

Report for the City Manager

Community Services: Engineering

Date: March 10, 2025

The purpose of this document is to summarize the work the City of Dover Engineering Division of the Community Services Department from February 1st through 28th, 2025.



Engineering

Community Services | Dover, NH

Ken Mavrogeorge, PE – City Engineer
Bill Boulanger – Special Projects Advisor
Jillian Semprini, PE – Deputy City Engineer
Krystian Kozlowski, PE – Assistant City Engineer
Eric Sanderson – Facilities Project Manager
Jamie Stevens – Waterfront Construction Manager
Jordan Chambers – Engineering Technician
Tim Puls, PE – Environmental Project Manager

Dover's Community Services: Spotlight on Administrative Support

Behind every successful team, there are often unsung heroes who keep the gears turning smoothly. At the Mast Road office of Dover's Community Services department, three individuals stand out for their exceptional support and dedication: Cheryl Dwyer, Wendy Roy, and Nancy Usbelger. These administrative professionals play a crucial role in ensuring the department's efficient operation, often going above and beyond to assist not just the engineering staff, but every member of the Community Services team.



Figure 1: Mast Road Administrative Staff (from L to R: Nancy Usbelger, Cheryl Dwyer, and Wendy Roy)

Cheryl, Wendy, and Nancy are the backbone of Community Services, handling a wide range of essential tasks. From managing payroll and processing claims to documenting service calls and providing top-notch customer service, their responsibilities are vast and varied. They are the first point of contact for many residents, answering questions, directing inquiries, and ensuring that everyone feels heard and valued.

Their support for the engineering team is particularly noteworthy. They assist with project documentation, financial tracking, permitting, and help track Service Calls and Work Orders. Their attention to detail and organizational skills are invaluable in keeping projects on track and ensuring their success.

Beyond their technical skills, Cheryl, Wendy, and Nancy bring a positive attitude and a willingness to help to their work. They are known for their friendly demeanor and their commitment to providing the highest level of service to the community. Their dedication often goes unnoticed, but it is deeply appreciated by their colleagues and the residents they serve.

Next time you visit Community Services, be sure to say hello to Cheryl, Wendy, and Nancy. They are an integral part of the team, always ready to lend a hand and contribute to making Dover a better place to live.



Engineering

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SAVE THE DATE:

To kick off Public Works Week 2025, Community Services will be hosting a Touch-a-Truck Open House at their 271 Mast Road Facility! The event will be held on Saturday May 17th at a time yet to be determined. On and offsite parking will be available with a shuttle to the event being provided. Come meet members of the Community Services Team and see what we are up to!



SAVE THE DATE!
May 17, 2025

Staff News:

Dover Utilities Commission (Krystian Kozlowski): There was no meeting in February. The next meeting is scheduled for March 3, 2025. Topics discussed at the meeting included the following:

- Abatement Review Team Report
- Utilities Report
- Finance Report

Transportation Advisory Committee (TAC) (Jillian Semprini): There was no TAC meeting in February. The next TAC meeting is scheduled for March 24, 2025.

Planning Board (Ken Mavrogeorge): Planning Board met once in February on the 11th. Topics on the agenda included:

- A Conditional Use Permit Application for a private property on Back Road.
- Discussion of Accessory Dwelling Units
- Discussion of Transfer of Development Rights

Municipal Alliance for Adaptive Management (MAAM) (Director John Storer and Tim Puls): MAAM did not meet in February. The next meeting is scheduled for March 13, 2025.

Seacoast Stormwater Coalition (SSC) (Tim Puls): There was an SSC meeting on February 19th. Harvey Pine (NHDES) provided a presentation on the TMDL program and requirements for MS4. Tom Swenson discussed Year 7 requirements, including, Wet Weather Sampling, system vulnerability factors (SVFs), catchment investigations, an update on the 2026 MS4 Permit publication date and changes, the new NH Stormwater Manual, upcoming meetings and workshops, i.e., PTAP Non-Structural Refresher and LPCP Workshop.

