

DOVER PLANNING BOARD

MINUTES OF MEETING

HELD: Tuesday, Jan. 4, 1977  
7:00 p.m.  
Municipal Courtroom  
Municipal Building  
Dover, New Hampshire

ITEM NO. 1: ROLL CALL:

On Roll Call, the following were present: Chairman Frank O. Estes, Mrs. Lois M. Schofield, Mr. Ernest J. Carrier, Mr. Jared S.A. Clark, Mr. Stanford Roberts, Mr. Paul E. Hale, Mr. Pierre Bouchard.

Also attending were Planning Director Christopher Sheridan and those people mentioned in the following minutes.

ITEM NO. 2: APPROVAL OF MINUTES OF MEETING HELD ON DEC. 7, 1976:

Moved by Carrier, seconded by Hale, to accept and place on file. Unanimously approved.

ITEM NO. 3: PUBLIC HEARING ON LIMITED SUBDIVISION OF LAND OWNED BY SAMUEL A. TAMPOSI, GERALD Q. NASH, ASSESSOR'S MAP D, LOT 2 ON PLAZA DRIVE:

Attorney Raymond Ouellette was present, representing the petitioner.

Mr. Sheridan gave the background of this subdivision for the Board's information.

The Board considered extension of Plaza Drive and noted that there is a \$15,000 performance bond outstanding which is still good.

Attorney Ouellette said that for financial reasons the Strafford Bank simply wishes to make this parcel into a package of five subdivided acres, should they ever have to foreclose in the future.

A question of raising the amount of the performance bond if a City street is not provided for was discussed.

Moved by Clark, seconded by Mrs. Schofield, that a temporary turn-around be shown on the plan at the end of the existing three acre lot; and further that it be recorded on the plan that no additional building permits be issued relative to the combined lot of 5.154 acres until such time as Plaza Drive is brought to City standards, and further that it be shown on the face of the plan that no further subdivision be allowed on the remaining 40 acres until Plaza Drive is brought up to City standards.

In lieu of these restrictions, the Board would accept a \$20,000 additional performance bond on Plaza Drive with the understanding that this would apply to the entire length of Plaza Drive along the 5.154 acre tract including a temporary turn-around. Unanimously approved.

Moved by Clark, seconded by Hale, to request that the Planning Director place on the June Agenda the item of the performance bond as it pertains to Plaza Drive and that he be directed to send a letter to Tamposi, Nash, Lehoullier informing them that the Board would like to have Plaza Drive brought up to City standards pursuant to previous correspondence.

Amended to move the item to the April meeting.

Unanimously approved.

ITEM NO. 4: PUBLIC HEARING ON LIMITED SUBDIVISION OF LAND OWNED BY THE BOSTON AND MAINE CORP., ASSESSOR'S MAP 31, LOT 5 ON CHESTNUT STREET:

Mr. Larry Plotkin was present, representing Hannaford Brothers. He presented a letter officially authorizing Hannaford Brothers to represent the Boston and Maine, Corp., owners of the property.

Moved by Clark, seconded by Mrs. Schofield, to approve subject to the Hannaford Brothers acquiring suitable access from either the B & M or the Housing Authority so that the parcel is not landlocked and the plan be shown with the sewer utility easement across it.

Moved by Clark, seconded by Hopkins, to request the Planning Director to communicate the nature of the Planning Board approval to the Housing Authority so they can take appropriate action. Unanimously approved.

ITEM NO. 5: COMMUNITY DEVELOPMENT BRIEFING:

Mr. Sheridan briefed the Board on the proposed Third Year Community Development activities being discussed by the CAC at the present time.

ITEM NO. 6: ADJOURNMENT:

Moved by Carrier, seconded by Bouchard, to adjourn. Unanimously approved.

Respectfully submitted,  
Lois M. Schofield  
Clerk

LMS:c