

**Minutes of the Planning Board of the  
Township Of Hanover  
November 28, 2017**

Chairman Eugene Pinadella called the Work Session Meeting to order at 7:13PM in Conference Room "A" and The Open Public Meetings Act Statement was read into the record.

Board Secretary, Kimberly Bongiorno took the Roll Call.

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

Absent was Member:                   N/A

Also present were                       Township Engineer Gerardo Maceira, Township Planner Blais Brancheau, and Board Secretary Kimberly Bongiorno

**Mr. Brancheau**

- 2 ordinances presently before the Township Committee.
- 17-24-WC Zone
- 12-24 –Rt. 10 Center
- The Master Plan and Zoning Ordinance should be consistent.
- They should wait to have a public meeting until December 12, 2017.
- Reviewed briefly and gave a summary.
- Page 3 – RM-2 Zone – will be getting rid of non-residential uses and inconsistent density.
- Reviewed the changes being made page by page.
- Page 7 is an all new B-10 Zone.
- The bottom of page 10 was reviewed – changes to the D-S Zone.
- Page 11 – Table – Zoning standards were added for the B-10 Zone.
- Page 13 – The B-P Zone was deleted.
- Page 16 – Gave a summary of the standards for the Development Table.
- Discussed scheduling of a hearing for a public meeting and it will be on December 12, 2017.
- Once the Master Plan is adopted, ordinances 17-24 and 17-26 can be adopted.
- Discussed what he will have for the meeting on the 12<sup>th</sup> for the public to view and what will be presented.
- Will be amending the re-examination for minor mistakes and typos.

**Mr. Mihalko**

- Wants parking garages to be required to have shielding and wants the ordinance to be amended.

**Mr. Maceira**

- Has spoken with the MetLife building manager to discuss dimming the lights in the parking deck.

Mr. Giorgio and Mr. Maceira will be meeting with MetLife again regarding this issue.

The Board had an open discussion regarding the shielding on parking decks and believed that all residential sides of parking decks should be shielded.

Mr. Pinadella

- The Landmark Commission wants an ordinance for Historical Sites within the town.

The Board had an open discussion about this topic and how to move towards an ordinance for Landmarks in town.

Mr. Ferramosca

- Hanover and Ridgedale roads were paved by the county.
- The crosswalk was stripped and should not have been. It is to have been pavers and not stripped.

Mayor Francioli

- Township was approved by the county to get the money for the Whippany Post Office Building. It will be knocked down for a passive park.

Meeting Adjourned at 7:56 PM

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