



TOWNSHIP OF DENVILLE, MORRIS COUNTY

MAY 2024

OPEN SPACE AND RECREATION PLAN UPDATE

PREPARED BY

THE LAND
CONSERVANCY OF
NEW JERSEY



May 2024

OPEN SPACE AND RECREATION PLAN UPDATE

PREPARED BY



This original document was signed and sealed in accordance with Chapter 41, Title 13 of the State Board of Professional Planners upon adoption by the Planning Board on June 12, 2024.

Barbara H. Davis

Barbara Heskins Davis, PP, AICP – NJ Professional Planner (License No. 5926)
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EXECUTIVE SUMMARY



Photo: Jonathan's Woods

One of the first in Morris County to institute an Open Space Trust Fund in 1994, Denville Township has been at the forefront of land conservation and collaboration. At the time of their initial Open Space and Recreation Plan in 2001, the Township had preserved 700 acres. As of November 2023, Denville has 1,365 acres of permanently protected open space - nearly doubling the amount of parkland in the municipality since the completion of the first plan. **23% of all land in Denville Township is permanently preserved.**

Denville has done this in partnership with NJDEP Green Acres, Morris County, and local nonprofit land trusts (POWWW). As the Open Space Program Coordinator for the Morris County Office of Planning and Preservation noted, "Denville has been one of our most active applicants throughout the years and has successfully closed on many properties with county trust fund assistance."

To remain eligible for state funding, Denville is updating its Open Space and Recreation Plan. In 2024, the priorities for acquisition focus on expanding and improving existing parks, protecting the unique natural and cultural resources of the community, and linking trails and green spaces within the Township and with neighboring municipalities.

OPEN SPACE GOALS

FOR THE 2024 OPEN SPACE & RECREATION PLAN

The vision for Denville’s open space program was grounded in its 2001 Open Space Plan. This report laid the foundation for future acquisitions and recommended properties to expand existing parks and link public spaces via greenways, for both people and wildlife.

This update to the Open Space Plan builds upon the 2001 vision and uses the tenets approved in the 2023 Denville Township Master Plan goals to:

- Protect against the hazards of climate change;
- Provide recreational opportunities for all residents;
- Conserve the natural beauty and environmental resources of the town; and
- Ensure that sufficient open space remains for conservation and recreation.

The U.S. Forest Service in 2007 provided a definition of open space that is widely accepted. As time has evolved, that understanding of open space has become more fluid to include land that provides resiliency in the face of shifting temperatures and weather patterns. It encapsulates the increasingly closer ties between public health and time spent in the outdoors.

What is Open Space?

Open space describes land that is valued for natural processes and wildlife, agricultural and forest production, aesthetic beauty, active and passive recreation, and other public benefits.

Open space is vital to the nation’s health, economy, and well-being.

USDA Forest Service

Vision for Open Space

All residents of Denville should have an equal opportunity to access and enjoy the many benefits that open space can bring.

One does not need to physically enter the preserved open space in order to benefit from it.

Denville has a proud tradition of inclusion and access for all.

2001 Open Space Plan



Photo: Openaki Lake

OPEN SPACE GOALS

FOR THE OPEN SPACE & RECREATION PLAN UPDATE

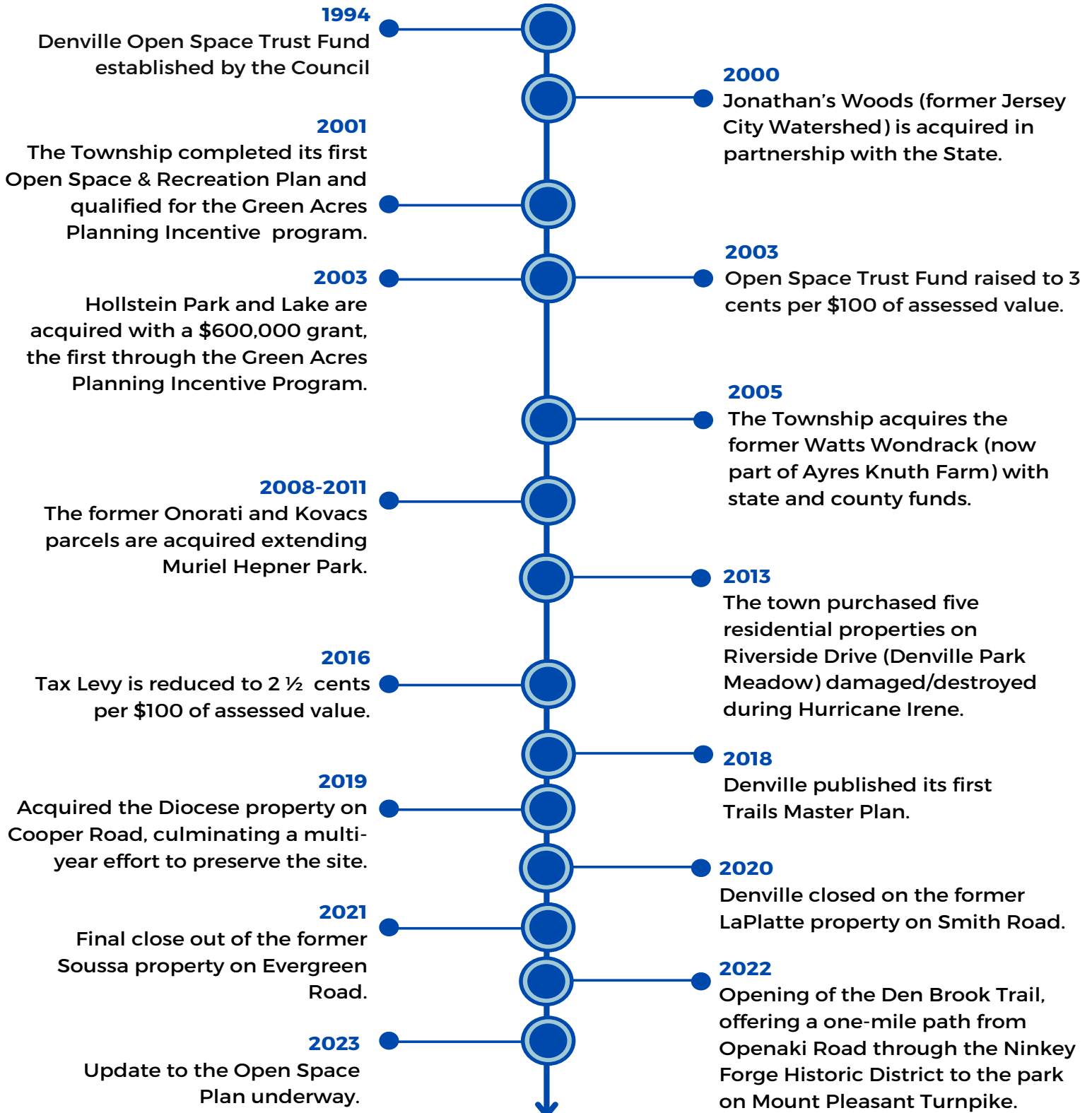
Denville Township is dedicated to preserving the open spaces that interweave and connect its neighborhoods, link to the downtown shopping and restaurants, and protect its forests and open waters. It is an exciting time to be a resident in Denville; with new businesses opening and a busy farmers market on Sundays, residents can take a walk at Muriel Hepner, hike at the Tourne Park, play soccer at Gardner Field, and then go for a drink, an ice cream, or a meal in our quaint downtown business district.

Updating the Open Space Plan provides the "green infrastructure" by which the Township can focus its recreational and conservation programming while providing that much-needed balance with new housing and retail.

Protect, Preserve, and Steward	<ul style="list-style-type: none">• Environmentally sensitive areas for wildlife habitat, steep slopes, wetlands, streams, forests, aquifer recharge areas, and scenic vistas.• Connect public lands to reduce fragmentation and increase resiliency.• Historic sites and resources.• Drinking water supplies including wellhead protection areas.• Maintain undeveloped open space to protect woodlands to ensure sustainability of the natural carbon sequestration of the forest canopy.
Provide	<ul style="list-style-type: none">• Recreational facilities and fields throughout the Township to meet current and projected demand.• Trails to connect preserved lands, offering safe, healthy alternatives for enjoying public parklands.• Diverse recreation opportunities for people of all ages and abilities.• Welcoming culture fostering a sense of belonging and community.
Ensure	<ul style="list-style-type: none">• Retention of the landscape's natural beauty while allowing for future development and growth.• All citizens have equal opportunities to participate and enjoy community activities and facilities.• Partnerships to leverage municipal funding and achieve open space goals.

HISTORY

OF THE OPEN SPACE PROGRAM



FUNDING LAND PRESERVATION

The Township Council established the Open Space, Recreation, Farmland, and Historic Preservation Trust Fund in 1994 through Ordinance #1-94. Initially, the fund was set at one cent (\$0.01) per one hundred dollars (\$100.00). Subsequently, following a 2003 voter referendum, Ordinance #5-04 was enacted by the Mayor and Council, increasing the Trust Fund levy to three cents per \$100 assessed value. In 2016, the Township reduced the levy to 2 ½ cents (\$0.025).

- In 2022, the levy generated \$771,193 in open space funds.
- As of November 1, 2023, the balance in the Trust Fund is \$370,036.
- The tax levy is expected to raise \$773,788 in 2023.
- 72 acres have been preserved using the Trust Fund since 2010. 1,146 acres have been purchased since the inception of the Trust Fund.

Source: Township CFO, Municipal Audits, 2020 - 2023

Year	Municipal Levy Generated	Balance (Year end)
2018	\$767,637	\$698,707
2019	\$ 766,966	\$ 1,374
2020	\$ 772,730	\$ 90,343
2021	\$ 778,707	\$ 389,047
2022	\$ 771,194	\$ 549,617

Source: Denville Budgets and Financial Statements 2018 - 2023

STATE OF NEW JERSEY GREEN ACRES PROGRAM

The Green Acres program, administered by the New Jersey Department of Environmental Protection (NJDEP), grants funds to counties and municipalities to preserve land for open space and recreation. An advantage of having an Open Space Plan and a local tax for open space is that it qualifies the Township for enrollment in the state's Planning Incentive (PI) program. The PI program offers 50% grants to municipalities that maintain a **one-half cent open space levy** and up-to-date Open Space Plan. With the completion of the town's initial plan in 2001 and the passage of the Trust Fund in 2003, it qualified for state funding through this matching grant program.

- ✓ \$4,499,067 has been awarded to Denville to acquire and develop parkland.
- ✓ \$4,150,000 in PI funds have been awarded. \$533,753 remains available to Denville to purchase and preserve land.
- ✓ Before enrolling in the PI program, \$232,820 was awarded to preserve and develop Veterans Memorial Park (*see table below*).
- ✓ 97% of the funds awarded to Denville have been for land acquisition.

The Township's first acquisition with Green Acres PI funding was the Lakeshore tract in 2003 (at the time of the acquisition, it was known as Snake Hill). This 156-acre site includes the 11-acre Hollstein Lake and the surrounding park, which includes wetlands to elevated flat-top ridges with magnificent views. Preserving this site provides habitat for the Indiana bat, a federally threatened/endangered species, as well as aquatic flora and fauna, and migratory birds.

Quickly following this was the purchase of the Liu tract on Ford Road, 89 acres of wetlands, upland meadows, and streams (Beaver Brook). The Township's third purchase that first year was the Pio Costa Tract, 22 acres of steep slopes to help prevent erosion and preserve a scenic vista. This became part of Hollstein Park.

Green Acres has funded the acquisition of 44 properties in Denville Township, helping to preserve 859 acres for natural resource conservation and recreation.

Green Acres: Grants Awarded (Prior to Planning Incentive Program)		
Veterans Memorial Park Block 10002, Lot 1&4, Block 10003, Lot 2 ROSI Key: 1, 2, 3		
Type of Project	Payment Amount	Payment Date
Acquisition	\$82,820.00	1/1/1975
Development	\$57,028.00	9/7/1983
	\$17,972.00	5/18/1987
	\$75,000.00	
Total: Veteran's Park:	\$232,820.00	
Jonathan's Woods (Jersey City Watershed) Block 70001, Lot 1, Block 70002, Lot 1 ROSI Key: 87, 88		
TYPE	Payment Amount	Payment Date
Jonathan's Woods (acquisition)	\$650,000.00	10/25/2000



Photo: Jonathan's Woods, Red Trail

With the town's enrollment in the state's PI program, its open space program rapidly accelerated, spending \$3,616,247 in Green Acres funding to purchase properties. The most recent acquisition with state funds was the completion of the La Platte property on Smith Road, permanently protecting 18.5 acres of forested land.

Green Acres: Planning Incentive Grant Funded Projects in Denville Township

Payment Amount	Payment Date	ROSI: Name	ROSI: Block, Lot	ROSI: Key
\$600,000.00	3/3/2003	Hollstein Park, Hollstein Lake	40001/1.02 and 10	30, 31
\$150,000.00	6/30/2003	Muriel Hepner Park	61901/14 (old 60004/1)	56
\$260,000.00	7/1/2003	Ford Road (Liu-Chung Fu)	60409/1 (old 60001/1)	55
\$40,000.00	8/25/2003	Hollstein Park - Pio Costa	40001/2	32
\$100,000.00	12/16/2003	<i>see above</i>		
\$300,000.00	9/8/2004	Veterans Memorial Park	10003/2	3
\$100,000.00	11/8/2004	Hussa Place - Jemsel	40702/47.01	36
\$346,095.00	9/19/2006	Ayres Knuth Farm-Watts Wondrack	21201/1	19
\$575,000.00	6/24/2008	Muriel Hepner Park (Extension)	60301/67&72, 60302/49&54, 60303/30&65, 60305/24,25&29	62, 63, 64, 65, 66, 67, 71, 72, 73
\$207,000.00	8/17/2010	Muriel Hepner Park (Extension)	60208/106,107&112, 60303/35, 60304/74&69, 60305/34, 60403/115,119,137,139 &140	59, 60, 61, 68, 69, 70, 74, 77,78, 80,81, 82
\$21,905.00	5/12/2011	<i>see above</i>		
\$7,046.35	6/2/2011	<i>see above</i>		
\$32,988.00	6/3/2011	Alpine Drive - Curtis	61202/19 and 52	84, 85
\$344,000.00	12/21/2011	Broad Street - Fels	41301/8.02, 21/4	39, Rockaway Boro.
\$74,038.00	12/10/2012	Denville Park Meadow	50408/115	48
\$65,935.00	12/10/2012	Denville Park Meadow	50408/122	46
\$60,325.00	1/25/2013	Denville Park Meadow	50408/118	47
\$62,862.75	8/5/2013	Denville Park Meadow	50408/108	50
\$65,026.96	8/27/2013	Denville Park Meadow	50408/106	51
\$144,025.00	11/26/2013	Michael Street Park	10401/13.02	5
\$35,000.00	2/28/2020	Evergreen Road - Soussa	31001/31	26
\$25,000.00	2/11/2021	43 Smith Road - La Platte	11101/3	12

Morris County

The Morris County Preservation Trust Fund has contributed **\$8,739,500** towards protecting 877 acres in 27 projects in Denville Township.

The County's Trail Construction Grant Program has awarded **\$466,596** between 2019 and 2022 for the Den Brook Park Trail and the Knuth Field Walking Trail.

The Preservation Trust Fund's Historic Program provided **\$1,003,460** between 2003 and 2021 for assessment and restoration projects.

MORRIS COUNTY PRESERVATION TRUST FUND

In 1992, Morris County voters approved the creation of an Open Space and Farmland Preservation Trust Fund. The Board of County Commissioners annually reviews and sets the open space tax rate, up to 2 cents of equalized property valuation. The levy for 2023 is currently 5/8 cent per \$100 of equalized real property valuation.

The County also provides funding for flood mitigation and farmland preservation. Denville has applied for funding through these programs.

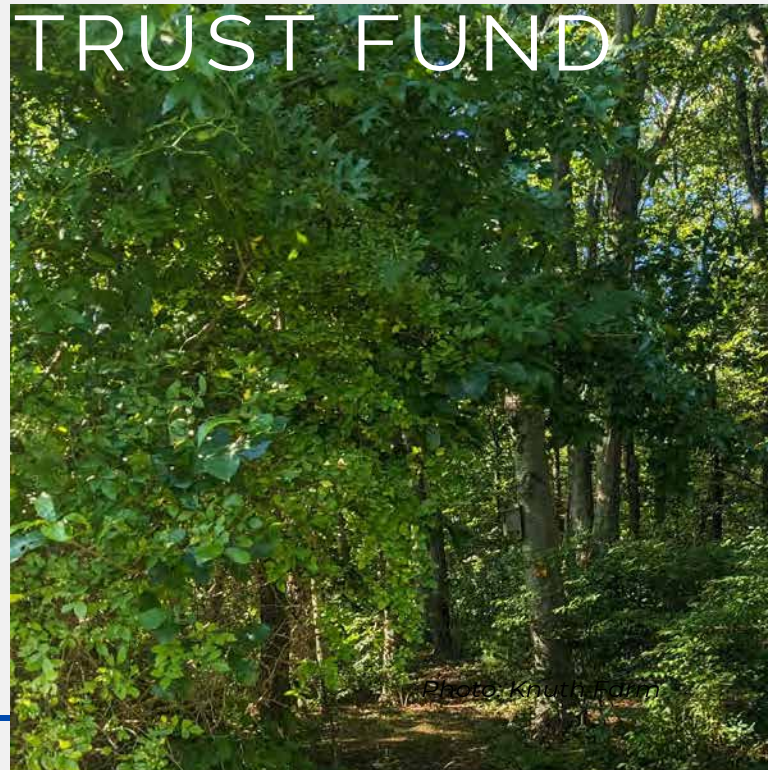


Photo: Knuth Farm

Trail Construction

The Morris County Commissioners created the Morris County Trail Construction Grant Program to provide grant funding to municipalities for the construction of trails on preserved, public parkland. Denville has received 4 grant awards through this program for Muriel Hepner Park, Den Brook Park, and Knuth Field. The town recently completed the gravel trail at Den Brook Park, connecting the playground on Mt. Pleasant to the trailhead at Openaki Road. This trail was completed in two phases.

Project	Year Awarded	Trail (Distance)	Funding
Muriel Hepner Bridge Replacement	2016	-	\$49,500
Den Brook Park Trail	2019	0.70 miles	\$95,656
Den Brook Park Trail Phase 2	2021	0.38 miles	\$220,220
Knuth Field Walking Trail Phase 1	2022	0.82 miles	\$150,720
Total		1.9	\$466,596

Open Space Preservation

Denville Township has a robust open space program, and was one of only a few grant recipients in the initial year of the County’s program (1994) when they received one of the first grant awards for the preservation of the Knuth Farm as open space. They have added **877 acres, 27 properties**, to their ROSI with the help of open space grants from the County Trust Fund totaling **\$8,739,500** (see table on following page).



Photo: Knuth Farm
 Funded in 1994 by Morris County

Open Space Projects Funded with Grants from Morris County in Denville Township					
Project	Acres	Year Funded	Grant	ROSI Key	Block/Lot
Knuth Farm (Ayres/Knuth Farm)	51.8	1994	\$725,000	14	20003/1
Beaver Brook Acquisition (Jonathan's Woods): Grant to POWWW	378.93	1996	\$500,000	88	70002/1
Veterans Memorial Field Addition	19.38	1999	\$400,000	2	10002/4
Lakeshore Natural Lands Area (Hollstein Park/Lake)	147.65	2000	\$600,000	30	40001/1.02
Lakeshore Natural Lands Area (Hollstein Park/Lake)	2nd grant	2001	\$400,000	(see above)	(see above)
Pio Costa-Lahue (Hollstein Park)	22	2002	\$135,000	32	40001/2
Maglione-Duboy (Hollstein Park)	8.7	2002	\$90,000	33	40001/9
Liu Property (Ford Road)	76.61	2002	\$365,000	56, 57	61902/1 & 14
Jemsel/Woodmont (Hussa Place)	32	2003	\$600,000	36	40702/47.01 40601/1 (add to ROSI)
SAR Investment, Inc./Riad (Veterans Memorial Park)	22.2	2003	\$300,000	3	10003/2
Watts Property (Ayres/Knuth Farm)	6.97	2005	\$225,000	19	21201/1
Mountain Ridge-Seneca (Hollstein Park)	4.2	2005	\$375,000	35	40607/3.01
Holinko Property (Muriel Hepner Park)	0.5	2007	\$40,000	add to ROSI	60301/77
Onorati Property (Muriel Hepner Park Extension)	9	2007	\$200,000	62, 63, 64, 65, 66, 67, 71, 72, 73	60301/67&72, 60302/49&54, 60305/24,25&29
Kovacs Property (Muriel Hepner Park Extension)	7.7	2008	\$222,000	59, 60, 61, 68, 69, 70, 74, 77, 78, 80, 81, 82	60208/106,107&112, 60303/35, 60304/69&74, 60305/34, 60403/115,119,137, 139 and 140
Jonathan's Woods Extension POWWW	13	2008	\$700,000	84, 85	61202/19 & 52
Gorlach Property (Muriel Hepner Park Extension)	0.6	2009	\$58,500	58, 76	60207/100, 60404/98
Tulip Lane - A	2.6	2009	\$200,000	10	10901/13.01
Tulip Lane - B	2.4	2009	\$200,000	11	10901/14.01
Fels Property (Broad Street)	5	2010	\$375,000	39	41301/8.02
Rockaway Borough (Broad Street)	7.2	2010	\$420,000	add to ROSI	21/4 (Rockaway Boro)
Valva Property (Michael Street Park)	5.00	2012	\$300,000	5	10401/13.02
LaPlatte Smith Road Property (Smith Road)	18.48	2016	\$240,000	12	11101/3
Soussa Property (Evergreen Road)	16.75	2016	\$290,000	26	31001/31
Jonathan's Woods Extension (grant with POWWW)	4.08	2017	\$245,000	94, 95, 96	70501/505, 508, 511
Knuth-Diocese Property (Ayres/Knuth Farm)	9.03	2018	\$375,000	20	21201/6
AMCHU Property (Muriel Hepner Park Extension)	5.43	2019	\$159,000	75	60305/5
Total Funded and Closed:	877 acres		\$8,739,500		27 projects funded
Projects Funded, but grants returned to Morris County by Denville Township:					
Diocese of Paterson: Grant awarded Project was not successful, funds returned	9	2008	\$300,000	purchased with 2018 grant	21201/6
Diocese of Paterson: Grant awarded Project was not successful, funds returned	9	2009	\$100,000	purchased with 2018 grant	21201/6
Jersey City (McCarter Park): Grant awarded but unable to purchase, funds returned	1.59	2012	\$10,000	unable to purchase	50201/1 & 173

Farmland Preservation

With funds provided by the Morris County Preservation Trust and the State Agriculture Development Committee (SADC), the Cobb/Bricker Farm was preserved on December 11, 2009. Tucked behind Franklin Road and Cooper Road, it is a horticultural operation growing vegetables for a farm stand located at the Ayres/Knuth Farm and local farmers markets.

Cobb/Bricker Farm
Block 21101, Lot 2: 19.86 acres
Preserved December 2009
Morris County: \$438,454 (40% cost share), SADC: \$634,094 (60% cost share)

Flood Mitigation

In 2012 Morris County established the flood mitigation program to help towns purchase flood-prone properties to remove people from harm's way and create open space that serves a dual purpose - flood storage to mitigate future storms and an open space amenity where there had been none before. Between 2012 and 2022 this program helped towns purchase 84 properties, all of which have been restored to open space.

After Hurricane Irene, the Township partnered with Morris County, Green Acres, and the Federal Emergency Management Agency (FEMA) to purchase 11 homes on Riverside Drive that were chronic victims of flooding. The homes were purchased and ultimately demolished with a park created in the location.

“Ten years ago, our board decided to take a sliver of our taxpayer approved open space dollars and dedicate them to buying out flood-prone properties. Right out of the gate, the program won two environmental awards from the State of New Jersey for its innovation. It hadn't been done before.”

Stephen Shaw, Morris County Board of Commissioners, April 20, 2022.

Historic Preservation

The Morris County Historic Preservation program supports the preservation and restoration of the County's historic resources. Denville Township, through the efforts of the Ayres/Knuth Farm Foundation, received an initial grant in 2003 for the Ayres Farm House. Over the next ten years, Morris County awarded grants totaling over \$1 million to stabilize and restore the interior and exterior of the Ayres Farm House, Garage, and Tenant House.

Morris County Preservation Trust Fund - Historic Preservation Grants Ayres/Knuth Farm Foundation

Purpose	Project Name	Year Awarded	Funding
Preservation Plan	Ayres Farm House	2003	\$9,314
Exterior Restoration	Ayres Farm House	2004	\$89,392
Exterior Restoration	Ayres Farm House	2005	\$56,181
Archeology	Ayres Farm House	2006	\$107,000
HVAC	Ayres Farm House	2009	\$40,009
Construction Documents	Ayres Farm House	2015	\$20,800
Interior Restoration	Ayres Farm House	2016	\$75,000
Master Plan	Ayres Farm House	2016	\$51,600
Phase IB Interior Restoration	Ayres Farm House	2017	\$149,040
Construction Documents	Ayres Farm Tenant House	2018	\$22,200
Exterior Restoration	Ayres Farm Tenant House	2019	\$289,024
Construction Documents	Ayres Farm Garage	2020	\$17,500
Construction Documents	Ayres Farm Garage	2021	\$36,400
Stabilization	Ayres Farm Garage	2023	\$40,000
Total			\$1,003,460

Source: Morris County Office of Planning & Preservation

The Foundation has a lease agreement with the Township of Denville to manage and maintain the historic site, which includes the preparation of grant applications for historic preservation and site improvement. The Foundation has received grant funding in addition to those awarded by Morris County for the farm complex.

LAND USE INVENTORY



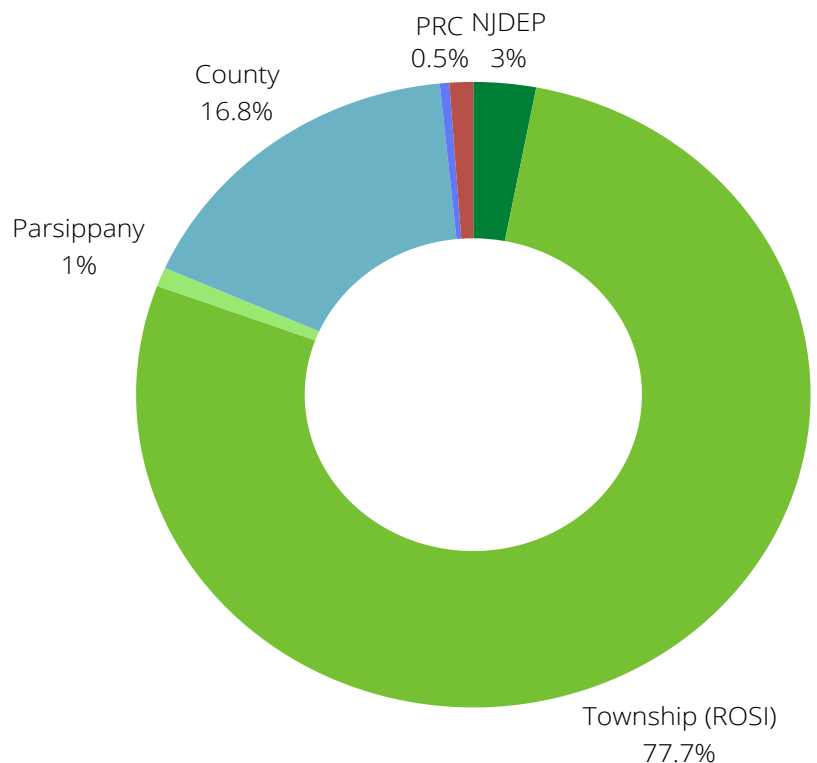
Photo: Muriel Hepner Park

OPEN SPACES

There are **1,755 acres** of permanently preserved land in Denville Township. Of this, more than three-quarters of this (78%, 1,365 acres) is preserved by the municipality and is either listed on its Recreation and Open Space Inventory (ROSI) or will be added to its ROSI when it is next updated. **Appendix A** includes the ROSI and these recommendations.

The Morris County Park Commission owns land that is part of the Tourne (281 acres in Denville) and Jonathan's Woods (12 acres). The State of New Jersey also owns land at Wildcat Ridge Wildlife Management Area (52 acres), and the Township of Parsippany-Troy Hills has a portion of their Birch Lane and Tabor Park properties in Denville (17 acres).

In addition, the Passaic River Coalition owns land across the Rockaway River (8 acres) from Denville Park.



23% of Denville Township is permanently preserved.

PRESERVED LANDS














The following parks are included on the municipal ROSI. Several will be added to the ROSI at the time of its next update:

- Alpine Drive - 16 acres
- Ayres/Knuth Farm - 72 acres
- Black Birch Drive - 0.3 acres
- Broad Street (Fels) - 12 acres (of which 7 acres are located in Rockaway Borough)
- Cambridge Avenue - 10 acres
- Den Brook Park and Trail - 43 acres
- Denville Park - 0.2 acres
- Denville Park Meadow - 2 acres (flood buyouts)
- Evergreen Road - 17 acres
- Flicker Terrace - 24 acres
- Ford Road - 99 acres
- Gardner Field Park - 14 acres
- Hewetson Road - 0.4 acres
- Hollstein Park and Lake - 193 acres
- Husa Place - 32 acres
- James F. Dyer Park - 30 acres
- Jonathan's Woods - 477 acres
(includes 439 acres jointly owned with Morris County and New Jersey)
- Kiwanis/Hogan Park (Diamond Spring Road) - 9 acres
- Kwiatkowski Park - 3 acres
- Michael Street Park - 5 acres
- Muriel Hepner Park - 60 acres
- Pocono Fields - 44 acres
- School House 1 Room and 2 Room - 2 acres
- Silver Brook - 11 acres
- South Shore Playground - 0.05 acres
- Smith Road - 47 acres (Cosman)
- Smith Road - 18.5 acres (La Platte)
- Toft Hill - 30 acres
- Tulip Lane - 13 acres
- Veterans Memorial Park - 71 acres

See **Map 1** for a map of all preserved lands, **Appendix A** for the ROSI, and the parcel tables in **Appendix B** for more information.

