



CITY OF DOVER

LAND USE STEERING COMMITTEE – MINUTES

Meeting Type: Regular Meeting
Meeting Location: City Council Conference Room, City Hall, Dover NH
Meeting Date: Thursday, May 1, 2014
Meeting Time: 8:00 am

MEMBERS PRESENT: Jerry Reese (Chair), Gina Cruikshank, Robert Paolini, Fergus Cullen, Norm Fracassa, Marcia Gasses

STAFF PRESENT: Steve Bird (City Planner)

OTHERS PRESENT: None

The meeting was convened by Reese at 8:03 AM.

1. Approval of Meeting Minutes of March 27, 2014

Cullen made a motion to approve the minutes as presented, Cruikshank seconded. Vote: Unanimous

2. Review of Update Memo and Material from Steve Whitman

Bird: Whitman prepared a memo that we should review.

Bird distributed copies of the memo and the revised chapter for review.

The Committee reviewed the Whitman memo, which highlighted the initial findings.

Bird explained that Whitman has been reviewing the 2007 chapter and determining what sections should be deleted, what sections need to be updated and what sections need to be added.

Cullen: In the last bullet on page 1, the income data is not adjusted for inflation. If you did you would reach a different conclusion.

3. Review of Maps Prepared by Dan Sundquist

Bird displayed two maps that were prepared by Dan Sundquist, one depicting existing land use and one showing protected land and New England Cottontail habitat. Bird also had a zoning map for reference purposes.

Fracassa: The information on the cottontail map appears to be very general. Is there more detailed information available?

Bird: Contact with landowners is kept confidential so the mapping is not parcel specific. I am not sure if this map is needed for this chapter. We have a protected lands map in the Conservation and Open Space chapter that can be referenced and used as a factor in making land use decisions.

Fracassa: The turnpike right-of-way is shown white, which the legend shows as municipal boundary. Maybe choose a different color or shade.

Reese: In general it appears that for the land use map there are too many categories, especially if the map is smaller in the chapter.

Paolini: I had a hard time distinguishing between all the green colors. Could we consider adding a downtown subset to the map to be able to show more detail, like the zoning map?

Bird: Mettee had discussed with me the idea of a land cover map which would show actual land use instead of land codes as assigned by the Tax Assessor. I will follow up with Whitman to see if a land use cover map is feasible.

Cullen: My idea is adding some examples on the existing land use map of landmarks to help orient people, maybe with labels or a numbered legend.



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Reese: It does not appear that the open space around the house lots in OSS's is not consistently depicted as protected land.

Bird: That is a function of how the land is coded.

Fracassa: Do we need a map depicting historic resources to use as a factor?

Bird: Historic resources are listed in great detail in the Historic Resources chapter of the master plan.

Gasses: It may help us to view density of development by changing the zoning map to shade in the actual buildings so we can see vacant land.

4. Committee Member Comments and Questions

Bird explained that Mettee had met with him prior to the meeting to discuss his ideas on the chapter and he ended up preparing a memo, which Bird distributed. Bird will share it with Whitman, but wanted to review it with committee members to see if they agree with his ideas.

Paolini: I like numbers rather than graphs sometimes.

Gasses: I would like to keep the details available somewhere.

Cullen: Most graphs can also include the numbers.

Bird: The Planning Department has been working in-house on a Data chapter that contains numerous tables of data in many categories. The intent is for that data to be used in the development of the other master plan chapters. The data can be used in the analysis and developed into graphs or charts to make a point or illustrate trends.

Reese: I think we should keep the detailed information in the Data chapter and refer to it as needed.

Gasses: The age distribution graph is a little deceiving because the age ranges are mostly 14 years but some like 0 to 5 are smaller ranges.

The committee talked about the organization of the chapter as it related to the outline recommended by Mettee.

Fracassa: Let's not make any decision until we check with Whitman and get his input first.

Reese: I like to see the material we are asked to review printed out ahead of time instead of looking at a computer screen.

Bird: I will make copies of all the material ahead of time.

Reese: Please get any additional comments on the revisions that Whitman has already made to the chapter to Bird within the next week so he can consolidate and discuss with Whitman.

5. Confirm Next Meeting Date

Reese: Let discuss the next meeting date.

Bird: Would members have any issue with changing the day to a Wednesday instead of Thursday so that I avoid any conflicts with the Sign Committee.

The members were okay with that.

Reese: Lets shoot for May 28th at 8:00 as our next meeting,, assuming that the date is good for Whitman.

6. Citizen Forum: None

7. Adjourn

Gasses motioned to adjourn at 9:28 AM. Cruikshank seconded. Vote: Unanimous