

**Minutes of the Planning Board of the
Township Of Hanover
MARCH 17, 2015**

Chairman Robert Byrne called the Work Session Meeting to order at 7:00 PM in Conference Room "A" and The Open Public Meetings Act statement was read into the record:

Township Engineer, Gerry Maceira took the Roll Call.

In attendance were Members: Byrne, Critchley, Deehan, De Nigris, Dobson, Ferramosca, Mayor Francioli, and Mihalko

Absent were Members: Nardone, and Pinadella

Also present was Board Attorney, Michael Sullivan and Township Planner, Blais Brancheau.

The Chairman reviewed the agenda for tonight's meeting.

Chairman Byrne called the Public Meeting to order at 7:30PM and read the Open Public Meetings Act into the record.

Township Engineer, Gerry Maceira called the roll.

In attendance were Members: Byrne, Critchley, Deehan, De Nigris, Dobson, Ferramosca, Mayor Francioli, and Andy Mihalko.

Absent were Members: Nardone, and Pinadella

Public Business

I. MINUTES FOR APPROVAL

FEBRUARY 10, 17, 24 & MARCH 10, 2015

Motion to approve all of the above mentioned Minutes.

Moved by Member Ferramosca, and Seconded by Mayor Francioli.

Voice Vote: All present in favor.

Seeking a modification previously approved by the Board.
The setback is 73 feet.
An additional variance also in condition with the final setback.
Exhibit A-1 – was handed out to the Board.
Applicant needs two additional parking spaces.
Exhibit A-100– Display feature is a glass box.
This type of display is only found in high end automobile dealerships.
This display will be located in the West End of the Building.

7:51PM Opened to the public for questions and comments.

See none.

7:51 PM Closed to the public.

This display strictly can be seen from the outside.
There is also a display case like this one in the BMW Dealership on Route 17.
It's an attention grabber. This feature would increase walk-ins.
The applicant is seeking two variances.
A front yard setback of 75 feet is required, proposing a 43.67 foot setback.
45 parking spaces are required. Applicant is proposing 26 parking spaces.
This is going to be a boutique dealership.
Not expecting more than 10 customers in the building at a time.

Instead of using white stucco on the bottom of the building, they would like to use white metal paneling. (It's an upgrade).

Mr. Smith was sworn in by the Board Attorney.
The name of the dealership was dictated by Maserati.

8:06PM - Opened to the public for questions and comments.

Seeing None.

8:06PM - Closed to the Public.

Motion to approve site application with conditions.

Moved by Member De Nigris, and Seconded by Member Deehan.

Members voting in favor were De Nigris, Deehan, Dobson, Mihalko, Byrne Ferramosca and Mayor Francioli.

No Members were opposed.

Ms. Moomjy
Buddy's may not be there much longer.

The Board would like to see the stickers taken down in the windows.
How many stickers and what size is the issue here.

Mr. Wyciscala
Without stickers, they need the signs.

Board
What are other dimensions of other entrance signs on Rt. 10?
The sign over the window should be removed.

8:44PM Opened to the public for questions.
Seeing None
8:44PM Closed to the Public.

Mr. Sullivan summarized the conditions

Motion to approved application with conditions.

Moved by Member De Nigris, and Seconded by Mayor Francioli.

Members voting in favor were De Nigris, Deehan, Dobson, Mihalko, Byrne, Ferramosca
and Mayor Francioli.

Member Voting "NO" - Member Critchley.

III. ADJOURNMENT

Member Ferramosca motioned to adjourn the meeting.

All present members in favor.

Meeting Adjourned at 8:46P.M.

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