

DOVER PLANNING BOARD  
MINUTES OF MEETING

HELD: Monday, Nov. 9, 1964  
7:30 p.m.  
Planning Board Office

ATTENDING: Vice-Chairman Hugh C. Tuttle, Secretary Robert W. Lapointe,  
Raymond H. Bardwell, Albert O. Bernard, Donald E. Chick,

STAFF: Henry Neil, Planning Director.

ALSO PRESENT: Mr. Al Phipps and Dennis E. Fecteau of the Recreation Advisory  
Committee.

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In the absence of Chairman Akerman, Vice-Chairman Tuttle called the Meeting to order at 7:50 p.m. He called for any comments on the Minutes of the October 19 Board Meeting. Motion by Bernard, seconded by Lapointe that the minutes be approved as read. Motion adopted unanimously.

Mr. Tuttle then invited Mr. Phipps to present to the Board pertinent facts concerning the proposed swimming pool. Mr. Phipps outlined the offer of the Judson Dunaway Trust to contribute to the cost of swimming facilities for the City of Dover, the subsequent preparation of an overall City recreation report by Allen Organization of Vermont, also paid for by the Judson Dunaway Trust, and the final decision by the Swimming Pool Committee to recommend that an indoor swimming facility be constructed adjacent to the Recreation Center.

In support of this recommendation, Mr. Phipps informed the Board of the inspection of the Bellamy Swimming Pool by the State Water Pollution people and their subsequent favorable report, the advantages of combining Recreation Center and swimming pool facilities, the available heat from the City Steam Plant, the good water pressure in the area, and the proximity of the River should it be necessary to use an overflow pipe.

Mr. Phipps then noted that the Trust had agreed to include a wading pool within their offer, but for technical reasons it had been found necessary to physically separate the wading and swimming pools. Upon receipt of the report of the Committee, Mr. Phipps informed the Board that the Dunaway Trust had made the following statements:

- 1) They were definitely interested in assisting the City to construct a swimming pool.
- 2) As a financial contribution they would match each one dollar raised by other means to a maximum contribution by the trust of \$100,000.
- 3) The Trust Members would lend their services to the Committee to assist in raising the balance of the cost.
- 4) The Trust would not specify or control the method of raising operating revenues but would require that some free swimming time be made available.

With respect to operating costs, Mr. Phipps informed the Board that after detailed study the Committee estimated that a swimming pool of the size required would cost approximately \$12,000 per year in maintenance costs. Of this, the United Appeal had promised to raise a minimum of \$3,000 per year. From a token fee system, the Committee estimated that an additional \$2,800 per year might be raised. The balance of approximately \$6,000 would have to be raised by the City from general taxes or some other unspecified method. Mr. Phipps noted that were the pool constructed it would provide a year round recreation facility for the City, would be available to the School system for their use, and would promote swimming instruction.

Mr. Fecteau then outlined to the Board the program of public information which had been followed by himself and Mr. Phipps and stated that at each meeting he had attended between 80 and 100 per cent of those present had indicated their agreement with the proposed pool.

He then pointed out that the availability of a year round pool would most definitely increase the proportion of swimmers among the young people of the City and would make available for general swimming the facilities of the Bellamy Pool which presently must be closed for swimming instruction on weekday mornings. The year round program would also reduce the need for the number of swimming instructors at Bellamy Pool during the summer months. Mr. Fecteau then outlined to the Board his proposed program for the use of the proposed swimming pool. Mr. Tuttle thanked Mr. Phipps and Mr. Fecteau and invited the Board to ask questions. Mr. Chick asked why the proposal was being brought to the City Council at the present difficult time. Mr. Phipps answered that the Trust Members had stated that they must have an answer to the City's offer during the month of November.

Mr. Chick then asked if he understood correctly in assuming that no tax money would be used to construct this pool. Mr. Phipps answered that this was so, however, the Community would have to bear a portion of the maintenance costs and the Committee had to have an answer from the City Council in the near future.

Mr. Phipps then noted that the Committee was actually asking the City Council for an increase of \$6,000 per year in the Recreation Department Budget. After some discussion Mr. Phipps noted that the tax element would bear a large part in obtaining donations from other private groups for construction of the pool. To gain maximum benefit the Committee would have to approach these people within the next few months. Mr. Fecteau stated his belief that if the matter of the swimming pool were handled competently the Trust might well make more money available to the City for future projects. Mr. Phipps suggested that a future public project might be an indoor ice skating rink constructed by the Trust.

Mr. Chick then stated his belief that even if the City must refuse this offer because of the pressure of other financial matters, then they should do so in such a manner as to avoid the creation of bad feelings.

