



CITY OF DOVER

DOVER PLANNING BOARD – AGENDA

REVISED

Meeting Type: Regular Meeting
Meeting Location: Council Chambers, City Hall, 288 Central Avenue, Dover, NH 03820
Meeting Date: **Tuesday, May 26, 2026**
Meeting Time: **7:00 pm**

1. CITIZENS' FORUM

2. APPROVAL OF THE PRIOR MINUTES

- May 12, 2026 Regular Meeting Minutes

3. OLD BUSINESS

- A. Public Hearing related to compliance with applicable regulations and conditions of approval for Minor Subdivision for Fergus & Jennifer Cullen, Assessor's Map B, Lot 4-F, zoned R-40, located at 566 Sixth Street. *(SUBM-2024-0005) *[This item was continued from the May 12, 2026 Planning Board Meeting]*

4. NEW BUSINESS

- A. Consideration and acceptance of a Conditional Use Permit for Aidan Ahern (Owners: Thomas and Aidan Ahern), Assessor's Map 30, Lot 45, zoned RM-U, located 63 Sixth Street. (Proposal is to repair the existing foundation, reconstruct an existing bulkhead, complete site improvements including regrading and the installation of a permeable patio, resulting in approximately 575 square feet of temporary impacts and 950 square feet of permanent impacts to the Conservation District.) *(COND-2026-0025)
- B. Consideration and acceptance of a Transfer of Development Rights for Maple Sugar Investments, LLC, Assessor's Map 30, Lot 15, zoned RM-U, located at 26 Maple Street. (Proposal is to purchase four (4) units through TDR.) *(TRAN-2026-0004)
- C. Consideration and acceptance of a Site Plan Amendment for John & Maggie Randolph (Owners: 54 BRR LLC), Assessor's Map I, Lot 6, zoned R-12, located at Uncommon Drive. (Proposal is to request an amendment to the approved Site Plan, File No. P20-60 and development agreement) *(WAIV-2026-0014)

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. 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.