

Dover Borough/Dover Township  
Joint Comprehensive Plan  
Neighborhood Networking Meeting

December 6, 2018

Representatives of Ashley Farms, Creekside Village, Honey Run, Ashcombe Farms, Ashcombe Farms West, and Honey Run Homeowners Associations were present at the Senior Center from 6-8 PM to meet with the Dover Borough/Township consultant, Tim Staub of HRG. Attendees included: Doug, Copp, Jeff Stanly, Alfredo Santiago, Don Rich, Fred Ditzler, Eric Saindon, Judy Jackson, and Jerry O'Neal. Also, present were Chuck Ricchards, Dover Township Supervisor, Laurel A. Oswalt, Township Manager and Linford Bledsoe, Borough Manager.

Welcomes and Introductions were provided by Chuck Richards. Mr. Richards informed that group that this was a joint plan between the Borough and Township for the next 10 years of growth and to establish priorities for the communities. Mr. Richards stated that their organizations are excited about the process and hearing what other organizations and groups, as well as the community as whole would like to see. Several breakout sessions are being held with Athletics, Non-Profits, Emergency Services, Businesses and HOA's, before public meetings are held.

Tim Staub discussed what a Comprehensive Plan is and how it has changed over the years. Municipalities conduct Comprehensive Plans approximately every ten years. In the past these documents have been large and filled with facts and demographics. They were often used to determine growth areas and changes in Zoning regulations. Today's versions are being labeled as Implementable. The goal of these plans is to focus on projects, partnerships, funding, etc. so that true progress is made in seeing the vision developed into tangible projects.

Those present were asked to provide what they thought were *Strengths* of the Dover Community and vote on which ones they felt were most important to them. The list and ranking are as follows:

● -Most crucial

1. Friendly. ●●●
2. Open Space (Potential to Build and Use as Recreation). ●
3. Tolerable Traffic.
4. Low Crime. ●●
5. Quiet.
6. Growing (residential). ●
7. Affordable Housing. ●●●●●●

- 8. Nice Communities. ●
- 9. Convenience of Services. ●●●
- 10. Close to Regional Transportation (Hubs).
- 11. Rabbit Transit

The next part of the discussion asked the group to consider any spaces in the community to be Sacred or Untouchable. The list developed consisted of the waterways, schools, parks, farms, and natural features.

The final part of the discussion focused on Opportunities that the community could work on to improve services and living space of the residents. Suggestions and their rankings were as follows:

! -Most crucial

\$ -Financial Aid

👤 -Volunteer Time

1. Costs of Water.
2. Access to Water (Honey Run).
3. Street Lights. ! \$ 👤 👤 👤
4. Pole lights (Ashley Farms-making the residents have them; issues with quorums and standards).  
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5. HOA Agreements need more teeth (aren't consistent). !
6. Enforcement Action on HOA Agreements.
7. No Sidewalks. !!!!! \$\$\$\$\$ 👤 👤 👤
8. Connections to Parks. \$
9. Parking and Green Spaces (Ashcombe Dover). !! \$\$\$\$ 👤 👤 👤
10. Jayne Lane/Kimberly (4 way stop; Police Presence). !!! \$
11. Communication of Snow Priorities.
12. Police Presence. \$ 👤 👤
13. Long Term Viability of HOA's. ! 👤 👤
14. Knowing how to maintain retention ponds.
15. HOA Training. 👤 👤
16. Enforcement of Ordinances. (Parking in yards, commercial vehicles, parking on sidewalks) !!!  
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17. Accountability for enforcement. \$ 👤
18. No Mixed Use. \$ 👤

19. Business lacking. !!! 👤

20. Round About/Traffic Strategies. !!! \$\$ 👤

In closing the group was encouraged to review what was discussed with their Boards and provide a copy of a flyer about the upcoming meetings on the Comprehensive Plan to their contacts within the organization to ensure that ample community engagement is realized.