

DOVER PLANNING BOARD  
MINUTES OF MEETING

HELD: Tuesday, July 25, 1978  
7:00 p.m.  
District Courtroom  
Municipal Building  
Dover, N.H.

ITEM NO. 1: ROLL CALL.

The following members were present: Alan Crowell, Pete Bouchard, Richard Gerrish, Kerry Forbes, Chairperson Wallace Ackerman, Charles Reynolds, and Vice-Chairperson Joan Miller.

Also present was Assistant Planning Director Timothy Sheldon.

ITEM NO 2: APPROVAL OF MINUTES OF MEETING HELD JULY 11, 1978.

Moved by Forbes, seconded by Crowell to approve as written. U.A.

ITEM NO. 3: UNFINISHED BUSINESS.

- a. Major subdivision of lands of Kenwood Corp., Assessor's Map L, Lot 68-B on Roberta Drive - Mr. Sheldon explained this subdivision. A letter was sent to Mr. Cheney from the Planning Director, this letter was read and is on file in the Planning Board Office. A letter from Mr. Cheney was also read to the Board.

Mr. Gerrish questioned the legality of sending a letter to Mr. Cheney while the move to reconsider existed. Mr. Sheldon explained that it is his responsibility to provide a developer with the basic information he/she needs to conform to City requirements.

Vote to reconsider (from 7/11/78 meeting) - 1 for, Gerrish; 5 against, Bouchard, Crowell, Forbes, Miller, and Reynolds.

Personal Privilege by Gerrish - Mr. Gerrish explained to the people present that the City Council will have to be petitioned for a waiver of the street length and grade provisions of the Subdivision Ordinance, following Planning Board approval.

- b. Wendy's - Mr. Sheldon explained this item. Mr. Raymond Ouellette, Attorney for Wendy's was present. He stated that it was 7:30 p.m. and Mr. Murphy was not present, Mr. Murphy made the motion to reconsider this vote and was not present for the 7/11/78 public hearing.

Mr. Gerrish stated that Mr. Murphy was sick.

Personal Privilege by Gerrish - Mr. Gerrish cited the City's 20-76 Conflict of Interest clause. (20-76 now Chapter 9 in the new revised Ordinance).

Mr. Gerrish requested a roll call vote for this item - the chair did not acknowledge this request.

Mr. Gerrish filed an Appeal on this matter.

Reconsideration of Wendy's - 1 for, Gerrish; 5 against, Bouchard, Crowell, Forbes, Miller, and Reynolds.

Agendy Item's c & d were ruled out of order.

Moved by Crowell, seconded by Forbes to establish a policy whereby the Planning Board will vote on each public hearing immediately following said hearing. U.A.

ITEM NO. 4: PUBLIC HEARING ON THE LIMITED SUBDIVISION OF LANDS OF SARAH & HOLLISTER CHILDS, ASSESSOR'S MAP N, LOT 8 ON GULF ROAD.

This plan was explained by Mr. Sheldon. Mr. Montgomery Childs, the applicant, was present.

Moved by Crowell, seconded by Miller to approve the subdivision subject to;

1. Plot plan to show all boundary lines and necessary bearings and lengths.
2. Approval from the State Water Supply and Pollution Control Commission,
3. A driveway permit be obtained from the State. U.A. (2 abstentions, Gerrish and Forbes; Article 4, Section 6).

Amended by Miller, seconded by Crowell that Item no. 3 have added, "when necessary." U.A. (2 abstentions, Gerrish and Forbes; Article 4, Section 6).

ITEM NO. 5: PUBLIC HEARING ON THE LIMITED SUBDIVISION OF LANDS OF MARY CLIFFORD, ASSESSOR'S MAP F, LOT 23 ON LITTLEWORTH ROAD.

Mr. Sheldon explained the plan.

Moved by Bouchard, seconded by Reynolds to approve the subdivision as presented subject to a State driveway permit when necessary. U.A.

ITEM NO. 6: PUBLIC HEARING ON THE LIMITED SUBDIVISION OF LANDS OF HUGH TUTTLE, ASSESSOR'S MAP M, LOT 52 ON DOVER POINT ROAD.

Mr. Sheldon explained the plan.

Mr. Hillmuth, an abutter, spoke in favor of this subdivision.

Mr. Grimes wanted to know what was the purpose of this subdivision.

