

**MINUTES OF THE PARSIPPANY - TROY HILLS  
MINOR SITE PLAN AND SUBDIVISION COMMITTEE  
MONDAY, DECEMBER 16, 2019**

Chairman Dinsmore called to order the Planning Board Meeting of Monday, December 16, 2019 at 7:20 PM.

Members Present: Ms. Hernandez, Mr. Mele, Mr. Von Achen,  
Chairman Dinsmore

Also Present: Scott Carlson, Carlson Siedsma Warner, Board  
Attorney Susan Favate, BFJ Planning, Board  
Planner  
Andrew Cangiano, Keller & Kirkpatrick, Board  
Engineer

Absent: Mr. Aperawic

Announcement is made that adequate notice of this meeting has been given, that it is being conducted in accordance with N. J. S. A. 10:4-6 et seq. of the New Jersey "Open Public Meetings Act".

Pledge of Allegiance

Chairman Dinsmore opened the floor to the public for anyone wishing to speak.

Agenda:

Application 19:516  
Pond Partners  
6 Upper Pond Road, Block: 136 Lot: 43.07  
Minor Site Plan

Correspondence was received from Anna Move from PashmanStein WalderHayden requesting the application be carried to the meeting of January 27, 2020 without notice and with required extensions for the Board to make decision.

Mr. Von Achen made a motion carry Application 19:516 to January 27, 2020, second by Ms. Hernandez.

Approved by All.

Motion to adjourn.

**MINUTES OF THE PARSIPPANY - TROY HILLS  
PLANNING BOARD MEETING  
MONDAY, DECEMBER 16, 2019**

Chairman Keller called to order the Planning Board Meeting of Monday, December 16, 2019 at 7:30 PM.

Members Present: Councilman de Pierro, Mr. Dinsmore, Mr. Frigeri, Ms. Hernandez, Mr. Mandel, Mr. Mele, Ms. Vealey, Mr. Von Achen, Chairman Keller

Also Present: Scott Carlson, Carlson Siedsma Warner, Board Attorney  
Susan Favate, BFJ Planning, Board Planner  
Andrew Cangiano, Keller & Kirkpatrick, Board Engineer

Absent: Mr. Aperawic, Mr. Patel

Announcement is made that adequate notice of this meeting has been given, that it is being conducted in accordance with N. J. S. A. 10:4-6 et seq. of the New Jersey "Open Public Meetings Act".

Pledge of Allegiance

Chairman Keller opened the floor to the public for anyone wishing to speak.

Resolutions:

Adoption of the Master Plan

The Board Attorney let it be known that the Master Plan would not be adopted this evening due to revisions that have come up since the last meeting. Adoption is to take place at the first January hearing.

The Board Planner advised the Board that there were comments from the last public hearing and via township email.

A moment was taken to allow Joseph O'Neill speak on behalf of Application 19:509, Puddingstone Developers, 47, 53 & 48 Beverly Street, Block: 7 Lots: 45.09, 45.10 & 45.11, Minor Subdivision w/C Variance and Major Soil Moving Permit and announce the application would be carried to the Meeting of January 27, 2020 without further notice. All extensions were granted through the end of January.

Motion was made to carry Application 19:509 by Mr. Dinsmore, second by Mr. Mandel.  
Approved by All.

Master Plan discussion continued with a summary of comments and suggested changes after the November 18, 2019 public hearing. Comments ranged from sidewalks, left turn lanes at particular intersections, climate change, enforcement of recycling, conformity with the Highlands Region, stormwater infrastructure, as well as other suggestions, comments and concerns noted in the Planners memo to the Board.

In other business, amendment to the Housing Element and Fair Share Plan was to be discussed but held over until the new year.

Agenda:

Application 19:507

Parsippany Troy-Hills Police Department

Claudine Terrace (4 Volunteers Court), Block: 483 Lot: 2

Radio Tower Courtesy Review

Captain Jay Weiner and David Dutches, Project Manager from Motorola, were present and gave a brief overview of the dialogue from the May review. It was reiterated that the current radio system is near the end of its life causing responders to deal with increased interference and poor coverage which has caused the township to move to the county dispatch center. Further, Congress has enacted legislation that requires public safety operations to be off T Band by 2023 and use more modern systems. By implementing the new system it is expected to provide 20 plus years of service. The new equipment allows for a fourth site located at Rescue and Recovery which will enhance the radio coverage, and also allows the emergency services to communicate with each other unlike the current system. During the last review there had been concern over the R & R location so other areas were considered but were found inadequate due to elevation issues and areas of flooding.

A coverage map was shown to illustrate the current system and areas of poor or no coverage. An overlay placed over the map demonstrated the improvement with the fourth site and guaranteed 97% coverage.

Photos were shown with views surrounding the R & R location as current and simulations of the proposed to give the Board an idea of what residents may see.

The R & R building sits on land belonging to the Board of Education and is leased through 2029. An extension of the lease is being worked on as well as an easement for the area of the proposed monopole. A 10 ft. fence would be installed around this area which will be the size of three parking spaces and power will come from service inside the building and be installed underground.

Chairman Keller took a moment to thank the Board for their service and the work of the Board Professionals.

Motion to adjourn.