

**MEETING OF THE TOWNSHIP OF
PARSIPPANY-TROY HILLS PLANNING BOARD
MONDAY, JULY 8, 2024 at 7:30 P.M.**

Members Present: Mayor Barberio, Mr. Dadheech, Mr. de Pierro,
Mr. Mele, Mr. Meth, Mr. Napolitano, Mr. Shah,
Mr. Stanziale, Chairman Dinsmore

Also Present: Christine Winter, Planner, ARH
Andrew Cangiano, Engineer, GPI
Marina Stinely, Attorney, Cleary, Giacobbe, Alfieri, Jacobs

Absent: Mr. McGrath, Ms. Smith

Announcement is made that adequate notice of this meeting has been given and 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".

Roll Call

Pledge of Allegiance

The meeting is opened to the General Public.

Other Business:

Referral from Council to conduct a preliminary redevelopment investigation of 169 Lackawanna Avenue, Block: 136 Lot: 33 Zone: SED5A.

Mr. de Pierro made a motion to approve; second by Mayor Barberio.

Agenda:

Application No. 24:506, 20-30 Lanidex Urban Renewal, LLC, 20-30 Lanidex Plaza West Block: 226 Lots: 3 & 3.2 Zone: ROL, Preliminary and Final Major Site Plan, Major Soil Moving Permit for construction of a warehouse with office space, loading docks, drive-in ramps, trash compactor bay and parking.

Carried from June 10, 2024

Attorney, John Inglesino of Inglesino Taylor, was present on behalf of the applicant for the continuation of application 24:506.

Witness, Allan Lothian, Licensed Professional Engineer, previously sworn, was present to answer questions regarding traffic.

Julia Peterson, 25 Old Parsippany Road, asked in what manner the traffic study was performed.

Property owner, 132 Marcella Road asked about trucks coming off the highway.

Property owner, 69 Allentown Road, asked if trucks would take short cuts through the lake area.

Mary Preziky, former resident, asked why a traffic study was not performed on nearby roads.

Property owner, 131 Mamora Road ask about traffic routes.

Witness, Rachel Fifield, Licensed Professional Planner, was sworn by the Board Attorney and testified to the positive and negative criteria and reviewed the requested variances as being for wall height and front yard setback.

Property owner, 132 Marcella Road asked about fuel tanks.

The Board took a five-minute break than reconvened.

Property owner, 126 Northfield Road, spoke in opposition of the application.

Wendy Aleschul, 203 Everette Road spoke in opposition of the application.

Angela Calabria, 75 Bridgeton Drive spoke in opposition of the application.

Elliot Ruga, NJ Highland Coalition, spoke in opposition of the application.

Julia Peterson, 25 Old Parsippany Road, spoke in opposition of the application.

Linda Lindz, 132 Marcella Road spoke in opposition of the application.

Nick Homyak, 26 Oneida Avenue, spoke in opposition of the application.

Application carried to July 22,

Motion to adjourn.