



TOWNSHIP OF LONG HILL

COUNTY OF MORRIS

Gillette, Homestead Park, Meyersville, Millington, Stirling

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PLANNING BOARD MINUTES OF THE REGULAR MEETING / WORK SESSION AGENDA April 26, 2022

The Long Hill Planning Board met for a Regular Meeting/Work Session in the Court Room of the Township of Long Hill Municipal Building located at 915 Valley Road, Gillette, New Jersey. The Meeting was also available on LHTV and on the Township website.

At 7:33 pm, Chairman Sandow called the meeting to order, and Board Secretary Coonce made the following announcements:

- (1) **Call to Order and Statement of Compliance**
- (2) **Meeting Cut-Off**
- (3) **Electronic Devices**

(4) **Pledge of Allegiance** – Recited by all in attendance at the beginning of the meeting.

(5) **Roll Call** – Board Secretary Coonce called the roll:

Present:	Dennis Sandow, Chairman	Excused:	Brendan Rae, Committeeman
	Don Richardson, Vice Chairman		Samantha Anello, Board Engineer
	Victor Verlezza, Committeeman *		
	Theresa Dill		
	David Hands		
	Thomas Jones		
	Tom Malinousky		
	Alan Pfeil		
	Debra Coonce, Board Secretary		
	Amanda Wolfe, Esq., Board Attorney **		
	Elizabeth Leheny, Board Planner		

* Mr. Verlezza joined the meeting at 7:41 pm.

** Board Attorney Wolfe left the meeting at 7:47 pm.

(6) **Meeting Minutes** –

Upon motion made and as seconded, the meeting minutes of March 22, 2022 were approved as presented.

(7) **Resolution** –

Elite Properties at Long Hill, LLC / Application No. 2020-07P

Upon motion made by Mr. Pfeil and seconded by Ms. Dill, the resolution was memorialized as amended by the votes of Mr. Pfeil, Ms. Dill, Committeeman Verlezza, Mr. Hands, Mr. Malinousky, Vice Chairman Richardson and Chairman Sandow; they being all members present and eligible to vote.

(8) **Board Secretary Report** (7:47 pm) –

Application Status Update –

Board Secretary Coonce noted what is currently pending for the Board's schedule.

(9) **Committee Reports** (7:59 pm) –

➤ ***Master Plan***

Vice Chairman Richardson noted the Master Plan Committee is working on the land use recommendations, and is on schedule to present the draft recommendations to the Board by 5/24/22.

➤ ***Site Plan Review*** – Nothing to discuss at this time.

➤ ***Pre-Application Review*** – Nothing to discuss at this time.

➤ ***Ordinance***

Chairman Sandow asked the Board to consider a current draft of some overlay zoning; during discussion, the Board noted they would prefer to wait to change any zoning ordinances until such time that the Master Plan updates have been completed.

(10) **Old/New Business** – None.

(11) **Adjournment** – The Regular Meeting/Work Session was adjourned at 8:23 pm.

Respectfully submitted,



Debra Coonce
Planning Board Secretary
Planning & Zoning Coordinator

Videos of Planning Board meeting(s) are available on the Township website at www.longhillnj.gov. Audio recordings of the meeting(s) are available for purchase by filing an OPRA (Open Public Records Act) request through the Municipal Clerk's office. All documents relating to applications may be examined by the public by appointment in the Planning & Zoning Office located in the Township of Long Hill Municipal Building.