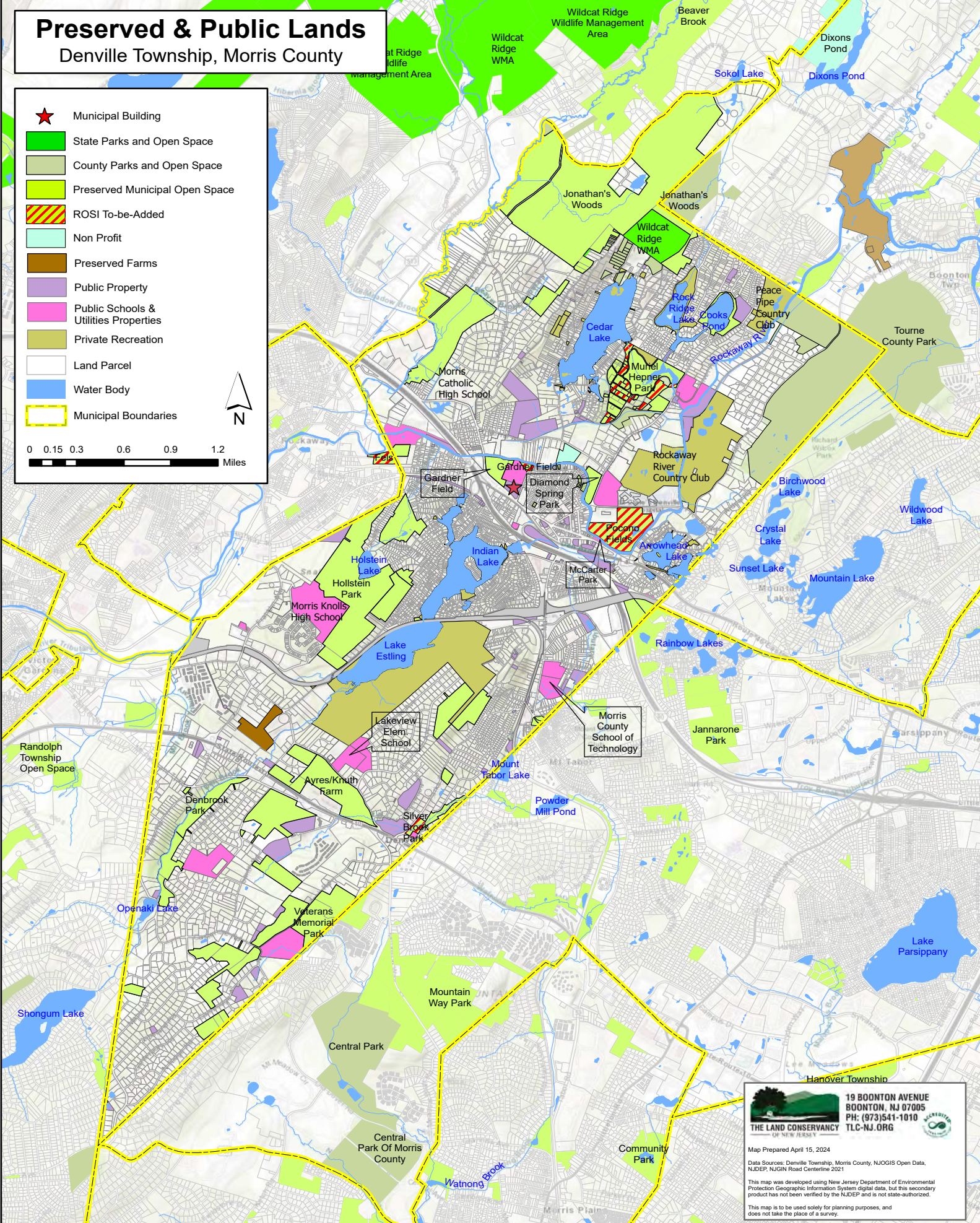
Preserved & Public Lands


Denville Township, Morris County

-  Municipal Building
-  State Parks and Open Space
-  County Parks and Open Space
-  Preserved Municipal Open Space
-  ROSI To-be-Added
-  Non Profit
-  Preserved Farms
-  Public Property
-  Public Schools & Utilities Properties
-  Private Recreation
-  Land Parcel
-  Water Body
-  Municipal Boundaries


N

0 0.15 0.3 0.6 0.9 1.2 Miles





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Map Prepared April 15, 2024

Data Sources: Denville Township, Morris County, NJGIS Open Data, NJDEP, NJGIN Road Centerline 2021

This map was developed using New Jersey Department of Environmental Protection Geographic Information System digital data, but this secondary product has not been verified by the NJDEP and is not state-authored.

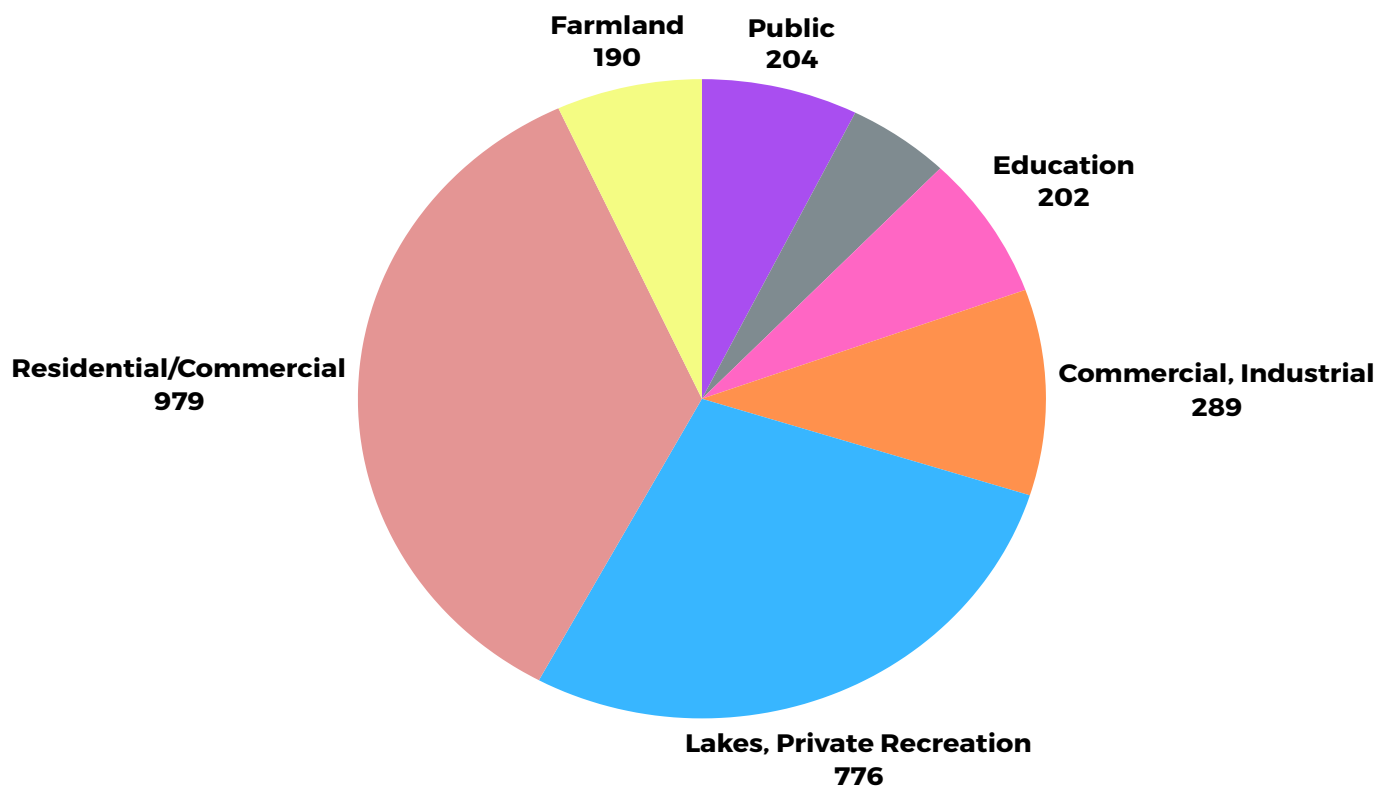
This map is to be used solely for planning purposes, and does not take the place of a survey.

LAND USE

Denville Township

Denville Township has set aside 3.4 acres as a redevelopment area on Route 53 and Station Road. Home to Morris Knolls High School, Morris County Vo-Tech, and Morris Catholic, Denville is a destination for education. Farms remain in the municipality, with the larger farm-assessed properties on Franklin Avenue and Old Beach Glen Road. People moved to Denville for its lakes, and the lake communities own land surrounding and protecting their watersheds (totaling 577 acres). Estling Lake Corporation, possessing ownership of both Estling Lake and its surrounding lands, holds the most extensive land holdings in the municipality.

Land Use in Denville Township (acres)



PUBLIC & PRIVATE LAND

Public, quasi-public, and/or private entities often own excess undeveloped lands or lands which may possess recreational value and are of special interest. Some lands, such as those set aside for affordable housing, are specifically excluded for preservation as open space.

Denville is home to beautifully landscaped buildings, housing a variety of charitable purposes. Saint Peter's Orphanage is one example of a former estate being used for social service purposes, located immediately outside of the downtown business center. Its 9 acres adjoin the lands for St. Clare's Hospital and The Oaks at Denville.



Photo: Saint Peter's Orphanage (Google Maps)

History and lakes are intertwined in Denville. In August 2022, the Township purchased its oldest structure. Built in the 1700s as a tavern, it is said that George Washington had his horse shooed here. Next to the new Den Brook Trail, it is an opportunity for combining history & recreation.



Photo: Home, 560 Openaki Road (Zillow)

NON-PROFIT

RELIGIOUS

Morris Catholic High School and the Assumption College for Sisters are located at 250 Morris Avenue on 32 acres in Denville. The Beaver Brook runs through the property before it joins the Rockaway River. A large campus, students from nearby 45 communities attend school here.

Home to football/soccer and track fields, nearly half of the student body are enrolled in their athletic and sports programs.



Photo: Morris Catholic (Facebook)

HISTORY

EDUCATION

Celebrate the Children is a privately owned school for neurodiverse students, ranging in age from three to 21. All who have individualized educational programs.


















Celebrate the Children
A School for Children with Alternative Learning Styles
www.celebratethechildren.org

Photo: Celebrate the Children School logo

Located on Diamond Spring Road, their 25-acre campus backs up to the Rockaway River. Similar to St. Peter's and Morris Catholic, this property offers an educational amenity on a large treed campus, which if developed, would change the landscape of the town.

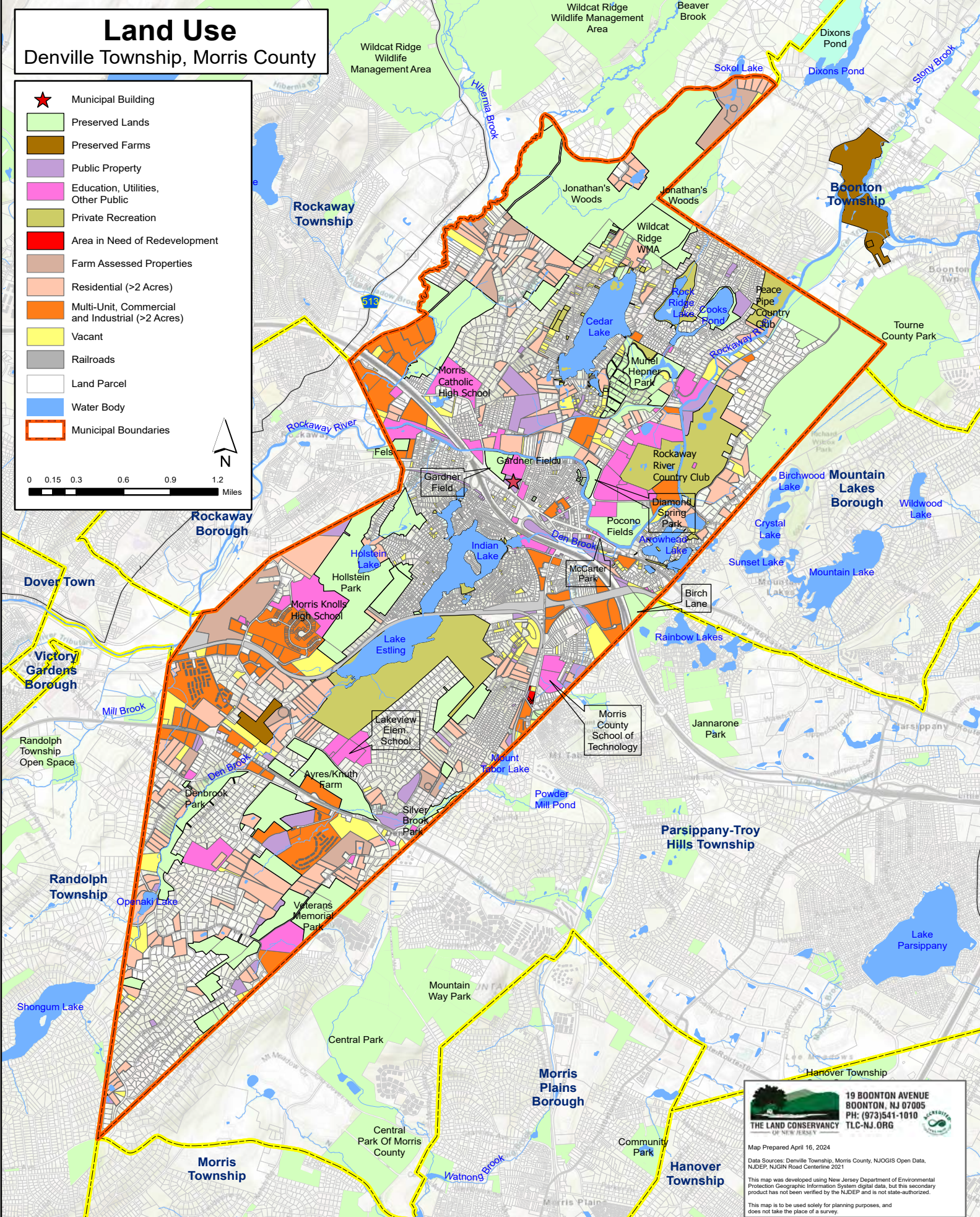
Land Use

Denville Township, Morris County

-  Municipal Building
-  Preserved Lands
-  Preserved Farms
-  Public Property
-  Education, Utilities, Other Public
-  Private Recreation
-  Area in Need of Redevelopment
-  Farm Assessed Properties
-  Residential (>2 Acres)
-  Multi-Unit, Commercial and Industrial (>2 Acres)
-  Vacant
-  Railroads
-  Land Parcel
-  Water Body
-  Municipal Boundaries

0 0.15 0.3 0.6 0.9 1.2 Miles

N



19 BOONTON AVENUE
BOONTON, NJ 07005
PH: (973)541-1010
TLC-NJ.ORG

THE LAND CONSERVANCY
OF NEW JERSEY

Map Prepared April 16, 2024
Data Sources: Denville Township, Morris County, NJOGIS Open Data, NJDEP, NJGIN Road Centerline 2021

This map was developed using New Jersey Department of Environmental Protection Geographic Information System digital data, but this secondary product has not been verified by the NJDEP and is not state-authorized.

This map is to be used solely for planning purposes, and does not take the place of a survey.

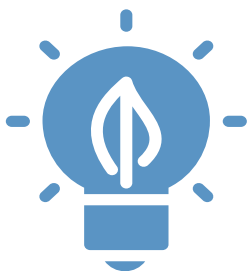
RECREATION RESOURCES

The Township of Denville offers many outdoor recreational facilities and park spaces that are used by residents, visitors, schools, and the Recreation Department. The Recreation Department handles several programs with numerous sports leagues.

Photo: Muriel Hepner Park



"Recreation activities are beneficial to one's health no matter where you do them, but they reach another level in the great outdoors. In addition to helping lower blood pressure, fight obesity, and improve eyesight, time spent playing in parks and other green spaces is associated with improved mental health and reduced stress.



Outdoor recreation also helps support the economy and drives awareness of important conservation issues. Responsible use of public lands helps make people care about what happens to these places. Research suggests that when kids play outdoors, it leads to greater environmental awareness later in life."

The Wilderness Society

MUNICIPAL PARKLAND

The public parks and recreational facilities in Denville Township offer a wide range of activities from youth to adult. These parks promote fitness, health, and natural beauty. Ranging from ball games and playgrounds to picnics. Denville boasts diverse recreational opportunities for residents and visitors alike.

Denville Township is home to parks encompassing 1,365 acres. Hiking, playing fields, and quiet places to read or have a bite, the town's parks have something for everyone. The following parks are highlighted for their diverse amenities, cultural heritage, sports fields, and versatile facilities that cater to a wide range of recreational interests.

Recreational Parks



JAMES F. DYER PARK AT COOK'S POND

Located off of Diamond Spring Road, north of Muriel Hepner Park, this 30-acre park offers swimming, fishing, and picnicking. Fees are based on residency and it is open from Memorial Day through Labor Day. Complete with grills and picnic tables, Cook's Pond is a popular summer recreation destination.

Adjacent to the picnic pavilion, there is a small playground for young children. Public safety officials practice ice rescues at Cook's Pond during the winter months. The Pond hosts numerous Boy and Girl Scout events along with camping events.

Cook's Pond Kayak Race
July 13th, 2021 at 2:00pm

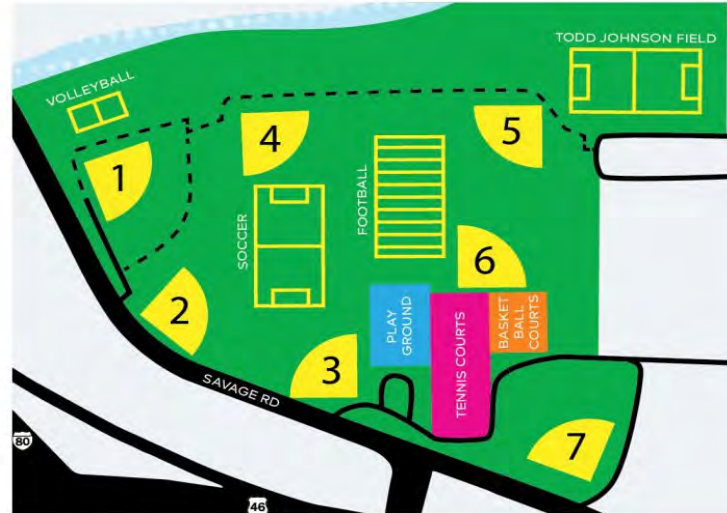
Members who plan on participating must bring in their own kayak!



Photo: James F. Dyer Park At Cook's Pond
Source: Cooks Pond (Facebook)

GARDNER FIELD

Gardner Field, off Route 46 along Savage Road, stands out as the town's central recreational facility with an array of sports fields, courts, and a playground. This 14-acre park accommodates a wide range of sports, including baseball, football, soccer, pickleball, tennis, and basketball. Additionally, the recent installation of a cornhole and a volleyball/horseshoe pit contributes to diverse recreational options. The playground has a state-of-the-art, handicapped-accessible playground, accommodating youth of all abilities.



twogirlsmedia.com

Photo: Gardner Field, denvilleguide.com

KNUTH FIELD

Positioned on Cooper Road, Knuth Field is divided into Upper and Lower Fields. These fields are used for HUB soccer and Morris Knolls field hockey. Morris County has recently awarded grant funding to the Township for the development of a walking trail. This trail is designed to encircle the multi-purpose fields and will be constructed as a gravel walking path in the park.

VETERANS MEMORIAL FIELD

Another notable recreational area within Denville is Veterans Memorial Field on Zeek Road. Acquired with grant funding from the Morris County Preservation Trust, the field covers 71 acres. These fields serve as the venue for various sports, including football, baseball, and soccer, and are used widely by local schools and residents. To further enhance the facilities, a new turf field is currently under construction, and additional parking space has been incorporated to accommodate the growing demand for these sports. Moreover, the park also features a playground for young children.



Resource Parks

DEN BROOK PARK

Covering 23 acres, this park features a playground and the Den Brook Trail. A recently inaugurated gem, it now beckons nature enthusiasts and hikers. This rustic, one-mile trail winds its way from Openaki Road, traversing the historic Ninkey Forge area. This picturesque gravel pathway traces the course of the Den Brook, ensuring a delightful stroll in a serene environment. The trail culminates at Den Brook Park's charming playground on Mt. Pleasant Turnpike, specially designed for young children's enjoyment. Access to the Openaki Trailhead of the Den Brook Trail is conveniently situated close to the entrance of the Randolph Trail System, which is a 20-mile trail system.

MURIEL HEPNER NATURE PARK

Muriel Hepner Park is a haven for birding and nature enthusiasts. Positioned on Diamond Spring Road opposite Valleyview Middle School, the park boasts a picturesque pond encircled by a paved walking path that leads you over a charming stone bridge and into a wooded area. The park offers ample parking, a fenced playground for children, numerous benches, walking trails, and picnic tables. Just beyond the playground, you will encounter an entrance leading into the woods, unveiling a newly improved trail covered with wood chips. This trail guides you around the swampy terrain situated beyond the stone bridge, eventually connecting to other pathways on the opposite side of the pond. Many wooden bridges and platforms, thoughtfully crafted by local Boy Scouts, assist in navigating the muddier sections of the trail.



Photo: Muriel Hepner Park

Privately-owned Fields



Photo: Pocono Road Recreational Field (Facebook)

POCONO FIELD

Pocono Field, a sprawling 44-acre set of playing fields, is a unique recreational amenity agreement leased by the Township from Springpoint (which owns and manages the Oaks senior living community on Pocono Road). Formerly agricultural, it has since been transformed into a hub for lacrosse and soccer enthusiasts. Nestled alongside the picturesque Rockaway River, Pocono Field seamlessly combines sports and natural beauty.

LACROSSE FIELD ON MORRIS AVENUE

The fields are locally known as Hampton Inn fields as they are adjacent to the Hampton Inn on Morris Avenue, and are primarily utilized for lacrosse. The fields cover approximately three acres of land. No formal agreement exists to govern the utilization of these fields, with usage solely dependent on the property owner's discretion.

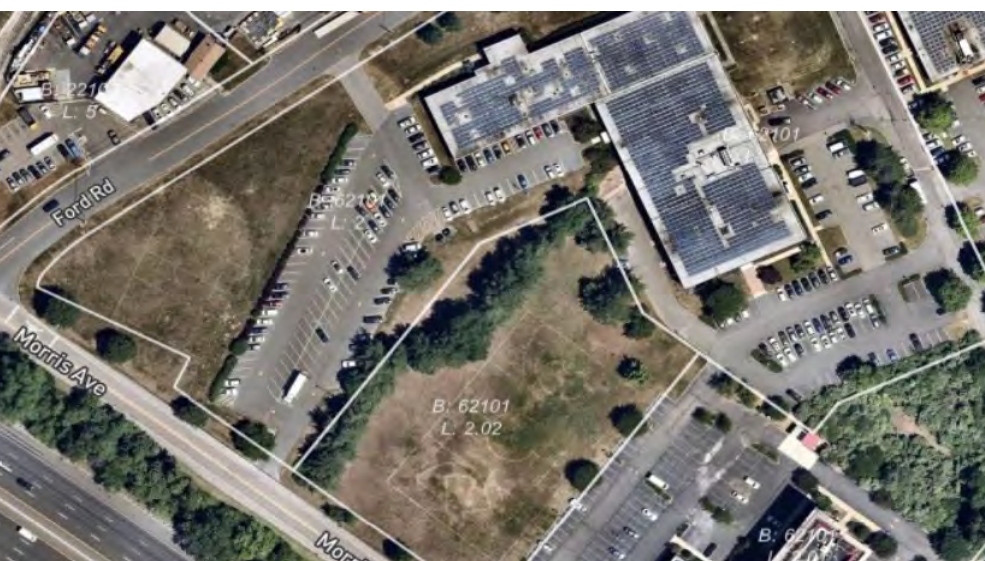


Photo: Lacrosse Field on Morris Avenue

Green Acres requires that lands that are held in a long-term lease be added to the town's Recreation and Open Space Inventory. Denville will add Pocono Field to its ROSI when it is next updated.

County Parks

JONATHAN'S WOODS

Jonathan's Woods derives its name from a figure known as "Indian Jonathan," whose earliest mention can be found in Munsell's 1882 History of Morris County. According to local historian Jean Ricker, he was known to occasionally spend winters at the creamery located at the junction of Valley and Rockaway Valley Roads.

Covering approximately 635 acres across Denville, Boonton Township, and Rockaway Township, Jonathan's Woods falls under the administration of the Morris County Park Commission (MCPC). The nonprofit organization, POWWW (Protect Our Wetlands, Water, and Woods), is responsible for the land's maintenance. Notably, it serves as a link to Rockaway Township's Wildcat Ridge, a vast expanse spanning 3,000 acres.

The trails provide opportunities for hiking, snowshoeing, cross-country skiing, wildlife observation, and birdwatching.

Within Jonathan's Woods is the Hog's Pen, a section recognized by many local residents as holding historical significance. This natural U-shaped enclosure of rocks served as a shelter protecting livestock from marauding troops during the Revolutionary War. Hog's Pen was a huge part of Boy Scouts for hikes and overnight camping trips too.



Photo: Jonathan's Woods

TOURNE PARK

Tourne County Park, situated in Denville Township and extending into Boonton Township and Mountain Lakes, spans 561 acres and offers an extensive network of 10.7 miles of trails. This versatile park provides a wide range of recreational opportunities for all seasons, including :

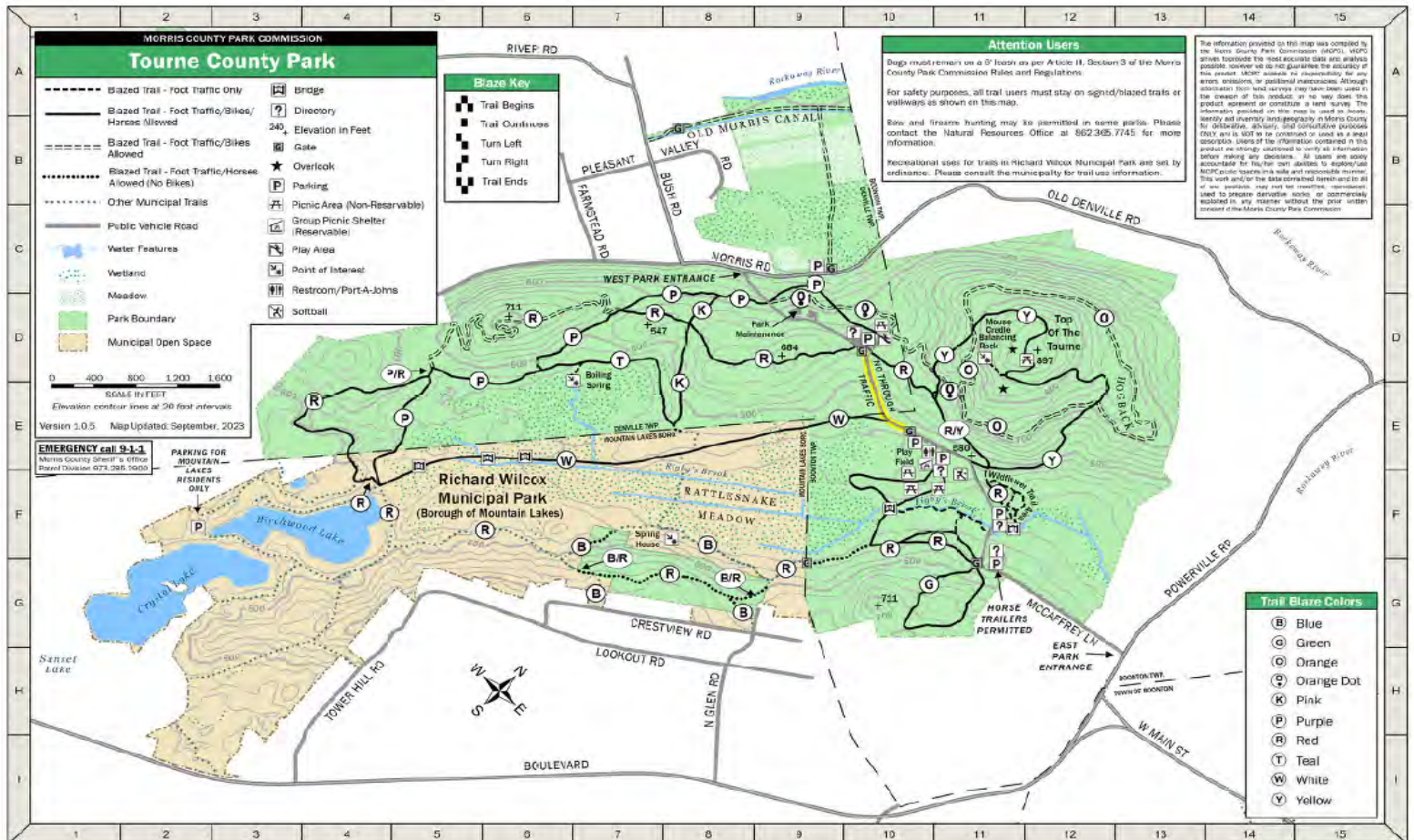
- Hiking
- Biking
- Horseback Riding
- Fishing
- Kayaking
- Cross-Country
- Sledding
- Skiing
- Snowshoeing

Upon entering Tourne via Powerville Road, hikers can access the Emily K. Hammond Wildflower Trail, a gentle pathway showcasing over 250 species of

native plants. From April through mid-June, this trail, spanning a mile and traversing diverse terrains, offers an opportunity to discover woodland flowers and native ferns of the eastern United States. The trail is named in honor of botanist Emilie K. Hammond, who contributed to its development in collaboration with local garden clubs.

Hikers who venture along the Orange Dot and Red Trails in Denville are rewarded with a breathtaking panoramic view of the New York City skyline from the highest point of Tourne Park, reaching an elevation of 897 feet. The park also features notable landmarks like Denture Rock and Mouse Cradle Rock. Additionally, visitors can access the Rockaway River for canoeing and kayaking adventures. Digital trail maps are readily available online for convenience.

Map: Tourne Park, Morris County Park Commission, <https://www.morrisparks.net/index.php/parks/tourne-county-park/>



PUBLIC & NON-PROFIT PARKS

Located in Denville Township are sections of other municipal parks and also one preserve owned by a non-profit land trust organization. The two parks owned by Parsippany-Troy Hills Township are listed on the town's municipal ROSI. The boulevard walking path owned by Mountain Lakes Borough is a destination for walkers, runners, and strollers.