TIF Advisory Committee/Cocheco Waterfront Development Committee (CWDAC)/Park Subcommittee (Jamie Stevens):

- TIF Advisory Committee met on February 18th to discuss the revenue and debt service of the TIF as well as get an update on Construction progress at the Waterfront.
- CWDAC also met on February 18th at City Hall to go over project updated on the Pavilion, the Waterfront, and a discussion about the Great Bay Rowing Club and their decision to not come back to the waterfront post construction.

Customer Service:

In addition to supporting other City Departments and working on Capital Projects, Engineering staff takes Service Calls from the public and responds to them as quickly as they can. The team meets regularly to review open Service Calls and discuss how to respond. The Table below shows the total Engineering related calls year to date and over the past month.

Time Period	Logged Service Calls	Resolved Service Calls
February 2025	4	2
2025 YTD	19	19

Public Outreach:

The Engineering Team routinely provides updates to Media Services for the various projects that are shared in advance of public meetings, major milestones, or in the event of a service shutdown or temporary road closure. Anyone can sign up for project specific updates.

Engineering staff has a renewed focus on providing more timely and relevant updates on the City's website. In 2025 staff hopes to have more



Figure 2: Rover the Community Services Dog and a QR Code to sign up for project specific updates and the Dover Download.

Community Services: The First Responders You Might Not See

In the bustling tapestry of city life, amidst the hum of traffic and the rhythm of daily routines, there exists a group of dedicated individuals who often work behind the scenes, ensuring the smooth operation of our community. These are the often-anonymous heroes of Dover, the people of the Community Services Department (Public Works), who are, in essence, our first responders, though they may not wear the uniforms of police or firefighters. They are the guardians of our infrastructure, the silent force that keeps our city safe, healthy, and functioning.



Figure 3: CS crews responding to a sewer main backup during a snow storm while another CS crew member clears snow from the sidewalks.

While the flashing lights and sirens of emergency vehicles command immediate attention, the critical services provided by Public Works employees often go unnoticed – until a crisis strikes. A water main break at 2 AM, a sewer backup on a holiday, a road impassable due to a sudden blizzard – these are the moments when the true value of our Public Works crews becomes undeniably clear. They brave the elements, sacrificing precious time with loved ones, sleep, and personal commitments to restore essential services and protect our community.

Consider the sheer breadth of responsibilities that fall under the Public Works umbrella. They are responsible for maintaining the safety and accessibility of our roads, ensuring that we can travel to work, school, and essential services without incident. They provide safe drinking water, a resource so fundamental that we often take it for granted. They manage our wastewater treatment, protecting public health and the environment. They maintain our public spaces, from parks and playgrounds to cemeteries and streetlights, contributing to the quality of life we enjoy in Dover. And this is just a glimpse of the myriad of tasks they handle, often juggling multiple priorities simultaneously.

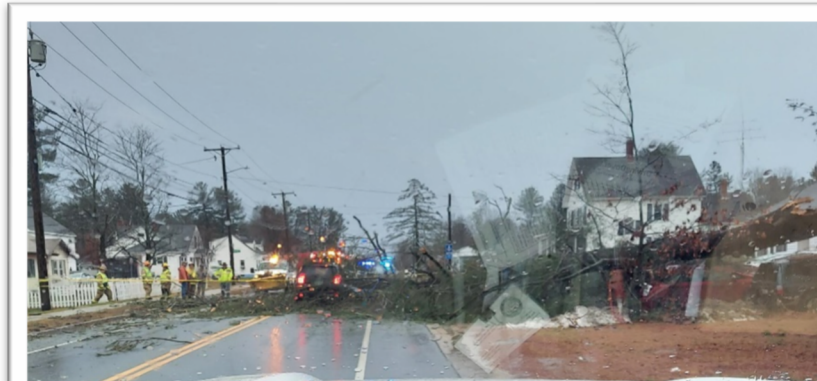


Figure 4: CS crews work to clear the roads of downed trees during one of the many recent storm events.



