



PLANNING BOARD

REVISED MEETING FORMAT

TUESDAY, JULY 28, 2020

NOTICE IS HEREBY GIVEN THAT THE PLANNING BOARD OF THE TOWNSHIP OF HANOVER, COUNTY OF MORRIS, STATE OF NEW JERSEY WILL HOLD A **REGULARLY SCHEDULED PUBLIC MEETING ON TUESDAY, JULY 28, 2020 AT 7:00 PM BY WAY OF a ZOOM WEBINAR ONLY.**

THE FOLLOWING IS AN AGENDA FOR SAID MEETINGS AND FORMAL ACTION MAY OR MAY NOT BE TAKEN ON A PORTION OF THIS AGENDA. THE PUBLIC IS INVITED AND MAY ATTEND SAID MEETINGS SUBJECT TO THOSE AREAS OF CONSIDERATION DESIGNATED, IF ANY, FROM WHICH THE PUBLIC MAY BE EXCLUDED PURSUANT TO SECTION 7B & 8 OF THE LAWS OF 1975.

PUBLIC MEETING 7:00 P.M. VIA ZOOM WEBINAR ONLY

Please click the link below to join the webinar:

<https://zoom.us/j/93574105805?pwd=N1FVUm04UkpINnpEcTcvbnRnR3p1UT09>

Password: PBMbxKQ

Dial In

US: +1 312 626 6799 or +1 646 558 8656 or +1 301 715 8592 or +1 346 248 7799 or +1 669 900 9128 or +1 253 215 8782

Webinar ID: 935 7410 5805

Password: 766513

I. STATEMENT BY PRESIDING OFFICER

II. ROLL CALL

III. RESOLUTIONS NONE

IV. MINUTES – JULY 14, 2020

V. PUBLIC HEARINGS

- | | | |
|----|------------------|-----------------------------------|
| 1) | CASE NO. | 18-3-6-R1 |
| | APPLICANT | RJ PARENT INVESTORS, LLC (LOWE'S) |
| | OWNER | RJ PARENT INVESTORS LLC |
| | LOCATION: | 230 HANOVER AVENUE |

SUBJECT TO CHANGE

CEDAR KNOLLS

BLOCK(S): 601 LOT(S): 1 ZONE(S): IB-3

Applicant is seeking amended approval requesting a reduction in number of required replacement trees from the approved site plan application for preliminary and final site plan approval as well as “C” variance relief in order to construct a +/-138,954 SF. Lowe’s home improvement and garden center along with a +/- 5,585 SF convenience store and service station. The applicant further proposed parking areas and driveways, stormwater management facilities, associated utilities, landscaping and related site improvements. Application approved April 17, 2018 and resolution memorialized May 8, 2018.
Application carried by letter to AUGUST 25, 2020

- 2) **CASE NO.** 20-2-3
APPLICANT/OWNER HILDALE PARK PRYSBYTERIAN CHURCH
LOCATION: 25 GRAND AVENUE, CEDAR KNOLLS
BLOCK: 1301 LOTS: 12 ZONE: R-10

Applicant is seeking a fully conforming minor subdivision. Copies of the filed Application forms and supporting documents submitted by the Applicant can be reviewed at the following link
<https://sites.google.com/view/hildaleparkminorsubdivision/home>

Board Action Date – AUGUST 1, 2020

- 3) **CASE NO.** 18-2-4
APPLICANT/OWNER 2H LLC
LOCATION: 500 ROUTE 10
WHIPPANY
BLOCK: 7501 LOT(S): 7 & 8 ZONE: B-10

Applicant is seeking preliminary and final site plan and “C” variance relief for exterior improvements to the building such as terraces, aesthetic designs and new signage and to provide additional ingress/egress access, add and elevator vestibule for handicap access and restriping and parking lot improvements. *Case partially heard and carried from March 26, and November 26, 2019.*
Copies of the filed Application forms and supporting documents submitted by the Applicant can be reviewed at the following links:

<https://www.dropbox.com/sh/o3l5cmcamajm1oq/AADNrWHMftt8QT75LnOK4r4da?dl=0>

Or

<https://spaces.hightail.com/receive/W2XdC0wG2E>

Board Action Date – JULY 31, 2020

VI. OTHER BUSINESS

VII. ADJOURNMENT