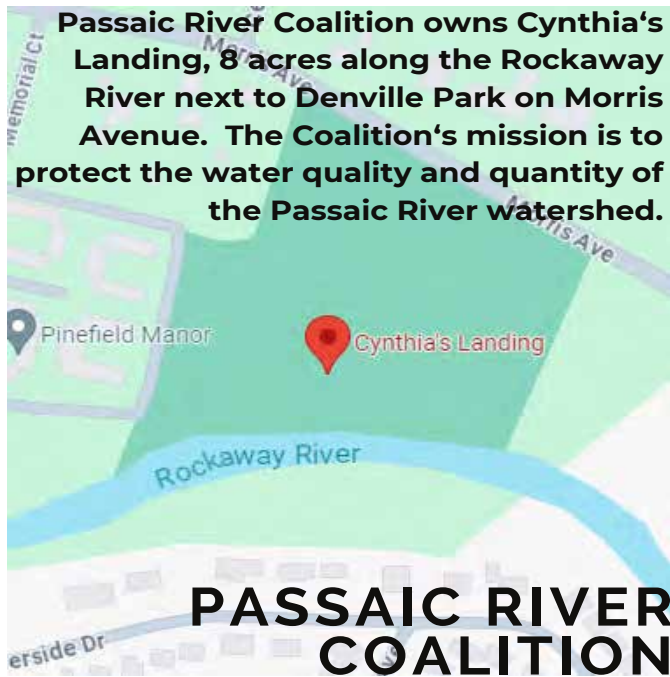


Photo: Boulevard (TrailLink.com)

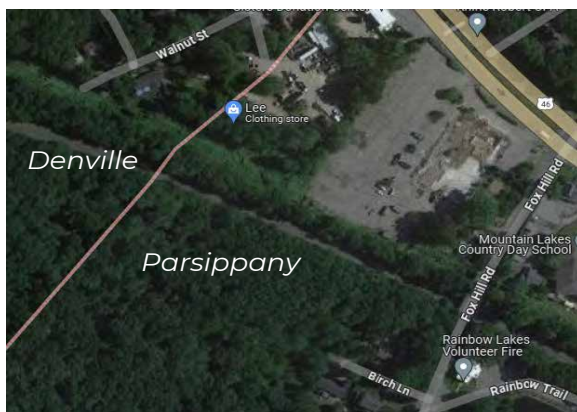
The Boulevard walking path is a former trolley line. From 1910 to 1928, the single trolley cars ran the 4.9 mile 'Boonton Branch' route from Denville to Boonton.

MOUNTAIN LAKES

PARSIPPANY-TROY HILLS

The Birch Lane and Tabor parks fall under Parsippany -Troy Hills municipality but sections of these park are located in the Township of Denville.

Birch Lane Park



Birch Lane is an undeveloped park. Wetlands surrounding a pond are distinctive characteristics of this site.

Tabor Park



Tabor Park, is 4 acres, located at Rt 53 and Dickerson Road in the Mt Tabor section of Parsippany.

Photo: Mount Tabor Gazebo(Patch.com)

MUNICIPAL PROGRAMS

The Denville Recreation Department provides and maintains the fields and facilities for the different sports programs. The websites of the individual sports leagues are accessible through the Township's Recreation Department webpage.

RECREATION CAMPS, PROGRAMS, & LEAGUES

Denville's Recreation Department oversees the management of its fields for youth sports programs within the Township, encompassing basketball, baseball, soccer, softball, football, and lacrosse. The soccer league and pickleball courts consistently draw the highest enrollment, for both youth and adult participation. The town has 12 soccer fields, 3 football fields, 6 baseball fields, and 4 softball fields.

Sport	Number of Fields
Soccer	12
Football	3
Baseball	6
Softball	4
Lacrosse	4
Rugby	3
Field Hockey	1

The Recreation Department and Committee plan a diverse range of activities and community events in collaboration with local groups. The town's adult and senior programs boast active involvement from community organizers and volunteers. Popular offerings include adult co-ed volleyball, women's and men's softball, men's basketball, and senior social gatherings. The Recreation Department partners with local schools and fields are in use each afternoon from 2:30 pm to 6 pm.

Recent improvements undertaken by the Department include a press box and expanded bleachers on the turf field, with restroom upgrades slated for post-turf field construction at Veterans Field. The Recreation Department's future initiatives involve upgrading dugouts at Gardner Field for its softball and baseball fields, mirroring the successful transformation of a softball dugout at Veterans Field. With one turf field currently operational and another under construction, the field caters to soccer, football, rugby, lacrosse, and field hockey. The turf undergoes biannual grooming to remove debris.

Sports leagues are active in Denville. Their websites include information on facilities, scheduling and enrollment:

- Denville Blue Angels Football
- Denville PAL Cheerleading
- Denville Dawgs Rugby
- Denville Eagles Hockey
- Denville Baseball
- Denville Field Hockey
- Denville PAL Basketball
- Denville PAL Girls Softball
- Denville PAL Hockey
- Denville Striders
- HUB Soccer
- Morris Knolls Jr Eagles Wrestling
- Renegades Lacrosse

DENVILLE RUGBY

The Denville Dawgs, affiliated with Morris Rugby, supports younger players, offering flag rugby. This program caters to children from Kindergarten to 8th grade, with an approximate roster of 100 players. Transitioning into the fall and spring seasons, the league fields both boys and girls teams at the Under 14 and High School levels. The fall season spans from late August to November, while the spring season kicks off in March, concluding in early July.

Rugby

Gender	Age	Enrollment
Boys	Under 14	30
	14-18	35
Girls	Under 14	20
	14-18	40
Total		125

Additionally, their commitment extends to adult teams, including men's and women's squads, participating in both spring and fall leagues, with player counts of 35 and 20, respectively. The primary venue for all their teams is Pocono Road, supplemented by the use of turf fields at Veterans Memorial Park, especially in colder months. Games are organized on a home-and-away basis, fostering competition with teams from neighboring towns.

DENVILLE PICKLEBALL

Denville’s Recreation Department manages the two courts designated for pickleball at Gardner Field. Due to a high level of interest, the Department is anticipating continued growth in this sport.

Photo: Gardner Field



DENVILLE SOCCER

Denville's soccer teams are managed by Hub Soccer of Denville and its staff. There are varying-sized soccer fields at Gardner Field, Valleyview Middle School, and Veterans Memorial Field. Their field usage policy applies to all age groups and division programs.

Fields are busy seven days a week throughout each of the playing seasons. The age groups served are from 4 to 18 years old.

With the rise in student enrollment and ongoing cluster housing construction, the number of participants is expected to increase. As a strategic move, Hub has joined the Red Bulls Youth Program. This partnership with Major League Soccer (MLS) has generated additional benefits for their league, serving as a magnet to attract more participants.

2023 Soccer Enrollment

Type	Fall	Spring
Recreational	400	313
Travel	177	176
Advanced Training Academy	18	50
Referee Academy	41	46
Munchkins	40	-
Challenger Player & Mentors	66	-
Total	742	585

PRIVATE RECREATION

PEACE PIPE COUNTRY CLUB

Nestled only 2.5 miles from the town center, is the Peace Pipe Country Club, situated on Lee Road. Offering breathtaking vistas, encompassing fairways and greens sprawled across 38 acres of property, it is owned by a local family. Peace Pipe Country Club is a regulation 9-hole private golf course featuring a par 70 layout.

The club began when Sid and Edith Lee transformed their unused farm and orchard into a golf course. In 1960, with the help of their family and friends, they opened the initial 6-hole layout. By 1963, they expanded the course to 9 holes and added a clubhouse, establishing the Peace Pipe Country Club.

Membership at Peace Pipe Country Club encompasses a diverse array of options to cater to a wide range of preferences and needs.



Photo: Peace Pipe Country Club

ROCKAWAY RIVER COUNTRY CLUB

Situated along Pocono Road, the Rockaway River Country Club stands as a member-owned establishment covering 160 acres.

This club offers an 18-hole regulation course, covering a length spanning 6,334 yards, presenting a par 72 layout. Notably, it's a course well-suited for walking, with only a single elevation climb occurring at the 10th hole.

Beyond the golf course, the Club offers an array of additional amenities, including a renovated Clubhouse. Members take advantage of the four Har-Tru tennis courts and platform tennis facilities. The facility also includes two swimming pools and snack shops adjacent to both the pool and golf course.

PRIVATE LAKE COMMUNITIES

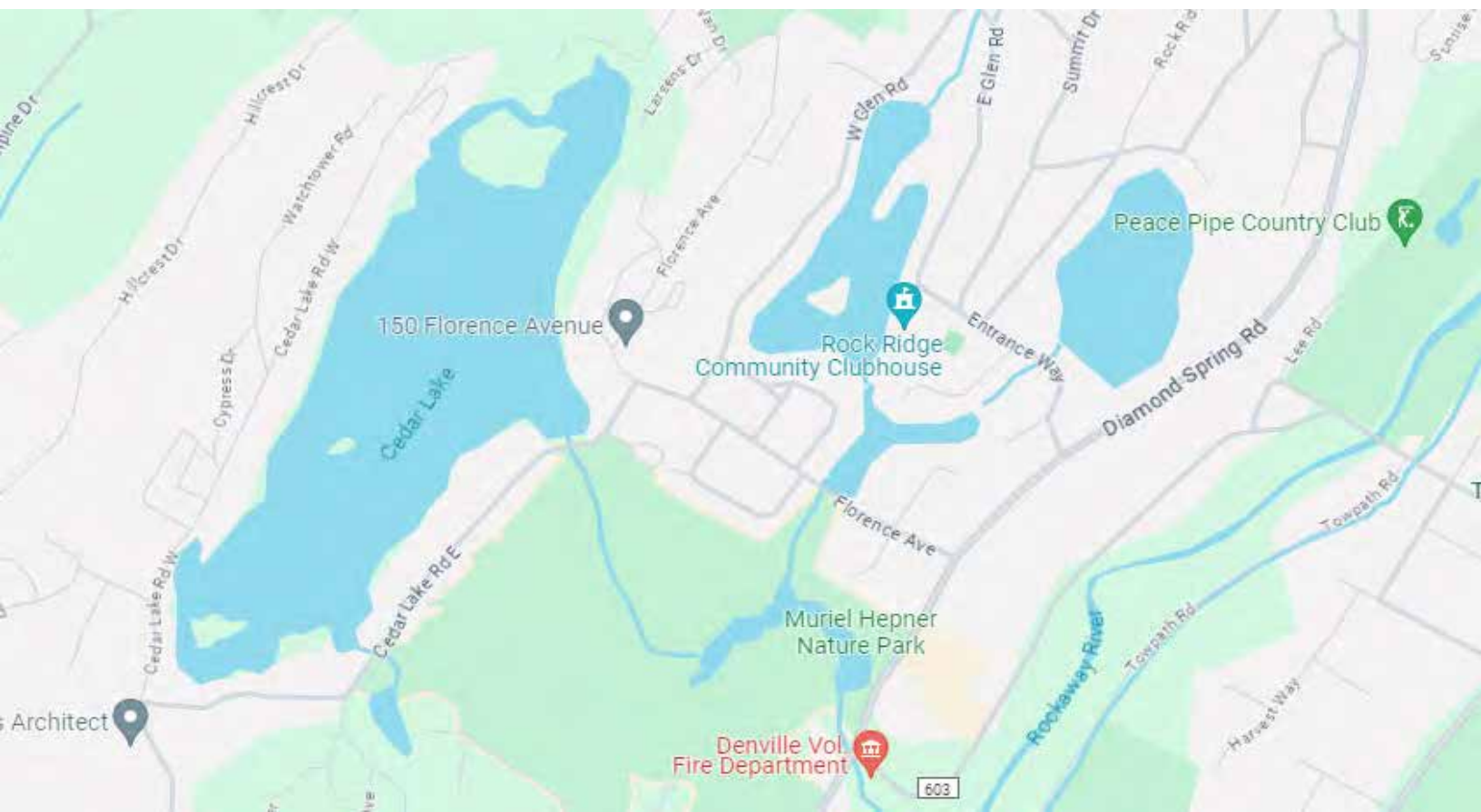
Denville is a community of lakes. Many of these were originally vacation homes and are now year-round residences. The lake associations own not only the lake but land surrounding the water, including the beaches and clubhouse facilities.

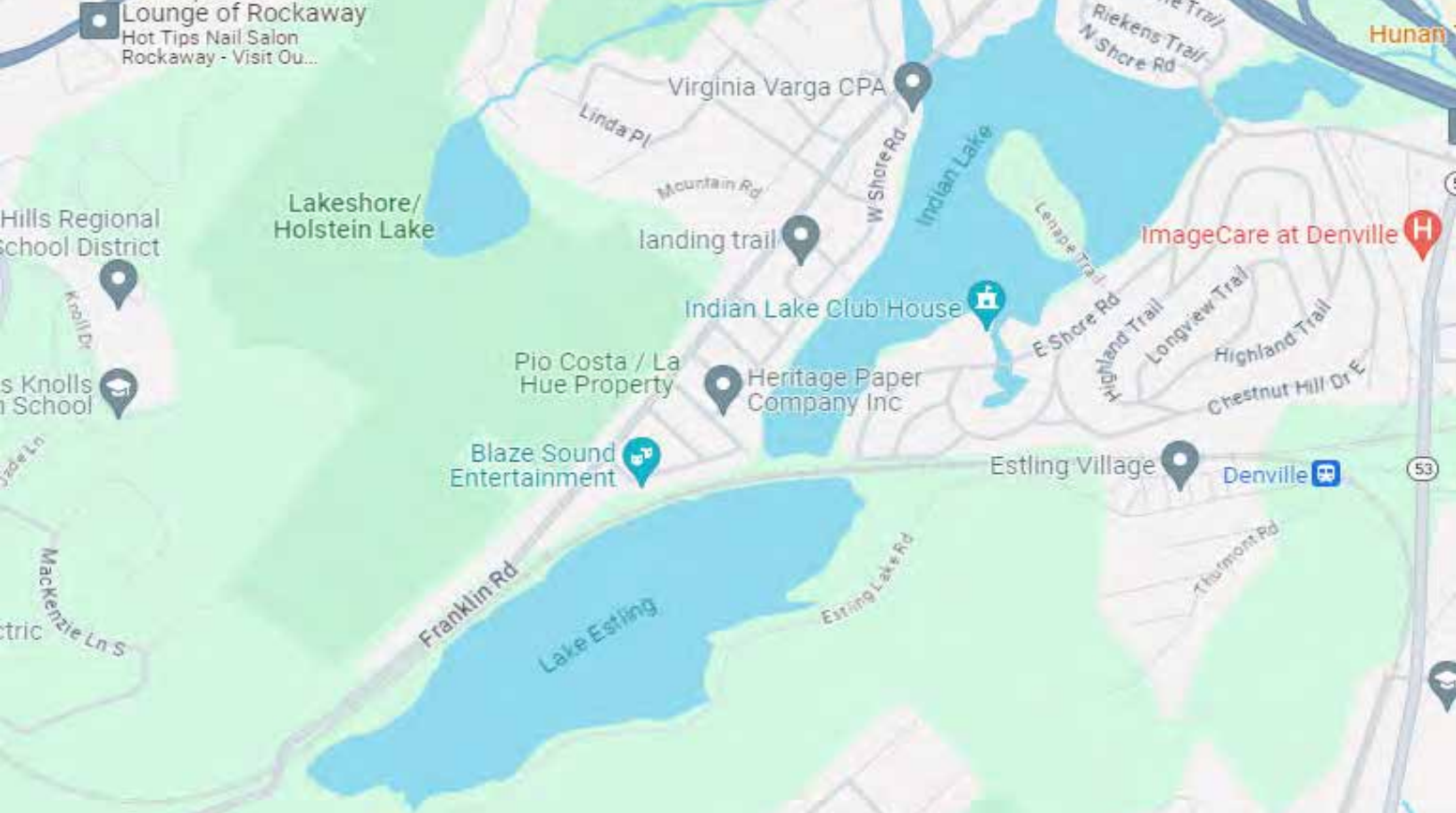
Cedar Lake:

Cedar Lake is a residential, private lake with a clubhouse, tennis, volleyball, and basketball courts, and horseshoe pits for members. Originally, a small, spring-fed body of water referred to as Cranberry Lake, it was later renamed Silver Lake. During its early years, this lake was renowned for the abundance of silver moss found around it. The community's governing body, the Cedar Lake Property Owners, has been maintaining this land since 1925. Presently, the Cedar Lake community is home to over 350 families.

Rock Ridge:

The Rock Ridge Community Club is a quaint, private community club, east of Cedar Lake and north of Muriel Hepner Park. In addition to a beach, the club provides a recreation hall for members. The Rock Ridge Community Club hosts a diverse range of events tailored for families, children, and adults. There are walking and hiking trails that wind through the property, providing an excellent opportunity for leisurely strolls and outdoor exercise. Fishing and kayaking are also available.





Indian Lake:

Nestled within the embrace of the picturesque Indian Lake, this community comprises approximately 1,200 homes, where the serenity of waterside living complements the suburban landscape.

Founded in 1924, the Indian Lake Community Club (ILCC) offers year-round programs tailored to all age groups. These programs encompass activities such as aerobics, dances, dinners, storytime sessions, swim lessons, yoga classes, and various group events. The ILCC also undertakes the management of three beaches, each staffed with lifeguards during the summer season.

At the heart of this active community stands the ILCC clubhouse, a focal point for gatherings and events. The clubhouse, located on East Shore Road, hosts numerous community events throughout the year.

Beyond the waters and social events, Indian Lake offers basketball, boating, fishing, horseshoes, and an assortment of water sports, such as tubing and water skiing.



Photo: Indian Lake
Source: Flickr, <https://www.flickr.com/photos/my5kidz/482056874/in/photostream/>

Estling Lake:

Situated in the heart of Denville, Estling Lake boasts a small private summer community comprised of approximately 64 homes. The Estling Lake Corporation owns not only the lake but the surrounding forested watershed. The lake itself is sourced from Den Brook and cascades over a dam into Indian Lake. Notably, the Montclair-Boonton Line of New Jersey Transit runs along the lake's northern shoreline.

Estling Lake served as a man-made reservoir designed to supply ice in the early 20th century. Trains would transport this ice from an icehouse located on the property to New York City, where it was used to preserve food products. This historical connection is also reflected in the name "Estling," which is derived from the community's eastward orientation towards New York City. Following the destruction of the icehouse in a fire caused by a lightning strike, the Estling Lake Corporation assumed ownership of the land.

Estling Lake offers a beach as well as a range of amenities exclusive to its residents. These include a tennis court, baseball field, volleyball court, and basketball court. The main beach features a community house.



Photo: Lake Arrowhead
Soucre:<https://lakearrowheadclub.com/lakes/>

Lake Arrowhead:

Lake Arrowhead, established in 1927, is located by the Lake Arrowhead Club. It includes Great Bay, Bay of Deep Waters, and the Route 46 Pond. This community is divided into distinct sections: Lake Arrowhead, the Country Club section, and the Forest section.

Lakewood Drive is the common entry point to Lake Arrowhead and the boat storage area. Lake Arrowhead Club members gain access to all three lakes within the community, including Lake Arrowhead itself. Furthermore, they are welcome to explore the butterfly field, enjoy daily beach access, and participate in club events and activities.

HISTORIC & CULTURAL RESOURCES

The Ayres (Knuth) Farm is listed on both the State and National Register of Historic Places. The Union Hill Historic District has been issued a Certificate of Eligibility (COE) by the State Historic Preservation Office (SHPO). Nine sites in the Township have been issued opinions of eligibility, but have not been listed on the register. For properties not already listed on the register, a COE satisfies a prerequisite for funds from the New Jersey Historic Trust.

Name	Location	National Register	State Register
Ayres Farm (Knuth Farm)	25 Cooper Road	5/29/1998	5/29/1998
Denville Interlocking Tower	NJ Transit Morristown Line, Milepost 37.30	-	SHPO: 1/20/1999
Denville Railroad Station	Estling Road	-	SHPO: 9/1/1978
Delaware, Lackawanna and Western Railroad Boonton Branch		-	SHPO: 6/12/2013
Estling Lake Bridge	NJ Transit Morristown Line, Milepost 34.58 over Estling Lake	-	SHPO: 1/20/1999
Ninkey Forge Historic District	555, 560, 562, 565 and 567 Openaki Road	-	SHPO: 5/10/2016
Old Main Delaware, Lackawanna and Western Railroad Historic District	Morris and Essex Railroad right-of-way (NJ Transit Morristown Line) from Hudson, Hoboken City to Warren, Washington Township, and then along Warren Railroad to the Delaware River	-	SHPO: 6/7/2004
Openaki Road Bridge	Openaki Road over Den Brook	-	SHPO: 5/10/2016
Peer House and Store	218 Diamond Spring Road		SHPO: 1/7/1976
St. Francis Health Resort	Diamond Spring Road (demolished)		SHPO: 3/26/1997
Union Hill Historic District	Roughly centered around the intersection of Mount Pleasant Turnpike, Openaki and Franklin roads		COE: 12/14/2016
<ul style="list-style-type: none"> • SHPO Opinion: State Historic Preservation Office Opinion provided • COE: A Certification of Eligibility is issued by the New Jersey State Historic Preservation Officer 			

Source: NJ State Historic Preservation Office and National Register of Historic Places

HISTORIC SITES



AYRES (KNUTH) FARM

Located at 25 Cooper Road, the Ayres-Knuth Farm is a working farm that has been continuously operated since it was first settled in 1793. The farm is considered one of the most complete examples of a 19th-century agricultural complex in Morris County. It was owned and operated by the Ayres family from 1803 until 1896. The 300-acre farm grew a variety of crops and had sheep for wool, cows, and poultry. Most of the buildings constructed by the Ayres in the 1800s are still standing today. The oldest structure, the smokehouse, dates back to 1825. In 1906, the Knuth family purchased the farm and constructed a new outhouse circa 1930 and garage, circa 1925 which remain intact on the property. The farmhouse's exterior was restored circa 1910, incorporating remnants of the original structure. The Knuth family ran the farm until 1996 when 52 acres were purchased by Denville. The farm is currently managed by the Ayres/Knuth Farm Foundation, Inc.



*Photo: Ayres/Knuth Farm
(<https://www.ayresknuth.org/about/photo-gallery/>)*

DENVILLE RAILROAD STATION

Denville Railroad Station was built in 1848 as an extension of the Morris & Essex Railroad to Rockaway Township. The Morristown Line was electrified in 1931 while the Rockway Branch was discontinued in 1948. In 1991, a fire occurred, burning down the building of the station and it was never rebuilt. It remains an active commuter line for NJ Transit's Morristown Line and Montclair-Boonton Line.

DENVILLE INTERLOCKING TOWER

In the late 1800s, the Delaware, Lackawanna, and Western Railroad was built to connect New York, New Jersey, and Pennsylvania by train. The Denville Interlocking Tower was built as the Denville Station's junction tower.



*Photo: Denville Interlocking Tower, North American Interlockings
Gus Eccles 1960's*

HISTORIC AREAS

UNION HILL HISTORIC DISTRICT

The Denville Historical Society's publication, "Denville's Union Hill," notes, Union Hill was called Pigeon Hill by the earliest settlers and "a New Promised Land" by Quakers fleeing religious persecution. Prospectors established iron forges along what is now Den Brook, and the diverse community united to erect a one-room stone schoolhouse in 1816. No longer a religious sanctuary or iron mecca, this southern half of Denville Township maintains many of the old homes and historic sites, including two historic schoolhouses, one which has been carefully restored and the other with plans for restoration in 2024.

DELAWARE, LACKAWANNA AND WESTERN RAILROAD BOONTON BRANCH HISTORIC DISTRICT

In 1867 the Delaware, Lackawanna, and Western Railroad was built to connect New York, New Jersey, and Pennsylvania by train. Called the Boonton Line, it ran parallel to the Morris Canal and was mainly used to transport coal. In the early 1900s, it became a commuter railway. In 2002, the Montclair Connection was built and the Boonton Line was rerouted creating the Montclair-Boonton Line that is still used today.

NINKEY FORGE HISTORIC DISTRICT

The Ninkey Forge Historical District, formerly the location of the Ninkey Forge, now serves as a neighborhood park encompassing Openaki Lake, also known as Den Brook Park. Within the park boundaries stand several houses constructed in the late 1800s, showcasing the architectural style of that period. Notably, 560 Openaki Road, acquired by the Township in 2021, dates back to the Revolutionary War era of the late 1700s, highlighting the enduring construction standards of that time. Remarkably, these structures from centuries ago remain standing today, preserving a piece of history within the district.

OLD MAIN DELAWARE, LACKAWANNA AND WESTERN RAILROAD HISTORIC DISTRICT

In 1889, the president of the Delaware, Lackawanna, and Western Railroad set out to improve and modernize the infrastructure including new tracks and reinforced bridges. These changes allowed for more passengers and cargo, faster speeds, and reduced accidents. Many of the changes made to the railways and bridges are still in use today on the New Jersey Transit's Morristown Line and Montclair-Boonton Line. The boundaries of the historic district extend from Hoboken Terminal in Jersey City to Washington Borough in Warren County.

HISTORIC INFRASTRUCTURE

ESTLING LAKE BRIDGE

The New Jersey Transit Morristown Line runs on the Estling Lake Bridge, over Estling Lake. It was built in 1870 and is the oldest surviving bridge on the Delaware, Lackawanna and Western Railroad.

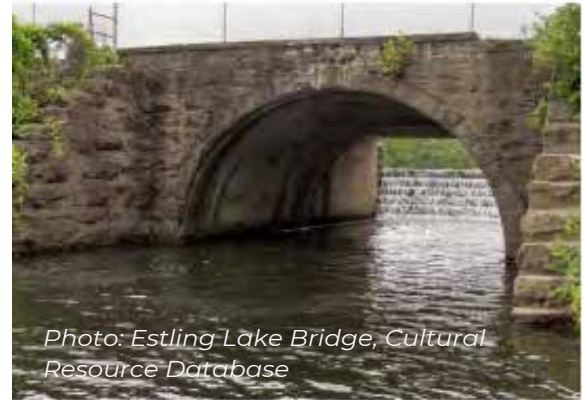


Photo: Estling Lake Bridge, Cultural Resource Database

OPENAKI ROAD

The Openaki Road Bridge was built in 1924 and runs over Den Brook. It is a single-span thru truss with a wooden plank deck. The North Jersey Transportation Planning Authority reinforced the existing structure in 2023. The historic pre-Revolution home at 560 Openaki Road, across from the bridge, was a school, tavern, and where General George Washington has his horse's shoes repaired.

ST. FRANCIS HEALTH RESORT

The St. Francis Health Resort was an estate built by the Glover Family in the early 1800s. From the 1930s to the 1960s, the resort specialized in hydrotherapy and physiotherapy treatments. Popularity started to wane in the 1970s, and the resort was converted into senior living facilities. A portion of the land was later sold to Denville for the library, museum, and community garden. The property is now owned by Springpoint and was demolished in 2022.

PEER HOUSE AND STORE

The E.C. Peer & Son Store was built in 1862 by Cook Peer. This store was east of the Morris Canal and served as a general store during the economic boom of the 1800s. Food and supplies were provided for tourists, locals, and those passing through on the canal or railways. The store operated until 1915 and is now La Cucina, a restaurant.



Peer House and Store, The Historical Marker Database

PLANNING REVIEW

Municipal Planning

2023 Master Plan & Reexamination Report

Denville has grown from a small rural community of 1,675 people in 1910 to a busy suburban community of 17,107 individuals in 2020. Home to two elementary schools, a middle school, and three high schools (Morris Knolls, Morris County Vo-Tech, and Morris Catholic), Denville is attractive to families and businesses. The 2023 Reexamination supports open space and recreation by:

- Improving parks and open space accessibility, and establishing a network of connected greenways along rivers and steep slopes.
- Allocating space for various residential, recreational, commercial, and public/private open spaces to meet the needs of all Denville citizens.
- Preserving historic sites, energy resources, and natural resources, with a focus on the Township's lakes for recreation, open space, and flood control.
- Utilizing flexible planning tools like clustering, transferring development rights, and lot-size averaging to accommodate and maximize growth while safeguarding agricultural lands, open space, and historic sites.

2001 Open Space and Recreation Plan

In the 2001 Open Space and Recreation Plan, the Township focused on the protection of land based on parcel size, the remoteness or connectivity of the property to any surrounding residential neighborhoods, characteristics of its setting, environmental features, steep slopes, floodplain, and wetland habitats. Another factor was the ability to use the targeted site for outdoor (active or facility-based) recreation. In 2001, the Township had 700 acres of permanently protected open space, with the following goals:

- Equal access and enjoyment of open space for all residents of Denville.
- Recognition that the benefits of open space can be experienced without physically entering it.
- Commitment to inclusion and accessibility, exemplified by the award-winning playground at Gardner Field.
- Design guidelines aimed at making the playground appealing and exciting to as many citizens as possible.
- Preference for fee simple ownership as the preferred method of property acquisition.
- Consideration of easement purchase in specific cases to achieve similar benefits at a potentially lower cost to taxpayers.

2018 Trails Master Plan

Denville's 2018 Trails Master Plan identified 23 potential new trail segments. At the time of completing the Trails Plan, the Township had only 0.33 miles of municipally maintained trail (at Muriel Hepner Park). The Plan proposed trail segments that could be added quickly and easily, while others would necessitate land acquisition or access agreements to cross land currently in private ownership. The Township has an existing base of walking paths. By connecting the sidewalks that serve the central business district, and linking into the County (the Tourne and Jonathan's Woods) and neighboring municipal trails, Denville has a natural springboard by which they can develop a robust network of trails.

The proposed trail segments are depicted in a detailed map (*copied on the following page*) and the Plan provides descriptions of each proposed segment. Also, a number of new trailheads or access points were identified. These locations will increase both awareness and accessibility for residents. The length of each segment and the estimated costs of constructing each section were calculated and helped serve as the basis for the town's ensuing grant applications to the Morris County Park Commission for design and construction funds to install the trails.