Figure 6: CS crews working in the middle of the night to clear snow from Downtown to restore pedestrian and parking access.

These dedicated professionals are on call 24/7, 365 days a year, ready to respond to emergencies, big or small. They are the first line of defense against the disruptions that can cripple a city no matter the size. Imagine a winter storm that knocks out power and blocks roads with fallen trees. While linemen work to restore electricity, it's the Public Works crews who are out clearing the roads, ensuring that emergency vehicles can reach those in need and that essential services can resume. They are the backbone of our city's

resilience, the steady hand that guides us through challenging times.

Yet, despite their crucial role, Public Works employees often face a barrage of criticism. Potholes, missed trash pickups, snow covered sidewalks, and the occasional inconvenience due to roadwork are common sources of complaints. While these issues are valid, the negativity can overshadow the pressures and stresses that Public Works employees face daily. They are often

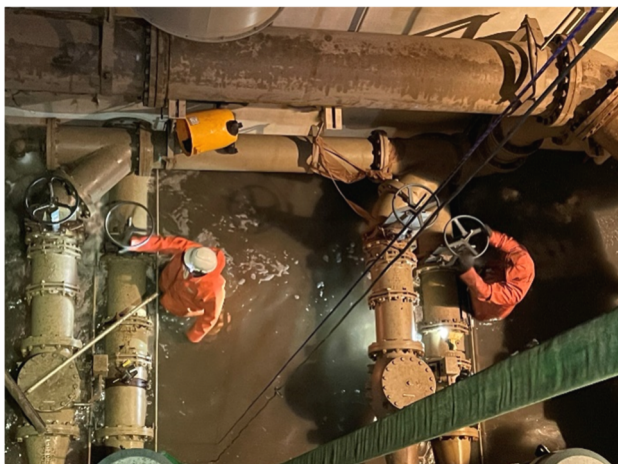


Figure 5: CS staff working in waist deep wastewater at the bottom of the River Street Pump Station during a catastrophic break in May 2023.

short-staffed, struggling to keep up with the demands of an aging infrastructure, and a growing city. Training opportunities are frequently limited, as the nature of their work rarely allows for downtime. The job never stops, and the pressure to respond quickly and effectively is constant. It's no wonder that attracting and retaining qualified Public Works employees is, and always has been, a challenge.

February 7th Water Main Break:

Never has the importance of Public Works employees as first responders been more evident than the



Figure 7: CS crews vacuum out a water shut off in front of the former Earcraft music building during the hunt for a water leak on February 8th.

events of February 7, 2025. On that date, the City experienced a significant loss of water due to a major water service break. In response, a coordinated effort involving Fire, Police, and Community Services staff was launched to locate and resolve the issue. After 23 hours of tireless work, the break was finally located, a testament to the dedication and perseverance of the City's first responders from Fire, Police, and Community Services.

The incident, which saw a loss of over 3 million gallons of treated, potable water from the City's system, highlighted the critical importance of emergency response from public works employees that are responsible for maintaining the city's infrastructure, including its water system. Many employees from Community Services spent nearly 24 hours hunting for the main break all while knowing that a significant winter snow storm was about to hit the City and require plowing crews to mobilize.

The tasks undertaken by the staff to locate the break were extensive and included shutting down large portions of the water system, collecting samples from catch basins, outfalls, puddles, and streams; walking easements; mobilizing leak detection consultants; driving all roads; and searching abandoned buildings. This systematic approach, covering all possible areas, ultimately led to the discovery of the break.

The incident underscored the importance of ongoing efforts to improve emergency response. Dover's Community Services staff have met, and will continue to meet, to identify ways to enhance their response capabilities. This commitment to continuous improvement is essential to ensure that the city is prepared for future emergencies.

