosi.

The Council had a lengthy discussion on the topic of the resolution.

Councilor Cullen made a motion to amend the resolution to include:

- “1. Construction of the facility shall be subject to the building and site plan permitting process through the Dover Planning Board and Planning Department. Operating the facility shall be subject to an annual permit issued by the Dover City Council and limiting the facility to being open for not more than 20 consecutive days.
2. Whenever the facility closes, no personal shall leave County property on foot. Everyone gets a ride somewhere, provided by County, if needed.
3. The County Shall establish a Property Damage Compensation Fund to which area homeowners who sustain property damage linked to the homeless facility, and documented by a police report, may apply”

There was no second, the motion failed.

Councilor Cullen made another motion to amend the resolution to include:

- “1. Construction costs shall be paid proportionately by the entire county, and not disproportionately by Dover.
2. Operating costs shall be paid proportionately by the entire county, and not disproportionately by Dover.
3. Dover's Police and Fire service expenses shall be capped at \$100,000.00 per fiscal year. The County shall reimburse Dover for costs over \$100,000.00”

Councilor Warach seconded, but after a lengthy discussion, Councilor Warach rescinded his second, the motion failed.

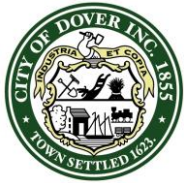
After discussion, Mayor Carrier asked for the resolution to be voted on,
Roll Call Vote: 6-1, with Councilor Cullen opposed.

- 2. RESCIND \$1.0 MILLION PORTION OF FY2026 CAPITAL IMPROVEMENTS PROGRAM APPROPRIATION AND AUTHORIZATION FOR BONDING FOR FIRE & RESCUE PUMPER/LADDER REPLACEMENT
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
SPONSORED BY MAYOR CARRIER BY REQUEST**

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Retrosi.

City Manager Joyal gave an overview of the resolution to the Council.
Roll Call Vote: 7-0.

- 3. AUTHORIZATION TO ACCEPT AND EXPEND THE (USEPA) U.S. ENVIRONMENTAL PROTECTION AGENCY GRANT #00A01816 CENTRAL AVE (CDS) CONGRESSIONALLY DIRECTED SPENDING GRANT
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
SPONSORED BY MAYOR CARRIER BY REQUEST**



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Warach.

City Manager Joyal gave an overview of the resolution to the Council.

Roll Call Vote: 7-0.

- 4. AUTHORIZATION TO ACCEPT AND EXPEND THE (USEPA) U.S. ENVIRONMENTAL PROTECTION AGENCY GRANT #00A01817 HENRY LAW AVE (CDS) CONGRESSIONALLY DIRECTED SPENDING GRANT (THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE) SPONSORED BY MAYOR CARRIER BY REQUEST**

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Warach.

City Manager Joyal gave an overview of the resolution to the Council.

Roll Call Vote: 7-0.

- 5. REPROGRAMMING OF SEWER CIP APPROPRIATIONS TO SEWER SCADA REMOTE MONITORING PROGRAM (THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE) SPONSORED BY MAYOR CARRIER BY REQUEST**

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Warach.

City Manager Joyal gave an overview of the resolution to the Council.

Roll Call Vote: 7-0.

13. NEW BUSINESS

A. CONSENT CALENDAR

- 1. APPROVAL OF CITY OF DOVER EMPLOYMENT AGREEMENT REGARDING POLICE CHIEF**
SPONSORED BY MAYOR CARRIER BY REQUEST
- 2. B26021 WELL CLEANING OF WILLAND POND #1 AND CUMMINGS WELL**
SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to approve the Consent Calendar, seconded by Councilor Retrosi.

Deputy Mayor Shanahan asked for item 13.A.1. to be pulled.

Roll Call Vote on 13.B.2. 7-0.

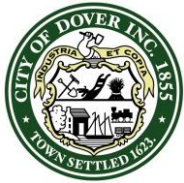
Deputy Mayor Shanahan moved to approve 13.A.1. seconded by Councilor Richer.

Roll Call Vote: 7-0.

