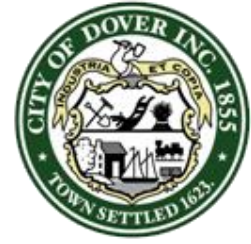


April 15, 2014

FOR IMMEDIATE RELEASE:

Contact:

Christopher Parker, Director of Planning and Community Development
603-516-6008



Silver Street rezoning topic of April 23 neighborhood meeting

DOVER, N.H. – The City of Dover is currently undertaking an effort to update the zoning for the areas surrounding Silver Street, the goal of which is to celebrate and support some of Dover’s most historic neighborhoods. The project is an offshoot of the Gateway Rezoning Study which resulted in the rezoning of Broadway, Portland Avenue, and Central Avenue to the Central Business District. The Planning Board also considered rezoning Silver Street; however, “residents expressed concern that this would detract from the historic residential character of Silver Street, rather than enhancing it,” said Tim Corwin, Assistant City Planner. Instead, it was suggested the City take a broader view of Silver Street to include the surrounding neighborhoods.

Based on this feedback, Planning Department staff and the project consultant worked this past winter to identify the areas around Silver Street which share a common historic heritage and which could benefit from a single zoning district designed to support and enhance their historic character. The identified areas are primarily residential and exhibit a rare collection of Victorian architecture.

“Their original residents were likely senior managers and foremen from the mill facilities that lined the Cochecho River, as well as other community professionals,” said Christopher Parker, Director of Planning and Community Development.

The bulk of the structures in what staff is tentatively calling the “Heritage Residential District,” date from the Civil War era to the early 1900s. Although there has been some in-fill development, the primary structures are characterized by wide porches, bay windows, steep roofs, and intricate and involved woodwork. Collectively they create very walkable, pedestrian friendly neighborhoods. It is the intent of the proposed zoning district to retain, supplement, and replicate these distinct architectural buildings as a tribute to the history of the City of Dover.

“The idea is not to create a historic district overlay designed to regulate home improvements,” said Jeff Taylor, project consultant. “Rather, the idea is to use context sensitive zoning regulations to ensure that any new construction fits in with the historic character of these neighborhoods.”

Corwin says that draft zoning regulations for the “Heritage Residential District” have been prepared and are ready to be vetted by the neighborhood’s property owners and residents.

“As with other projects undertaken by the Planning Department, public input drives both the process and the product,” Corwin said. “Public participation is key to ensuring that any zoning changes enacted reflect the values of the community.”

To present their ideas, Planning Department staff and the project consultant have scheduled a neighborhood meeting for Wednesday, April 23 from 6 to 8 p.m. The meeting will be held at the Silver Fountain Inn, 103 Silver St., hosted by the Silver Inn Fountain proprietors, Jim and Pam Pidgeon.

For questions or comments about the project, please contact Tim Corwin, Assistant City Planner, by phone at 516-6008 or by e-mail at t.corwin@dover.nh.gov.

###