



CITY OF DOVER

## DOVER ZONING BOARD OF ADJUSTMENT - MINUTES

Meeting Type: Regular Meeting  
Meeting Location: Council Chambers - 288 Central Avenue, Dover, NH 03820  
Meeting Date: **Thursday, August 20, 2009**  
Meeting Time: **7:00 pm**

### 1. ATTENDANCE

- Regular Members Present: Chair Masi Denison, Vice Chair Bill Colbath, Jim Kelley
- Regular Members Absent: Frank Landford, Sam Reid
- Alternate Members Present: Chris Prior
- Alternate Members Absent: Otis Perry
- Staff Present: Bruce Woodruff, Zoning Administrator, Jennifer Bretz, Recording Secretary

Meeting called to order at 7:00 pm.

### 2. APPROVAL OF PRIOR MINUTES OF JULY 16, 2009

Prior stated that clarification is needed on Otis Perry's expiration date.

**Motion:** Prior made the motion to approve, Colbath seconded. Vote: U/A

### 3. NEW BUSINESS-NONE

### 4. OLD BUSINESS

A. Discussion on zoning amendments process.

Denison stated that she felt it was important for the Board to have an opportunity to talk about the process and to discuss Director Parker's letter. Director Parker's letter highlights and summarizes what the changes are. It also explains what he is proposing a way of including the Zoning Board, as well as some of the other Land Use Boards, in the process. One of the suggestions is having each Board provide a summary of recommendations to be due in January for the Planning Board workshop from all interested parties.

Woodruff proceeded to go over the amendments with the Board.

### 5. OTHER BOARD BUSINESS

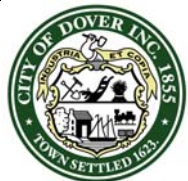
Denison stated the fall Planning and Zoning conference is coming up on October 17.

Colbath stated that there are 2-3 cases that the Zoning Board decided and were done differently when they went through the permitting process. 55 Back River Rd, the Board decided twice that they were not going to allow a duplex to be expanded on that property. Currently, there is an expanded duplex at that property. At 97 Spruce Lane there is a lack of zoning enforcement on that property. At 70 Silver Street, the Board decided, twice, not to allow a fourth unit to be constructed. They went to Superior Court which upheld the Zoning Board's decision. A fourth unit has been constructed. It's on the tax record. If the Board is going to make decisions and then allow them to be overturned by an employee of the City, there's no point in going forward.

Denison stated she would like those three items researched.

Colbath stated that with 97 Spruce Lane he's filed a zoning complaint on them and nothing has been done. The other two items he would like investigated.

Woodruff stated he would look into them.



CITY OF DOVER

## DOVER ZONING BOARD OF ADJUSTMENT - MINUTES

Meeting Type: Regular Meeting  
Meeting Location: Council Chambers - 288 Central Avenue, Dover, NH 03820  
Meeting Date: **Thursday, August 20, 2009**  
Meeting Time: **7:00 pm**

### 6. ADJOURN

**Motion:** Kelley made the motion to adjourn at 8:25 pm, Colbath seconded. Vote: U/A

#### List of Members

Masi Denison-regular member  
William Colbath-regular member  
Frank Landford-regular member  
Sam Reid-regular member  
Jim Kelley-regular member  
Otis Perry-alternate member  
Chris Prior-alternate member

#### Term Expires

01-24-2010  
10-23-2009  
04-12-2011  
11-12-2009  
05-23-2010  
06-24-2012  
02-01-2011