After some further discussion, Mr. Tuttle thanked Mr. Phipps and Mr. Fecteau for their time. Mr. Phipps and Mr. Fecteau then left.

Mr. Chick then asked the Planning Director for his views on the proposed swimming pool. Mr. Neil stated that he felt that such a generous offer

could hardly be refused by the City since it might never arise again.

Mr. Tuttle then noted that the next item on the Agenda concerned an increase for the Assistant Planner. Mr. Neil then explained to the Board that the proposed \$500 was not proposed as a raise but as an increment agreed upon at the time Mr. LaPointe joined the Planning Board Staff. He noted that the \$500 would be drawn from the Community Renewal Program and did not affect the City Budget. He further stated his belief that this matter should be acted upon prior to the discussion of the City Budget in order to avoid confusion as to its relationship to the City Budget. Mr. Chick noted that this matter of an increment was a very normal procedure and agreed with Mr. Neil that it best be kept apart from City raises. Mr. Chick further asked if there were any possibilities that Mr. LaPointe might succeed Mr. Neil as Planning Director of the City. Mr. Neil answered there was not insofar as Mr. LaPointe would not be sufficiently trained to take over the position within the proposed period of time envisioned and insofar as he did not feel that Mr. LaPointe would be interested in remaining in Dover beyond the Community Renewal Program.

Motion by Chick, seconded by Lapointe that the proposed increment of \$500 be approved.

Mr. Bernard then asked if it might not be best to delay any action on this matter to the next Planning Board Meeting in order that more Board Members might be present. Mr. Neil stated his belief that this would not only be unfair to the Assistant Planner but was unnecessary unless there was some feeling within the Board that those Members not present might wish to vote against the proposal. Some discussion followed. Mr. Tuttle then stated that he himself would rely on Mr. Neil's judgment. Mr. Chick noted that he himself felt that Mr. LaPointe had worked hard and diligently for the Board. On question, Mr. Lapointe then withdrew his second in favor of Mr. Bernard. The motion was later restated.

Motion by Chick, seconded by Bernard, that the Assistant Planner, Mr. Robert J. LaPointe, be granted a \$500 increment in salary effective as of November 16, 1964, said increment to be for the balance of his tenure within the City of Dover and to be drawn from Community Renewal Program funds. Motion adopted unanimously.

Mr. Tuttle then called upon Mr. Neil for a report on the proposed zoning amendments. Mr. Neil answered that due to other work pressures he had been unable to prepare these amendments in written form for the Board. After some discussion it was decided that in order to have these proposed zoning amendments before the Council by December 9, the Board would hold special meetings on Nov. 23 and Nov. 30.

Planning Director Henry Neil then reported on the Community Renewal Program progress and on the downtown project. He informed the Board that he had received word that Montgomery Wards was giving serious consideration for a location of a new store on the outskirts of the City. In addition, he had been informed that Newberry's Department Store would move out of downtown by 1968.

Mr. Chick then noted the decrease in tax rates downtown and stated in his opinion Montgomery Wards could be the key to the success of the proposed downtown project. Considerable discussion by the Board concerning the potential effects of various actions upon the downtown project followed.

Mr. Neil then stated that one of the proposals made at the Citizens Advisory Committee Meeting had been that a downtown store be occupied by Planning personnel and used as a base for explanation of the proposed redevelopment actions to any interested person. The Board Members indicated themselves strongly in favor of this proposal and authorized Mr. Neil to obtain information as to its effectuation.

Mr. Tuttle then asked Mr. Neil to explain the proposed fire prevention code. The Planning Director informed the Board that it was a prerequisite to renewal of the City's Workable Program for Community Improvement. He outlined to the Board the questions of the fire prevention code which had thusfar been given. He then apologized to the Board for not having available sufficient copies of the Code to distribute to the Board. Mr. Chick then asked that copies be made available by the next Meeting of the Board. Mr. Tuttle then asked about the Workable Program renewal. Mr. Neil explained that the application must be prepared and submitted so that the City might remain eligible for receipt of Federal planning funds.

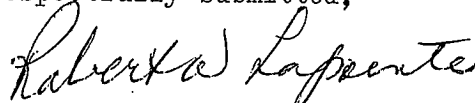
Motion by Chick, seconded by Bardwell that the Planning Director be authorized to prepare the Workable Program Application for the City of Dover. Motion adopted unanimously.

The Planning Director then presented a report on the operation of the Housing Board. Considerable discussion of the importance of the work being done by this Board followed.

Motion by Akerman, seconded by Bardwell that the Meeting be adjourned. Motion adopted unanimously.

The Chairman declared the meeting adjourned at 10:20 p.m.

Respectfully submitted,



Robert W. Lapointe,  
Secretary.