

CITY OF DOVER

COCHECHO WATERFRONT DEVELOPMENT ADVISORY COMMITTEE – MINUTES

Meeting Type: **Regular Meeting**
Meeting Location: **2nd Floor Conference Room, 288 Central Avenue, Dover, NH**
Meeting Date: **Tuesday, January 21, 2020**
Meeting Time: **5:30 PM**

PRESENT: Dana Lynch (Chair), Norm Fracassa (Vice Chair), Matt Cox, Beth Fischer, Otis Perry, Dane Drasher, Sean Fitzgerald, Jack Mette, Dennis Ciotti

EX-OFFICO: Robert Carrier (Mayor)

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

OTHERS: Jeff Johnston, Cathartes

1. **Call to Order at 5:30 pm**
2. **Approval of Minutes from December 17, 2019**

Motion: Perry moved to approve the minutes of December 17, 2019, Cox seconded. Vote U/A

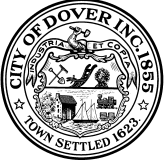
3. **Citizen's Forum:** None
4. **Changes to the Agenda:** None
5. **Correspondence:** Bird noted a letter received from Tony McManus written to DES to ask them to consider a more extensive granite step design down to the waterfront.
6. **Old Business:** None
7. **New Business**

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

Lynch noted the sub-committee was formed to review architectural drawings, landscape plans and preliminary site plans. The committee formed recommendations to present to the City for review. Last month an extension was granted, and a follow-up meeting has occurred.

The sub-committee met five times, reviewing architectural plans. Most of the discussions surrounded topics such as: site layout, landscaping, green spaces, parking, pedestrian accessibility and appearance of the first building. Several site plan drafts have been presented by Cathartes, taking into consideration comments from the sub-committee. The sub-committee voted unanimously in support of recommending approval of the phase one site plan be sent to the City's technical review committee. They recommend at least two sub-committee members participate in that process to ensure continuity. Pimental, Lynch and Fracassa all volunteered to fill that role.

Lynch asked Jeff Johnston of Cathartes to present the plans.



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B. Discussion and Possible Vote on Endorsement of Cathartes Phase 1 Site Plan

Jeff Johnston of Cathartes presented a sample of the plans to the committee using the TV screen and noted a full set of engineering drawings will be presented to TRC.

The Committee members asked clarifying questions and discussed opinions regarding the appearance of the building, parking, building materials, rent structures and amenities.

Lynch mentioned to the committee that once the TRC process is complete, it will come back before the committee for approval of any changes.

Motion: Fischer moved to recommend the plan go to TRC for review. Perry seconded.
The committee discussed how the project upholds the design guidelines. Vote: U/A

C. Report on Status of Environmental Permitting

- Bird noted the DES wetlands permit application response letter was received on January 10th. The letter requests more information from the City and the consultants. Horsley & Witten is putting together a response which is due by March 10th.
- The Alteration of Terrain permit for the additional bluff removal was submitted and the amendment letter was received back today for the additional work. Abutters will be notified, then blasting will commence.
- The remedial action plan final draft was sent by the City to Cathartes on January 7th. It will be submitted to the state as soon as possible after their review.

8. Committee Member Comments: None

9. Adjournment

Motion: Mettee moved, and Fitzgerald seconded to adjourn at 6:08 pm. Vote: U/A