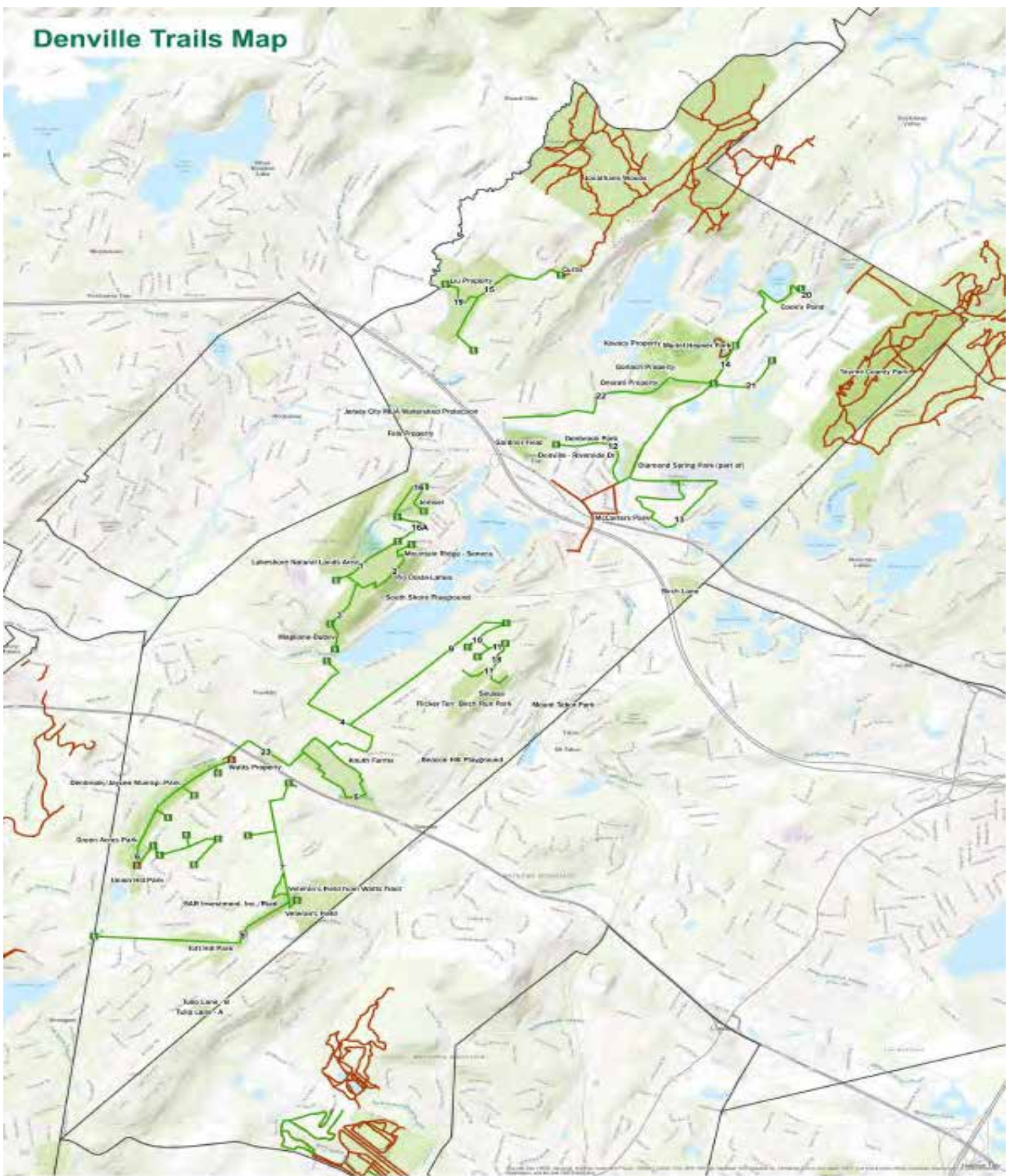
One of the bigger challenges is the division of the Township by major highways. Interstate 80, Routes 46 and 10 cross Denville from east to west. They essentially cut the Township into thirds. Identifying safe crossings will be essential to connecting the entire Township from north to south with trails.

Development since Trails Master Plan:

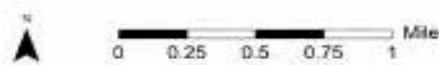
In 2021, the Township of Denville completed the construction of Phase I of the Den Brook Trail, which is a 0.62-mile gravel-based trail. The second phase (Phase II) of this trail is also complete. The trails (Phase I and II) stretch for 1.0 miles. The Den Brook Trail starts from across Openaki Lake and proceeds downstream through Den Brook Park, eventually passing under Mount Pleasant Road. This is segment six within the Trails Master Plan.

The Township received funding in 2022 for the Knuth Fields Walking Trail Phase I, which is a 0.32-mile gravel trail that loops around several multi-use fields. In the Trails Master Plan, the Knuth Fields trail is included as segment five.

Denville Trails Map



- Municipal Borders
- Existing Trails
- Existing Trailhead
- Open Space
- Proposed Trails
- Proposed Trailhead



Date: 3/21/2018
Source: Morris County

Greener by Design

94 Church St # 402,
New Brunswick, NJ 08901
(732) 253-7717

1988 Open Space Element

The 1988 Open Space Element of the County Master Plan provides a framework so that open space can be preserved while offering a balance between natural resource protections, adequate recreation space, and other competing land uses.

The Open Space Element centers its vision on three basic principles:

1. Enhancement of the quality of life.
2. Protection of the environment.
3. Expansion of recreational opportunity.

2014 Preservation Trust Fund: Analysis & Strategy Report

This report was drafted to review projects completed since the inception of the County Trust Fund in 1992 and provide recommendations where future investment in land acquisition, historic resource preservation, park development, and farmland preservation is needed. The report recommended continuing to fund the Morris County Preservation Trust Fund. The Morris County Preservation Trust Fund has contributed \$8,739,500 protecting 877 acres in 27 projects in Denville Township.

2022 Farmland Preservation Plan Update

The 2022 Plan Update underscores the pivotal role of agriculture within Morris County's economy and acknowledges the status of farmland as an important commodity to be protected within the County. This update outlines a strategic framework aimed at preserving the County's remaining agricultural lands. It is noteworthy that Denville currently retains about 440 acres of land under farmland assessment, with 20 acres as preserved farmland.

Denville Township promotes the sale of local produce directly at the source or through its farmers' market. One of the busiest markets in Morris County, it runs on Sunday morning from winter through summer, with vendors from not only Denville Township, but throughout the northwestern part of the state. During the winter to spring period, it runs from 10 am to 1 pm, and during its regular summer season, the market operates from 8:30 am to 1 pm.



WATER RESOURCE PROTECTION



The Morris County Municipal Utility Authority (MCMUA) provides water to municipal and commercial water systems serving Morris County. In Denville Township, this includes the area south of Route 10. The municipality owns a series of municipal wells that service the balance (majority) of the Township.

The MCMUA's 2021 Open Space Acquisition and Stewardship Plan related to Water Resource Management assessed public lands and open space to prioritize and implement land stewardship and water resource preservation. It identified strategic opportunities to enhance the water quality functioning of the land and offered a targeted, site-specific action program. The analysis allowed the County to analyze the properties based on unique water quality and/or water resource attributes and their proximity to already preserved land.

Denville Township received a grant of \$750,000 to preserve 430 acres in Jonathan's Woods from the MCMUA. This was done in partnership with the town, County Park Commission, and the State of New Jersey.



Photo: Hiking the Yellow Trail at Jonathan's Woods

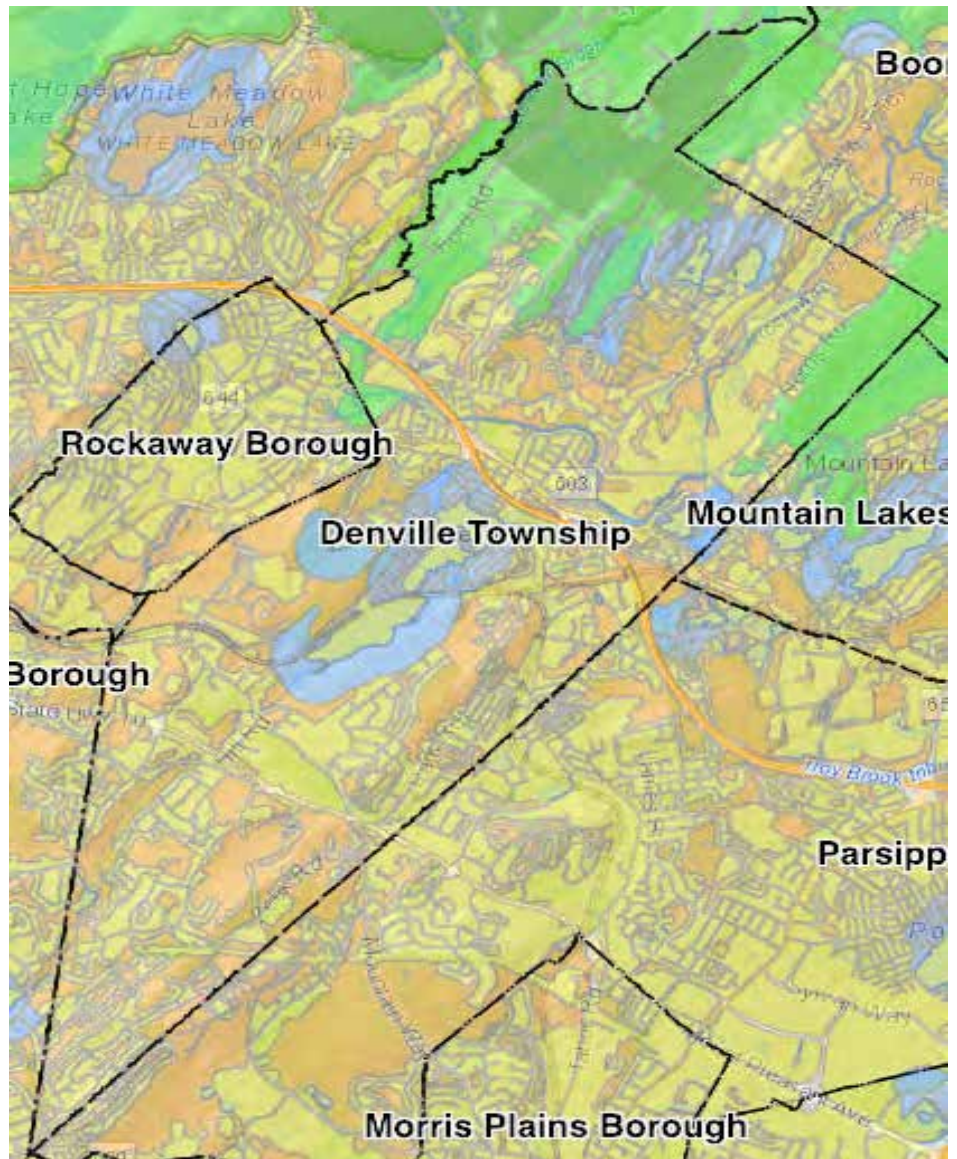
Regional Planning

2008 Highlands Regional Master Plan

The Highlands Region, an area of 859,358 acres, includes 88 municipalities and portions of 7 counties. Recognizing the necessity to protect and preserve environmental resources and drinking water supplies within this region, the State Legislature enacted the Highlands Water Protection and Planning Act in 2004. The 2008 Highlands Regional Master Plan (RMP) identifies all lands within the Region as either a “Preservation Area” (in which conformance with the RMP is mandatory) or in a “Planning Area” (conformance is voluntary). Denville Township is located entirely within the Planning Area. The RMP also assigns overlay zones as a guideline for future land uses, five of which are located within Denville. This includes the Protection, Wildlife Management, Existing Community Environmentally Constrained Subzone, Lake Community Subzone and Existing Community Zone.

Highlands Region Overlay Zones

-  Protection Zone
-  Wildlife Management Area
-  Existing Community Zone
-  Lake Community Subzone
-  Existing Community Environmentally Constrained Subzone



Source: New Jersey Highland Councils Mapping Tool,
https://www.nj.gov/njhighlands/gis/interactive_map/#/-75.14691/40.65911/10

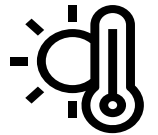
2023 Outside Together! Statewide Comprehensive Outdoor Recreation Plan

New Jersey's Statewide Comprehensive Outdoor Recreation Plan (SCORP) is updated every five years. The 2023 update, **Outside Together!**, identifies statewide recreation needs, opportunities for park development, and stakeholder values. This plan will be submitted to the National Park Service (NPS), thereby continuing New Jersey's eligibility for federal grant funding. It will also inform new funding policies and acquisition priorities for relevant state programs, including the Green Acres program. The draft was released in October 2023 and the final is expected before the end of 2023. The principles guiding the plan are:



Expanding high-quality open space and recreational opportunities for all New Jerseyans

Enhancing climate resilience and sustainability through acquisition and development of open and green space



Empowering communities through investment in ecotourism and outdoor recreation

Embracing the role of technology in conservation and outdoor recreation



Furthering equity and environmental justice through outdoor recreation

Continuing the commitment to stewardship and the conservation and restoration of biodiversity



2009 New Jersey Trails Plan

The 2009 New Jersey Trails Plan prioritizes trail enhancement through the development of “community pathways”, which includes having a recreational trail within a 10-minute walk of every state resident. Other recommendations include creating a dedicated funding source for trail management and advocating for trail continuity, linkages, and acquiring rights-of-way to do so.

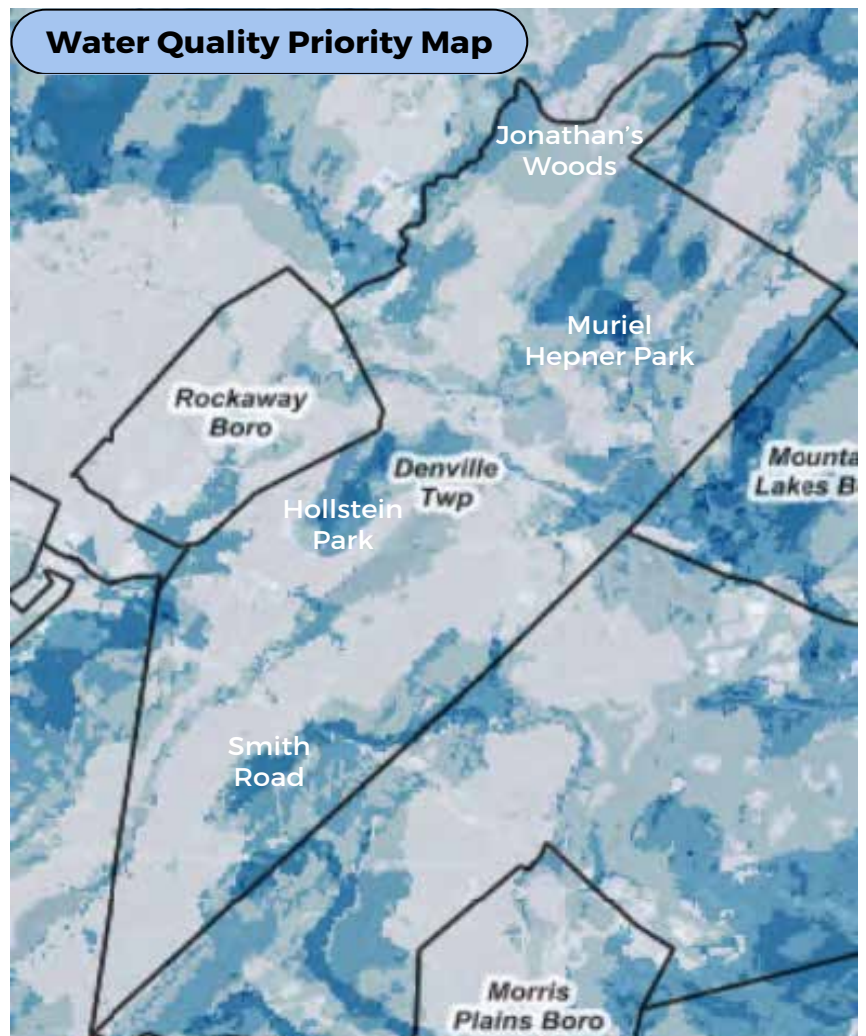
New Jersey Conservation Blueprint

This online source provides a live, customizable map to help identify land parcels by preservation priority. The map focuses on agriculture, water quality, ecological integrity, and community open space.

Water Quality In Denville Township, the water quality priorities map identifies lands for the protection of clean drinking water, healthy watersheds, and sustainable wildlife habitats based on the location of wetlands, groundwater recharge, headwaters, floodplains, impervious surface, and vernal pools. Areas in natural cover where water can recharge aquifers are highly ranked. Wetland areas are also favored in this ranking, along with floodplains and land areas surrounding small headwater streams. In Denville Township, the lands of high priority and medium-high priority are located within the Muriel Hepner Park, northern portion of Jonathan's Woods, Cedar and Rock Ridge Lakes, Cooks Pond, Hollstein Park, Hussa Place, near Cambridge Avenue, Smith Road and Mill Brook..

Ecological Priority Lands in Denville identified by the Conservation Blueprint for ecological priorities are the parcels located near Morris Knolls High School and Hollstein Lake along Hollstein Park, Mill Brook near Windsor Courts, area around Beaver Brook Road, Jonathan's Woods, and near Cedar Lake

Community Green Space Lands that are important to protect for the health of both people and wildlife are considered priorities for community green space. This includes natural and agricultural lands in close proximity to homes, and undeveloped lands in floodplains. In Denville Township, the lands of highest priority are located in the vicinity of Peer Place, Union Hill Road, Mill Brook, Morris County Vocational School, Lakewood Drive, Morris Catholic High School, and areas around Rockaway River near Canal Street.



Source: New Jersey Conservation Blueprint
Priority Lands for Community Green
Space, <https://www.njmap2.com/blueprint/>

2018 New Jersey Wildlife Action Plan

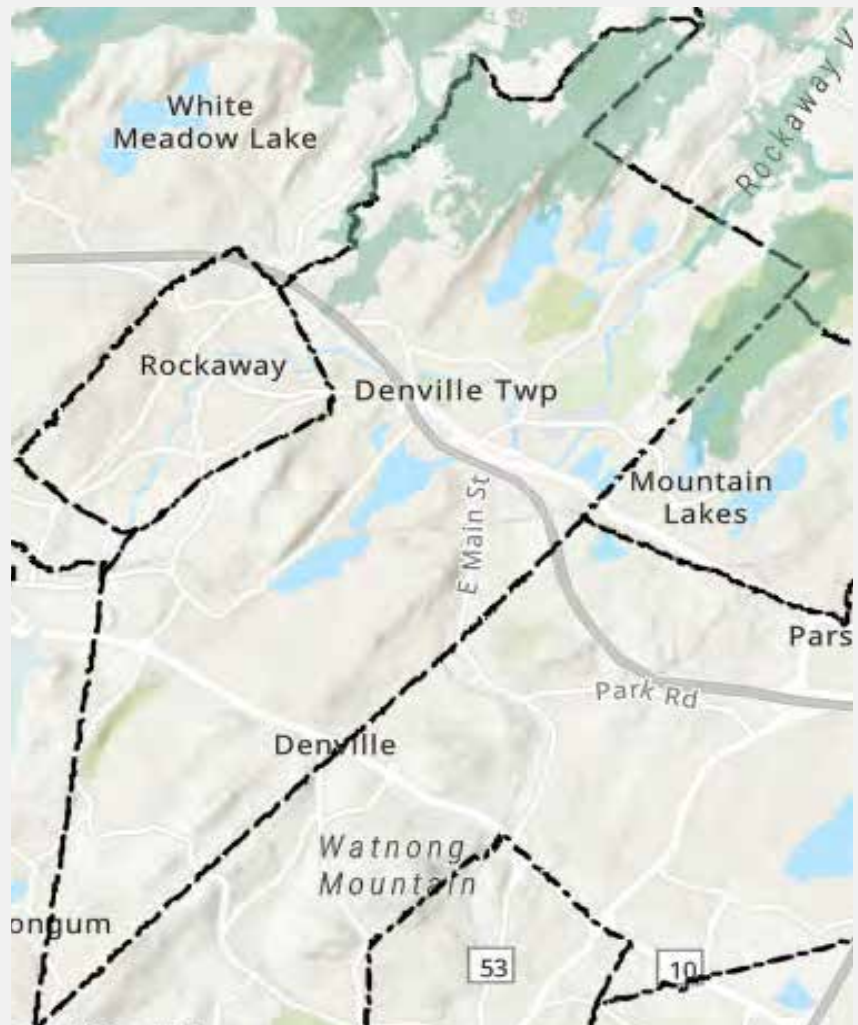
The New Jersey Wildlife Action Plan addresses wildlife preservation across the state. The plan aims to manage wildlife populations through 2028, in order to maintain federal grant compliance. It covers the most at-risk species, including 107 high-priority, focal species.

Denville Township falls within the Highlands Core Conservation Focal Area (CFA), also known as the Skylands Landscape, which comprises much of southwest Morris County and Northern portion of the Township. The habitats and conditions in this CFA are similar to those described for the Skylands Regional Landscape. This CFA encompasses 14% of the Skylands Landscape Region including terrestrial, wetland and aquatic habitats. Approximately 40,716 hectares, or 54% of the CFA, are classified as state, county, municipal, or non-profit open space.

The New Jersey Department of Environmental Protection's Division of Fish and Wildlife (NJDEP Fish & Wildlife) is in the process of revising New Jersey's State Wildlife Action Plan (SWAP). NJ Fish & Wildlife is actively seeking input from the public regarding three key aspects of our revised Species of Greatest Conservation Need (SGCN) selection process. These aspects encompass the sources of information, the criteria used for evaluation, and the formulation of new standardized justifications.



Highlands Core CFA



Source: Conservation Focal Areas
NJ Fish and Wildlife Service,
<https://dep.nj.gov/njfw/destinations/map-tools/>

WHY OPEN SPACE?

NEEDS AND BENEFITS OF OPEN SPACE

When planned as a system, open space supports the community's quality of life, recreational programs, and activities, and protects its natural, cultural, and agricultural resources.

The needs described in this section are derived from the goals, input from municipal volunteers and leaders, and community outreach. Partnership opportunities, from neighboring municipalities, non-profit organizations, Morris County, and state organizations, are an excellent way of leveraging available funds and ensuring a stronger consensus on an acquisition project.

Combining resources on projects that achieve multiple goals can be of great advantage to the Township's open space program. Many of the needs can be accomplished simultaneously, creating an interconnected system of public and preserved lands in the Township.



Photo: Muriel Hepner Park

Benefits of open space in Denville include:

- Contributes to quality of life.
- Encourages physical activity.
- Maintains habitat for plants and animals.
- Stores carbon and mitigates urban heat islands.
- Improves air quality.
- Enhances property values.
- Helps to keep streams and rivers clean.
- Mitigates flooding of developed properties.



Healthy Lifestyles

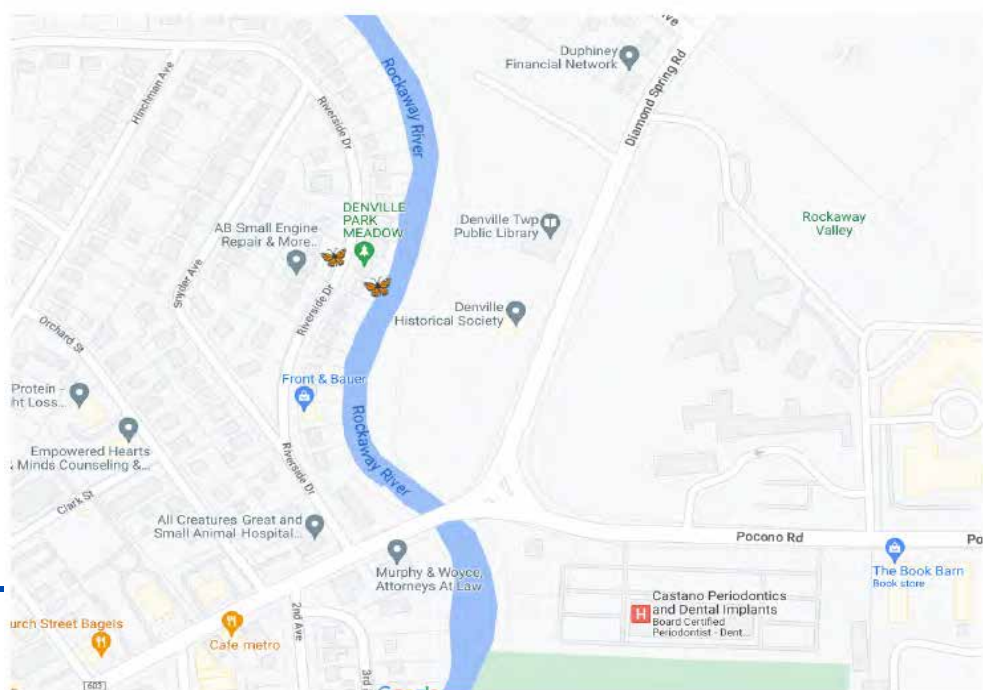
Silver-certified through the Sustainable Jersey program, Denville showcased its 'Building Healthier Communities' initiative to promote outdoor recreation. Linking the outdoors and community health promotes open space, and integrates nature into healthcare. In its most recent application to Sustainable Jersey, Denville highlighted its:

- Award as a 2022 Healthy Town Up-and-Coming for its focus on physical activity programs for all ages, including yoga, tennis, pickleball, adult sports leagues, and bicycle safety programs.
- Expansions of outdoor sports and recreation facilities including the completion of the Den Brook Trail, and the addition of corn hole games at Cook's Pond and Gardner Field.
- Alignment with the Mayors' Wellness Campaign, which addresses key health areas outlined by the New Jersey Health Care Quality Institute.

POLLINATOR GARDENS: INNOVATION

Gardening has been shown to reduce stress, lower anxiety, and connect people to one another. Building upon the success of their local Community Garden, in 2022 the town's Green Team installed two small gardens to address pollinator threats along Riverside Drive. The first was constructed within Park Meadow by the Rockaway River and the other across Riverside Drive. Each garden was planted with only native New Jersey species. The Park Meadow location serves as an educational space to observe butterflies, while the Riverside Drive site exemplifies a 'green' choice for flood storage and stormwater management.

The gardens are expandable, with plans to accommodate more native species. Maintained by the Denville Green Team using eco-friendly methods, the gardens require no utilities, utilizing water easily transported from the river.




 = Pollinator / Butterfly Garden Location (Approximate)



Photo: Muriel Hepner Park

Trails and Greenways

Trails provide pedestrians with access to nearby employment, shopping, and educational centers, offering viable alternatives to short-distance driving. They foster increased community interactions, promote physical fitness, establish connections between open spaces and recreational facilities, heighten environmental awareness, and simply bring joy to our residents. Trails offer secure pathways for individuals of all ages to walk, cycle, or navigate, granting mobility to those unable to drive due to age or other circumstances.

Denville, as a suburban community that experienced significant development in the latter half of the 20th century, features streets equipped with sidewalks, ensuring safe pedestrian use of our roadways. Opportunities abound throughout the Township to enhance non-motorized access and create better links between existing open spaces through the implementation of trails, multi-use paths, and bicycle lanes

Environmentally Sensitive Areas

Apart from serving as areas for floodwater, conserved lands adjacent to watercourses frequently house delicate natural features that contribute to the integrity of the biodiversity within our local ecosystems. The wetlands linked with these waterways act as natural filters, purifying stormwater by removing pollutants and contaminants before it flows into larger rivers. Moreover, these areas serve as unique habitats for native plant and animal species. Preserving these critical buffer zones with their indigenous vegetation will enhance and safeguard water quality while fostering a thriving river ecosystem. In certain regions, they may also double as recreational assets, exemplified by accessible areas like areas around the Rockaway River and its tributaries.

Flood Storage

A major concern in Denville is the risk of flooding, primarily associated with the Rockaway River basin. Frequent overflows and flooding of adjacent areas are triggered by heavy rainfall events. Since 1977, Denville has been proactive in implementing various measures to protect and conserve these vulnerable regions.

While attractive, Denville's appealing open and gently sloping topography also makes the area susceptible to extensive river flooding. To address this challenge, the Township has established policies and ordinances to minimize flooding in the community. One key policy is the "zero net fill policy" within the Rockaway River floodplain to reduce the frequency and severity of flooding. Additionally, Denville has prioritized the preservation of wetlands, which have the capacity to capture, store, and gradually release stormwater runoff while purifying it before discharge. This can be seen in the number of small parcels acquired by the Township as an extension to Muriel Hepner Park along and off of Diamond Spring Road.

The preservation of open space has been, and remains, a critical strategy to mitigate flooding in the watershed. Through NJDEP's Blue Acres program, federal and state funds have been used to buy out and remove the homes and businesses most threatened by floods. Denville, in partnership with Morris County's Flood Mitigation program, the state's Blue Acres program, and with 50% of the funding provided by FEMA, has successfully acquired eleven flood-prone properties. These acquisitions aim to restore the areas to open space, mitigating flood risks in the community. This strategy enhances the land's capacity to absorb floodwaters and safeguard adjacent properties from flooding.

Denville has implemented specific Flood Hazard Area regulations, often more stringent than the New Jersey Stream Encroachment program. Proposed developments outside flood hazard areas are required to analyze pre-development stormwater runoff and manage post-development runoff rates to prevent increased peak discharge rates.

*Photo: Rockaway River at the
Tourne County Park (MCPC)*



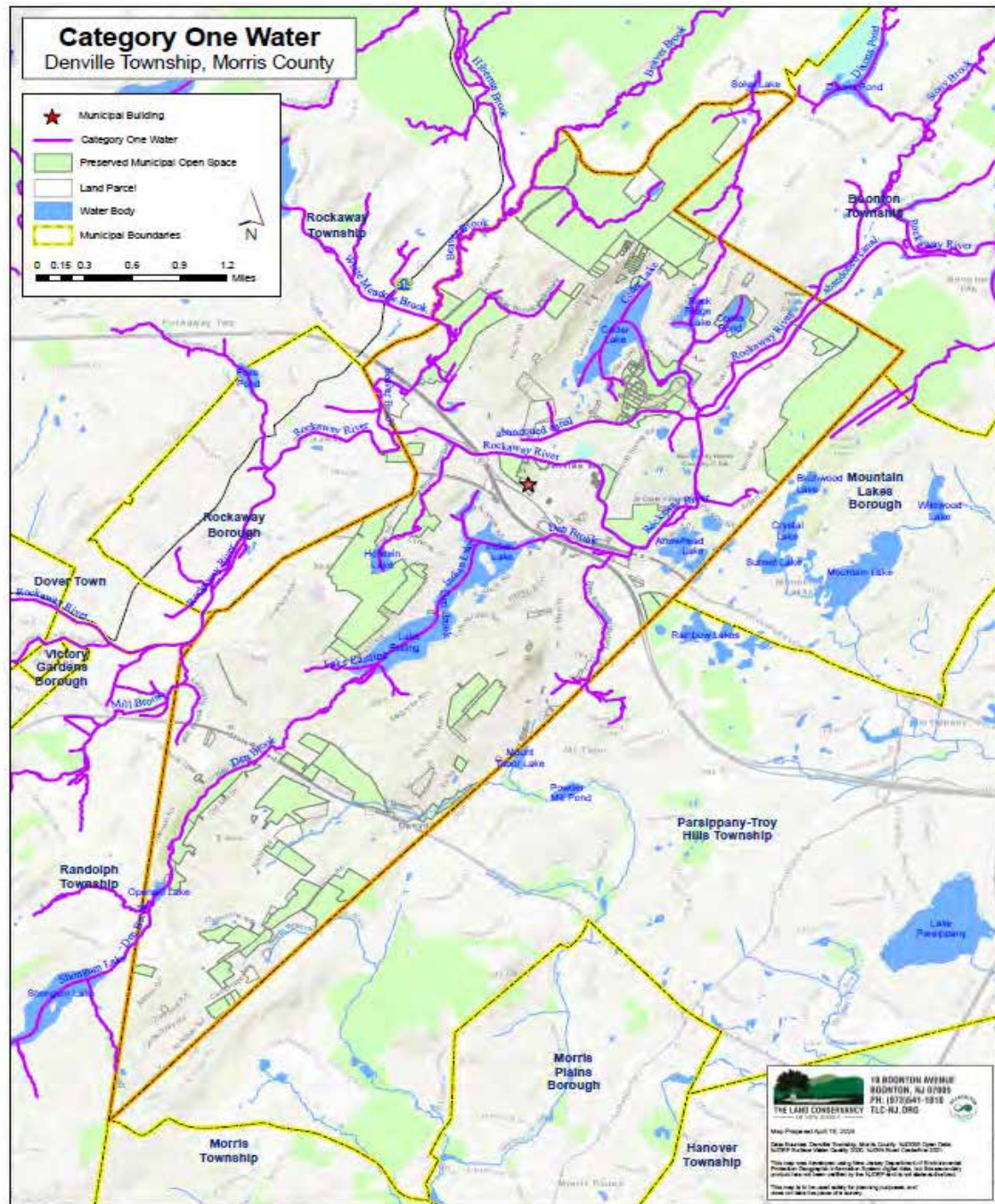
Category One Water Resource Protection Legacy and Proximity to Preserved Land

Denville Township is home to 11 Category One (C1) waterways, identified by the state because of their unique ecological significance. Identifying strategic opportunities that enhance the water quality functioning of the land offers the Township the ability to analyze properties based on unique water quality, water resource attributes, and their proximity to already preserved land.

