

## **DOVER PLANNING BOARD MINUTES**

March 21, 2016, Approved as Amended, April 11, 2016

Chair Mark Sarro called the meeting to order at 7:30 PM at the Dover Town House. Also present were Board members Kate Bush, John Dougherty, Henry Faulkner, Carol Lisbon, Consulting Planner Gino Carlucci, and Planning Assistant Susan Hall.

### **1. SITE PLAN REVIEW/SIGN PERMIT, DUNKIN DONUTS, 14 DEDHAM STREET**

Present were applicants Dave Harrington and John Duffy, their attorney David Krumsiek, and several interested citizens. Mr. Sarro reviewed the discussion of the last meeting. He noted that he attended an informal site visit on March 10, 2016 with Police Chief Peter McGowan, Superintendent of Streets Craig Hughes, Town Engineer Mike Angeri, Planner Gino Carlucci, Planning Assistant Sue Hall, and the Applicants, Dave Harrington and John Duffy, to view traffic and safety conditions during the morning rush hour.

Mr. Carlucci reported that Town Counsel is preparing a memo at the Board's request regarding use of the adjoining municipal parking lot. He also said the Police Chief, Superintendent of Streets and Town Engineer are preparing a memo to summarize their recommendations on traffic and safety issues following the site visit.

Mr. Sarro noted that many traffic and safety issues being discussed are already existing and are beyond the scope of this site plan review. The Police Chief, Superintendent of Streets, and Town Engineer will continue to discuss potential solutions to the existing traffic problems in the Town Center.

There was further discussion of traffic issues, including the traffic study presented at the last meeting. Other aspects of the Site Plan also were discussed, including the dumpster, signage, building color, delivery of food and supplies, and hours of operation. The Board strongly urged the applicant to reconsider the color of the proposed signs, expressing its preference for more traditional, subdued colors in keeping with the historic nature of the building and rural character of the Town.

Exhibits submitted:

1. Letter from GLM Engineering, dated March 17, 2016 re Surface Water runoff
2. Rendering of Proposed Building Colors
3. Rendering of Dumpster and Septic Fence Enclosure

4. Existing Conditions Site Plan, dated March 3, 2016
5. Proposed Conditions Site Plan, dated March 3, 2016

After a lengthy discussion the Board agreed to continue the review to the next Planning Board meeting, scheduled for April 11, 2016 at 7:30 PM.

## **2. APPROVAL OF MINUTES**

**On a motion duly made and seconded, the Board voted to approve the minutes, as amended, for February 25, 2016. The motion passed unanimously with four members voting.**

## **3. UPDATE, 61A PROPERTY, 46 SPRINGDALE AVENUE**

Mr. Carlucci updated the Board on the status of the septic system and lot configuration per the request of Board of Selectmen pursuant to their Town Meeting article.

The meeting adjourned at approximately 10:45 PM.

Respectfully submitted

Susan Hall, Planning Assistant