



CITY OF DOVER

PLANNING TECHNICAL REVIEW COMMITTEE –AGENDA

Meeting Type: Regular Meeting
Meeting Location: 2nd Floor Conference Room – City Hall, Dover NH
Meeting Date: **Thursday, October 13, 2016**
Meeting Time: **10:30 AM**

1. 10:30 AM – 11:15 PM: TRC review for 10 Progress Dr., LLC (Owner: Joseph E. Vitko, Jr.), Assessor's Map H, Lot 36-5, zoned I-2, located at 10 Progress Drive. (14,364 sq. ft. reconstruction of parking area) (P16-30)



City of Dover, New Hampshire SITE REVIEW APPLICATION

[Revision Date: April 23, 2013]

RECEIVED
Planning Office

Office Use Only

Project #:

P16-30

Date Received:

SEP 28 2016

Amount Paid:

Time Received:

Dover, New Hampshire

APPLICANT AND OWNER INFORMATION

Name of Applicant: 10 PROGRESS DR. LLC Telephone # 603-781-0751

Address of Applicant: 10 PROGRESS DR. DOVER NH

E-Mail Address: JVITKO@SECURESPEED.US

Name of Property Owner (if different from applicant): JOS. E. VITKO JR Telephone # 603-781-0767

Address of Property Owner: P.O. BOX T SANFORD ME 04073

PROPERTY INFORMATION

Address of Property: 10 PROGRESS DR DOVER NH

Assessor's Map # ~~42-101~~ H Lot(s) # ~~47~~ 36-5

Zoning District(s) I-2 Overlay District(s) _____

Size of Parcel: _____ sq. ft. 2.43 ac. Property Deed: Book _____ Page: _____

Existing Use of Property: LEASED TO GYMNASTIC TRAINING FACILITY

SITE PLAN INFORMATION

Describe Proposed Use: REPAVE EXISTING PAVEMENT & REPLACE

Area of Parcel to be Developed: 14,304 total (6,948sf existing) sq. ft.

If Multi-family Residential, Specify Number of Units & Buildings Proposed: _____

Number of Parking Spaces: Existing _____ Proposed _____

Highway Access (check where applicable): _____ City Street _____ State Highway

Number of Employees Total: _____ In Maximum Shift: _____

Disposition of Parcel:

Building Setbacks:

Building Footprint 10,000 sq. ft.

Front Yard _____ ft.

Total Building Area 10,000 sq. ft.

Rear Yard _____ ft.

Paved Area 14,304 Proposed sq. ft. Side Yard: Right _____ ft.
total 6,948 s.f. existing pavement Left _____ ft.
7,416 s.f. existing crushed pavement

City Water? ☐ Yes ☐ No

How far is city water from the property? _____

City Sewer? ☐ Yes ☐ No

How far is city sewer from the property? _____

BUILDING INFORMATION

Type of Building to be Built: _____

Height of Building: _____ Finished Floor Elevation: _____

Number of Seats (where applicable) _____

WAIVER REQUESTS

Site Review Regulations section(s) to be waived: _____

Justification for waiver request(s) (*attach additional sheets as needed*): _____

SURVEYOR INFORMATION

Name of Surveyor and Company (Licensed in N.H.) _____

Address _____ Telephone #: _____

Professional License #: _____ E-mail address: _____

ENGINEER INFORMATION

Name of Engineer and Company (Licensed in N.H.) _____

Address _____ Telephone #: _____

Professional License #: _____ E-mail address: _____

SIGNATURES

I/We hereby submit this application to the City of Dover Planning Board and attest that to the best of my knowledge all of the information on this application form and in the accompanying application materials and documentation is true and accurate. As applicant or as agent, I attest that I am duly authorized to act in this capacity.

Signature of Property Owner: Joseph Elitko Date: 9/28/2016

Signature of Applicant (*if different from owner*): _____ Date: _____

Signature of Agent: _____ Date: _____

AUTHORIZATION TO ENTER SUBJECT PROPERTY

I, and my successors, hereby authorize members of the Dover Planning Board, Planning Department and other pertinent City Departments and boards to enter my property for the purpose of evaluating this application, including performing inspections during the application phase, post-approval phase, construction phase and occupancy phase. It is understood that these individuals must use all reasonable care, courtesy, and diligence when on the property.

