

DOVER PLANNING BOARD
MINUTES OF MEETING
SEPTEMBER 28, 1993

MEMBERS PRESENT: Bob Corsetti, Ron Cole, Lionel Martel, Doug Steele, Paul Beecher, Brian Preston, Parks Christenbury, Jim Richards - Dan Markey arrived late

Alternates Martin Smith and Bob Belmore

STAFF PRESENT: Steve Stancel, Acting Planning Director and Jacqueline Freeman, Recording Secretary

Bob Corsetti asked Martin Smith to take Dan Markey's seat.

Bob Corsetti brought the meeting to order at 7:00 PM.

ITEM #1: Approval of minutes.

Ron Cole made the motion to approve the minutes.

Jim Richards seconded.

VOTE U/A

ITEM #2: Consideration of acceptance of an application for a site review of land for Sawyer Mill Associates, 1 Mill Street, Assessor's Map 16, Lot 37, zoned UMUD, located on Mill Street.

Chris Jacobs, of T.F. Moran Co., represented the application. He stated the forty-three parking spaces will be utilizing the railroad bed directly behind Agway. He stated that the land is not suitable for anything else. He said that this parking will allow handicap access to the 4th floor of the adjacent building. He said they are also seeking a waiver to the requirement that no slope be created which is in excess of 2:1. He said there is a small area which will exceed this requirement.

Parks Christenbury made the motion to accept the application. Lionel Martel seconded.

VOTE U/A

Steve Stancel stated that the Planning staff recommends approval of the site plan and waiver. He said the City Engineer would like to see one more flow arrow in the parking area.

The public hearing was opened.
There were no comments.
The public hearing was closed.

Parks Christenbury made the motion to approve with the recommendation that another flow arrow be added to the plan

and the waiver of the slope requirement be approved also.
Doug Steele seconded.

VOTE U/A

ITEM #3: Public hearing regarding revisions to Site Review Regulations, Chapter 149-B(A), Certification, and Subdivision of Land, Chapter 155-14(A), Final Plat Certification, to allow a sixty (60) day submittal period for approved plans to the Planning Department. Said revisions will include the opportunity for an applicant to request additional time extensions as needed. The complete text of the changes are available for review at the Planning Department.

The public hearing was opened.
There were no comments.
The public hearing was closed.

Ron Cole made the motion to approve the revisions.
Brian Preston seconded.

VOTE U/A

OLD BUSINESS

Steve Stancel stated the City Attorney confirmed that alternates can sit in for the Public Works Director and the City Manager but the Council representative seat could only be filled by another Councilor.

NEW BUSINESS

- a. Parks Christenbury stated he would like to see Foster's receive a copy of the memo to the Planning Board giving the staff recommendations for each agenda item.
- b. Bob Corsetti stated he appointed Lionel Martel to the committee that will be choosing the new Planning Director.
- c. Paul Beecher stated he will introduce the six-year CIP at the Planning Board meeting of October 12, 1993. He stated it will probably be necessary to have one or two workshops. He stated that the Board will only be reviewing the portions relating to Planning. Mr. Beecher stated that the Tolend Road Landfill figures are not finalized but an estimate can be given.

Parks Christenbury asked Bob Corsetti to send a memo to the School Superintendent asking that the School requests for the CIP be ready for the meeting of the 12th.

Bob Corsetti asked if anyone was not in favor of adjournment.
There were no objections.

MEETING ADJOURNED at 7:15 PM.