

PLANNING BOARD
AGENDA
TUESDAY, MARCH 21, 2017

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, MARCH 21, 2017 IN THE MUNICIPAL BUILDING LOCATED AT 1000 ROUTE 10 WEST AND NORTH JEFFERSON ROAD, WHIPPANY, NEW JERSEY.** IN SAID TOWNSHIP. THE CONFERENCE PORTION OF THE MEETING WILL BE HELD AT 7:00 P.M. IN CONFERENCE ROOM A, FOLLOWED BY THE REGULAR MEETING AT 7:30 P.M. IN THE MAIN MEETING ROOM.

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.

CONFERENCE 7:00 P.M. IN CONFERENCE ROOM "A"

- 1) WHIPPANY PARK HIGH SCHOOL LIGHTING PROPOSAL
- 2) SIGN INTERPRETATION HANOVER RIDGEDALE

PUBLIC MEETING 7:30 P.M. IN THE MAIN MEETING ROOM

I. STATEMENT BY PRESIDING OFFICER

II. ROLL CALL

III. RESOLUTIONS

- 1) **CASE NO.** 16-11-13
APPLICANT/ OWNER ZSA PARTNERS LLC
LOCATION: 14 EASTMANS ROAD
CEDAR KNOLLS
BLOCK: 3105 **LOT:** 3 **ZONE:** I-P2

Applicant sought Preliminary and Final Site Plan approval and "C" variance relief in order to repair and expand the existing onsite parking lot areas, driveways and site circulation areas serving the existing building. Applicant sought relief from sections §166-155, §166-153K as well as any and all other variances that may be required. APPLICATION APPROVED FEBRUARY 28, 2017

- 2) **CASE NO.** 16-6-7
APPLICANT/OWNER BLANCHARD SECURITIES CO., LLC/FREDERICK HOLDING CO., LLC
LOCATION: 170 E. HANOVER AVENUE/91-93 HORSEHILL RD.
CEDAR KNOLLS
BLOCK: 1601 **LOTS:** 2 & 3 **ZONE:** I-B3

Applicant sought preliminary and final site plan and “C” variance relief in order to construct a retail development that will contain three retail buildings. The buildings will be approximately 10,400 sq. ft., 6,500 sq. ft., and 7,280 sq. ft. The applicant is also proposing to install associated improvements including but not limited to parking, drainage improvements, signage and landscaping. APPLICATION APPROVED FEBRUARY 21, 2017

IV. MINUTES –JANUARY 10 & FEBRUARY 14 2017

V. PUBLIC HEARINGS

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| 1) CASE NO. | 17-1-1 |
| APPLICANT | LIDL U.S. OPERATIONS, LLC |
| OWNER | LOTS 3&4 KRAL REALTY, LOT 5 ROY ROCK LLC |
| LOCATION: | 234, 238, 242, 244 RIDGEDALE AVENUE
CEDAR KNOLLS |
| BLOCK: 1702 | LOTS: 3, 4, 5 ZONE: IB-2 |

Applicant is seeking Preliminary and Final Site Plan approval and bulk variance relief to construct an approximately 35,962 square foot grocery store and oi install 181 parking spaces. Applicant is also two façade signs and one pylon sign to identify the grocery store. Applicant is also proposing to install associated improvements including but not limited to parking, drainage improvements and landscaping. Applicant is seeking relief from sections 166-203.9, 166-144C, 166-144F, 166-145.1, 166-153K, 166-104I, 166-138.2 and 166.131.

Board Action Date – JUNE 3, 2017

VI. OTHER BUSINESS

VII. ADJOURNMENT