Signature of Property Owner: Joseph El Witko Jr Date: 9/28/2016**AUTHORIZATION TO COMPLETE THE PROJECT ON SUBJECT PROPERTY**

I, and my successors, hereby the City of Dover or its assigns to enter my property for the purpose of completing the site work as required by the approved plan should the letter or credit or other surety be called. It is understood that these individuals must use all reasonable care, courtesy, and diligence when on the property.

Signature of Property Owner: Joseph El Witko Jr Date: 9/28/2016

Signature of Applicant (if different from owner): _____ Date: _____

CERTIFICATION OF FEES

I, and my successors, hereby certify that I understand that the City of Dover collects impact fees, utility investment fees and inspection fees for projects developed in Dover. Said fees must be paid before a Certificate of Occupancy can be obtained for a structure, unless a different payment schedule is agreed to by the applicant and the City prior to approvals being issued by the Dover Planning Board. Additionally, should the property be in "Current Use" it will be subject to the Land Use Change Tax.

Signature of Property Owner: Joseph El Witko Jr Date: 9/28/2016

Signature of Applicant (if different from owner): _____ Date: _____

LEGEND

AC	AIR CONDITIONER
BK.2562/PG.2783	BOOK NO./PAGE NO.
CMP	CORRUGATED METAL PIPE
CONC.	CONCRETE
EP	EDGE OF PAVEMENT
EXIST.	EXISTING
N/F	NOW OR FORMERLY
NET	NEW ENGLAND TELEPHONE
PVC	POLYVINYL CHLORIDE
R	RADIUS
SCRD	STRAFFORD COUNTY REGISTRY OF DEEDS
S.F.	SQUARE FEET
T	TANGENT LENGTH
TBM	TEMPORARY BENCHMARK
D	EXISTING DRAIN
G	EXISTING GAS
GS	GAS SERVICE
OHU	OVERHEAD UTILITIES
S	EXISTING SEWER
SL	SEWER LATERAL
W	EXISTING WATER
WS	WATER SERVICE
UGU	UNDERGROUND UTILITIES
Δ	CENTRAL ANGLE
○	FREE STANDING SIGN
○	GUY POLE
○	IRON ROD
MAP/LOT	ASSESSORS MAP & PARCEL NUMBER
—	PROPERTY LINE
—	UTILITY POLE
—	WATER SHUT OFF
—	WETLAND
○	SEWER MANHOLES

MAP G-1/LOT 5
N/F
BOSTON & MAINE RAILROAD
IRON HORSE PARK
HIGH STREET
NORTH BILLERICA, M.A. 01862

MAP H-1/LOT 31
N/F
RUTH K. SOUSANE
30 LITTLEWORTH ROAD
DOVER, NH 03820
SCRD. BK.2052 PG.560

Owner-10 Progress Dr. LLC
Contact-Joseph Vitko 603-781-0751
Address-10 Progress Dr., Dover, NH
MAP H-1-36-5

Project Description

red 1) Remove and replace existing pavement 722 Sq yds/6,948 s.f.

purple 2) Remove Crushed pavement replace with pavement 824 Sq yds/7,416 s.f.

green 3) Remove pavement, replace with crushed gravel

orange 4) water run off

10' WIDE DRAINAGE EASEMENT TO THE CITY OF DOVER SCRD BK. 988 PG. 501.

MAP H-1/LOT 36C
N/F
PUBLIC SERVICE OF NEW HAMPSHIRE
P.O. BOX 330
MANCHESTER, N.H. 03105-0330
SCRD. BK. 0789 PG. 0012

PROGRESS

MAP H-1/LOT 36-1
N/F
PROGRESS REALTY INVESTMENT PARTNERS
1 PROGRESS DRIVE
DOVER, NH 03820
SCRD. BK.1284 PG.0215

PARCELS ARE SUBJECT TO COVENANTS SCRD BK.987 PG.782

MAP H-1/LOT 36-3
N/F
RAYMOND GUILLEMETTE
7 HAYES LANE
DOVER, NH 03820
SCRD. BK.1161 PG.0543

OWNER OF RECORD DATE

CITY OF DOVER PLANNING BOARD

CHAIRPERSON

DATE

Scale 1" = 40'

RECEIVED
Planning Office
SEP 28 2016
Dover, New Hampshire