11

NJDEP designated Category One (C1) Waterways:

- 1 Den Brook
- 2 Abandoned canal
- 3 Mill Brook
- 4 Cooks Pond
- 5 Estling Lake
- 6 Indian Lake
- 7 Rockaway River
- 8 Rock Ridge Lake
- 9 Hollstein Lake
- 10 Beaver Brook
- 11 Cedar Lake



Historic Legacy

Denville known as the ‘Hub of Morris County’, started as a small mining and farming community. Its location on the Morris Canal, the establishment of major railways, and beautiful scenery made it a tourist destination in the 18th and 19th centuries. Separating from Rockway Township in 1913, Denville became a place for permanent residents with much of its tourist history preserved as historical sites.

The 2023 Master Plan Reexamination included a Historic Preservation Plan Element. In this, it included sites identified as regionally important by the Morris County Heritage Commission and sites that are locally important, historically, to the community.

- **Morris County Heritage Commission Sites**

- 2nd Union School (502 Openaki Road)
- Ayres-Knuth Farm (25 Cooper Road)
- E.C. Peer & Son Store (278 Diamond Spring Road)
- Job Allen Iron Works (Diamond Spring & Pocono Road)
- Kitchell Homestead (80 Kitchell Road & Ford Road)
- Peter Cook House (14 Old Boonton Road)
- The Diamond Spring (230 Diamond Spring Road)

- **Locally Important Sites**

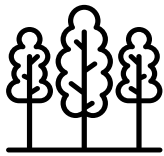
- Cemeteries
 - 4 historic cemeteries: Denville Methodist Episcopal Cemetery (Cooks Cemetery) at the rear of Rockaway River Country Club, Denville Cemetery on Savage Road, and two family cemeteries located off Cooper Road and behind the former St. Francis facility.
- Individual Sites
 - 18 structures ranging from churches, to lake communities, to the museum located throughout the municipality.
- Streetscapes
 - 7 streetscapes on West Glen Road, Morris Avenue, River Road, Diamond Spring Road, Broadway, Pocono Road, and Lackawanna Avenue.

It is these historic sites, landmarks and scenic areas that define the landscape of a community. The town’s Open Space Trust Fund can help be the lever that provides matching funding through the County’s Historic Preservation Trust Fund to protect and restore sites on the state and national register, or in the instance of a site that does not qualify for outside grants, be the impetus for other grant funding to help secure the property and building from loss or decay.

RECOMMENDATIONS

A connected system of preserved land will provide agricultural greenbelts, trails, parks for healthy lifestyles, and corridors of protected habitat for wildlife. This will help advance sustainability of the municipal's landscape and protect environmental resources throughout the community.

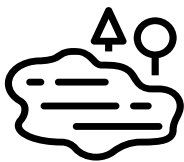
How can this be done?



Continue **collaboration efforts** with state and local officials to steward public lands.



Integrate **trails** that expand the Township's outdoor ethic.



Support the conservation of land to protect wetlands and **mitigate flooding**.



Provide opportunities for **recreation**, including open space and playing fields.

GROW YOUR PARKS

Denville Township offers a unique blend of suburban development, older lake communities, highway commercial zones, and a traditional core downtown. Over the last fifty years, Denville has seen substantial residential development. As a result, the challenge lies in connecting the Township's neighborhoods and parks. Green spaces give residents, particularly those with young children, a place to interact and play together, without the formality of an organized recreation program. The existence of a nearby park can provide a sense of ownership-in-common that helps to anchor residents more securely to the greater Township community. Providing these amenities helps to preserve and enhance property values.

A *Grow Your Parks* program examines local parks and conservation areas to identify adjacent properties, which can present opportunities to expand existing parks and recreation areas. This allows for new sports fields, trails, parking, and infrastructure.

The vision for *Grow Your Parks* in Denville is to:

- Identify properties adjacent to open space land or natural features within the Township that would be beneficial to acquire.
- Examine undeveloped Township properties near open space land or natural features to identify potential sites.
- Develop an acquisition and funding plan for these properties.
- Create small, neighborhood green spaces within walking distance of residences.

Potential opportunities include:

Expansion of Den Brook Park / Trail:

- Den Brook Parcels: The addition of these properties would expand the Den Brook by 16 acres.
 - Block 20102 Lot 14: Owned by the Township, situated at the start of Den Brook Trail.
 - Block 20102 Lot 15: Undeveloped and privately owned, it is adjacent to Lot 14 and next to the Den Brook Trailhead.

Ayres/Knuth Farm and Silver Brook Park Connector:

- Block 30803 Lot 16: Positioned between Knuth Farm and Silver Brook Park.
 - It is currently owned by the Township; if added to the ROSI, it could augment Ayres/Knuth Farm and connect two preserved spaces in the Township.

Extension of Muriel Hepner Park:

- Addition of Block 60305 Lots 2 and 22: The Township owns these properties, which, if placed on the ROSI, would expand Muriel Hepner Park and extend the trail.
- Block 60207, Lots 80 and 291, located at the Red Trail at Muriel Hepner, where it crosses and is adjacent to the Morris Canal. Acquiring these undeveloped properties would buffer the trail corridor.
- Undeveloped/undevelopable parcels adjacent to Muriel Hepner: The Township would consider accepting the donation of these properties on an individual property basis to add to the park.

OPPORTUNITIES

POCONO FIELDS

The Township remains interested in acquiring the Pocono Fields property (Block 50001, Lot 1) for active recreation and its historic barns, which the town would potentially convert into a community center. Denville currently leases Pocono Fields for lacrosse and soccer. Purchasing the property ensures the conservation of its historic structures and facilitates the expansion of recreational areas.



Photo: Pocono Fields property, Google Maps

MCCARTER PARK

An additional focal point is McCarter Park, a property not officially designated as parkland but currently owned by the Jersey City Municipal Utilities Authority (JCMUA). Despite dedicated efforts by well-intentioned volunteers to cultivate a park-like ambiance, the Township has encountered challenges in acquiring the property, facing rejection from the JCMUA on multiple occasions. Similar to Pocono Fields, it remains a property of interest for recreation and conservation.

FRANKLIN ROAD

The acquisition of the property behind QuickChek on Franklin Road, north of Route 10 West (Block 20801, Lot 4, covering 16.12 acres) is an opportunity to protect the forested hillside from rapidly encroaching development. Immediately across from this site is a new multi-unit townhome development. While not directly contiguous to existing open space, obtaining this parcel will provide a much-needed buffer in an already congested intersection, serving as a strategic measure to alleviate traffic-related concerns and enhance overall urban planning.

Conservation Blueprint designates this property as a medium-high priority from an ecological standpoint. This priority classification underscores the property's value in meeting the town's broader goal of safeguarding critical lands to maintain the ecological balance within the region.

FACILITY UPGRADES

The Recreation Department has identified the following improvement projects:

1. Turf Field Upgrades:

- Beyond routine lights and maintenance, ongoing improvements to enhance user experience.
- Successfully added a press box and larger bleachers, contributing to the overall facility enhancement.

2. Grass Field Maintenance:

- To ensure their longevity and optimal performance, the implementation of a comprehensive and proactive maintenance plan is needed. This plan should include annual slit-seeding, irrigation measures, and reseeded of bare spots with permeable covers during late fall along with addressing the flooding issue on Field 7 and initiating renovations for Field 6.

3. Restroom Facilities Expansion:

- Plan to incorporate new restrooms post the completion of the ongoing turf field construction.

4. Dugout Replacement at Gardner Field:

- Recognize the upcoming necessity to replace dugouts at Gardner Field's baseball/softball facilities, aiming to replicate the Veterans Field model (fence dugout) for consistency.

5. Artificial Surface Development:

- Responding to popular demand, explore opportunities to expand the use of artificial surfaces. With one already in use and another in construction, catering to sports such as soccer, football, rugby, lacrosse, and field hockey.
- Implement a biannual grooming schedule for the turf field to ensure optimal conditions and debris clearance.
- To accommodate the growing demand and mitigate field availability issues in adverse weather conditions, expansion of the artificial field is a necessity.

6. Access Road Improvements at Pocono Field:

- Address concerns related to the access road at Pocono, particularly its deteriorating condition over the years.
- Prioritize improvements to ensure better access for emergency vehicles, acknowledging the road's significance as the primary location for most games, while recognizing that the land remains privately owned.

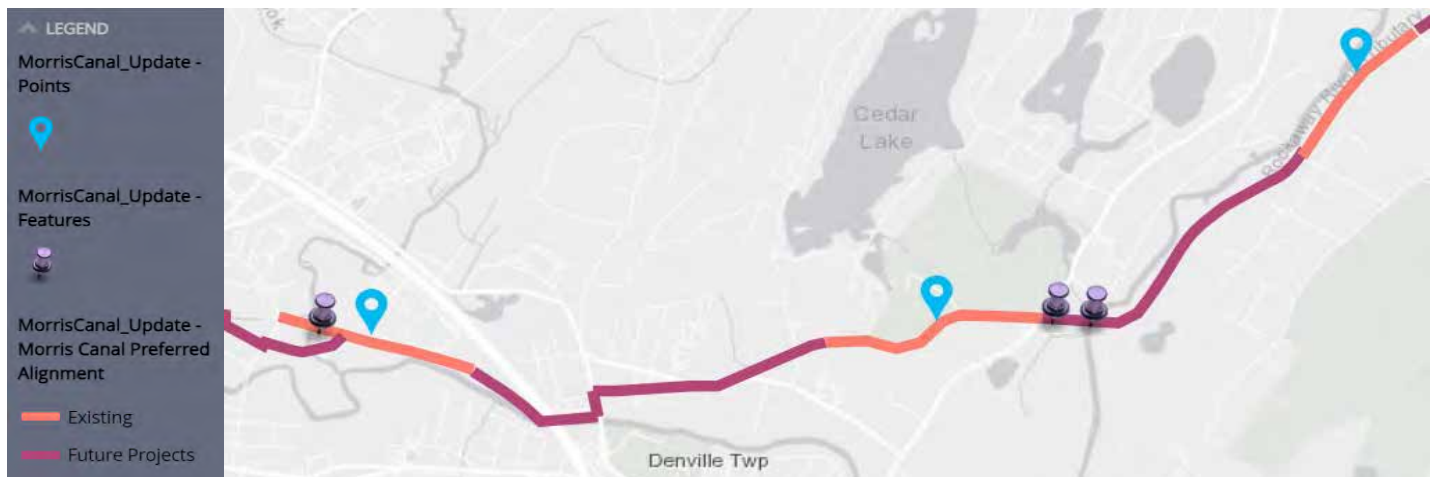
MORRIS CANAL

Given the historical significance of the Morris Canal as a renowned engineering marvel, the continued preservation and development of the Morris Canal Greenway is not only a local priority, but a regional one.



Recognized as the "mountain climbing canal," this waterway traversed the New Jersey Highlands, surmounting unparalleled elevation changes. Spanning six counties, Hudson, Essex, Passaic, Morris, Sussex, and Warren, the canal crossed through 36 municipalities, leaving a lasting mark on the landscape. Notably, remnants of the Morris Canal are visible behind the Historic E.C. Peers General Store, represented by a series of concrete bases along the Rockaway River, remnants of the once-flourishing aqueduct.

To enhance public access and historical appreciation, supporting the completion of the Morris Canal Greenway, a visionary 111-mile continuous pedestrian and bicycle trail, is a regional opportunity. Envisioned to extend from the Delaware River in the west to the Hudson River in the east, this greenway already boasts several completed segments. In Denville, three segments are already in place, while the remaining two present short-term and long-term projects. The former merely requires funding, signage, or striping, while the latter, anticipated to take more than a decade, necessitates sustained effort for completion. Investing in the Morris Canal Greenway will not only preserve a vital piece of history but also provide a recreational and educational resource for the community and visitors alike.



Photos: Morris Canal Greenway Map . Source:<https://njtpa.maps.arcgis.com/apps/MapJournal/index.html?appid=92e1ed763b874185ae5071933c8131ff>

JONATHAN'S WOODS

Protect Our Wetlands, Water and Woods (POWWW) is a nonprofit conservation organization and land trust located in Denville. Their core mission revolves around safeguarding the wetlands, woodlands, and potable water resources in the Beaver Brook watershed, which spans across Denville, Rockaway, and Boonton Townships. The organization plays a crucial role in identifying and facilitating land acquisition, providing diligent site stewardship, and delivering educational programs to the public.

One of POWWW's primary focuses is the protection, enhancement, and expansion of Jonathan's Woods, which has grown to become a valuable community asset. People from various nearby towns engage in activities like hiking, biking, dog walking, and even horseback riding along its trails. The woods are especially renowned for their vibrant wildflowers and the spring migration of birds, attracting garden clubs and bird enthusiasts. The organization periodically hosts events to explore the ecological beauty of Jonathan's Woods.

POWWW, in collaboration with partners such as NJ Fish and Wildlife, the Morris County Park Commission, the Morris County Municipal Utilities Authority, Denville Township, and Green Acres, has successfully acquired 635 acres of open space, ensuring its perpetual preservation for passive recreational use.

POWWW is actively involved in creating and maintaining trails within Jonathan's Woods that traverse diverse natural habitats. These hiking trails and the forest in Jonathan's Woods establish a direct link to the expansive 3,000+ acres of open space within Wildcat Ridge Wildlife Management Area (WMA) in Rockaway Township, forming a greenway for local wildlife. The organization has developed over 15 miles of trails in the area.

On the following page is a recommended list of properties and a map of potential sites for expanding Jonathan's Woods to continue the protection of the sensitive watershed lands of Beaver Brook. The Township is open to the idea of subdividing the 11 Little Bear Road property, as it is currently a dwelling, to facilitate the land acquisition.

Opportunities to expand existing open space at Jonathan's Woods:

Location Number	Location	Block	Lot	Acres
1	177 Hillcrest Drive	70501	387	0.459
2	189 Hillcrest Drive	70501	401	0.235
3	199 Hillcrest Drive	70501	411	0.27
4	188 Hillcrest Drive	70503	394	3.26
5	172 Hillcrest Drive	70503	382	0.236
6	17 Great Bear Road	70503	4	2.92
7	173 Cedar Lake West	70503	5	1
8	129 Hillcrest Drive	70501	500.01	2.3
9	41 Alpine Drive	70401	55	8.08
10	11 Little Bear Road	61303	646	10.98
11	32 Fox Glen Road	70503	12	0.99
12	42 Fox Glen Road	70503	13	1.48
			Total	32.21



Map with the recommended locations to expand Jonathan's Woods

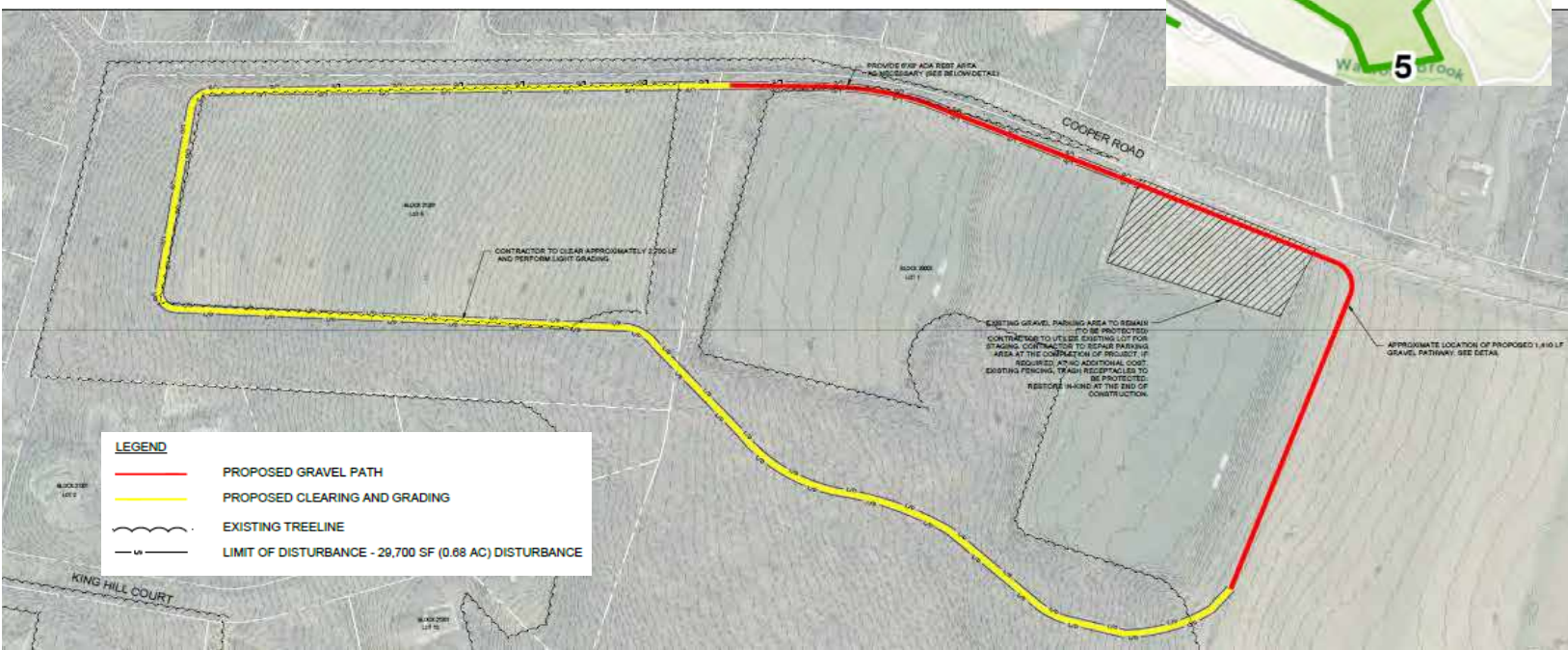
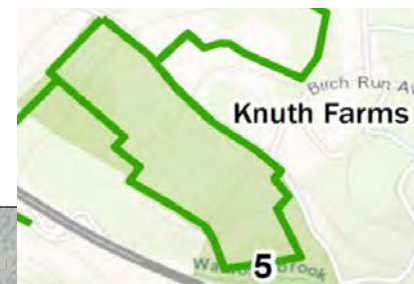
AYRES/KNUTH FARM & KNUTH FIELD TRAIL

The Ayres/Knuth Farm stands as an example of a successful open space and historic preservation acquisition. Notably, the Ayres/Knuth Farm is the sole property listed on both the State and National Historic Registers, a testament to its historical significance. The property, originally 53 acres, it now includes 72 contiguous acres.

The Township is currently in the process of enhancing the site's recreational amenities through a walking trail project, securing a Phase I grant from Morris County totaling \$150,722, with the awarded contract at \$166,774 (anticipated completion by 2024). This initiative includes the development of a one-mile trail, with a Phase II application already submitted. This trail is on the periphery of the property which provides access to woods on the east. The Knuth Field Trail can further be expanded to connect the other Ayre/Knuth properties, similar to Trail 5 proposed in the 2018 Trails Master Plan.

The Ayres/Knuth Farm Foundation has written multiple grants to construct two new handicap-accessible washrooms and a catering kitchen for the garage in the historic farm complex, further solidifying the site's location as a gathering spot for neighbors, visitors, and residents.

Photos: Knuth Field Concept Site Map, Township of Denville; 2018 Denville Trails Master Plan



FLOOD MITIGATION

Water plays a prominent role in Denville, primarily recognized for its array of man-made lakes, Rockaway River and Beaver Brook watersheds. The residents of Denville appreciate the natural features which are the backbone of the community, but respect the power that water has had on their property and livelihood.

At the time of Denville's initial Planning Incentive grant application to Green Acres, its priority was flood buyouts. Morris County was able to step in and provide the 25% match to FEMA Disaster Declaration grant, helping Denville purchase 11 flood-prone properties.










Residents continue to contend with recurrent flooding issues. Although Denville has received requests for flood buyout, the governing body has been reluctant to aggressively pursue further acquisitions of properties that are at risk of flooding. The administration is working with the U.S. Army Corps of Engineers on floodproofing projects and flood mitigation endeavors aimed at mitigating flooding in the municipality. The current proposal entails elevating 30 properties and implementing flood-proofing measures for an additional eight. It is expected that, in the near term, the emphasis will be on elevating homes rather than acquiring them.


The areas most impacted by flooding are around Rockaway River and Indian Lake (see *map on the following page*). Notable clusters, each with over 30 properties in flood-prone regions, are situated along Riverside Drive, Savage Road, Hinchman Avenue, West Shore Road, Sunset Trail, Hewittson Road, Righter Avenue, West Main Street, and Woodland Avenue.

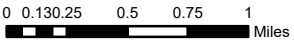


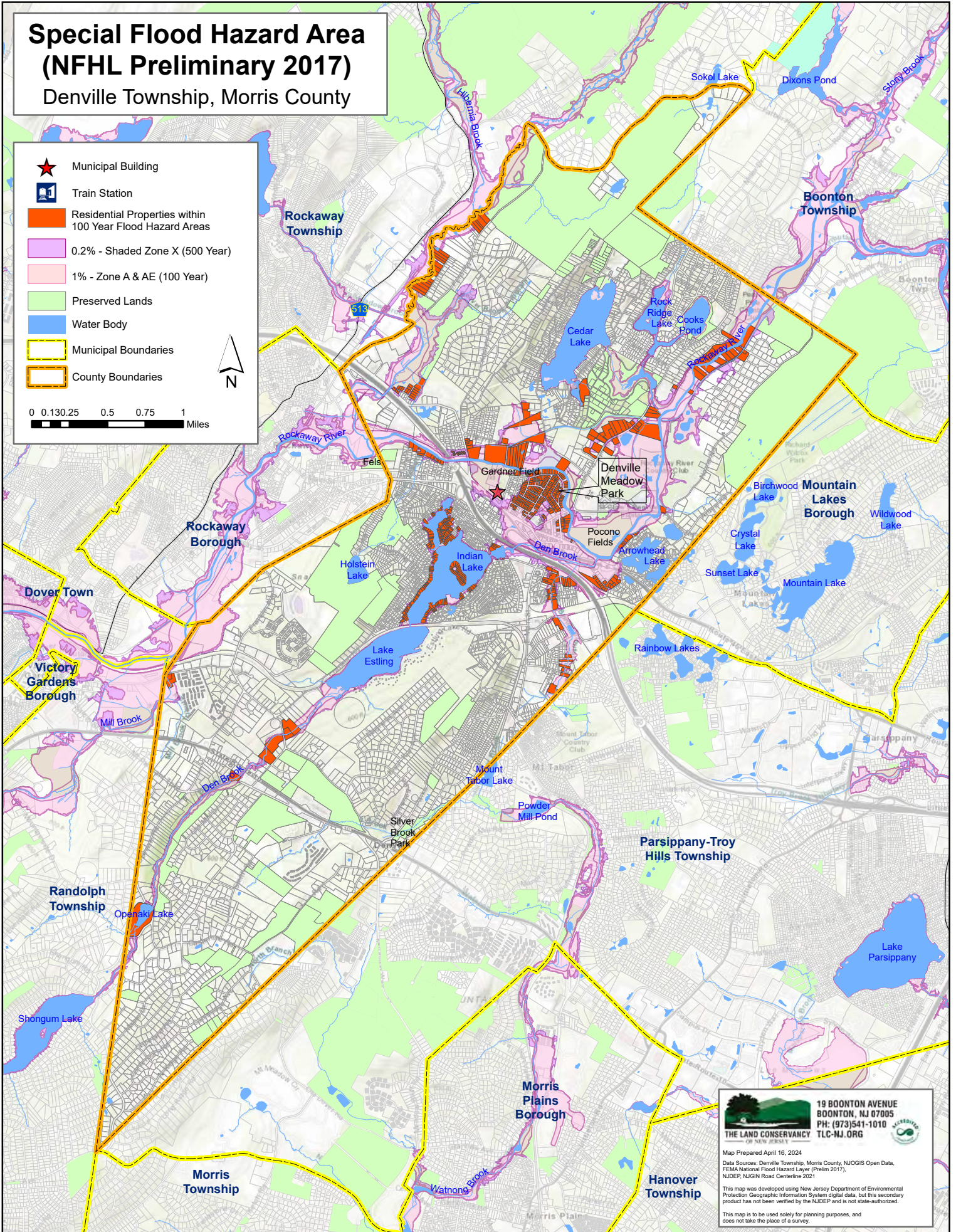
Every spring, the Township collaborates with Clean Communities to host the Annual Rockaway River Clean Up, where volunteers unite to remove debris from the river. This event, which has been running for over a decade, gained increased significance following Hurricane Irene.


Special Flood Hazard Area (NFHL Preliminary 2017) Denville Township, Morris County

-  Municipal Building
-  Train Station
-  Residential Properties within 100 Year Flood Hazard Areas
-  0.2% - Shaded Zone X (500 Year)
-  1% - Zone A & AE (100 Year)
-  Preserved Lands
-  Water Body
-  Municipal Boundaries
-  County Boundaries










19 BOONTON AVENUE
BOONTON, NJ 07005
PH: (973)541-1010
TLC-NJ.ORG



Map Prepared April 16, 2024
 Data Sources: Denville Township, Morris County, NJGIS Open Data, FEMA National Flood Hazard Layer (Prelim 2017), NJDEP, NJGIN Road Centerline 2021

This map was developed using New Jersey Department of Environmental Protection Geographic Information System digital data, but this secondary product has not been verified by the NJDEP and is not state-authorized.
 This map is to be used solely for planning purposes, and does not take the place of a survey.

PATHWAYS TO ADVENTURE

Trails provide public health benefits and contribute to the high quality of life of Denville residents. They are an integral part of Denville's identity and connect people to their history, the land, and the present-day community. Township residents have many hiking trails to choose from, offering access to expansive woodland areas and unique natural environments year-round. Below are two proposed trail connections, the 2018 Trails Plan provides an in-depth review and picture of where trails can be constructed.

LINKING VETERANS FIELD TO HOLLSTEIN LAKE

1 Veterans Field to Knuth Farm: Veterans Field Trail

The Veterans Field Trail, a recommended connectivity enhancement for properties in Block 11101, aims to establish a future link between the existing trail network and Veterans Memorial Park on Zeek Road.

Building upon the foundation of the proposed Trail 7 in the Denville Trail Plan, which connects Shoppes at Union Hill to Veterans Park, this initiative seeks to extend connectivity to include Knuth Farm. The envisioned trail expansion will integrate Knuth Farm with Veterans Memorial Park on Zeek Road, starting from the controlled signal at Route 10, though crossing Route 10 poses a major challenge. Progressing along the power line and the Forges development, the trail will strategically cross Zeek Road, providing a walkable link to Veterans Park.

2 Knuth Farm to Hollstein Lake: Lakeside Connector Trail

The Lakeside Connector Trail proposes an enhancement of connectivity within Blocks 30101, 30102, and Block 40301 in Denville. The recommendation focuses on establishing additional connections from Franklin or Astro Place to Hollstein Lake Park, fostering a link from Knuth to Hollstein. This proposed trail will facilitate Trail 3, suggested in the Denville Trail Plan, connecting Mackenzie Lane to Morris Knolls High School.

Furthermore, Trail 4, put forth in the Denville Trail Plan, connects Franklin Road to Knuth Farm. A new trailhead, positioned south of the railroad trestle on Franklin Road, will traverse the Estling Lake private club property, connecting to Lakeview Elementary School and extending to Cooper Lane.

These proposed expansions contributes to the overarching goal of creating an interconnected trail network, fostering outdoor recreation, and enhancing accessibility between key landmarks in the Denville community.

BICYCLING THROUGH TOWN

Highlighting its silver certification application to Sustainable Jersey, was the Den Brook Trail. As part of the town's bike and/or pedestrian improvement projects, this one-mile path connects the Ninkey Forge Historic District to the Den Brook Playground on Mount Pleasant Turnpike. As noted in the 2023 Master Plan, this trail is part of the town's overall effort to provide an interconnected system of walking and bicycle paths and/or lanes to open access to the array of parks and recreational areas in the municipality.

The 2023 Master Plan's Circulation Element discusses identifying existing routes and establishing a safe and comprehensive system of bicycle routes throughout Denville Township.

The Plan recommends designating bike routes along the following roadways:

- 1st Avenue
- 2nd Avenue
- Bloomfield Avenue
- Broadway
- Bush Road
- Cedar Lake Road
- Diamond Spring Road
- Diamond Spring Road (downtown)
- Morris Avenue
- Old Boonton Road
- Pocono Road
- River Road
- Savage Road

The Plan also includes developing a mile-long off-road bicycle path in Muriel Hepner Park.

Diamond Spring Road and Pocono Road have been proposed for bike lanes in the Pedestrian and Bicycle Element of the Morris County Master Plan.



Photo: Den Brook Trailhead

PUBLIC PARTICIPATION

Community Outreach

The Township held two public meetings on the Open Space and Recreation Plan Update. The purpose of these meetings was to provide an opportunity for residents and community stakeholders to listen and provide recommendations regarding open space and recreation. The public meetings were announced on the municipal website. Copies of the report were available at the municipal building and on the town's website.

The first public meeting was held as part of the Township Open Space and Trails Committee meeting on March 18, 2024.

The second public meeting was hosted by the Planning Board on June 12, 2024 as it considered the plan as an element of the Master Plan.

Minutes, Agendas, Presentations

Appendix C includes the agenda, minutes, and presentation materials for the public meetings on the Open Space Plan Update.

ACTION PLAN

The Open Space and Recreation Plan Update offers an updated set of strategies and a timetable to implement the goals and recommendations for Denville Township. This section suggests a program of actions to guide the orderly and coordinated execution of a plan's goals and policies.

Next steps for Denville Township are:



ADOPTION

Adopt the Open Space and Recreation Plan as an Element of the Township's Master Plan



GREEN ACRES

Submit the Open Space and Recreation Plan Update to Green Acres so the Township may continue to qualify for the state's Planning Incentive grant program.

