

**RESOLUTION 008-2026
PLANNING BOARD - MINE HILL TOWNSHIP
MORRIS COUNTY, NEW JERSEY
MARCH 2, 2026**

**ADOPTING THE 2026 MASTER PLAN RE-EXAMINATION REPORT AND
AMENDING THE MASTER PLAN OF MINE HILL TOWNSHIP TO INCORPORATE THE
CONCLUSIONS AND RECOMMENDATIONS AS PROVIDED THEREIN**

WHEREAS, THE PLANNING BOARD OF MINE HILL TOWNSHIP adopted a comprehensive Master Plan in 1988 and conducted a Periodic Master Plan Re-examinations of the Master Plan in 1994, 2001, 2015 and 2024; and

WHEREAS, Planning Board has adopted various amendments to both the land use and housing elements of the Master Plan, including amendments made in 2010, 2019 and 2025; and

WHEREAS, the 2026 Master Plan Re-Examination Report was prepared by Daniel N. Bloch, P.P., A.I.C.P., of Colliers Engineering & Design, Inc.; and

WHEREAS, the 2026 Master Plan Re-Examination Report addresses major problems and objectives related to the land development of Mine Hill Township, inclusive of affordable housing obligations, and has assessed the extent to which problems and objectives have been reduced or increased from previous re-examinations, has addressed significant changes and assumptions and policies and objectives impacting the Master Plan (including population, land uses, housing, circulation, conservation, natural resources, etc., and changes in State, County and Municipal policies and objectives) and made recommendations and conclusions as pertaining to Mine Hill Township's Master Plan and Development Regulations and further considered redevelopment planning; and

WHEREAS, the Planning Board of Mine Hill Township conducted a public hearing regarding the 2026 Master Plan Re-Examination Report and its recommendations and conclusions on February 23, 2026 said hearing having been noticed and conducted in accordance with the provisions of N.J.S.A. 40:55D-89, N.J.S.A. 40:55D-11 and N.J.S.A. 40:55D-13; and

WHEREAS, the Planning Board of Mine Hill Township is satisfied that the 2026 Master Plan Re-Examination Report comprehensively addressed the requirements as provided for in the Municipal Land Use Law as codified at N.J.S.A. 40:55D-1 et seq., relating to such reports; and

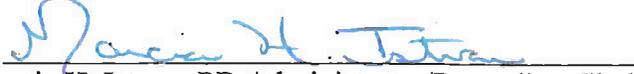
WHEREAS, the Planning Board of Mine Hill Township finds that the opinions, conclusions and recommendations as contained within the 2026 Master Plan Re-Examination Report as presented are accurate and incorporate same into this Resolution and further believes it to be within the best interest of Mine Hill Township to adopt the 2026 Master Plan Re-Examination Report and amend Mine Hill Township's Master Plan so as to incorporate such recommendations and conclusions as contained within said report.

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of Mine Hill Township, that it hereby adopts the 2026 Master Plan Re-Examination Report as prepared by, Daniel N. Bloch P.P., A.I.C.P., of Colliers Engineering & Design, Inc. and further amends Mine Hill Township's Master Plan so as to incorporate such recommendations and conclusions as contained therein.

I hereby certify the foregoing to be a true copy of a Resolution passed by the Mine Hill Township Planning Board at a duly convened meeting held on March 2, 2026.



Planning Board Chairman, Steve Sauchelli



Marcia H. Istvan, PB Administrator/Recording Clerk