By investing in the repair and replacement of aging infrastructure, we can reduce the likelihood of future water main breaks and other emergencies.



Figure 8: CS crews respond to a water main break on High Ridge Dr in January 2023.



Figure 9: Retired Deputy Director of CS and current Special Projects Advisor Bill Boulanger turns off a broken fire line on the evening of February 8th ending a 23-hour hunt for a water leak in Dover.

The February 7th water main break was a significant event that disrupted the lives of many Dover residents and should serve as a reminder of the importance of investing in our infrastructure. Aging water mains are a common problem in many cities, and Dover is no exception. It also showcased the city's ability to come together in times of crisis. The collaborative effort of fire, police, and community services staff, demonstrated the city's first responder's commitment to the common good.

What Can We Do to Support Community Services?

So, how can we, as a community, better support these essential members of the City? How can we show them the gratitude and respect they deserve? The answer lies in understanding, appreciation, and a willingness to lend a hand.

Understanding: Take a moment to consider the complexity of the work that Public Works employees perform. Educate yourself about the challenges they face, the resources they manage, and the vital role they play in our lives. A little understanding can go a long way in fostering empathy and respect.

Appreciation: A simple "thank you" can make a world of difference. When you see a Community Services crew working on a project, take a moment to acknowledge their efforts. A small gesture of appreciation can boost morale and reinforce the value of their work.



Community Involvement: We can all play a part in making their jobs easier and our community safer. Here are a few ways to get involved:

- **Be a hydrant hero:** Consider adopting a nearby fire hydrant and clear at least 3 feet in all directions and a path to the street after a snow event.
- **Shovel or snow blow sidewalks:** Clear sidewalks are essential for pedestrian safety, especially for children, seniors, and individuals with disabilities. Taking the time to clear the sidewalk in front of your property is a simple yet impactful way to contribute to community safety.
- **Keep catch basins clear:** Debris and leaves can clog catch basins, leading to flooding during heavy rains. By keeping the areas around catch basins clear, we can help prevent street flooding and protect our infrastructure.



Figure 10: Be a hydrant hero! Help clean up around hydrants.
(dover.nh.gov)

- **Report potholes and streetlights:** Reporting potholes and streetlights that are out helps Public Works crews prioritize repairs and maintain safe road conditions. You can often report these issues through the city's website or by calling the Community Services Department directly at (603) 516-6450.
- **Be patient and understanding during roadwork:** Road construction and repairs are often necessary to maintain our infrastructure. While they can be inconvenient, they are essential for long-term safety and efficiency. Try to be patient and understanding during these projects, and remember that the workers are doing their best to minimize disruptions.

By working together, we can create a more supportive environment for our Public Works employees. Showing them some gratitude can go a long way in making their career more attractive, respected, and appreciated. These are the individuals who keep our city running, the first responders who are always there, even when we don't see them. Let's recognize their invaluable contributions and show them the respect they so rightfully deserve. After all, they are the unsung heroes of Dover, the backbone of our community, and, like the Fire and Police, a group of first responders we can always count on.

Engineering Projects:

Engineering staff is actively supporting a number of projects across the city. The following are some highlights on just some of the active projects.

Cochecho Waterfront Redevelopment:

The Cochecho Waterfront Development continues to make steady progress despite the challenges posed by a dramatic shift from a somewhat mild to a bitterly cold and snowy winter. Vertical construction is proceeding as planned, with significant advancements in both residential buildings and public infrastructure.



Figure 11: Building D continues to rise high above the Cochecho River.

Private Development:

Building C nears completion of its 5th-floor framing, with the majority of the roof deck now installed. Building D is close behind with its fifth floor framing well underway. The multiple townhomes in the development are also moving along with building E-1, which has 11 units nearing completion of rough exterior construction. Building E-2 (9 units) has rough exterior framing actively underway



Figure 12: Aerial view of the Waterfront Redevelopment Project looking back at Downtown Dover.