The Action Plan provides direction for addressing the open space needs and goals based on the abilities of the community and fiscal constraints. It encompasses a ten-year period and should be updated to report on progress, and include any proposals for new actions.

ACTION ITEMS

Preservation	Stewardship	Funding	Recreation and Trails
<p>With the POWWW, encourage owners to consider preserving property near Jonathan's Woods.</p>	<p>With the Trails Committee, POWWW, and MCPC continue to identify, expand and maintain trails.</p>	<p>The next time the municipality updates its ROSI, include recently acquired parkland.</p>	<p>Update the municipal website to include a link to trail locations and mapping for visitors.</p>
<p>Reach out to owners of property next to municipal parks and/or trails. Meet with the local owners to discuss preservation opportunities.</p>	<p>Protect the quality of Denville's Category 1 waterways through management of lands adjacent to streams.</p>	<p>Reapply to NJDEP Green Acres to renew funding in the Township's Planning Incentive grant.</p>	<p>Increase alternative transportation options through designated bicycle lanes and pedestrian trails connecting residential, commercial, recreational, and school lands.</p>
<p>Discuss preservation priorities with NJDEP Green Acres and the Morris County Park Commission to partner on properties of joint interest.</p>	<p>Investigate opportunities for increasing recreation on the waters of the Rockaway River.</p>	<p>Apply as needed to Morris County Open Space Preservation Trust Fund for funding for land acquisition, trail development, and historic restoration.</p>	<p>Identify where trail easements could improve connectivity between public lands.</p>
<p>Discuss preservation priorities with the owners of Pocono Field and McCarter Park.</p>	<p>With the Historical Society, develop a story walk on the history and development of the municipality, perhaps at Ayres/Knuth Farm.</p>	<p>Continue using the municipal Open Space Trust Fund to purchase additional lands & support any debt services for future acquisitions.</p>	<p>With the Recreation Committee, identify plans for additional facilities at Veterans Memorial and Gardner Fields.</p>

APPENDICES

- 70** Appendix A: Recreation and Open Space Inventory, and Recommendations to Update the ROSI
- 85** Appendix B: Preserved and Public Lands, Private Recreation, Farmland
- 99** Appendix C: Public Participation

APPENDIX A

Recreation and Open Space Inventory

71 2021 Recreation and Open Space Inventory

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

All lands held for recreation and conservation purposes (1) must be described by their block and lot identification numbers as shown on the current, official tax map and (2) keyed to a current, legible, official map of the local government unit. The official map used for this ROSI is named DENVILLE TAX MAP and is dated JANUARY, 2015. Please refer to page 1 of this document for more detailed instructions.

Lands Held in Fee Simple for Recreation and Conservation Purposes

(Use Page 4A ~Fee Simple cont'd as necessary for additional lands)

Map Key	Municipal Location per Tax Records	Name of Park / Facility	Block No.	Lot No.	Total Lot Acres	Partial Lot? (Y / N) Note 1	GA Encumbered Acres Note 2	Co-Owners? (Y / N) Note 3	Green Acres Funded? (F / U) Note 4	EIFP Funded? (Y / N) Note 5	Notes
1	34 ZEEK RD.	VETERANS FIELD	10002	1	23.85		23.85	N	F	N	
2	32 ZEEK RD.	VETERANS FIELD WATTS	10002	4	22		22	N	U	N	
3	OFF ZEEK RD (SAR)	WOODED AREA	10003	2	25		25	N	F	N	
4	RANDOLPH BORDER	WOODED AREA - POND	10101	4	0.31		0.31	N	U	N	
5	20 ECHO LANE	MICHAEL ST. PARK	10401	13.02	5		5	N	F	N	
6	23 TONNELIER WAY	WOODED AREA -TOFT HILL	10701	2.18	14.82		14.82	N	U	N	
7	136 CASTERLINE RD	WOODED AREA -TOFT HILL	10701	14	7.72		7.72	N	U	N	
8	58 MABRO DR.	WOODED AREA -TOFT HILL	10702	1	7.75		7.75	N	U	N	
9	44 NORTH RIDGE RD	WOODED AREA - TULIP LANE C	10801	9	8.24		8.24	N	U	N	
10	CAMBRIDGE AVENUE	WOODED AREA -TULIP LANE A	10901	13.01	2.59		2.59	N	F	N	
11	CAMBRIDGE AVENUE	WOODED AREA -TULIP LANE B	10901	14.01	2.41		2.41	N	F	N	
12	43 SMITH RD (LA PLATTE)	WOODED AREA	11101	3	18.48		18.48	N	F	N	
13	18 CAMBRIDGE AVE (HERZ)	WOODED AREA	11501	9	10.165		10.165	N	U	N	
14	25 COOPER RD	KNUTH FARMS HISTORIC PARK	20003	1	51.8		51.8	N	U	N	
15	501 OPENAKI RD	SCHOOL HOUSE - 2 ROOM	20203	13	1.02		1.02	N	U	N	HISTORIC
16	17-21 SMITH RD (COSMAN)	WOODED AREA - COSMAN TRACT	20505	1.01	0.553		0.553	N	U	N	
17	39 MT PLEASANT TPKE	DENBROOK PARK	20601	1	22.73		22.73	N	U	N	
18	502 OPENAKI RD	SCHOOL HOUSE - 1 ROOM	20602	1	0.89		0.89	N	U	N	HISTORIC
19	3090 RT 10	WATTS WONDRACK	21201	1	6.973		6.973	N	F	N	

Total of all fee simple Green Acres-encumbered acres on this page only:	232.30
Total of all fee simple Green Acres-encumbered acres from all pages of this ROSI:	1,310.50
Total of all Green Acres-encumbered acres from all pages of this ROSI:	

Note 1: For properties partially held for recreation/conservation (e.g. municipal complex), please supply a survey or tax map with the park boundaries to scale, showing the recreation/conservation area.

Note 2: For entire properties, please supply acreage of entire property. For partial lots, please provide the recreation/conservation acreage only.

Note 3: Does any other entity have an undivided interest in this property? List co-owner in Notes column.

Note 4: F = Funded by Green Acres; U = Unfunded (i.e., no Green Acres funding utilized)

Note 5: Were Environmental Infrastructure Trust Program funds used to acquire all or part of this property?

RECREATION AND OPEN SPACE INVENTORY

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

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Lands Held in Fee Simple for Recreation and Conservation Purposes

(Use Page 4A ~Fee Simple cont'd as necessary for additional lands)

Map Key	Municipal Location per Tax Records	Name of Park / Facility	Block No.	Lot No.	Total Lot Acres	Partial Lot? (Y / N) <i>Note 1</i>	GA Encumbered Acres <i>Note 2</i>	Co-Owners? (Y / N) <i>Note 3</i>	Green Acres Funded? (F / U) <i>Note 4</i>	EIFP Funded? (Y / N) <i>Note 5</i>	Notes
20	65 COOPER RD (KNUTH-DIOCESE)	WOODED AREA - KNUTH EXTENSION	21201	6	9.03	N	9.03	N	U	N	
21	3074 RT 10 W	WOODED AREA - KNUTH EXTENSION	21203	1.01	4.29	N	4.29	N	U	N	
22	17 SMITH RD (COSMAN)	WOODED AREA - COSMAN TRACT	21301	5.02	46.463	N	46.463	N	U	N	
23	564 OPENAKI RD & UNION HILL	DENBROOK TRAIL	21502	1	6.62	N	6.62	N	U	N	
24	KATHAY TER	DENBROOK TRAIL	21601	10	13.4	N	13.4	N	U	N	
25	KATHAY TER	DENBROOK TRAIL	21601	10	14.69	N	14.69	N	U	N	
26	EVERGREEN RD (SOUSSA)	WOODED AREA	31001	31	16.75	N	16.75	N	F	N	
27	3 FLICKER TER (FLICKER)	WOODED AREA	31004	1	23.7	N	23.7	N	U	N	
28	97 PARKS RD	KWIATKOWSKI PARK	31108	6	3.06	N	3.06	N	U	N	
29	21 SUNDERLAND RD	WOODED AREA - SILVER BROOK*	31501	17	6.67	N	6.67	N	U	N	*ACRES BY SURVEY
30	WOODSTONE RD	HOLLSTEIN PARK/LAKE	40001	1.02	147.65	N	147.65	N	F	N	
31	WOODSTONE RD	HOLLSTEIN PARK/LAKE	40001	10	10.44	N	10.44	N	F	N	
32	S. SHORE RD - REAR (PIO COSTA)	WOODED AREA	40001	2	22	N	22	N	F	N	
33	303 FRANKLIN RD (MAGLIONE)	WOODED AREA	40001	9	8.7	N	8.7	N	F	N	
34	39 DELAWARE TRL	SOUTH SHORE PLAYGROUND	40402	74	0.05	N	0.05	N	U	N	
35	27 MOUNTAIN ROAD (SENECA)	WOODED AREA	40607	3.01	4.31	N	4.31	N	U	N	
36	HUSSA PLACE (JEMSEL)	WOODED AREA	40702	47.01	32	N	32	N	F	N	
37	2 SAVAGE RD	GARDNER FIELD PARK	41206	13	11.31	N	11.31	N	U	N	
38	12A SAVAGE RD	GARDNER FIELD	41206	16	0.49	N	0.49	N	U	N	
39	28 BROAD ST (FLES)	WOODED AREA	41301	8.02	5	N	5	N	F	N	

Total of all fee simple Green Acres-encumbered acres on this page only: **386.62**

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

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40	72 RIVERSIDE DR.	DENVILLE PARK	50401	19	0.24	Y	0.24	N	U	N	
41	24 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50401	43	0.181	N	0.181	N	U	N	
42	22 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50401	44	0.16	N	0.16	N	U	N	
43	20 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50401	45	0.156	N	0.156	N	U	N	
44	18 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50401	46	0.126	N	0.126	N	U	N	
45	16 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50401	47	0.118	N	0.118	N	U	N	
46	33 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	122	0.238	N	0.238	N	F	N	
47	27 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	118	0.205	N	0.205	N	F	N	
48	25 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	115	0.15	N	0.15	N	F	N	
49	23 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	113	0.12	N	0.12	N	U	N	
50	19 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	108	0.12	N	0.12	N	F	N	
51	15 RIVERSIDE DRIVE	DENVILLE PARK MEADOW	50408	106	0.12	N	0.12	N	F	N	
52	121-125 DIAMOND SPRING ROAD	DIAMOND SPRING PARK*	50501	19	9.2**	Y	8.2	N	U	N	*LIBRARY ON THIS BLOCK ** 8.2 ACRES PRESERVED
53	15 HEWETSON RD.	VACANT LOT	50411	20	0.1837	N	0.1837	N	U	N	
54	17 HEWETSON RD.	VACANT LOT	50411	21	0.1837	N	0.1837	N	U	N	
55	FORD ROAD N. (LIU-CHUNG FU)	WOODED AREA	60001	1	12.4	N	12.4	N	F	N	BLOCK AND LOT CHANGE
56	333 DIAMOND SPRING ROAD	MURIEL HEPNER PARK	60004	1	33.15	N	33.15	N	U	N	BLOCK AND LOT CHANGE
57	FORD ROAD N. (LIU-CHUNG FU)	WOODED AREA	60005	1	76.61	N	76.61	N	F	N	BLOCK AND LOT CHANGE
58	37-39 CRYSTAL DRIVE	WOODED AREA	60207	100	0.344	N	0.344	N	F	U	
59	50 CHRYSTAL DRIVE (KOVACS)	MURIEL HEPNER EXTENSION	60208	106	0.191	N	0.191	N	F	U	
60	52 CHRYSTAL DRIVE (KOVACS)	MURIEL HEPNER EXTENSION	60208	107	0.8	N	0.8	N	F	U	
61	54-62 CRYSTAL DRIVE (KOVACS)	MURIEL HEPNER EXTENSION	60208	112	1.96	N	1.96	N	F	U	

Total of all fee simple Green Acres-encumbered acres on this page only: **13 5.96**

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

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62	DICKERSON AVE, 2-18 CRYSTAL DR. (ONORATI)	MURIAL HEPNER EXTENSION	60301	67	0.357	N	0.357	N	F	N	
63	DICKERSON AVE, 2-18 CRYSTAL DR. (ONORATI)	MURIAL HEPNER EXTENSION	60301	72	0.92	N	0.92	N	F	N	
64	18-26 CRYSTAL DR, 2WRIGHT AVE. (ONORATI)	MURIAL HEPNER EXTENSION	60302	49	2.779	N	2.779	N	F	N	
65	18-26 CRYSTAL DR, 2WRIGHT AVE. (ONORATI)	MURIAL HEPNER EXTENSION	60302	54	0.344	N	0.344	N	F	N	
66	JOHNS AVE, 2 MARY AVE/CRYSTAL (ONORATI)	MURIAL HEPNER EXTENSION	60303	30	0.961	N	0.961	N	F	N	
67	JOHNS AVE, 2 MARY AVE/CRYSTAL (ONORATI)	MURIAL HEPNER EXTENSION	60303	65	0.179	N	0.179	N	F	N	
68	4 JOHNS AVE (KOVACS)	MURIAL HEPNER EXTENSION	60303	35	0.688	N	0.688	N	F	N	
69	1 & 5 JOHNS AVE. (KOVACS)	MURIAL HEPNER EXTENSION	60304	74	1.58	N	1.58	N	F	N	
70	1 & 5 JOHNS AVE. (KOVACS)	MURIAL HEPNER EXTENSION	60304	69	0.688	N	0.688	N	F	N	
71	19 MARY AVE (ONORATI)	MURIAL HEPNER EXTENSION	60305	24	0.861	N	0.861	N	F	N	
72	28-34 CRYSTAL/WRIGHT (ONORATI)	MURIAL HEPNER EXTENSION	60305	25	1.916	N	1.916	N	F	N	
73	11 MARY AVE (ONORATI)	MURIAL HEPNER EXTENSION	60305	29	0.88	N	0.88	N	F	N	
74	3 MARY AVE. (KOVACS)	MURIAL HEPNER EXTENSION	60305	34	0.421	N	0.421	N	F	N	
75	279 DIAMOND SPRING ROAD (AMCHU)	MURIAL HEPNER EXTENSION	60305	5	7.63	N	7.63	N	U	N	
76	AQUA ST.(GORLACH)	MURIAL HEPNER EXTENSION	60403	98	0.223	N	0.223	N	F	N	
77	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	115	0.688	N	0.688	N	F	N	
78	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	119	0.173	N	0.173	N	F	N	
79	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	120	0.157	N	0.157	N	F	N	
80	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	137	0.523	N	0.523	N	F	N	
81	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	139	0.169	N	0.169	N	F	N	
82	MELROSE, CRYSTAL (KOVACS)	MURIAL HEPNER EXTENSION	60403	140	0.437	N	0.437	N	F	N	

Total of all fee simple Green Acres-encumbered acres on this page only: **22.57**

RECREATION AND OPEN SPACE INVENTORY

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

All lands held for recreation and conservation purposes (1) must be described by their block and lot identification numbers as shown on the current, official tax map and (2) keyed to a current, legible, official map of the local government unit. The official map used for this ROSI is named DENVILLE TAX MAP and is dated JANUARY, 2015. Please refer to page 1 of this document for more detailed instructions.

Lands Held in Fee Simple for Recreation and Conservation Purposes

(Use Page 4A ~Fee Simple cont'd as necessary for additional lands)

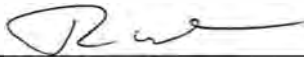
Map Key	Municipal Location per Tax Records	Name of Park / Facility	Block No.	Lot No.	Total Lot Acres	Partial Lot? (Y / N) <i>Note 1</i>	GA Encumbered Acres <i>Note 2</i>	Co-Owners? (Y / N) <i>Note 3</i>	Green Acres Funded? (F / U) <i>Note 4</i>	EIFP Funded? (Y / N) <i>Note 5</i>	Notes
83	14 ENTRANCE WAY	JAMES F DYER PARK	60603	44	30	N	30	N	U	N	
84	12 ALPINE DRIVE (CURTIS)	WOODED AREA	61202	19	1.012	N	1.012	N	F	N	
85	4 ALPINE DRIVE (CURTIS)	WOODED AREA	61202	52	12.1	N	12.1	N	F	N	
86	29 SPEAR LANE - MORRIS CATHOLIC DONATION	WOODED AREA	61702	28.01	9.674	N	9.674	N	U	N	
87	FORD ROAD NORTH	JONATHAN WOODS	70001	1	61	N	61	N	F	N	
88	FORD ROAD	JONATHAN WOODS	70002	1	378.93	N	378.93	N	F	N	
89	WEST GLEN ROAD	JONATHAN WOODS	70002	5	12.04	N	12.04	N	F	N	
90	WEST GLEN ROAD	JONATHAN WOODS	70002	6	13.55	N	13.55	N	F	N	
91	203 HILLCREST	JONATHAN WOODS EXT.	70501	1	7.5	N	7.5	N	U	N	
92	HILLCREST DRIVE REAR	JONATHAN WOODS EXT.	70501	2	3	N	3	N	U	N	
93	197 HILLCREST DRIVE	JONATHAN WOODS EXT.	70501	409	0.263	N	0.263	N	U	N	
94	139 HILLCREST DRIVE (DONALDSON PRESERVE)	JONATHAN WOODS EXT.	70501	505	0.954	N	0.954	N	U	N	
95	143 HILLCREST DRIVE (DONALDSON PRESERVE)	JONATHAN WOODS EXT.	70501	508	1.136	N	1.136	N	U	N	
96	157 HILLCREST DRIVE (DONALDSON PRESERVE)	JONATHAN WOODS EXT.	70501	511	1.89	N	1.89	N	U	N	

Total of all fee simple Green Acres-encumbered acres on this page only: **533.05**

CERTIFICATION:

I HEREBY CERTIFY that this Recreation and Open Space Inventory, comprising seven (7) total pages, is a complete and accurate listing of all lands held by the Local Government Unit, as of this 18th day of May, 2021, for recreation and conservation purposes at the time of receipt of Green Acres funding.

This ROSI is being submitted to Green Acres as part of project number: **1408-01-065** and entitled: **DENVILLE OPEN SPACE ACQUISITION AS APPROVED ON NOVEMBER 7, 2001**



Chief Executive Officer of Local Government Unit

Date: 5/17/21



Planning Board Chairperson (or equivalent)

Date: 05-18-21

This Certification is to be signed only on this page, Page 7, of the Recreation and Open Space Inventory.

If required by local ordinance, number and date of governing body resolution authorizing Mayor to sign the ROSI:

R-21-86

Resolution Number

5/18/2021

Date of Resolution

(Resoultion attached)

Local Unit: TOWNSHIP OF DENVILLE

County: MORRIS

Date: _____

Comparision of Properties with Block & Lot Changes

Municipal Location per tax records	Name of Park / Facility	OLD Information		NEW Information		Notes
		Block No.	Lot No.	Block No.	Lot No.	
FORD RD NORTH	MURIEL HEPNER EXTENSION (LIU-CHUNG FU)	60001	1	60409	1	
333 DIAMOND SPRING ROAD	MURIEL HEPNER PARK	60004	1	61901	14	
FORD RD NORTH	MURIEL HEPNER EXTENSION	60005	1	61902	1	

R-21-86

**RESOLUTION AUTHORIZING THE EXECUTION OF THE UPDATED
RECREATION AND OPEN SPACE INVENTORY (ROSI) FOR THE TOWNSHIP
OF DENVILLE**

WHEREAS, the Township of Denville has reviewed and updated the Recreation and Open Space Inventory (ROSI); and

WHEREAS, it is required that the Township of Denville Council approve the updated ROSI prior to submission to Green Acres.


NOW, THEREFORE, BE IT RESOLVED by the Municipal Council of the Township of Denville, County of Morris, and State of New Jersey, as follows:

1. The Mayor and Township Clerk are hereby authorized to execute the attached updated Recreation and Open Space Inventory (ROSI).
2. A copy of the ROSI is on file in the office of the Township Clerk.
3. This Resolution shall take effect immediately.

BY ORDER OF THE MUNICIPAL COUNCIL
OF THE TOWNSHIP OF DENVILLE

I, Tara M. Pettoni, Municipal Clerk for the Township of Denville do hereby certify the above to be a true and exact copy of the resolution adopted by the Municipal Council of the Township of Denville at their regular Council meeting held on May 18, 2021.

5/19/2021
Certification Date:


Tara M. Pettoni, RMC
Municipal Clerk

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
10002	1	15C	34 ZEEK RD	DENVILLE TWP	23.88	27.78	23.85	1	Veterans Field	Veterans Memorial Park
10002	4	15C	32 ZEEK RD	DENVILLE TWP	22.80	19.38	22	2	Veterans Field Watts	Veterans Memorial Park
10003	2	15C	OFF ZEEK RD	DENVILLE TWP	25.00	24.97	25	3	Wooded Area	Veterans Memorial Park
10101	4	1	RANDOLPH BORDER (ASSESSED IN RANDOLPH)	DENVILLE TWP	-	0.35	0.31	4	Wooded Area-Pond	Black Birch Drive
10401	13.02	15C	20 ECHO LN	DENVILLE TWP	5.00	5.00	5	5	Michael Street Park	Michael Street Park
10701	2.18	15C	23 TONNELIER WAY	DENVILLE TWP	14.82	14.88	14.82	6	Wooded Area: Toft Hill	Toft Hill
10701	14	15C	136 CASTERLINE RD	DENVILLE TWP	7.72	7.81	7.72	7	Wooded Area: Toft Hill	Toft Hill
10702	1	15C	58 MABRO DR	DENVILLE TWP	7.90	8.38	7.75	8	Wooded Area: Toft Hill	Toft Hill
10801	9	15C	44 NORTH RIDGE RD	DENVILLE TWP	8.15	8.31	8.24	9	Wooded Area Tulip Lane C	Tulip Lane
10901	13.01	15C	CASTERLINE RD (ROSI:	DENVILLE TWP	2.59	2.57	2.59	10	Wooded Are Tulip Lane A	Tulip Lane
10901	14.01	15C	CASTERLINE RD (ROSI:	DENVILLE TWP	2.41	2.34	2.41	11	Wooded Area Tulip Lane B	Tulip Lane
11101	3	15C	43 SMITH RD	DENVILLE TWP	18.48	18.67	18.48	12	Wooded Area	43 Smith Road: La Platte
11501	9	15C	18 CAMBRIDGE AVE	DENVILLE TWP	10.17	10.27	10.165	13	Wooded Area	Cambridge Avenue: Herz
20003	1	15C	25 COOPER RD	DENVILLE TWP	51.80	51.96	51.8	14	Knuth Farms Historic Park	Ayres/Knuth Farm
20203	13	15C	501 OPENAKI RD	DENVILLE TWP	1.02	0.76	1.02	15	School House 2 Room	School House2 Room
20505	1.01	15C	17-21 SMITH RD	DENVILLE TWP	0.55	0.55	0.553	16	Wooded Area Cosman Tract	17-21 Smith Road Cosman
20601	1	15C	39 MT PLEASANT TPKE	DENVILLE TWP	22.73	22.57	22.73	17	Denbrook Park	Den Brook Park
20602	1	15C	502 OPENAKI RD	DENVILLE TWP	0.19	0.18	0.89	18	School House 1 Room	School House-1 Room
21201	1	15C	3090 ROUTE 10	DENVILLE TWP	6.97	7.09	6.973	19	Watts Wandrack	Ayres/Knuth Farm Watts Wondrack
21201	6	15C	65 COOPER RD & HILL R	DENVILLE TWP	9.03	8.79	9.03	20	Wooded Area Knuth Extension	Ayres/Knuth Farm Diocese
21203	1.01	15C	3074 ROUTE 10 W	DENVILLE TWP	4.29	4.40	4.29	21	Wooded Area Knuth Extension	Ayres/Knuth Farm

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
21301	5.02	15C	17 SMITH RD	DENVILLE TWP	46.46	44.99	46.463	22	Wooded Area Cosman Tract	17 Smith Road Cosman
21502	1	15C	564 OPENAKI & UNION HILL	DENVILLE TWP	6.90	6.85	6.62	23	Denbrook Trail	Den Brook Trail
21601	10	15C	12 KATHAY TER	DENVILLE TWP	14.69	13.91	13.4	24	Denbrook Trail	Den Brook Trail
31001	31	15C	30 EVERGREEN RD	DENVILLE TWP	16.75	16.73	16.75	26	Wooded Area	Evergreen Road Soussa
31004	1	15C	3 FLICKER TER	DENVILLE TWP	23.70	23.84	23.7	27	Wooded Area	Flicker Terrace
31108	6	15C	97 PARKS RD	DENVILLE TWP	4.65	3.05	3.06	28	Kwiatkowski Park	Kwiatkowski Park
31501	17	15C	21 SUNDERLAND RD	DENVILLE TWP	6.67	6.76	6.67	29	Wooded Area	Silver Brook
40001	1.02	15C	WOODSTONE RD, REAR	DENVILLE TWP	147.65	138.97	147.65	30	Hollstein Park: Lake	Hollstein Park
40001	10	15C	HOLLSTEIN LAKE	DENVILLE TWP	10.44	8.59	10.44	31	Hollstein Park: Lake	Hollstein Lake
40001	2	15C	SOUTH SHORE RD, REAR	DENVILLE TWP	22.00	22.10	22	32	Wooded Area	Hollstein Park - Pio Costa
40001	9	15C	303 FRANKLIN RD	DENVILLE TWP	8.70	8.48	8.7	33	Wooded Area	Hollstein Park
40402	74	15C	39 DELAWARE TRL	DENVILLE TWP	0.63	0.49	0.05	34	South Shore Playground	South Shore Playground
40607	3.01	15C	27 MOUNTAIN RD	DENVILLE TWP	4.18	4.18	4.31	35	Wooded Area	Hollstein Park - Seneca
40702	47.01	15C	HUSSA PLACE, REAR	DENVILLE TWP	30.19	30.19	32	36	Wooded Area	Hussa Place - Jemsel
41206	13	15C	2 SAVAGE RD	DENVILLE TWP	11.31	11.88	11.31	37	Gardner Field Park	Gardner Field Park
41206	16	15C	12A SAVAGE RD	DENVILLE TWP	0.49	0.51	0.49	38	Gardner Field	Gardner Field Park
41301	8.02	15C	28 BROAD ST	DENVILLE TWP	5.18	-	5	39	Wooded Area	Broad Street - Fels
50401	19	15C	72 RIVERSIDE DR	DENVILLE TWP	0.25	0.26	0.24	40	Denville Park	Denville Park
50401	43	15C	24 RIVERSIDE DR	DENVILLE TWP	0.18	0.21	0.181	41	Denville Park Meadow	Denville Park Meadow
50401	44	15C	22 RIVERSIDE DR	DENVILLE TWP	0.16	0.18	0.16	42	Denville Park Meadow	Denville Park Meadow
50401	45	15C	20 RIVERSIDE DR	DENVILLE TWP	0.16	0.17	0.156	43	Denville Park Meadow	Denville Park Meadow
50401	46	15C	18 RIVERSIDE DR	DENVILLE TWP	0.13	0.18	0.126	44	Denville Park Meadow	Denville Park Meadow
50401	47	15C	16 RIVERSIDE DR	DENVILLE TWP	0.12	0.19	0.118	45	Denville Park Meadow	Denville Park Meadow
50408	122	15C	33 RIVERSIDE DR	DENVILLE TWP	0.24	0.16	0.238	46	Denville Park Meadow	Denville Park Meadow

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
50408	118	15C	27 RIVERSIDE DR	DENVILLE TWP	0.21	0.16	0.205	47	Denville Park Meadow	Denville Park Meadow
50408	115	15C	25 RIVERSIDE DR	DENVILLE TWP	0.14	0.14	0.15	48	Denville Park Meadow	Denville Park Meadow
50408	113	15C	23 RIVERSIDE DR	DENVILLE TWP	0.11	0.12	0.12	49	Denville Park Meadow	Denville Park Meadow
50408	108	15C	19 RIVERSIDE DR	DENVILLE TWP	0.13	0.13	0.12	50	Denville Park Meadow	Denville Park Meadow
50408	106	15C	15 RIVERSIDE DR	DENVILLE TWP	0.14	0.14	0.12	51	Denville Park Meadow	Denville Park Meadow
50501	19	15C	121-125 DIAMOND SPRING RD	DENVILLE TWP	9.20	9.03	9.2	52	Diamond Spring Park	Kiwanis/Hogan Park
50411	20	15C	15 HEWETSON RD	DENVILLE TWP	0.18	0.18	0.1837	53	Vacant Lot	Hewetson Road
50411	21	15C	17 HEWETSON RD	DENVILLE TWP	0.18	0.18	0.1837	54	Vacant Lot	Hewetson Road
60409	1	15C	FORD RD N	DENVILLE TWP	76.61	13.58	12.4	55	Wooded Area	Ford Road - Liu-Chung Fu
61901	14	15C	333 DIAMOND SPRING RD	DENVILLE TWP	12.40	36.82	33.15	56	Muriel Hepner Park	Muriel Hepner Park
61902	1	15C	FORD RD N	DENVILLE TWP	32.27	74.19	76.61	57	Wooded Area	Ford Road
60207	100	15C	37-39 CRYSTAL DR	DENVILLE TWP	0.34	0.34	0.344	58	Wooded Area	Muriel Hepner Park
60208	106	15C	50 CRYSTAL DR	DENVILLE TWP	0.19	0.22	0.191	59	Muriel Hepner Extension	Muriel Hepner Park
60208	107	15C	52 CRYSTAL DR	DENVILLE TWP	0.80	0.86	0.8	60	Muriel Hepner Extension	Muriel Hepner Park
60208	112	15C	54-62 CRYSTAL DR	DENVILLE TWP	1.39	1.84	1.96	61	Muriel Hepner Extension	Muriel Hepner Park
60301	67	15C	DICKERSON AVE	DENVILLE TWP	0.36	0.36	0.357	62	Muriel Hepner Extension	Muriel Hepner Park
60301	72	15C	2-18 CRYSTAL DR	DENVILLE TWP	0.92	0.92	0.92	63	Muriel Hepner Extension	Muriel Hepner Park
60302	49	15C	18-26 CRYSTAL DR	DENVILLE TWP	2.78	2.79	2.779	64	Muriel Hepner Extension	Muriel Hepner Park
60302	54	15C	2 WRIGHT AVE	DENVILLE TWP	0.34	0.34	0.344	65	Muriel Hepner Extension	Muriel Hepner Park
60303	30	15C	JOHNS AVE	DENVILLE TWP	0.86	0.85	0.961	66	Muriel Hepner Extension	Muriel Hepner Park

