



CITY OF DOVER

CITY COUNCIL - MINUTES

Meeting Type: Workshop Session
Meeting Location: Council Chambers, City Hall
Meeting Date: **Wednesday, December 4, 2013**
Meeting Time: **To immediately follow Special Meeting**

1. CALL TO ORDER

~~2. MOMENT OF SILENCE~~

~~3. PLEDGE OF ALLEGIANCE~~

4. ROLL CALL ATTENDANCE

Present: Mayor Weston, Deputy Mayor Carrier, Councilor Cheney, Councilor Crago, Councilor Garrison, Councilor Hooper, and Councilor Weeden.

Absent: Councilor Spuler.

Also Present: City Manager Joyal, General Legal Counselor Blenkinsop, and City Clerk Lavertu.

5. DISCUSSIONS

A. CAPITAL IMPROVEMENTS PROGRAM (CIP)

Councilor Garrison clarified the misconception that the Parking Garage was not in the CIP. He referred to page 21 of last year's CIP and page 105 of this year's CIP. He said the Council and Planning Board discussed this topic in the Joint Workshop session in October, 2013.

City Manager Joyal gave an overview of the Police Facility and Parking Garage in the CIP. Councilor Crago said the confusion may have come about because of his website page. He spoke about the rush to judgment about this issue and how the Council didn't have the time to review the resolution that combined initiative. He said he is still waiting for the financial data that this is in the best interests of the City.

Mr. Medbery started to speak.

Deputy Mayor Carrier called for a point of order.

Mayor Weston informed Mr. Medbery that he couldn't speak at this time.

Councilor Weeden asked about the cost savings with doing the projects together.

City Manager Joyal listed all the areas of savings by combining the projects.

Councilor Weeden started a discussion about the increase in parking spaces

City Manager Joyal said there will be a net gain of approximately 200 spaces.

Councilor Crago started a discussion about the location of the Police Facility/Parking Garage on Orchard Street and the Police Facility in the Robbins Building area.

Police Chief Colarusso gave an overview of the two locations and why the Orchard Street location was chosen.

City Manager Joyal gave an overview of his handouts which show how it is feasible to build a parking garage without impacting the taxpayers.



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City Manager Joyal spoke about the First Street development project and its impact to the tax roll.

Councilor Crago asked about the risks and projects not being completed.

City Manager Joyal said he can't guarantee anything, but he has tried to minimize the risks. He said the only things mentioned in his handouts are projects that are under contract and moving forward.

Councilor Crago started a discussion regarding the paving projects and adjusting the Pavement Condition Index (PCI) number.

City Manager Joyal talked maintenance and the need. He spoke about other investments the City has completed that create an economic engine that create additional tax dollars for the City.

Mayor Weston, referring to the Police Facility/Parking Garage, asked about changing the egress and the impact to surrounding parking spaces.

City Manager Joyal said the plans are a preliminary concept at this point.

Mayor Weston said the entrance has to change.

Councilor Garrison agreed with the Mayor's concern. He asked about adding another deck to the parking garage to get even more spaces.

Mr. Gatchell, Architect, said the plans were based on funds available and estimated costs.

Councilor Garrison asked if the parking garage wasn't built along with the Police Facility where would the employees and police vehicles park.

Councilor Cheney asked about the Police Facility Building Committee minutes and how they didn't include comments made by abutting residents.

City Manager Joyal said the comments were not verbatim, but were noted in the Citizen's Forum comments. He said the stakeholder meetings did have their comments almost verbatim. He said their names were not noted, but it wasn't required.

Councilor Cheney asked about creating a Tax Increment Financing (TIF) district and the impact it would have on surrounding properties.

City Manager Joyal said they weren't talking about a TIF at this point. He referred to another handout, and gave an overview of the area it would cover.

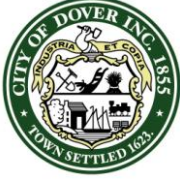
Mayor Weston referred to the School Department personnel present and asked the Council if they had any questions for them.

Deputy Mayor Carrier asked if there were any discussions on building a new high school or just renovating the current high school.

Superintendent Fernandes said they are just looking at their options at this point. He said they are on the docket for funding of a Perkins Grant in 2016 for the Career Technical Center. He said the project should be look at as a community center and not just an educational center.

Mayor Weston talked about building versus renovating.

Superintendent Fernandes said they are waiting for the feasibility study.



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Mayor Weston asked that the feasibility include what would happen to the old high school if they build a new high school.

Councilor Garrison asked about the Silver Street Reconstruction and if it included water, sewer, and gas line work.

Planning Director Parker said the water line needs to be replaced, and the sewer needs some repair. He said the gas line has been updated recently.

Councilor Garrison asked about burying the power lines.

Planning Director Parker said the expense is too high.

Councilor Garrison asked if there were any curb line adjustments.

Planning Director Parker said there were some curb line adjustments.

6. CITIZEN'S FORUM

Citizens are invited to speak on the subject matter of the Workshop. Statements shall be limited to five minutes.

Donald Medbery, 3 Covered Bridge Lane: He spoke about the CIP. He said he objected how this was done after the election. He said they need to make the public totally aware of projects.

Mayor Weston, seeing no one else wishing to speak, closed the Citizen's Forum.

7. ADJOURNMENT

Deputy Mayor Carrier moved to adjourn to the second Special Meeting; seconded by Councilor Crago.

Vote: 7/0.