Public Improvements:

Granite toe wall construction is ongoing on the north side of the existing bulkhead. Eversource is actively working to resolve supply chain issues impacting power delivery to the development. Eversource vault covers have been installed and secured. Subgrade adjustments and pre-RAP surveys are complete for the proposed Building F footprint (parcel 1-7) which is one of the final steps required prior to transferring this parcel to the Private Developer.

Construction activities exposed additional deterioration of the existing sheet pile bulkhead panels beyond what was expected. The City is working with the contractor, engineers and permitting agencies to find a better long term replacement for the steel sheet pile bulkhead.

Preparations, including snow removal, are underway for stairwell construction near the Pavilion building.

Key Challenges & Mitigation:

Winter weather and supply chain issues, specifically related to Eversource power delivery, are being managed by staff on the various projects down at the site. Despite these challenges, the Cochecho Waterfront Development is maintaining a steady pace, with notable progress on both residential buildings and crucial public infrastructure.

Requests for Proposals and Bids:

The Engineering Division of Community Services helps ensure fair and efficient procurement processes for City staff from all departments including Recreation to CS Operations. When a project requires external expertise or resources, the engineering team often uses the internal expertise of its staff to help turn departmental needs into reality by helping to prepare comprehensive Requests for Bids (RFBs).

The Engineering team, armed with record plans, condition assessment reports, and GIS data, can help compile the necessary bid documents for a wide range of projects. The Engineering team does not operate in isolation however; in fact, staff collaborate closely with the Legal and Finance departments to ensure every detail of the bid documents align with city regulations and financial prudence, guaranteeing fair and competitive bids.

This same process is repeated for a diverse range of projects from the massive Waterfront Redevelopment Project to the annual sidewalk reconstruction bid. The list of current projects out to bid can be found on the City of Dover website at the following link: <https://www.dover.nh.gov/government/city-operations/finance/bids/>

Current projects out to bid include the "Garrison Reservoir to Oak Street & Broadway Water Transmission Main" (B25018), "Hot Bituminous Paving (Asphalt) Laid In Place" (B25040), "Reflectorized Pavement Lines" (B25032), and "Pavement Markings" (B25031).

Non-destructive Testing (NDT) of Traffic Signals:

In December, the City entered into an agreement with John Turner Consulting (JTC) for NDT traffic signal infrastructure. This testing was recommended by a citywide traffic signal assessment conducted in 2023. The City expects that the NDT can identify which traffic signal infrastructure is in greatest need of replacement. The recently approved CIP has money set aside for annual signal upgrades that are long overdue. The NDT assessment began in mid-February but has been limited to the upper portions of the traffic infrastructure due to snow. As more snow melts the NDT will continue.

Sixth Street Bridge:

Engineering staff received and reviewed an Alternatives Analysis in February from their consultant VHB and determined a preferred alternative for the bridge replacement. The City gave VHB the go ahead to proceed with the development of final permitting documents with hopes to replace the bridge in 2026.

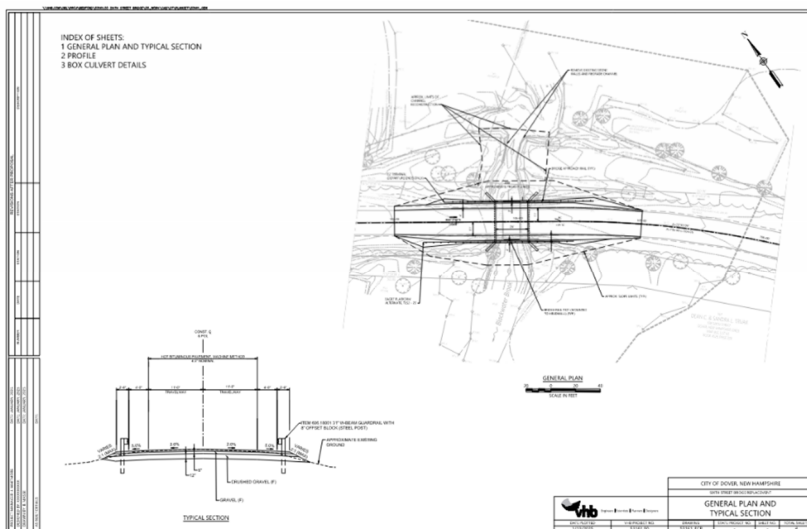


Figure 13: Draft design of a replacement bridge on 6th Street.