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
60303	65	15C	2 MARY AVE & CRYSTAL	DENVILLE TWP	0.18	0.18	0.179	67	Muriel Hepner Extension	Muriel Hepner Park
60303	35	15C	4 JOHNS AVE	DENVILLE TWP	0.69	0.69	0.688	68	Muriel Hepner Extension	Muriel Hepner Park
60304	74	15C	1 JOHNS AVE	DENVILLE TWP	1.58	1.69	1.58	69	Muriel Hepner Extension	Muriel Hepner Park
60304	69	15C	5 JOHNS AVE	DENVILLE TWP	0.69	0.69	0.688	70	Muriel Hepner Extension	Muriel Hepner Park
60305	24	15C	19 MARY AVE	DENVILLE TWP	0.86	0.86	0.861	71	Muriel Hepner Extension	Muriel Hepner Park
60305	25	15C	28-34 CRYSTAL & WRIGHT	DENVILLE TWP	1.92	1.92	1.916	72	Muriel Hepner Extension	Muriel Hepner Park
60305	29	15C	11 MARY AVE	DENVILLE TWP	0.86	0.86	0.88	73	Muriel Hepner Extension	Muriel Hepner Park
60305	34	15C	3 MARY AVE	DENVILLE TWP	0.42	0.41	0.421	74	Muriel Hepner Extension	Muriel Hepner Park
60305	5	15C	279 DIAMOND SPRING RD	DENVILLE TWP	5.43	6.19	7.63	75	Muriel Hepner Extension	Muriel Hepner Park
60404	98	15C	18 MELROSE PL	DENVILLE TWP	0.22	0.24	0.223	76	Muriel Hepner Extension	Muriel Hepner Park
60403	115	15C	3 MELROSE PL	DENVILLE TWP	0.69	0.71	0.688	77	Muriel Hepner Extension	Muriel Hepner Park
60403	119	15C	9 MELROSE PL	DENVILLE TWP	0.17	0.17	0.173	78	Muriel Hepner Extension	Muriel Hepner Park
60403	120	15C	11 MELROSE PL	DENVILLE TWP	0.16	0.16	0.157	79	Muriel Hepner Extension	Muriel Hepner Park
60403	137	15C	CRYSTAL DR	DENVILLE TWP	0.52	0.48	0.523	80	Muriel Hepner Extension	Muriel Hepner Park
60403	139	15C	CRYSTAL DR	DENVILLE TWP	0.17	0.18	0.169	81	Muriel Hepner Extension	Muriel Hepner Park
60403	140	15C	6 CRYSTAL DR	DENVILLE TWP	0.44	0.49	0.437	82	Muriel Hepner Extension	Muriel Hepner Park
60603	44	15C	14 ENTRANCE WAY	DENVILLE TWP	10.44	11.52	30	83	James F Dyer Park	James F Dyer Park
61202	19	15C	12 ALPINE DR	DENVILLE TWP	1.01	1.00	1.012	84	Wooded Area	Alpine Drive - Curtis
61202	52	15C	4 ALPINE DR	DENVILLE TWP	12.10	12.18	12.1	85	Wooded Area	Alpine Drive - Curtis

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
61702	28.01	15C	29 SPEAR LN	DENVILLE TWP	9.67	9.57	9.674	86	Wooded Area	Ford Road - Morris Catholic
70001	1	15C	FORD RD N	STATE OF NJ MC PARK COMM DENVILLE TWP	61.15	61.13	61	87	Jonathan Woods	Jonathan's Woods
70002	1	15C	FORD RD	STATE OF NJ MC PARK COMM DENVILLE TWP	378.93	363.63	378.93	88	Jonathan Woods	Jonathan's Woods
70002	5	15C	WEST GLEN RD	DENVILLE TWP	12.04	12.05	12.04	89	Jonathan Woods	Jonathan's Woods
70002	6	15C	WEST GLEN RD	DENVILLE TWP	13.55	9.91	13.55	90	Jonathan Woods	Jonathan's Woods
70501	1	15C	203 HILLCREST DR	DENVILLE TWP	8.00	8.41	7.5	91	Jonathan Woods Extension	Jonathan's Woods
70501	2	15C	HILLCREST DR, REAR	DENVILLE TWP	3.00	2.28	3	92	Jonathan Woods Extension	Alpine Drive
70501	409	15C	197 HILLCREST DR	DENVILLE TWP	0.26	0.26	0.263	93	Jonathan Woods Extension	Jonathan's Woods
70501	505	15C	139 HILLCREST DR	DENVILLE TWP	0.95	1.33	0.954	94	Jonathan Woods Extension	Jonathan's Woods
70501	508	15C	143 HILLCREST DR	DENVILLE TWP	1.14	1.47	1.136	95	Jonathan Woods Extension	Jonathan's Woods
70501	511	15C	157 HILLCREST DR	DENVILLE TWP	1.99	2.50	1.89	96	Jonathan Woods Extension	Jonathan's Woods

Total (ROSI): 1,296.81

Appendix A. Recreation and Open Space Inventory (2023 Recommendations-Updates)

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)	Acres (ROSI)	KEY	ROSI Name (2021)	ROSI Recommendations (2023)
TO BE ADDED TO ROSI:										
31504	5	15C	115 PARKS RD	DENVILLE TWP	4.06	4.07			Municipal Open Space	Silver Brook
40601	1	15C	LANDING TR, CORNER	DENVILLE TWP /MORRIS LAND CO	0.01	0.01			(2003 County Grant)	Hussa Place (Jemsel/Woodmont)
41206	17	15C	12 SAVAGE RD	DENVILLE TWP	2.11	1.88			Municipal Open Space	Gardner Field Park
50001	1	15D	18 POCONO RD	LEASED PROPERTY	43.65	44.32			Leased by Township	Pocono Fields
60301	68	1	DICKERSON AVE	DENVILLE TWP	0.54	0.59			New Acquisition	Muriel Hepner Park
60301	77	15C	16-18 CRYSTAL DRIVE	DENVILLE TWP	0.47	0.46			(2007 County Grant)	Muriel Hepner Park (Holinko)
60303	23	15C	8 AQUA ST	DENVILLE TWP	0.40	0.41			Vacant Land	Muriel Hepner Park
60303	25	15C	6 AQUA ST	DENVILLE TWP	0.17	0.19			Vacant Land	Muriel Hepner Park
60303	27	15C	16 MARY AVE	DENVILLE TWP	0.13	0.48			Vacant Land	Muriel Hepner Park
60303	28	15C	2 AQUA ST	DENVILLE TWP	0.38	0.31			Vacant Land	Muriel Hepner Park
60303	39	15C	JOHNS AVE	DENVILLE TWP	0.69	0.68			Vacant Land	Muriel Hepner Park
60303	52	15C	10 MARY AVE	DENVILLE TWP	0.69	0.69			Vacant Land	Muriel Hepner Park
60303	56	15C	8 MARY AVE	DENVILLE TWP	1.05	1.03			Vacant Land	Muriel Hepner Park
60303	62	15C	6 MARY AVE	DENVILLE TWP	0.34	0.34			Vacant Land	Muriel Hepner Park
60303	64	15C	4 MARY AVE	DENVILLE TWP	0.17	0.17			Vacant Land	Muriel Hepner Park
60304	67	15C	JOHNS AVE	DENVILLE TWP	0.97	1.09			Vacant Land	Muriel Hepner Park
60304	73	15C	3 JOHNS AVE	DENVILLE TWP	0.17	0.17			Vacant Land	Muriel Hepner Park
60305	2	15C	10 AQUA ST	DENVILLE TWP	2.78	4.71			Vacant Land	Muriel Hepner Park
60305	11	15C	31 MARY AVE	DENVILLE TWP	0.84	0.84			Vacant Land	Muriel Hepner Park
60305	16	15C	27 MARY AVE	DENVILLE TWP	0.49	0.45			Vacant Land	Muriel Hepner Park
60305	22	15C	305 DIAMOND SPRING	DENVILLE TWP	1.63	0.70			Vacant Land	Muriel Hepner Park
60404	88	15C	6 MELROSE PL	DENVILLE TWP	0.81	1.24			Vacant Land	Muriel Hepner Park
60404	96	15C	14 MELROSE PL	DENVILLE TWP	0.30	0.35			Vacant Land	Muriel Hepner Park
60404	100	15C	26 MELROSE PL	DENVILLE TWP	2.08	2.05			Vacant Land	Muriel Hepner Park
60404	94	1	12 MELROSE PL	PENDING	0.40	0.44			Pending Project	Muriel Hepner Park

Total (to be added to ROSI): 67.68

Notes on ROSI:

ROSI Key 24 and 25 are the same (identical block/lot), Key 25 uses the Tax Acreage (vs Key 24). Eliminate ROSI Key 25

Morris County GIS needs to be corrected

APPENDIX B

Preserved/Public Lands and Undeveloped Lands

- 86** Preserved Land
- 88** Public Land, Utilities, Education, Charitable
- 95** Private Lake Communities, Golf Clubs
- 98** Farmland

Appendix B. Preserved and Public Lands (Municipal, County, State, Non-Profit, Farms)

Block	Lot	Class	Location	Facility	Owner	Acres (Tax Data)	Acres (GIS)
50501	1	15F	45 MORRIS AVE	Rockaway River (next to Denville)	PASSAIC RIVER COALITION	9.00	7.89
Total, Passaic River Coalition:							7.89
31602	1	15C	LUGER RD REAR, OFF RT 80	Birch Lane	PARSIPPANY-TROY HILLS TWP	11.17	10.06
50109	1	15C	ERIE LACKAWANNA RR	Birch Lane	PARSIPPANY-TROY HILLS TWP	4.83	4.58
31211	1	15C	8-18 DICKERSON RD	Tabor Park	8-18 DICKERSON RD	0.92	0.95
31215	1	15C	544-564 EAST MAIN ST	Tabor Park	544-564 EAST MAIN ST	0.92	1.09
31216	1	15C	8-18 DICKERSON RD	Tabor Park	8-18 DICKERSON RD	0.81	0.57
Total, Parsippany-Troy Hills:							17.25
70002	4	15C	HILLCREST DR	DEP--Wildcat Ridge WMA	NJ DEPT ENVIRON PROTECTION	53.00	52.22
Total, NJDEP:							52.22
50004	1	15C	91 OLD BOONTON RD	County--Tourne	MORRIS COUNTY	49.60	49.10
50004	1.01	15C	11 BUSH RD	County--Tourne	MORRIS COUNTY	1.28	1.25
50005	1	15C	OLD BOONTON RD	County--Tourne	MORRIS COUNTY	212.93	214.34
51401	24	15C	14 PLEASANT VALLEY RD	County--Tourne	MORRIS COUNTY	6.54	6.55
60101	32.02	15C	227 DIAMOND SPRING RD	County--Tourne	MORRIS COUNTY	9.57	9.54
Total, MCPC: Tourne:							280.79
70501	391	15C	181 HILLCREST DR	County--Jonathan's Woods	MORRIS COUNTY	0.57	0.57
70501	397	15C	185 HILLCREST DR	County--Jonathan's Woods	MORRIS COUNTY	0.41	0.40
70501	403	15C	191 HILLCREST DR	County--Jonathan's Woods	MORRIS COUNTY	0.24	0.24
70501	405	15C	193 HILLCREST DR	County--Jonathan's Woods	MORRIS COUNTY	0.24	0.25
70501	419	15C	207 HILLCREST DR	County--Jonathan's Woods	MORRIS COUNTY	0.31	0.28
70503	6	15C	190 HILLCREST DR,REAR	County--Jonathan's Woods	MORRIS COUNTY	3.36	1.75
70503	7	15C	33 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	1.01	1.04
70503	8	15C	35 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	1.04	1.02
70503	9	15C	21 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.95	0.95
70503	10	15C	27 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	1.03	1.02
70503	11	15C	43 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.79	0.81
70503	234	15C	181 CEDAR LAKE WEST	County--Jonathan's Woods	MORRIS COUNTY	1.22	1.07
70503	244	15C	19 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.45	0.45
70503	256	15C	45 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.44	0.45
70503	258	15C	47 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.44	0.47
70503	260	15C	53 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.87	0.91
70503	264	15C	55 GREAT BEAR RD	County--Jonathan's Woods	MORRIS COUNTY	0.43	0.33
Total, MCPC: Jonathan's Woods:							12.02
21101	2	3B	FRANKLIN RD	Preserved Farm	PRIVATE	20.12	20.07

Appendix B. Preserved and Public Lands (Municipal, County, State, Non-Profit, Farms)

Denville, Area: 11.99 square miles
7,616 acres

23% of Denville is preserved

Preserved Lands:		Percent of Total:
Denville Township:	1,364.49	78%
Parsippany-Troy Hills Township:	17.25	1%
Morris County:	292.81	17%
NJDEP:	52.22	3%
Passaic River Coalition:	7.89	0%
Preserved Farm:	20.07	1%
Total, Preserved Lands:	1,754.73	100%

Appendix B. Public, Utilities, Education, Charitable Lands

Block	Lot	Class	Location	Owner	Facility	Acres (Tax Data)	Acres (GIS)
30601	19	15C	ESTLING LAKE RD	CONRAIL	RAILROAD STATION	1.00	1.38
30608	1	15C	1 ESTLING LAKE RD	NEW JERSEY TRANSIT	SHED	1.00	0.72
30610	2	15C	377 ROUTE 53	NJ TRANSIT (ERIE LACKAWANNA)	VACANT LAND	0.06	0.05
31207	18	15C	12 STATION RD	NEW JERSEY TRANSIT	RAILROAD DEPOT	0.35	0.31
20201	13	15C	3151 ROUTE 10	STATE OF NJ, TRANSPORTATION	HIGHWAY	1.65	1.82
20201	15	15C	3153 ROUTE 10	STATE OF NJ, TRANSPORTATION	HIGHWAY	1.26	1.26
30710	1	15C	KINSEY PL	STATE OF NJ, TRANSPORTATION	VACANT LAND	1.22	1.20
31207	14	15C	517 ROUTE 53	STATE OF NJ, TRANSPORTATION	HIGHWAY	0.09	0.09
50101	2	15C	OFF WOODLAND AVE	STATE OF NJ, TRANSPORTATION	VACANT LAND	2.50	1.22
50309	1	15C	141 ROUTE 46	STATE OF NJ, TRANSPORTATION	VACANT LAND	6.00	6.52
Total, Transportation:						15.13	14.56

21301	7.01	15C	4-18 PEER PL	HOUSING AUTHORITY,MORRIS COUNTY	PUBLIC HOUSING	10.26	10.34
Total, Public Housing:						10.26	10.34

10102	7	15C	13 BLACK BIRCH DR	TOWNSHIP OF DENVILLE	DETENTION POND	1.49	1.49
11001	21	15C	HORIZON DR, REAR	TOWNSHIP OF DENVILLE	WATER TANK	1.47	1.31
11203	7.01	15C	3013 ROUTE 10	TOWNSHIP OF DENVILLE	PUMPING STATION	0.01	0.01
11401	15	15C	TONNELIER WAY	TOWNSHIP OF DENVILLE	PUMPING STATION	0.06	0.06
11403	9	15C	31 COPELAND RD	TOWNSHIP OF DENVILLE	SHED	0.92	0.92
11502	3	15C	37 CAMBRIDGE AVE	TOWNSHIP OF DENVILLE	VACANT LAND	4.22	4.23
11502	6	15C	43 CAMBRIDGE AVE	TOWNSHIP OF DENVILLE	DETENTION BASIN	1.88	1.92
20002	2	15C	SMITH RD	TOWNSHIP OF DENVILLE	VACANT LAND	11.50	11.85
20102	14	15C	560 OPENAKI RD	TOWNSHIP OF DENVILLE	HISTORIC SITE: OPENAKI RD	1.15	1.16
20401	56	15C	1 1/2 SUE CT	TOWNSHIP OF DENVILLE	VACANT LAND	0.21	0.14
20901	12	15C	FRANKLIN RD, REAR	TOWNSHIP OF DENVILLE	WATER TOWER	0.43	1.16
21001	8	15C	390 FRANKLIN RD	TOWNSHIP OF DENVILLE	FIRE HOUSE	0.26	0.25
21001	15	15C	14 HILL RD	TOWNSHIP OF DENVILLE	PUMP STATION	1.54	1.58
30501	28	15C	21 EVERGREEN RD	TOWNSHIP OF DENVILLE	RADIO TOWER	0.45	0.45
30501	38	15C	11 HIGHVIEW RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.12	0.20
30501	40	15C	15 HIGHVIEW & BEACON	TOWNSHIP OF DENVILLE	VACANT LAND	0.83	0.46
30501	41	15C	17 HIGHVIEW RD	TOWNSHIP OF DENVILLE	DEDICATED OPEN SPACE	0.18	0.17
30606	2	15C	70 THURMONT RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.05	0.17
30701	17	15C	100 EAST MAIN ST	TOWNSHIP OF DENVILLE	RECREATION CENTER (SENIOR)	0.32	0.17
30701	20	15C	45 DENVILLE AVE	TOWNSHIP OF DENVILLE	PARK	0.09	0.09
30707	5	15C	28 RICHWOOD PL	TOWNSHIP OF DENVILLE	VACANT	0.23	0.20
30803	14	15C	SLEEPY HOLLOW RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.11	0.09
30803	16	15C	8 COOPER RD	TOWNSHIP OF DENVILLE	POND (NEXT TO AYRES/KNUTH)	10.32	10.31

Block	Lot	Class	Location	Owner	Facility	Acres (Tax Data)	Acres (GIS)
30803	34	15C	20 REDWOOD RD	TOWNSHIP OF DENVILLE	POND (NEXT TO AYRES/KNUTH)	8.24	8.23
31001	6	15C	82 PARKS RD	TOWNSHIP OF DENVILLE	WATER TOWER	1.97	1.87
31109	13.01	15C	7 LAKE LENORE RD	TOWNSHIP OF DENVILLE	PUBLIC HOUSING	1.66	1.72
31109	18	15C	21 ARLINGTON DR	TOWNSHIP OF DENVILLE	PUMPING STATION	0.51	0.71
31220	29	15C	15-17 PARKS RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.13	0.16
31301	24	15C	21-35 NEW ST	TOWNSHIP OF DENVILLE	VACANT LAND	0.94	0.93
31301	25	15C	NEW ST, REAR	TOWNSHIP OF DENVILLE	VACANT LAND	2.05	1.71
31301	29	15C	8-20 WATTS AVE	TOWNSHIP OF DENVILLE	VACANT LAND	4.00	4.50
31405	16	15C	77 FOX HILL RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.12	0.06
31601	1	15C	LUGER RD	TOWNSHIP OF DENVILLE	DRAINAGE	4.90	4.75
40001	5	15C	OFF MORRIS KNOLLS	TOWNSHIP OF DENVILLE	WATER TOWER	3.75	8.62
40001.02	145	15C	MACKENZIE LN	TOWNSHIP OF DENVILLE	DEDICATED OPEN SPACE	0.06	0.06
40813	927	15C	57 INDIAN RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.12	0.11
41006	6	15C	48 INDIAN RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.27	0.25
41006	13	15C	2 INDIAN RD	TOWNSHIP OF DENVILLE	FIREHOUSE	0.45	0.47
41101	251	15C	27 FRANKLIN RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.12	0.09
41101	252	15C	25 FRANKLIN RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.14	0.13
41101	254	15C	6 FOREST TRL	TOWNSHIP OF DENVILLE	PUMPING STATION	0.28	0.24
41101	256	15C	10 FOREST TRL	TOWNSHIP OF DENVILLE	VACANT LAND	0.19	0.19
41101	265	15C	OLD RAILROAD BED	TOWNSHIP OF DENVILLE	VACANT LAND	0.37	0.42
41102	13	15C	OLD RAILROAD BED	TOWNSHIP OF DENVILLE	VACANT LAND	3.31	3.16
41206	15	15C	1 ST MARY'S PL	TOWNSHIP OF DENVILLE	MUNICIPAL BUILDING	4.85	4.85
41303	55.01	15C	34 EARL ST	TOWNSHIP OF DENVILLE	PUMP STATION	0.19	0.19
50101	3.01	15C	70 WOODLAND AVE	TOWNSHIP OF DENVILLE	PUMP SITE	0.12	0.10
50101	114	15C	69-77 WOODLAND AVE	TOWNSHIP OF DENVILLE	VACANT LAND	3.97	3.19
50202	1	15C	170 ROUTE 46	TOWNSHIP OF DENVILLE	PARKING AREA	1.22	1.29
50202	14	15C	45 BLOOMFIELD AVE	TOWNSHIP OF DENVILLE	PARKING LOT 2	0.84	0.94
50202	233	15C	97 BLOOMFIELD AVE	TOWNSHIP OF DENVILLE	PARKING LOT	0.29	0.39
50203	1	15C	167-175 ROUTE 46	TOWNSHIP OF DENVILLE	VACANT LAND	3.32	3.90
50304	16	15C	19 FIRST AVE	TOWNSHIP OF DENVILLE	PARKING LOT 3	1.08	1.03
50308	3	15C	27 WEST MAIN ST	TOWNSHIP OF DENVILLE	PARKING LOT 1	0.07	0.74
50401	32	15C	48 RIVERSIDE DR	TOWNSHIP OF DENVILLE	PUMPING STATION	0.11	0.14
50401	38	15C	34 RIVERSIDE DR	TOWNSHIP OF DENVILLE	PUMP STATION	0.28	0.27
50601	8	15C	294 DIAMOND SPRING RD	TOWNSHIP OF DENVILLE	SHED	0.46	0.49
50601	15	15C	240 DIAMOND SPRING RD	TOWNSHIP OF DENVILLE	PUMPING STATION	0.08	0.08
50702	2	15C	2 RIVER RD	TOWNSHIP OF DENVILLE	FIREHOUSE	0.41	0.37
50702	6	15C	48 RIVER RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.07	0.08
50906	7	15C	125 LAKEWOOD DR	TOWNSHIP OF DENVILLE	VACANT LAND	0.23	0.21

Appendix B. Public, Utilities, Education, Charitable Lands

Block	Lot	Class	Location	Owner	Facility	Acres (Tax Data)	Acres (GIS)
51002	56.1	15C	44 GARWOOD TRL	TOWNSHIP OF DENVILLE	PUMP STATION	0.02	0.02
51003	70	15C	32 MOSSWOOD TRL	TOWNSHIP OF DENVILLE	VACANT LAND	0.05	0.04
60203	4	15C	DICKERSON AVE	TOWNSHIP OF DENVILLE	VACANT LAND	1.21	1.02
60203	108	15C	DICKERSON AVE	TOWNSHIP OF DENVILLE	VACANT LAND	0.06	0.06
60203	109	15C	DICKERSON AVE	TOWNSHIP OF DENVILLE	VACANT LAND	0.17	0.17
60203	336	15C	DICKERSON AVE	TOWNSHIP OF DENVILLE	VACANT LAND	0.30	0.29
60203	343	15C	DICKERSON AVE	TOWNSHIP OF DENVILLE	VACANT LAND	0.58	0.54
60204	151	15C	10-30 LAUREL AVE	TOWNSHIP OF DENVILLE	VACANT LAND	1.03	1.10
60207	18	15C	CEDAR LAKE EAST	TOWNSHIP OF DENVILLE	VACANT LAND	0.09	0.08
60407	13	15C	WINDING WAY	TOWNSHIP OF DENVILLE	VACANT LAND	0.61	0.42
60407	28	15C	35 FLORENCE AVE	TOWNSHIP OF DENVILLE	VACANT LAND	1.00	0.66
60601	134	15C	18 ROCK RIDGE RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.37	0.38
60601	142.01	15C	20 ROCK RIDGE RD	TOWNSHIP OF DENVILLE	DRAINAGE	1.78	1.79
60601	214	15C	30 ROCK RIDGE RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.22	0.04
60603	44.01	15C	455 DIAMOND SPRING RD	TOWNSHIP OF DENVILLE	SENIOR HOUSING	7.73	7.73
60603	45	15C	1 COOKS POND - WATER	TOWNSHIP OF DENVILLE	VACANT LAND	18.17	18.12
60801	61	15C	100 MORRIS AVE	TOWNSHIP OF DENVILLE	VACANT LAND	13.65	13.84
60801	64	15C	140 MORRIS AVE	TOWNSHIP OF DENVILLE	MAINTENANCE BUIL.	18.68	18.37
60901	2	15C	16 HILLCREST DR	TOWNSHIP OF DENVILLE	WATER TOWER	13.89	13.19
60903	14	15C	26 HILLCREST DR	TOWNSHIP OF DENVILLE	VACANT LAND	0.06	0.05
61001	475	15C	35 BALD NOB RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.22	0.19
61101	10	15C	27 HILLCREST DR	TOWNSHIP OF DENVILLE	WATER TOWER	1.39	0.88
61304	639	15C	20 VANS DR & LTL BEAR RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.28	0.34
61401	73.1	15C	83.5 WEST GLEN RD	TOWNSHIP OF DENVILLE	PUMP SITE	0.08	0.08
61601	2	15C	ALONG RT 80	TOWNSHIP OF DENVILLE	SHED	4.41	3.72
61702	31	15C	MORRIS AVE	TOWNSHIP OF DENVILLE	VACANT LAND	0.32	0.13
70101	66	15C	11 BEAVERBROOK RD	TOWNSHIP OF DENVILLE	PUMPING STATION	0.01	0.01
70501	378	15C	165 HILLCREST DR	TOWNSHIP OF DENVILLE	SUMMER WATER TW	0.04	0.04
70502	323	15C	81 WATCHTOWER RD	TOWNSHIP OF DENVILLE	VACANT LAND	0.28	0.28
Total, Denville Township:						175.68	178.66
50003	5	1	TOWPATH, REAR	BOROUGH OF MOUNTAIN LAKES	TOWPATH, REAR	4.93	5.23
50702	12	1	END TOWPATH RD	BOROUGH OF MT LAKES	END TOWPATH RD	10.26	10.14
Total, Mountain Lakes Borough:						15.19	15.37

Appendix B. Public, Utilities, Education, Charitable Lands

Block	Lot	Class	Location	Owner	Facility	Acres (Tax Data)	Acres (GIS)
20401	13	15A	OFF NICOLE DR	DENVILLE BOARD OF EDUCATION	VACANT LAND	24.11	24.51
30201	5	15A	44 COOPER RD	DENVILLE BOARD OF EDUCATION	SCHOOL	12.50	12.46
30201	10	15A	7 BIRCH RUN AVE	DENVILLE BOARD OF EDUCATION	VACANT	10.33	10.40
41206	14	15A	33 ST MARY'S PL	DENVILLE BOARD OF EDUCATION	SCHOOL	10.74	10.73
50701	8	15A	320 DIAMOND SPRING RD	DENVILLE BOARD OF EDUCATION	JR HIGH SCHOOL	9.07	9.75
50701	18	15A	300 DIAMOND SPRING RD	DENVILLE BOARD OF EDUCATION	VACANT LAND	0.36	0.35
50702	10	15A	6-26 RIVER RD	DENVILLE BOARD OF EDUCATION	BUS GARAGE	7.68	7.41
Denville, BOE:						74.79	75.62
31301	3	15A	426-466 EAST MAIN ST	MORRIS COUNTY VOCATIONAL SCHOOL	VACANT LAND	11.28	11.28
31301	18	15A	386 EAST MAIN ST	MORRIS COUNTY VOCATIONAL SCHOOL	SCHOOL	8.66	8.50
Morris County Vo-Tech:						19.94	19.79
40001	43	15A	48 KNOLL DR	MORRIS HILLS REGIONAL DIST BD OF ED	HIGH SCHOOL	51.78	49.36
Morris Hill HS:						51.78	49.36
50601	11.01	15F	230 DIAMOND SPRING RD	PRIVATE, EDUCATION:	SCHOOLS	29.91	25.03
61702	30	15D	250 MORRIS AVE	PRIVATE: RELIGIOUS	SCHOOLS	32.36	32.57
Private School:						29.91	57.60
20202	4	15D	427 FRANKLIN RD	PRIVATE: RELIGIOUS	CHURCH	2.24	2.12
30102	4	15D	52 COOPER RD	PRIVATE: RELIGIOUS	CHURCH	6.90	0.52
30102	4	15F	52 COOPER RD	PRIVATE: RELIGIOUS	SCHOOLS	-	6.78
40202	44	15D	20 KNOLL DR	PRIVATE: RELIGIOUS	CHURCH	4.70	0.07
40202	44	4A	20 KNOLL DR		DAY CARE	-	4.69
50002	3	15D	180 DIAMOND SPRING RD	PRIVATE: RELIGIOUS	DORMITORY	8.75	9.04
50402	15	15D	100 ROUTE 46	PRIVATE: RELIGIOUS	CHURCH/SCHOOL/ETAL	3.22	3.06
50601	14	15D	190 DIAMOND SPRING RD	PRIVATE: RELIGIOUS	CHURCH	4.68	4.75
60702	14	15D	155 MORRIS AVE	PRIVATE: RELIGIOUS	CHURCH	3.26	4.14
Total, Religious/Charitable:						33.75	35.18
50001	1	15D	18 POCONO RD	PRIVATE (LEASED AND ON ROSI)	ADMINISTRATIVE BLDG.	43.65	43.65
50002	1.03	1	122-156 DIAMOND SPRING RD	PRIVATE: HEALTH		17.70	17.62
50002	2.01	15D	21-23 POCONO RD	PRIVATE: HEALTH	CLINIC	2.06	0.37
50002	2.01	4A	21-23 POCONO RD	PRIVATE: HEALTH	SKILLED NURSING	-	2.12
50002	5	15D	19 POCONO RD	PRIVATE: HEALTH	CLINIC	-	4.16
50002	5	4A	19 POCONO RD	PRIVATE: HEALTH	FRANCISCAN OAKS	11.90	12.00
Total, Health:						75.31	79.92
30102	5	15E	48 COOPER RD	PRIVATE, CEMETERY	CEMETERY	0.51	0.50

Block	Lot	Class	Location	Owner	Facility	Acres (Tax Data)	Acres (GIS)
40815	1733.02	15E	109 HIGHLAND TRL	PRIVATE, CEMETERY	GRAVEYARD	0.19	0.05
41207	1	15E	9 SAVAGE RD	PRIVATE, CEMETERY	CEMETERY	2.63	2.51
50002	1.02	15E	170 DIAMOND SPRING RD	PRIVATE, CEMETERY	CEMETERY	0.78	0.80
50003	16	15E	40-42 OLD BOONTON RD	PRIVATE, CEMETERY	CEMETERY	0.39	0.43
Total, Cemetery:						4.50	4.30

41205	4	15F	9 LEGION PL	DENVILLE MEMORIAL POST 390	VFW POST - AM. LEG.	0.48	0.59
70101	2	15F	71 FORD RD N	V F W POST 2519	VFW POST	0.91	0.86
Total, VFW:						1.39	1.45