COMMITTEE REPORTS

1. Arts Commission (Nemeth)
2. Conservation Commission (Williams)
3. Library Board of Trustees (Nemeth)
4. Appointments Committee (Williams)
5. Planning Board (Cullen)
6. School Board Liaison (Hackett)

14. Solid Waste Advisory Committee (Hackett)
15. Transportation Advisory Commission (Richer)
16. Heritage Commission (Retrosi)
17. Board of Health (Richer)
18. Downtown TIF Advisory Board (Warach)
19. Cochecho Waterfront Development Advisory Committee (Carrier)



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

- | | |
|---|--|
| 7. Recreation Advisory (Retrosi) | 20. COAST (Shanahan) |
| 8. Energy Commission (Richer) | 21. Waterfront TIF Advisory Board (Warach) |
| 9. Parking Commission (Warach) | 22. Dover Main Street (Carrier) |
| 10. Legislative Liaison (Shanahan) | 23. Strafford Regional Planning Commission (Williams) |
| 11. Committee for Racial Equity and Inclusion (Nemeth) | 24. Government Affairs (Carrier) |
| 12. Graffiti Management Advisory Committee (Nemeth) | 25. Cemetery Board (Warach) |
| 13. Ordinance Committee (Shanahan) | 26. Joint Building Committee – Athletic Complex (Cullen) |

Councilor Williams gave a report on the last meeting of the Strafford Regional Planning Commission.

B. RESOLUTIONS

1. **AUTHORIZING WATERFRONT PHASE II PUBLIC IMPROVEMENTS COMPLETION AGREEMENT**

SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Warach. City Manager Joyal gave an overview of the resolution to the Council, Deputy City Manager Parker answered questions from the Council.

Roll Call Vote: 7-0.

2. **AUTHORIZATION TO REPAIR FILTERS AT LOWELL AVE WATER TREATMENT PLANT – ROBERTS FILTER – SOLE SOURCE**

SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Retrosi. City Manager Joyal gave an overview of the resolution to the Council.

Roll Call Vote: 7-0.

3. **B26013 DOWNTOWN PEDESTRIAN AND VEHICLE IMPROVEMENT PROJECT CDBG**

SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Williams. City Manager Joyal gave an overview of the resolution to the Council, Deputy City Manager Parker answered questions.

Roll Call Vote: 7-0.

4. **AUTHORIZATION TO PURCHASE A VOLVO ERC145FL5 CRAWLER EXCAVATOR VIA SOURCEWELL CONTRACT**

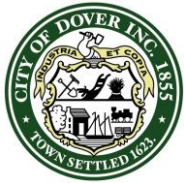
SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to approve the resolution, seconded by Councilor Retrosi. City Manager Joyal gave an overview of the resolution to the Council.

Roll Call Vote: 7-0.

5. **ADOPTION OF FY2027-FY2032 CAPITAL IMPROVEMENTS PLAN (TO BE REFERRED TO A PUBLIC HEARING ON NOVEMBER 12, 2025 WITH A VOTE TO OCCUR DECEMBER 10, 2025)**

SPONSORED BY MAYOR CARRIER BY REQUEST



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **City Hall, Council Chambers**
Meeting Date: **Wednesday, October 22, 2025**
Meeting Time: **7:00 pm**

Deputy Mayor Shanahan moved to refer the resolution to a public hearing, seconded by Councilor Warach.

Vote: 7-0.

- 6. APPROPRIATION FOR FY2027 CAPITAL IMPROVEMENTS PROGRAM – NON-DEBT FINANCED PROJECTS**
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
(TO BE REFERRED TO A PUBLIC HEARING ON NOVEMBER 12, 2025 WITH A VOTE TO OCCUR DECEMBER 10, 2025)
SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to refer the resolution to a public hearing, seconded by Councilor Retrosi.

Vote: 7-0.

- 7. APPROPRIATION FOR FY2027 CAPITAL IMPROVEMENTS PROGRAM AND AUTHORIZATION FOR BONDING**
(THIS RESOLUTION REQUIRES A 2/3 MAJORITY VOTE)
(TO BE REFERRED TO A PUBLIC HEARING ON NOVEMBER 12, 2025 WITH A VOTE TO OCCUR DECEMBER 10, 2025)
SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to refer the resolution to a public hearing, seconded by Councilor Warach.

Vote: 7-0.

C. ORDINANCES IN 1ST READING

- 1. DOGS, CHAPTER 69, SECTION 18**
(TO BE REFERRED TO A PUBLIC HEARING ON NOVEMBER 12, 2025)
SPONSORED BY MAYOR CARRIER BY REQUEST

Deputy Mayor Shanahan moved to refer the ordinance to a public hearing, seconded by Councilor Richer.

Vote: 7-0.

- 14. COUNCIL CORRESPONDENCE**
15. COUNCIL MATTERS OF INTEREST
16. ADJOURN