

Arbor Woods expansion gets nod from Dover board

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Wednesday, November 17, 2010

DOVER — Arbor Woods, a unique senior housing development off Mast Road near Hannaford, is on track to more than double in size after city officials granted initial approval for the project Tuesday.

The development is for people over the age of 55. It now features separate, single-family homes priced from \$229,000-269,000. About a dozen homes are now occupied.

The expansion will allow for 72 homes total, as well as a 72-unit "congregate care" facility for older residents. The sprawling, brick-trimmed facility will feature essential services such as food preparation and distribution.

The Planning Board unanimously approved the expansion. There were several conditions, including the implementation of a storm water management plan.

The development is one of only three of its kind in the state, according to Dave Paolini, of Century 21 Central Falls Realty, which owns the property.



Courtesy photo A rendering of a single-family home planned for the expansion of the Arbor Woods senior housing development in Dover.



Courtesy photo A rendering of the 72-unit "congregate care" facility planned for the expansion of the Arbor Woods senior housing complex in Dover.

Walking and biking trails border Arbor Woods. Hannaford is a walk away.

Paolini said it's perfect for active, independent seniors.

He said the current residents "absolutely love it," and that he's had inquiries from people all over the country.

He said one of the biggest draws is a huge community center that includes a pool, function hall, game rooms, and recreation spaces.

The expansion is slated to begin next sometime next year.