



CITY OF DOVER

TECHNICAL REVIEW COMMITTEE MINUTES – P19-77

Application Type: TRC Review
Applicant(s): Industrial Tower and Wireless, LLC
Owner(s): Industrial Tower and Wireless, LLC
Location: 200 Henry Law (Tax Map K, Lot 1-0-0)
Date: November 21, 2019

INTENT: Proposal is to construct a 150' communications tower and 80'x80' compound with gravel driveway.

Others:
Kevin Fadden, Industrial Tower and Wireless
Kevin Delaney, Industrial Tower and Wireless

LOTS/UNITS PROPOSED:

Communications Tower in addition to Existing Residential and Farm

Approval of 11/14/2019 Meeting Minutes

D. White moved to approve the minutes of November 14, 2019. F. Torr seconded. Vote: U/A

AGENDA ITEM #: 1

ACREAGE: 28.8 for subject parcel.
55. 18 between two parcels

ZONING DISTRICT: R-40

EXISTING LAND USE:
Residential/farm

SURROUNDING LAND USE:
Residential

ZBA ACTION: Z18-07/Z18-22,
ZBA decision to deny variance vacated through settlement out of court. ITW is granted a variance for a new tower on a lot where new facilities are not permitted. See US District Court Agreement for Judgment in Case No. 1:19-cv-00067-PB, filed 10/01/19.

PERMITS REQUIRED: N/A

WAIVERS REQUESTED: N/A

ATTENDANCE:

Members:

Donna Benton, Planning
Sgt. Marn Speidel, Police
Dan Barufaldi, Econ. Development
Frank Torr, Planning Board
Dave White, Engineering
Elena Piekut, Planning/Zoning
James Maxfield, Fire/Inspections

PLAN REVIEW:

Planning Comments:

- Provide copy of easement
- Provide letter to serve and acknowledgment of fall zone from Eversource
- Please revise plan to:
 - Add owners' signatures and date
 - Add LLS & PE signature
 - Add dates and numbers of federal permits
 - Add Planning file number P19-77
 - Remove Dover approvals box
 - Add note referencing Zoning Board cases Z18-07 and Z18-22 and US District Court agreement
 - Add note regarding lighting provided within and around compound/tower
 - Public safety impact fee (\$512) will be invoiced
 - Reference or add abutter information on Sheet 2
 - Provide rendering of tower (170-22.E(6)(a))
 - Change fencing to 8' solid vinyl or wood (B.P required)
 - Add Common Site Plan notes: 9, 10 (or waiver), 12, 13, 14, 15, 16, 17, 20, 21, 22, 25, 26, 28, 29, 31, 34, 40, & 41
 - Provide responses or otherwise address provisions agreed to: 170-22.D(2)(a), (b), (c) and (g); 170-22.E (Preamble), (3) through (9), 170-22.H and 170-22.I.
 - On sheet 3:
 - Show existing buildings
 - Indicate screening around equipment outside fenced area

Police Department Comments:

- Add note that snow storage is on-site

Fire/Inspections Comments:

- Add common note regarding year-round site access
- Show truck turning template

Engineering Comments: None

Economic Development Comment:

- Concerned about winter access



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Planning Board Comments:

- Natural buffer is sufficient
- No Sunday construction hours

Next Steps:

Resubmit by December 2nd for
December 10th Planning Board meeting.

Adjournment:

D. White made a motion to adjourn at
11:55 am. Seconded by D. Benton Vote:
U/A.