Angle St Water Main Replacement:

Special Project Advisor Bill Boulanger and Assistant City

Engineer Krystian Kozlowski have been overseeing a project to replace a water main and stormwater underdrain on Angle Street which runs between Central Ave and Academy Street. Work on the project began at the end of January by SUR and is expected to last into early April.

Mill St Pump Station Reconstruction:

Consultant, Woodard & Curran provided a contract amendment for the next phase of the Mill St Pump Station evaluation including the assessment of a fourth design alternative. The new alternative being considered is aimed at reducing the sewer demand on the River St pump station by redirecting sewer flows to the Varney Brook pump station. The amendment now heads to City Council for approval. Work on the final design phase of the project is expected to begin in the summer of 2025 with construction of a replacement pump station starting in the spring of 2026.

Garrison Hill Water Tank Rehabilitation:

Sargent Corporation was the low bidder and was awarded the rehabilitation project in January 2025. In February a preconstruction meeting was held with Sargent where a construction schedule was discussed. Work is expected to begin in early March and last until early summer. During the work, the tank will be drained completely, inspected, and repaired. The rehabilitation of the tank is possible due to the construction of the new elevated tank brought online earlier in 2024. Public access to the Garrison Hill Park and community garden may be limited during construction and parkgoers are encouraged to check with the City's website for updates on the park's availability.

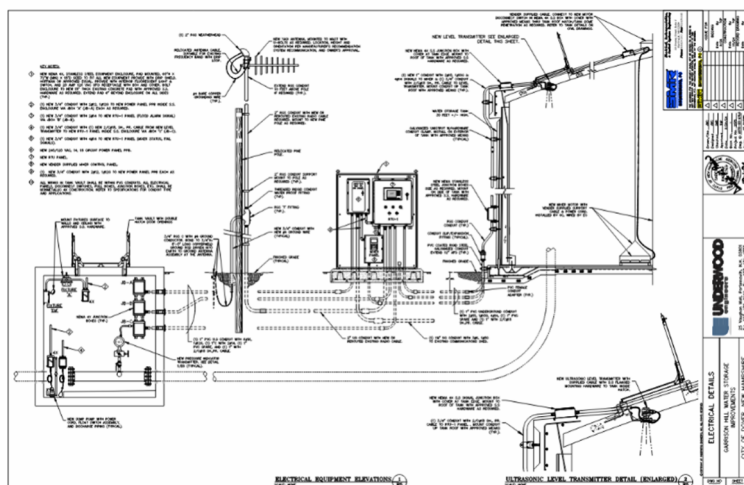


Figure 14: Rehabilitation of the Garrison Hill Water Tank is scheduled to start in March.

Garrison Hill and Oak St. Water Main:

Special Project Advisor Bill Boulanger is working with engineering firm Underwood Engineering to design water main improvements in the Broadway area. The water main will run first from the Garrison Hill Tank down to Oak St. Then, from Oak St the water main will head east down towards Broadway before heading south towards Florence St. These water main upgrades will address numerous water main breaks that have occurred recently in this area due to pipe beyond their useful life. It is anticipated that the water main will be under construction summer of 2025 in conjunction with the improvements at the Garrison Hill Tank. The project was put out to bid in February and bids from contractors are due in mid-March.

Henry Law Avenue/Payne Street Reconstruction:

Engineering Staff met with the NHDES in February to discuss progress on the Henry Law Park BMP project which is the major component of the Henry Law Avenue and Payne Street Reconstruction Project. It is expected that permitting of the project will commence in March and last for 6-7 months. The project is expected to go out for bid in September with construction along the shoreline to begin in mid-October after Apple Harvest Day festivities. Engineering staff are working with other City Departments to minimize disruptions to activities in Henry Law Park including phasing construction to allow for safe use of amenities throughout construction.

Court and Union St Reconstruction:

As we move into the early part of 2025, the Court and Union Street Reconstruction Project is reaching a critical milestone, bidding. Behind the scenes, the City's Engineering, Finance, and Legal teams have been working diligently to finalize all the necessary preparations to send this significant project out to bid.

For those unfamiliar, this project aims to revitalize a key section of Dover, addressing aging infrastructure that has long been in need of an overhaul. This project is not just a simple paving job. The plans call for:

- Pavement renewal: Providing a smooth and safe driving surface.
- Sidewalk and curbing improvements: Enhancing pedestrian accessibility and safety.
- Water main upgrades: Ensuring reliable water service for residents and businesses.
- Stormwater system enhancements: Improving drainage and reducing the risk of flooding.

The anticipation is that the bidding process will conclude, and a contractor will be selected, in early spring 2025. The City is anticipating a construction timeline of approximately two years, which will undoubtedly bring some temporary disruptions. However, the long-term benefits to the community will be substantial.

The City staff understand that construction projects can be challenging, and will strive to minimize inconveniences as much as possible. Information will be made available through the city's website, and through email updates. We encourage people who want to stay informed, to sign up for those email updates.

Residents in the vicinity of the project will be contacted by City staff in the coming weeks about signing right of entry forms and tree waivers that are required for construction to proceed.

Summary of Tree Evaluation and Appraisal completed by SavaTree
March 4, 2025

Tree #	Species	DBH (inches)	Height (Ft.)	Location	Condition	Health
1	Crabapple	Multi-stem	15	3 Back Road	G	G
2	Sugar Maple	37	45	6 Samuel Hanson	VP	P
3	Red Maple	44	40	136A Court St.	G	G
4	Norway Maple	24	35	132.5 Court St.	F	F
5	Norway Maple	30	40	132.5 Court St.	G	G
6	Norway Maple	28	40	132.5 Court St.	P	P
7	Norway Maple	14	25	128 Court St.	P	P
8	Norway Maple	28	30	128 Court St.	G	G
9	Norway Maple	33	50	120 Court St.	G	G
10	Norway Maple	26	60	120 Court St.	F/G	G
11	Norway Maple	15	30	104 Court St.	P	P
12	Norway Maple	21	25	104 Court St.	VP	VP
13	Bass Wood	39	90	92 Court St.	G	G
14	Boxelder	19	20	88 Court St.*	P	P
15	Sugar Maple	26	40	88 Court St.	F	F/G
16	Sugar Maple	31	30	86 Court St.	P	P
17	Sugar Maple	24	60	36 Court St.	F	G
18	Sugar Maple	36	100	103 Court Street	F	F
19	Sugar Maple	36	100	103 Court Street	P	F
20	Sugar Maple	19	30	109 Court Street	G	G
21	Sugar Maple	17	30	109 Court Street	G	G
22	Sugar Maple	14	30	109 Court Street	F	F
23	Sugar Maple	12	30	109 Court Street	F	F
24	Sugar Maple	13	30	109 Court Street	F	F
25	Norway Maple	32	70	113 Court Street	G	G
26	Norway Maple	32	60	115 Court Street	G	G
27	Norway Maple	32	70	115 Court Street	G	G

Figure 15: Tree Assessment prepared by SavaTree for the design consultants. This assessment is used to determine the viability of trees that might be impacted by the work.

Environmental Projects:

Stormwater Filtration Column Study:

The City's Environmental Project Manager, Tim Puls, is working closely with staff at the University of New Hampshire Stormwater Center on a column study to compare the performance of different bioretention soil media mixes for Phosphate and Nitrate removal in stormwater. The hope is that this study will provide ways for City best management practices or BMPs to be modified to enhance nutrient removals in sensitive resource areas throughout the City.



Figure 16: Picture of the constant head infiltration rate test being conducted at UNH in conjunction with the City of Dover Engineering Department.

Detention Pond Retrofit Project:

The city is working with the University of New Hampshire Stormwater Center to assess existing stormwater detention ponds for potential retrofit options. The retrofits are intended to improve pollutant removal efficiencies of typical stormwater pollutants, i.e., total suspended solids (TSS), nutrients (phosphorus and nitrogen), and heavy metals (zinc). This will reduce the amount of these pollutants from entering local waterways, such as the Bellamy River, the Cocheco River and ultimately the Great Bay. This project will assist the City with meeting the goals of the Environmental Protection Agency's Municipal Separate Storm Sewer System (MS4) permit.

Clean Sweep: Innovative Regional Street Sweeping Program for Great Bay – Phase 1

The city has partnered with Woodard & Curran and the University of New Hampshire Stormwater Center to establish a comprehensive regional street sweeping program that will operate across municipal boundaries in the Great Bay watershed to reduce stormwater pollution and measurably improve water quality.

It is now well understood that street sweeping, effectively deployed in the Fall to collect leaf litter from paved surfaces, is one of the single greatest approaches to reduce nutrient wash off in developed watersheds. Individual municipal street sweeping programs often lack operational and financial capacity to implement effective programs with staffing, equipment costs, maintenance, and route scheduling challenges leading to implementation barriers. If we are to be successful in the Great Bay watershed, and in New England, advancing stormwater-based nutrient control; effective, efficient, and targeted street sweeping operations will be necessary.

Permits and Licenses:

Permit and License Summary for February 2025:

Driveway Permits:	8
Utility Licenses:	1
Paving Licenses:	0
Excavation Permits:	1
Certificate of Occupancy Inspections:	9
Construction:	1
Obstruction Permits:	0

Wastewater Permit Review Summary for February 2025:

Sewer Connection Permit:	0
Septic Design Reviews:	3

Site Review/Project Oversight Support:

Technical Review Committee:

The City's Engineering staff typically takes between 1 to 4 hours for each review as part of the Technical Review Committee. The review focuses on engineering related design elements such as utilities (water and sewer), stormwater, parking lot layout and pedestrian pathways. To ensure that projects efficiently move through the TRC process, City Engineering staff is available for preapplication meetings with applicants. To schedule a meeting with staff, call 603-516-6450.

Five (5) projects came to TRC in February required Engineering review:

- Industrial Park Road – New vehicle storage facility
- Watson Rd – Commercial Building Expansion
- Informal Review of the Proposed Dover High School Athletic Complex
- Discussion about changing a private neighborhood to a public road (Eagan Dr)
- 512 Sixth St – Residential subdivision.



Figure 17: Lenox Dr development on Fisher Street

Preconstruction Meetings:

There was one (1) preconstruction meeting held in February 2025.

- Dover Public Library

Construction Oversight:

Engineering Technician, Jordan Chambers, continues to conduct oversight of over 65 private construction projects approved by the Planning Board. Projects that are underway or have been completed include:

- 725 Central Ave Development (Central Ave and Brick Rd.)
- Northeast Credit Union (Education Way)
- Emerson Ridge (Old Oak St.)
- Ember Dr (New Rochester Rd.)
- Mixed Use Residential – The Station (2 Grove St)
- Waterfront Private Development
- Chase Bank on Central Ave
- Pointe Place
- Fisher St. Residential
- 48 Whittier St. Residential
- McIntosh Commons
- 59 Tolend Rd.



Figure 18: Chase Bank at Weeks Lane.



Figure 19: McIntosh Redevelopment is starting to rise.

Communi
Dove