Downtown:
- The majority of future development should be located in or near downtown.
- Continue to encourage in-fill and mixed-use development with in a ½ mile or so of the downtown core.

Waterfront Area:
- Potential for a major mixed-use development on the city’s former public works site on the river.
- The development effort has the potential to complement other redevelopment efforts in the downtown while providing greater access to the river.

Advanced Manufacturing Cluster:
- Encourage higher densities in the existing industrial and business parks.
- Promote a wide range of uses that mix office, retail, distribution and fabrication activities.

Low Density Residential:
- Continue to promote lower density residential zoning (e.g. conservation subdivisions) and promote agricultural uses along with land conservation measures.
- Continue to identify and purchase conservation easements on properties with critical natural resources.

Medium Density Residential:
- Encourage residential development at a moderate density on smaller lots served by municipal water and sewer. Many of these areas already have established neighborhoods.
- Continue to identify and purchase conservation easements on properties with critical natural resources.
- Review Open Space Subdivision requirements to promote usage of that development technique.

High Density Residential:
- Continue to promote higher density suburban for a mix of residential types. Some commercial and office uses may be allowed in the areas closer to downtown.
- Review Open Space Subdivision requirements to ensure context sensitivity.

Medium Density Commercial:
- Encourage commercial and office uses in the areas closer to downtown.
- Continue to promote higher density suburban for a mix of residential types. Some commercial and office uses may be allowed in the areas closer to downtown.

Mixed Use:
- Encourage a mix of residential and commercial uses that are compatible with each other in areas outside of the downtown area.

Retail Corridor:
- Continue to promote retail and commercial development along highway corridors and encourage redevelopment with more attractive buildings and parking areas that contain green drainage infrastructure and landscaping.

Waterfront Area:
- Potential for a major mixed-use development on the city’s former public works site on the river.
- The development effort has the potential to complement other redevelopment efforts in the downtown while providing greater access to the river.

Future Land Use Map
City of Dover, NH

Data Sources:
City of Dover Assessor's Office Parcsl Data
GRANIT Conservation & Public Lands Datalayer (level of protection)
NHDOT Aerial Photography -- 2010