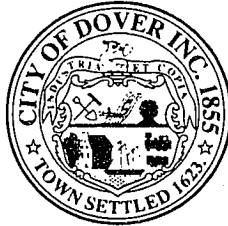


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# City of Dover, New Hampshire

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

## MEMORANDUM

TO: Planning Board Members  
FROM: Planning Staff  
DATE: December 4, 1997  
RE: Staff recommendations for agenda items for the December 9, 1997 Planning Board Meeting

**ITEM #2:** Application for a Conditional Use Application for Troy Payne, Assessor's Map J, Lot 21-2, zoned R-40, located off Bay View Road.

The Conservation Commission has favorably reviewed the application. Refer to the memo from Chairman DeDe in your packet. Planning Staff recommend that the Conditional Use Permit be approved with the following conditions.

1. Add a note to the plan stating that riprap shall be used all along the shoulders of the raised roadway to be constructed for access to the septic system.
2. Submit the NH Wetlands Board Dredge and Fill permit to the Planning Department when received.

**ITEM #3:** Application for a minor lot line adjustment of land for Robert & Carol Straton, Assessor's Map 12, Lots 138 + 139, zoned R-12, located at 46 Rutland Street.

Planning Staff recommend approval of the minor lot line adjustment plat with the following condition:

1. Add a note to the plat stating that all new lot corner pins shall be set.

**ITEM #4:** Application for a minor lot line adjustment of land for William Leavitt, Assessor's Map J, Lots 19E-4 & 19E, zoned R-40, located on Old Garrison Road.

Planning Staff recommend approval of the minor lot line plat with the following conditions: