

6. Approval includes the granting of the waiver of the Subdivision Regulations (Chapter 155-33A) to permit a pavement width of 24 feet.
7. Revise the plat to add the Strafford County Registry of Deeds recording number to reference plan #6.
8. The applicant shall pay the Community Services Vehicle Capital Improvement Program fee, in the amount of \$4,692, prior to the issuance of the first building permit.
9. In lieu of providing on-site recreation facilities, the applicant shall make a contribution for improvements to existing recreational facilities, in the amount of \$3,600, prior to the issuance of the first building permit.
10. Prior to recording the final plat, the applicant shall provide proof that the necessary easements are in place and an agreement has been reached with the owner of Map G, Lot 19G that will permit access to their sewer line.
11. Provide the Planning Department with a copy of the proposed wording of the landscaping easement for their review and approval, prior to recording the final plat.
12. Provide the Planning Department with proof that the Environmental Protection Agency Notice of Intent permit application has been filed.
13. Revise the plan to comply with the conditions set forth in the memo from the Assistant City Engineer, dated August 20, 2004.

b. Discussion and possible revocation of the Excavation Permit for Dover Sand & Gravel, (Owner Pruven Aggregates, Inc.,) Assessor's Map H, Lots 61 and 59, located on Mast Road.

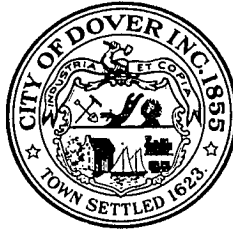
The Planning Department has not received a bond from the insurance agency. Staff recommends that the permit be continued in force until October 12, 2004. This will give the owner more than adequate time to obtain a bond.

ITEM #6: New Business

a. Preliminary discussion on a Concept Plan for Tolend Road Properties, LLC, Assessor's Map G, Lot 24 J, zoned R-20, Located on Tolend Road and Columbus Ave.(P03-36)

The applicant would like to postpone this discussion (see enclosed letter dated August 20, 2004 from Attorney Malcolm McNeil).

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City of Dover, New Hampshire

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

MEMORANDUM

TO: Planning Board Members
FROM: Planning Department Staff
DATE: August 6, 2004
SUBJECT: Staff recommendations for agenda items for the August 10, 2004 Planning Board Meeting

ITEM #3: Request by Public Service of NH, to remove 4 dead trees along the right-of-way of a scenic road (Old Garrison Road) (P04-35)

The Planning Department recommends that the request be approved. Staff reviewed the trees in question, and observed that they were dead and do need to be removed. Removal of the trees will not impact the scenic qualities of Old Garrison Road.

ITEM #4: Application for a minor lot line adjustment of land for McEneaney Survey Associates Inc., (Owners Patrick Murray & Boston & Maine Corp.) Assessor's Map 24, Lots 2D, 2E, 2B, 21, zoned B-3 & I-1, located on Broadway.*(P04-36)

The Planning Department recommends that the lot line adjustment be approved with the following conditions:

1. Add the owner's signature to the plat.
2. Revise the plat by correcting the spelling of "be" under the Legend for the definition of LL TBA.
3. Revise the plat by correcting the plat to locate the notation for lot 24 - J2 either on the lot or use and arrow to indicate the correct lot.

ITEM #5: Application for a minor lot line adjustment of land for Rita Herlihy, Assessor's Map 27, Lots 270 & 271B, zoned R-12, located on Oak Street.*(P04-37)

The Planning Department recommends that the lot line adjustment be approved with the following conditions:

1. Add the owner's signature to the plat.

ITEM #6: Application for a minor lot line adjustment of land Pierre & Carolyn Lavoie and Eric & Lorraine Johnson, Assessor's Map L, Lots 14M & 14G, zoned R-20, located on Dover Point Rd./Evans Drive.*(P04-38)

The Planning Department recommends that the lot line adjustment be approved with the following conditions: