

CITY OF DOVER

COACHECHO WATERFRONT DEVELOPMENT ADVISORY COMMITTEE – MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **McConnell Center, Room 305, 61 Locust Street, Dover, NH**
Meeting Date: **Tuesday, December 17, 2019**
Meeting Time: **5:30 PM**

PRESENT: Dana Lynch (Chair), Norm Fracassa (Vice Chair), Matt Cox, Beth Fischer, Kim Schuman, Otis Perry, Dane Drasher, Sean Fitzgerald, Carla Goodknight

EX-OFFICO: Michael Joyal (City Manager)

STAFF: Steve Bird – City Planner, Gary Bannon- Recreation Director

OTHERS: None

1. **Call to Order at 5:30 pm**
2. **Approval of Minutes from September 24, 2019**

Motion: Perry moved to approve the minutes of September 24, 2019, Fitzgerald seconded. Vote U/A

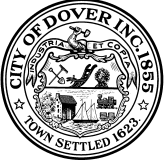
3. **Citizen's Forum:** None
4. **Changes to the Agenda:** None
5. **Correspondence:** None
6. **Old Business:** None
7. **New Business**

A. Report from Site Plan Review Sub-committee on Phase I Site Plan by Cathartes

Lynch noted the committee has met four times. They have reviewed architectural plans.

Goodknight went into more detail. The site plan has two proposed buildings with parking. They are residential with one having commercial on the ground floor. The committee is working with the team to break up the mass of the structures in different ways. The committee wants the structures to be solar-ready. The design should be modern enough to be current, but also tie in with the historic nature of the area.

Lynch stated the next architectural submission will be due prior to the January 14th meeting. The design team will make a presentation at that meeting. If all goes well, the sub-committee would vote to make a favorable recommendation to the full committee at the next meeting on January 21st and the full committee could vote for the design team to move forward to submit to the City for technical review.



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B. Discussion and Possible Vote on Request for Amendment to Development Agreement: 1-month extension of deadline to 1/31/20 for filing phase 1 site plan with Planning Board

Lynch said the LDA requires Cathartes to make a submission of the site plan to the City by December 31st. This one month time extension will allow the sub-committee time to wrap up their work and allow the full committee to take a vote at the January meeting

Motion: Perry moved to grant the request for a 1-month extension to January 31, 2020 for Cathartes to file the site plan with the Planning Board. Drasher seconded. Vote: U/A

C. Update on Expanded Bluff Removal Contract with Severino Trucking

Bird reported the City Council approved a resolution to approve a change order to the contract with Severino to complete some additional bluff removal. He explained the original plans and the change and why additional space is needed for layout of buildings and parking.

The City has to amend their alteration of terrain permit with the state. That amendment has been prepared and submitted. Once the state approves it, blasting can begin in January. Abutters will be notified prior to blasting.

D. Report on Status of Environmental Permitting

- Bird stated the DES wetlands permit application was submitted October 30th. DES has 75 days to review and ask for more information or approve the permit.
- On December 9th the DES wetlands permit and the CUP associated to the wetland impacts were presented to the Dover Conservation Commission by Ellie Baker of Horsley Witten. They voted to endorse the applications. The state will be informed of that.
- Remedial action plan final draft has just been submitted to the City staff for review. We will send it to Cathartes for review as well. It will be submitted to the state as soon as possible after those reviews.
- Subdivision plan: the parcel needs to be divided into a waterfront park, street rights-of-way need to be established, the pump station needs to be on its own lot and the remaining lots to be conveyed to the developer. The initial subdivision plan has been shared with the developer. That subdivision plan is to be presented to the Planning Board as part of the site plan presented by Cathartes.

8. Committee Member Comments: None

9. Adjournment

Motion: Perry moved, and Fischer seconded to adjourn at 5:53 pm. All in favor