

**Minutes of the Planning Board of the
Township Of Hanover
June 23, 2020**

THE FOLLOWING IS AN AGENDA FOR SAID MEETINGS AND FORMAL ACTION WILL 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

Chairman Eugene Pinadella called the Meeting to order at 7:08 PM **By Way of a Zoom Webinar Only** and The Open Public Meetings Act Statement was read into the record.

PUBLIC BUSINESS

The Board Secretary, Kimberly Bongiorno, called the roll.

In attendance were Members: Byrne, Critchley, Deehan, De Nigris, Dobson, Ferramosca, Mayor Francioli, Glawe, Monzo, Olsen and Chairman Pinadella

Absent were Members: None

Also present were: Board Secretary Kimberly A Bongiorno, LUA
Attorney for the Board Michael Sullivan
Township Engineer Gerardo Maceira. P.E.
Township Planner Blais Brancheau

- I. RESOLUTIONS** NONE
- II. MINUTES** MAY 12, 2020

There were no questions, comments or corrections offered by Board Members.

A motion to approve as written the Minutes of May 12, 2020 was moved by Mayor Francioli and seconded by Member Ferramosca.

In voice all present voted in favor of approving the Minutes of May 12, 2020 as written.

III. ORDINANCE REFERRAL and PUBLIC HEARING

1. Referral of Ordinance 17-2020 and authorization for Chairman to sign Referral Letter

–Ordinance Adopting a Redevelopment Plan for Block 4001, A portion of lot 9, Lots 10, 11, 12, 13 and 14 and Block 8803, Lot 17. Property located on Route 10 and Mount Pleasant Avenue.

Township Planner Blais Brancheau

- Gave an overview of the Referral of Ordinance 17-2020 & Authorization for the Chairman to sign Referral letter.
- The town was able to reach a settlement agreement that will allow for a mix use of the site by helping satisfy our affordable Housing obligation and to retain the use of commercial space on site.
- The Nikko's Japanese restaurant and house are properties no included, those are subject to the B-10 zone regulations as they are today.

Open to the Public

After hearing none

After seeing none

Closed to the Public

Mayor Francioli

- Recused himself from this portion and from voting.

There were no questions comments or corrections offered by Board Members.

A motion to approve the **Referral of Ordinance 17-2020 and authorization for Chairman to sign Referral Letter** – was moved by Member De Nigris and seconded by Member Deehan.

Members Critchley, Deehan, Dobson, Olsen, Glawe, Byrne, De Nigris, Ferramosca and Chairman Pinadella all voted in favor of approving the **Referral of Ordinance 17-2020 and authorization for Chairman to sign Referral Letter**.

2. Public Hearing –Determination of Non-Condemnation Area in Need of Redevelopment regarding 1515 Route 10. Block 303, Lots 13.01 & 14.01

Attorney for the Board Michael Sullivan swore in the Township Planner Blais Brancheau

Township Planner Blais Brancheau

- Gave and overview of the history of previous hearing and approvals for this site to present time.
- Review the boundary change to what it is today.

- Explained the process to the Board and that the Board's roll would be to make a recommendation for the Determination of Non-Condensation Area in Need of Redevelopment regarding 1515 Route 10. Block 303, Lots 13.01 & 14.01.
- Held on open discussion with Board members, clarifying their concerns.

Open to the Public

After Hearing none

After Seeing none

Closed to the Public

Attorney for the Board Michael Sullivan

- Prepared a resolution, it was sent to the Board Members, formally recommending that lots 13.01 & 14.01 in block 303 be designated as a Non-Condensation area in need of Redevelopment so the motion should be to adopt that resolution.

A motion to adopt the resolution for the Determination of Non-Condensation Area in Need of Redevelopment regarding 1515 Route 10. Block 303, Lots 13.01 & 14.01 was moved by Member Byrne and it was seconded by Member De Nigris.

Members Critchley, Deehan, Dobson, Olsen, Byrne, De Nigris, Ferramosca, Mayor Francioli and Chairman Pinadella voted in favor of adopting the resolution for the Determination of Non-Condensation Area in Need of Redevelopment regarding 1515 Route 10. Block 303, Lots 13.01 & 14.01.

IV. OTHER BUSINESS

Mayor Francioli

- As of July 1st 2020 will be retiring as Mayor and from the Planning Board, this will be my last meeting so I would like to thank all for the time we have work together.

Chairman Pinadella

- Thanked Mayor Francioli for all his service and wished him the best.
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Board Secretary Kimberly A Bongiorno, LUA

- The next meeting is scheduled for July 14th, 2020.
- Advised what is the time frame needed prior to scheduling a work session meeting.
- Reviewed future meetings and applicants to come before the board in those meetings.

Member De Nigris

- Recognized all that worked hard to allow the outdoor dining to be open.

Member Ferramosca

- Thanked all that worked diligently to enable outdoor dining.

Chairman Pinadella

- Held on open discussion with the Board members and the Township professionals regarding Whippany Village and their progress.
- Discussed the status of the Fire House.
- Discussed the roof top restaurant and green house that Shoprite has not moved forward with yet.

Township Engineer Gerardo Maceira

- Gave an update on “Double Tap Brewery”

Chairman Pinadella

- Thanked the Board Secretary Kimberly A. Bongiorno, LUA for all she has done to make this meeting an easy and successful experience for everyone.

V. ADJOURNMENT

A motion to adjourn was made by Mayor Francioli and seconded by Member Critchley. All Members present in favor of adjourning.

Meeting Adjourned at 7:47 PM

KIMBERLY A. BONGIORNO, LUA.
BOARD SECRETARY
PLANNING BOARD
TOWNSHIP OF HANOVER
COUNTY OF MORRIS
STATE OF NEW JERSEY