Moved by Forbes, seconded by Reynolds to lay this item on the table until the next scheduled meeting and instruct the Planning Director to get a legal opinion on the status of the variance and to arrive at a satisfactory conclusion of the 5 foot driveway setback. U.A.

ITEM NO. 7: PUBLIC HEARING ON THE LIMITED SUBDIVISION OF LANDS OF BEVERLY LaPOINTE, ASSESSOR'S MAP H, LOT 29-A ON LITTLEWORTH ROAD.

Mr. Sheldon explained the plan. City water and sewer is available. Sewer is available to Lot #5.

Moved by Bouchard, seconded by Reynolds to approve as presented. U.A.

ITEM NO. 8: PUBLIC HEARING ON THE LIMITED SUBDIVISION OF LANDS OF BERT MICHAUD, ASSESSOR'S MAP H, LOT 33 ON KNOX MARSH AND LITTLEWORTH ROADS.

The plan was explained by Mr. Sheldon. Attorney Shea, represented Mrs. Calderwood, an abutter. Mr. Michaud was present.

Moved by Forbes, seconded by Bouchard to approve the subdivision subject to:

1. Approval by the State driveway permit when necessary,
2. Approval by the State Water Supply and Pollution Control Commission when necessary,
3. Final approval from the Planning Board will take place after the proper conveyance of the deed from Calderwood to Michaud (and correcting the minimum setback) is recorded. U.A.

ITEM NO. 9: OLD BUSINESS.

- a. Rollerskating Rink - Mr. Sheldon explained this item. A discussion ensued regarding the gravel parking lot. Mr. Hale and Mr. Day, applicants, were present. They did say they would have the driveway done with a double penetration layer coating.

There will be a Site Review on Monday, July 31, 1978 at 4:30 p.m.

- b. Garrison Hill Rezoning - Mr. Sheldon explained the recommendations by the Rezoning Committee. A memo from the Planning Director to the City Council was explained.

Moved by Miller, seconded by Crowell to send this memo along with the amendment from Mr. Gerrish and Mr. Forbes to the City Council. U.A. (Gerrish - complete use regulations as per R-2 zone; Forbes - recommend that a statement be included in the memorandum explaining the possible ramifications of any zoning change (other than R-2B) as to the accessibility to a 6-acre vacant parcel off Ascension Ave. and Old Rollinsford Road.

Moved by Crowell, seconded by Gerrish to reconsider the questions. UA.

Moved by Crowell, seconded by Gerrish to move the question. U.A.

- d. Dover Point Rezoning - Moved by Crowell, seconded by Gerrish to change the Site Review (7/31 - Rollerskating Rink) from 4:30 p.m. to 6:00 p.m. on Monday 7/31 and immediately following this Site Review, conduct a work session. U.A.
- e. Murphy Subdivision - Moved by Crowell, seconded by Gerrish to take this item off the table. U.A. 1 abstention - Forbes.

Attorney James Kormalis represented Mr. & Mrs. Murphy and spoke on the issue.

Moved by Crowell, seconded by Miller to approve the subdivision subject to:

1. Approval from the State Water Supply and Pollution Control Commission,
2. Vehicular access be gained from the cul-de-sac. 4 for; 1 against, Bouchard; 1 abstention, Forbes.

NOTE: Condition #3 of the 4/4/78 approval was deleted.

Moved by Crowell, seconded by Gerrish to move the question. 4 for; 1 abstention, Forbes; 1 against, Bouchard.

- c. Tolend Road - Moved by Forbes, seconded by Gerrish that if final approval can be accomplished in the 7/31 work session it will be sent to the Council. 5 for, 1 against, Miller.

The above-motions were withdrawn.

- f. Hanover Bonding - Moved by Bouchard, seconded by Forbes to have the Planning Director send a letter to the Hanover Bonding Company giving them 30 days to answer our previous letter sent after the 6/27 Planning Board Meeting, with a c.c. to go to Mr. Bouchard & Mr. Stephens. U.A.

ITEM NO. 10: NEW BUSINESS.

Change the meeting night to Monday nights starting after the August 8, 1978 meeting and that adjournment be by 10:00 p.m.

ITEM NO. 11: ADJOURNMENT.

Moved by Crowell, seconded by Gerrish to adjourn - time 10:45 p.m. U.A.