

MEETING MINUTES
DOVER PLANNING BOARD
MAY 23, 1989

MEMBERS PRESENT: Harold Preston, Jim Caliendo,
Mike McDonnell, Joseph Etelman,
Pete Bouchard, Richard Lak,
Thomas Forbes (alternate)

MEMBERS ABSENT: Otis Perry, Patty Torr, Kevin Mone

OTHERS PRESENT: Steve Stancel, Joanna Childs - Recording
Secretary

Meeting called to order at 7:06 PM

ITEM #1: Approval of minutes

Jim Caliendo motioned to approve.

Mike McDonnell seconded.

VOTE U/A

ITEM #2: Consideration of acceptance of an application for a
site review of land owned by Heritage Baptist
Church, Assessor's Map M, Lot 56A, zoned R-20,
located on Dover Point and Middle Roads.

Bill Janelle of McEneaney Survey Assoc. represented the
application.

Steve Stancel read the TRC Comments, and stated that all that
was still required were the copies of the State Septic and
Driveway Permit Approvals.

Mike McDonnell motioned to accept the application.

Tom Forbes seconded.

VOTE U/A

Public hearing opened.

Evie Pappas an abutter wondered what would be done with the
open area, concerned with the driveway and if a traffic study
was done.

Bill Janelle stated that the open space would have some
landscaping and that a traffic study was not conducted, but
that the State had approved the driveway for where it is
proposed.

Jim Shulte representing the Cox's - stated that he would

request that no further development occur on this property, and that there be landscaping and screening along the front of the property.

Robert Foster an abutter - concerned with the traffic on Dover Point Road, the one entrance and one exit.

Ruth Hookman an abutter asked to see the landscaping plan.

Public hearing recessed.

Site walk scheduled for May 25, 1989 at 5:00 PM.

Pete Bouchard and Richard Lak had asked Harold Preston if there would be any other items that would require a vote because they wanted to be at the D.O.T. meeting at the Junior High School.

Harold Preston stated that the only other item that would require any type of vote would be Free Trades request and he then stated that there was a quorum anyway.

ITEM #3: Old Business

There was no old business

ITEM #4: New Business

- a) Request for a public hearing on rezoning from Free Trade, Inc. for Adams Estates Subdivision.

Al Souther represented the request.

Mike McDonnell motioned to send the request to a public hearing.

Joseph Etelman seconded.

VOTE U/A

- b) Request by Philip Jennison for a recommendation for a Special Exception for a roadway crossing in a Conservation District.

Dana Lynch represented the application.

Mike motioned to make the recommendation.

Jim Caliendo seconded.

VOTE - 4 for, Tom Forbes abstained.

- c) Discussion of Ray Martineau parcel for development.

Discussion ensued regarding this parcel, and no final determination was made.

d) Discussion of Wayne Estes subdivision.

Harold Preston brought up the tables Estes subdivision. Plans were distributed to the members that were present.

Steve Stancel was adamantly opposed to any approvals of this subdivision because we had not received any comments from the City Engineer regarding the drainage calculations and also that he did not have a chance to review the TRC comments. He also felt that it should have been publicized in the Foster's to give the abutters the opportunity to see and hear the final process.

Harold Preston stated that he spoke with Frank Richardson of the NH Wetlands Board, and was told that Wayne Estes had received his approval by unanimous vote.

Jim Caliendo motioned for preliminary approval of the application, subject to final approval with the following conditions:

1. Copy of the NH Wetlands Board decision;
2. Comments by the City Engineer; and
3. The determination if this needs to go before the Zoning Board of Adjustment for a Special Exception.

Joseph Etelman seconded.

VOTE 3-2 Mike McDonnell and Tom Forbes against, motion carried.

ITEM #5: Adjourn

Jim Caliendo motioned to adjourn

Mike McDonnell seconded.

VOTE U/A

Meeting adjourned at 10:00 PM.