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)
30601	19	15C	ESTLING LAKE RD	CONRAIL	1.00	1.38
40103	1		PALMER RD, REAR	ERIE LACKAWANNA RR&J & J REALTY	12.60	12.04
80001	1	5A	RAILROAD-STATION RD	CONRAIL/MORRIS&ESSEX DIV MAIN LINE	3.39	3.15
80001	2	5A	RAILROAD-FOX HILL RD	CONRAIL/MORRIS&ESSEX DIV MAIN LINE	2.76	2.38
80001	3	5A	RAILROAD-ROUTE 53	CONRAIL/MORRIS&ESSEX DIV MAIN LINE	3.37	3.31
80002	9	5A	RAILROAD-ROUTE 53	CONRAIL/MORRIS&ESSEX DIV BOONTON BR	13.95	13.34
80001	5	5A	RAILROAD-ASTRO PL	CONRAIL/MORRIS&ESSEX DIV MAIN LINE	13.01	12.93
80001	6	5A	RAILROAD-FRANKLIN AVE	CONRAIL/MORRIS&ESSEX DIV MAIN LINE	7.14	7.14
80002	7	5A	RAILROAD-LUGER RD	CONRAIL/MORRIS&ESSEX DIV BOONTON BR	3.78	17.87
80002	8	5A	RAILROAD-ROUTE 53	CONRAIL/MORRIS&ESSEX DIV BOONTON BR	17.45	3.82
80001	4	5A	RAILROAD-ESTLING LK/FRANK	NJ DOT/MORRIS&ESSEX DIV MAIN LINE	22.14	21.47
Total, Railroad:					100.59	98.82
41301	15		OFF MENDES ST	JERSEY CITY MUA	10.30	10.59
50201	1		120-200 BLOOMFIELD AVE	JERSEY CITY MUA	1.32	1.91
50201	173		112 BROADWAY	JERSEY CITY MUA	0.27	0.29
61601	8		OLD CANAL BED	JERSEY CITY MUA	1.35	1.20
61601	11		VANDERHOOF AVE	JERSEY CITY MUA	7.56	6.63
Total, Jersey City MUA:					20.80	20.60

Appendix B. Public, Utilities, Education, Charitable Lands

Block	Lot	Class	Location	Type	Facility	Acres (Tax Data)	GIS Acres
31207	14	15C	517 ROUTE 53	PUBLIC PROPERTY: NJDOT	HIGHWAY	0.09	0.09
31207	12	4A	8 STATION RD	COMMERCIAL	STORE - W/ RESIDENTIAL	0.17	0.14
31207	15	4A	515 EAST MAIN ST	COMMERCIAL	OFFICE - GENERAL	0.15	0.16
31207	11	15F	10 STATION RD	OTHER EXEMPT	STORAGE BLDG.	0.27	0.26
31207	13	4A	4 STATION RD	COMMERCIAL	REST - WITH APARTMENT	0.27	0.25
31207	18	15C	12 STATION RD	PUBLIC PROPERTY: NJ TRANSIT	RAILROAD DEPOT	0.35	0.31
31207	16	1	475 EAST MAIN ST	PRIVATE: VACANT LAND		0.63	0.62
31207	17	4B	495 EAST MAIN ST	PRIVATE: INDUSTRIAL		1.47	1.49
Total, Redevelopment Area:						3.39	3.32

Appendix B. Private Lake Communities, Golf, Farmland

Block	Lot	Class	Location	Additional Lots	Owner	Acres (Tax Data)	Acres (GIS)
60002	1	1	CEDAR LAKE		CEDAR LAKE PROPERTY OWNERS	90.86	96.59
60201	188	1	CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.03	0.01
60201	189	1	47 CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.30	0.21
60203	10	1	CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.10	0.30
60203	18	1	6 CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.10	0.11
60207	5	1	OAK AVE		CEDAR LAKE PROPERTY OWNERS	0.05	0.04
60207	9	1	CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.08	0.04
60207	23	1	CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.02	0.00
60207	27	1	CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.80	0.54
60207	33	1	CRYSTAL DR		CEDAR LAKE PROPERTY OWNERS	0.40	0.06
60207	34	1	CRYSTAL DR		CEDAR LAKE PROPERTY OWNERS	0.05	0.01
60207	35	2	CRYSTAL DR		CEDAR LAKE PROPERTY OWNERS	2.45	2.48
60207	319	1	23 ROCKAWAY AVE		CEDAR LAKE PROPERTY OWNERS	0.04	0.06
60207	335	1	3 ROCKAWAY AVE		CEDAR LAKE PROPERTY OWNERS	0.05	0.06
60402	134	1	120 CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.31	0.04
60404	144	1	16 AQUA ST		CEDAR LAKE PROPERTY OWNERS	3.83	4.20
60408	134	1	133 CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.31	0.06
60906	6	1	2 CEDAR LAKE WEST		CEDAR LAKE PROPERTY OWNERS	0.37	0.29
60906	34	1	CEDAR LAKE WEST		CEDAR LAKE PROPERTY OWNERS	0.02	0.07
61001	267	1	WATCHTOWER RD		CEDAR LAKE PROPERTY OWNERS	1.77	1.83
61001	283	1	WATCHTOWER RD		CEDAR LAKE PROPERTY OWNERS	1.63	1.66
61001	295	1	23 WATCHTOWER RD		CEDAR LAKE PROPERTY OWNERS	0.69	0.66
61001	418	1	HILLCREST DR, REAR		CEDAR LAKE PROPERTY OWNERS	1.42	1.61
61003	1	1	61 CEDAR LAKE WEST		CEDAR LAKE PROPERTY OWNERS	0.16	0.19
61005	43	1	98 CEDAR LAKE WEST		CEDAR LAKE PROPERTY OWNERS	0.27	0.29
61301	65	1	140 CEDAR LAKE WEST		CEDAR LAKE PROPERTY OWNERS	0.20	0.22
61301	80	1	176 CEDAR LAKE NORTH		CEDAR LAKE PROPERTY OWNERS	0.40	0.36
61302	87	1	194 CEDAR LAKE NORTH		CEDAR LAKE PROPERTY OWNERS	0.43	0.48
61302	89	1	198 CEDAR LAKE NORTH		CEDAR LAKE PROPERTY OWNERS	0.07	0.08
61302	114	1	177 CEDAR LAKE EAST		CEDAR LAKE PROPERTY OWNERS	0.10	0.10
61303	646.1	1	CEDAR LAKE		CEDAR LAKE PROPERTY OWNERS	0.45	0.44
61304	632	1	224 CEDAR LAKE NORTH		CEDAR LAKE PROPERTY OWNERS	0.74	0.67
70501	411	1	199 HILLCREST DR		CEDAR LAKE PROPERTY OWNERS	0.27	0.27
Total, Cedar Lake:						108.76	114.06
30001	1	1	ESTLING LAKE RD		ESTLING LAKE CORP	80.26	77.06
30001	2	3B	ESTLING LAKE RD		ESTLING LAKE CORP	194.00	219.76
30001	2	2	ESTLING LAKE RD		ESTLING LAKE CORP	21.00	20.98

Appendix B. Private Lake Communities, Golf, Farmland

Block	Lot	Class	Location	Additional Lots	Owner	Acres (Tax Data)	Acres (GIS)
40301	3	1	321 FRANKLIN RD		ESTLING LAKE CORP	0.09	0.18
Total, Estling Lake:						295.35	317.98

40002	1	4A	WATER(INDIAN LAKE)	2,3,4,5,6,7	INDIAN LAKE COMMUNITY CLUB INC	77.60	75.55
40509	218	1	30 SOUTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.28	0.29
40901	1	4A	91 EAST SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	2.35	2.55
40911	1	1	WATER-IND SPR TR&E SHORE		INDIAN LAKE COMMUNITY CLUB INC	1.20	1.18
41001	34	1	60 NORTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.28	0.32
41005	1	1	INDIAN RD		INDIAN LAKE COMMUNITY CLUB INC	3.59	3.41
41007	28	1	13 NORTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.06	0.18
41008	1	1	17 EAST SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.34	0.34
41111	1	1	99 NORTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.03	0.03
41112	162	1	97 NORTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	0.06	0.08
41115	640	1	56 SENECA TRL		INDIAN LAKE COMMUNITY CLUB INC	0.19	0.25
41116	1	1	NORTH SHORE RD		INDIAN LAKE COMMUNITY CLUB INC	8.96	8.42
41117	1	1	WATER		INDIAN LAKE COMMUNITY CLUB INC	2.28	2.08
Total, Indian Lake:						97.23	94.68

50101	113	1	67 WOODLAND AVE		LAKE ARROWHEAD CLUB INC	0.13	0.13
50103	1	1	ROUTE 46		LAKE ARROWHEAD CLUB INC	1.34	1.30
50104	1	1	301 ROUTE 46		LAKE ARROWHEAD CLUB INC	-	0.01
50104	505	1	303 ROUTE 46		LAKE ARROWHEAD CLUB INC	0.18	0.09
50902	2.01	1	127 LAKEWOOD DR		LAKE ARROWHEAD CLUB, INC	0.80	0.62
50902	2.02	1	191 LAURELWOOD DR		LAKE ARROWHEAD CLUB, INC	0.32	0.14
50903	18	1	6 COURT PL		LAKE ARROWHEAD CLUB INC	1.12	1.17
50904	34	1	RIDGEWOOD PKWY		LAKE ARROWHEAD CLUB, INC	0.07	0.12
50907	34	1	2 LAKEWOOD DR		LAKE ARROWHEAD CLUB, INC	6.80	6.40
50907	35	1	LAKWOOD DR		LAKE ARROWHEAD CLUB, INC	0.52	0.54
50907	36	1	LAKWOOD DR		LAKE ARROWHEAD CLUB, INC	0.50	1.18
51001	23	1	262 ROUTE 46		LAKE ARROWHEAD CLUB INC	0.09	0.07
51003	65	1	35 MOSSWOOD TRL		LAKE ARROWHEAD CLUB INC	0.05	0.05
51004	1	1	1 CONOWINGO IS		LAKE ARROWHEAD CLUB INC	0.36	0.32
51004	2	1	LAKE ARROWHEAD		LAKE ARROWHEAD CLUB INC	18.77	18.55
51004	3	1	281/2 LAKEWOOD DR		LAKE ARROWHEAD CLUB, INC	0.05	0.06
51004	4	1	68 LAKEWOOD DR		LAKE ARROWHEAD CLUB, INC	0.05	0.06
51005	2	1	9 RIDGEWOOD DR		LAKE ARROWHEAD CLUB INC	0.79	0.78
Total, Lake Arrowhead:						31.94	31.59

Appendix B. Private Lake Communities, Golf, Farmland

Block	Lot	Class	Location	Additional Lots	Owner	Acres (Tax Data)	Acres (GIS)
60509	3	1	EDGEWATER DR		EDGEWATER LK PROP ASSN	3.75	4.20
61402	3	4A	55 ENTRANCE WAY		ROCK RIDGE COMMUNITY CLUB	2.33	15.21
Total, Rock Ridge Lake:						6.08	19.41
50002	4	4A	39A POCONO RD		ROCKAWAY RIVER COUNTRY CLUB	58.75	57.89
50003	1	4A	39 POCONO RD		ROCKAWAY RIVER COUNTRY CLUB	99.50	103.03
Total, Rockaway River Country Club (Golf):						158.25	160.92
50803	16	4A	450 DIAMOND SPRING RD		PEACE PIPE, INC	11.62	10.38
50803	17	4A	BUSH RD		PEACE PIPE, INC	25.97	27.26
Total, Peace Pipe (Golf):						37.59	37.64
Total, Golf:						195.84	198.56
Total, Lake Communities:						539.36	577.72
Total, Lake Communities and Country Club:						735.20	776.27

Appendix B. Private Lake Communities, Golf, Farmland

Block	Lot	Class	Location	Owner	Acres (Tax Data)	Acres (GIS)
11201	1	3B	21 ZEEK RD	PRIVATE	21.24	21.09
20202	12	3A	68 MT PLEASANT TPKE	PRIVATE	0.86	
20202	12	3B	68 MT PLEASANT TPKE	PRIVATE	6.00	6.69
21101	11	3A	85 COOPER RD	PRIVATE	2.15	
21101	11	3B	85 COOPER RD	PRIVATE	5.00	6.90
30805	34	3A	104 PARKS RD	PRIVATE	1.00	
30805	34	3B	108 PARKS RD	PRIVATE	5.58	6.59
31504	36	3B	103 PARKS RD	PRIVATE	4.30	4.30
40201	9.01	3B	389 FRANKLIN AVE	PRIVATE	71.96	70.91
61901	1	3B	65-1/2 KITCHELL RD	PRIVATE	9.00	10.57
70002	3	3A	1 OLD BEACH GLEN RD	PRIVATE	1.00	
70002	3	3B	1 OLD BEACH GLEN RD	PRIVATE	26.50	27.49
70002	7	3A	3 OLD BEACH GLEN RD	PRIVATE	1.00	
70002	7	3B	3 OLD BEACH GLEN RD	PRIVATE	19.00	19.83
70101	15	3A	109 FORD RD N	PRIVATE	1.00	
70101	15	3B	FORD RD N	PRIVATE	6.07	5.71
70401	17	3A	6 WOOD RD	PRIVATE	1.00	
70401	17	3B	6 WOOD RD	PRIVATE	8.53	8.28
70401	18	3B	120 FORD RD N	PRIVATE	1.25	1.22
Total, Farmland:					192.44	189.57

APPENDIX C

Public Meeting Materials

- 100** March 18, 2024: Open Space and Trails Committee Notice, Presentation, Minutes
- 107** June 12, 2014: Planning Board Agenda, Minutes, Resolution

Township of

DENVILLE

1 St. Mary's Place
Denville, New Jersey 07834

Thomas Andes
Mayor
mayor@denvillenj.org



(973) 625-8300
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Steven Ward
Business Administrator
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PUBLIC NOTICE

TOWNSHIP OF DENVILLE SPECIAL MEETING NOTICE

There will be a special public meeting of the Denville Township Open Space and Trails Committee held on **Monday, March 18, 2024** beginning at 7:00 P.M. in the Denville Community Room of the Municipal Building, 1 Saint Mary's Place, Denville, NJ 07834.

The special meeting will be held to discuss the Open Space Master Plan and discuss potential 2024 open space acquisition targets.

Steven Ward, Township Administrator
2/21/2024

2024
Open Space and Recreation Plan Update
Denville Township

Presentation and Public Meetings:

Open Space and Trails Committee
 03.18.2024 - 7:00 PM

Planning Board
 06.12.2024 - 7:30 PM




1

Green Acres Guidelines

For updating Municipal Open Space and Recreation Plans

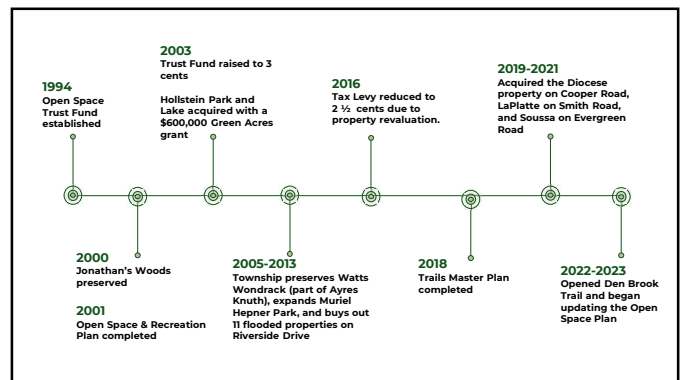
- » The Open Space Plan relies on the latest municipal data for revenues/expenditures and priorities for preservation.
- » The 2001 Plan is out of date and no longer qualifies the Township for state grant funds.
- » The Township applied for and received a grant from the New Jersey Highlands Water Protection and Planning Council to prepare the Open Space Plan

2

OPEN SPACE GOALS
 FOR THE 2024 OPEN SPACE & RECREATION PLAN

Protect, Preserve, and Steward	<ul style="list-style-type: none"> Environmentally sensitive areas for wildlife habitat, steep slopes, wetlands, streams, forests, aquifer recharge areas, and scenic vistas. Connect public lands to reduce fragmentation and increase resiliency. Historic sites and resources. Drinking water supplies including wellhead protection areas. Maintain undeveloped open space to protect woodlands to ensure sustainability of the natural carbon sequestration of the forest canopy.
Provide	<ul style="list-style-type: none"> Recreational facilities and fields throughout the town to meet current and projected demand. Trails to connect preserved lands, offering safe, healthy alternatives for enjoying public parklands. Diverse recreation opportunities for people of all ages and abilities. Welcoming culture fostering a sense of belonging and community.
Ensure	<ul style="list-style-type: none"> Retention of the landscape's natural beauty while allowing for future development and growth. All citizens have equal opportunities to participate and enjoy community activities and facilities. Partnerships to leverage municipal funding and achieve open space goals.

3

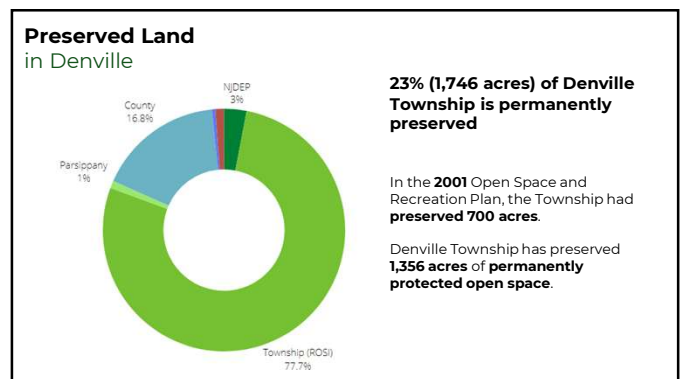


4

Open Space Funding

New Jersey	Denville	Morris County
NJDEP Green Acres \$ 4,499,067 44 properties 859 acres Planning Incentive Grant \$4,150,000 awarded \$533,753 balance Prior to Planning Incentive Grant \$232,820	Open Space Trust Fund Balance (Nov 2023) \$370,036 Levy generated (2023) \$773,788 Since 1994 1,146 acres purchased with the Trust Fund	Open Space Trust Fund \$8,739,500 877 acres, 27 projects Farmland \$438,454, 20 acres in 2009 Flood Mitigation 11 flooded homes, Hurricane Irene Trail Construction Grant Program \$466,596 Den Brook Park & Knuth Field Trails Historic Preservation Program \$1,003,460 Ayres/Knuth Farm Foundation





5



6

Recommendations

Priorities for preservation include the protection of:

-  Continue **collaboration efforts** with state and local officials to steward public lands.
-  Integrate **trails** that expand the Township's outdoor ethic.
-  Support the conservation of land to protect wetlands and **mitigate flooding**.
-  Provide opportunities for **recreation**, including open space and playing fields.

7

GROW YOUR PARKS

A **Grow Your Parks program** examines local parks and conservation areas to identify adjacent properties, which can present opportunities to expand existing parks and recreation areas. This allows for new sports fields, trails, parking, and infrastructure.

The **vision** for Grow Your Parks in Denville is to:

- Identify properties adjacent to open space land or natural features within the Township that would be beneficial to acquire.
- Examine undeveloped Township properties near open space land or natural features to identify potential sites.
- Develop an acquisition and funding plan for these properties.
- Create small, neighborhood green spaces within walking distance of residences.

Potential opportunities include:

- Expansion of Den Brook Park / Trail
- Ayres/Knuth Farm and Silver Brook Park Connector
- Extension of Muriel Hepner Park

8

POTENTIAL OPPORTUNITIES

- Pocono Fields**
Township remains interested in acquiring the Pocono Fields property (Block 50001, Lot 1) for active recreation and its historic barns, which the town would potentially convert into a community center.
- McCarter Park**
A property of interest for recreation and conservation
- Franklin Road**
The property behind QuickChek on Franklin Road north of Route 10 West is an opportunity to protect the forested hillside from rapidly encroaching development




Photo: Pocono Fields property, Google Maps

9

JONATHAN'S WOODS

One of POWWW's primary focuses is the protection, enhancement, and expansion of Jonathan's Woods, a valuable community asset.




Location Number	Location	Block	Lot	Acres
1	177 Hillcrest Drive	70501	387	0.459
2	169 Hillcrest Drive	70501	401	0.235
3	199 Hillcrest Drive	70501	431	0.27
4	188 Hillcrest Drive	70503	394	0.26
5	172 Hillcrest Drive	70503	382	0.236
6	17 Great Bear Road	70503	4	2.02
7	173 Cedar Lake West	70503	5	1
8	329 Hillcrest Drive	70501	500/01	2.3
9	41 Alpine Drive	70401	55	6.01
10	11 Little Bear Road	81303	646	10.96
11	52 Fox Glen Road	70503	12	0.99
12	42 Fox Glen Road	70503	15	1.48
Total				52.21

10

FACILITY UPGRADES

The Recreation Department has identified the following improvement projects:

- Turf Field Upgrades
- Grass Field Maintenance
- Restroom Facilities Expansion
- Dugout Replacement at Gardner Field
- Artificial Surface Development
- Access Road Improvements at Pocono Field





11

MORRIS CANAL

To enhance public access and historical appreciation, supporting the completion of the Morris Canal Greenway, a visionary **11-mile** continuous pedestrian and bicycle trail, is a regional opportunity.

In Denville, **three segments** are already in place, while the remaining **two** present short-term and long-term projects.

Investing in the Morris Canal Greenway will not only preserve a piece of history but also provide a recreational and educational resource for the community and visitors alike.

12

AYRES/KNUTH FARM AND TRAIL



Photos: Knuth Field Concept Site Map, Township of Denville; 2018 Denville Trails Master Plan

The Township is currently in the process of enhancing the site's recreational amenities through a walking trail project.


The **Knuth Field Trail** can further be **expanded to connect** the other **Ayre/Knuth properties**, similar to **Trail 5** proposed in the **2018 Trails Master Plan**.

13

FLOOD MITIGATION

At the time of Denville's initial **Planning Incentive grant application** to Green Acres, its **priority** was **flood buyouts**. **Morris County** was able to step in and provide the **25% match** to **FEMA Disaster Declaration grant**, helping **Denville purchase 11 flood-prone properties**.

The administration is working with the U.S. Army Corps of Engineers on floodproofing projects and flood mitigation endeavors aimed at mitigating flooding in the municipality. The current proposal entails **elevating 30 properties** and implementing **flood-proofing measures** for an additional **eight**.



14

PATHWAYS FOR WALKING AND BICYCLING

The 2018 Trails Plan provides an in-depth review and picture of where trails can be constructed.

The 2023 Master Plan's Circulation Element recommends designating bike routes along the following roadways:

- > 1st Avenue
- > 2nd Avenue
- > Bloomfield Avenue
- > Broadway
- > Bush Road
- > Cedar Lake Road
- > Diamond Spring Road
- > Diamond Spring Road (downtown)
- > Morris Avenue
- > Old Boonton Road
- > Pocono Road
- > River Road
- > Savage Road


Linking Veterans Field to Hollstein Lake:

- Veterans Field to Knuth Farm: Veterans Field Trail
- Knuth Farm to Hollstein Lake: Lakeside Connector Trail

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Schedule and Deliverables

🦋 = We are here



- Highlands Council Grant Approved April 2023**
- Kickoff Meeting May 2023**
- Open Space Tours June & August 2023**
- Delivery of Draft Plan November 2023**
- Released for Public Review February 2024**
- First Public Meeting March 18, 2024**
- Plan Adoption Planning Board June 12, 2024**
- Submission to NJDEP Green Acres PENDING**

16

Denville Township Next Steps

- Short Term**
Adopt and Submit to Green Acres
- Mid Term**
Investigate opportunities for expanding recreation and trails.
- Long Term**
Focus on potential acquisitions and stewardship.



17

Thank You

Steve Ward
Denville Township Business Administrator
sward@denvillenj.org

Barbara Heskins Davis, PP, AICP
The Land Conservancy of New Jersey
bhdavis@tlc-nj.org



18

MINUTES

**Denville Township Open Space and Trails Committee
March 18, 2024
Denville Township Community Room**

Meeting was called to order at 7:01 PM.

Salute to the Flag was followed by Open Public Meetings Act (OPMA) Compliance Statement

Roll Call: Jim Florance, Stan Sebastian, Darlene Golinski, Sue Schmitt, Jane Garvey, Angie Cote and Steven Ward (Mayor Andes arrived at approximately 7:35 PM).

Absent: Karen D'Orazio, Stephanie Lyden, Ann Flake, Kevin Loughran, Maryjude Haddock-Weiler

14 Members of the general public were in attendance.

Steven Ward provided an update as to the status of the 2023 Trails Grant. He informed the Committee the Township had received a grant for Phase I of the Knuth Field Walking Path Grant in the amount of \$150,720 in 2022 from the Morris County Parks Commission. Due to permitting issues, the start of construction was delayed. However, he advised that a contract has been awarded after formal competitive bid and anticipates the contractor to commence with the trail construction in the coming weeks.

Partially due to the delay in starting Phase I and partly related to drainage issues that needed to be addressed in the specifications, the Phase II application for the Knuth Field Walking Path Grant was not approved by the Morris County Parks Commission. The Township Engineer is modifying the plans and will resubmit as the 2024 application, without objection, so we can complete that trail project in its entirety.

The Township has been working with POWWW on attempting to acquire a property contiguous to Jonathan's Woods. The initial appraisal came back very low, hundreds of thousands of dollars below the property owner's expectations. POWWW is in the process of funding another appraisal. Depending upon the outcome, the recommendation would be to pursue this property at 188 Hillcrest Drive, which is approximately 4 acres, as our 2024 Open Space application. Of course, the challenge will be with negotiating a value the owner will accept.

Mr. Ward introduced Ms. Barbara Heskins Davis. He explained that Ms. Heskins Davis is the Vice-President of the Land Conservancy of New Jersey. It was stated that in late-2022 at the suggestion of Denville Township Open Space and Trails Committee Member Maryjude Haddock-Weiler, the Township applied for a grant from the Highlands Commission, which was funded. Therefore, Mr. Ward explained the cost of the plan was fully-funded by the Highlands Commission Grant.

Ms. Heskins Davis provided some introductory remarks and then went through a *MS Powerpoint* presentation she had prepared. A copy of the presentation is appended to these minutes. She also advised that the plan was sent to NJ Green Acres, who reviewed and provided accolades to the committee and Township for its efforts and the composition of the draft Open Space Master Plan.

After the presentation by Ms. Heskins Davis, the public hearing on the Open Space plan was opened.

Public Comment –

Barbara Kane, Lake Arrowhead, Denville – inquired about all the affordable housing being constructed and the adverse impact it is having on our resources in Denville, including the impact to our local schools and infrastructure. Ms. Heskins Davis explained Denville is not the only community experiencing considerable construction due to affordable housing obligations. Mr. Ward provided some additional background information on the Mt. Laurel doctrine and announced legislation that had just been adopted on March 18th related to the 4th round (2025 – 2035) obligations. Mr. Ward also explained that during one of the public affordable housing fairness hearings before the presiding judge, the judge responded to a member of the public indicating that the law does not allow her to consider the impact on schools or infrastructure when considering affordable housing obligations.

David Landry, Cedar Lake, Denville – Asked about the considerable drop off in open space acquisitions in past ten years as compared to period between 2000 – 2012. He also made a suggestion regarding a trail priority for 2025 to the Committee to connect Cook’s Pond with the Tourne, which is contained in the Township’s Trails Master Plan. Ms. Heskins Davis stated that is rather common across the County and is reflected in the number of open space grant applications received each year by Morris County, which fell to only 1 in 2023. However, she also stated that Denville was one of the most productive towns in their efforts to obtain grants and their commitments and accomplishments to open space. Ms. Heskins Davis concluded her response by stating that larger parcels in Denville, including Jonathan’s Woods and Hollstein Lake were purchased in early 2000s and that the 70 acres represents a lot of little lots and a lot of hard work as these were some of only available lots remaining to preserve with willing reasonable sellers.

Claudia Ionescu, Indian Lake, Denville – Indicated that the Open Space and Trails Committee lacked a large presence on the Township website and it was difficult to find information. She also inquired as to the use of the open space properties in Denville, specifically which of the properties were preserved and undeveloped and which are being used for active recreation. After considerable discussion, Administrator Ward indicated he would provide Ms. Ionescu with a breakdown of what preserved property is used for active as compared to passive recreation. It was also indicated that the Open Space Plan would remain posted on the Township website.

Dave Blinder – provided some historical data related to native American trade routes and how development occurred along these trade routes adjacent to the river. This resulted in structures being built in harms way in flood zones and within the flood plain. He stated the development upstream of Denville is a primary cause of Denville’s flooding. He indicated that if the area along the river in the flood plain was never developed, there would be no flooding problem. He also inquired about JCMUA property status.

Don Tidey, Denville – Inquired as to whether it was possible to convert paper roads and claim them as open space. Administrator Ward explained that paper roads cannot be purchased or sold. If abandoned, the property reverts to the underlying property owner in the deed and therefore, the suggestion was innovative just not legally possible.

Mary McGuinness, Smith Road, Denville – Advised the committee she did not like the crushed stone surface on the Den Brook Trail and hoped that future trails would remain natural. She indicated the rocks got washed away in parts by recent rainstorms, requiring the DPW to repair. She also expressed concern about tree removal and invasive species. Discussion ensued and Mr. Ward indicated her comments would be provided to the Township Engineer.

Julie Stroffolino – Diamond Spring Road, Denville – Inquired about different colors on preservation map related to Muriel Hepner Park. Ms. Heskins Davis provided an explanation as to color distinction on the map.

Mike Leone – Rockaway Borough – Asked why so much of Recreation and Open Space Fund is spent on field development and construction as scheduling of fields limits time to average taxpayer whereas trails and general open space is open to all the public all the time. Mr. Ward responded that the allocation of funds is a balance and we attempt to satisfy the needs of all competing interests. Mr. Ward also reassured Mr. Leone that the Township always sets aside funds to ensure money is available should a “crown jewel” piece of property comes available for purchase.

Public Comments were Closed.

Committee Member Jim Florance provided additional detail as to the property at 188 Hillcrest. He also thanked the public for coming and complimented Ms. Heskins Davis for the excellent plan she helped the committee prepare.

Committee Member Stan Sebastian spoke to the flooding questions by commenting that due to Denville’s location adjacent to the river, flooding was going to periodically occur. He also was pleased with the plan.

Committee Member Schmitt indicated that she appreciated the excellent public participation and questions. She appreciated the committee’s efforts and praised Ms. Heskins Davis for capturing the true essence of what the committee was trying to accomplish.

Administrator Ward also thanked the committee for their efforts, Jane Garvey for her assistance in tracking and organizing the committee’s comments being conveyed to Ms. Heskins Davis and he also thank Ms. Heskins Davis and her team for their hard work to get us to this point.

Mayor Andes thanked everyone for coming. He too supports the plan and explained that everything in municipal government from his vantage point is a balance. He indicated that balancing passive vs. active recreation, and even balancing the various competing interests in the active recreation realms (baseball vs. football vs. soccer, etc.).

Without objection from the Committee, it was determined the plan would be sent to the Denville Planning Board for their consideration at meeting scheduled for June 12, 2024 at 7:30 PM.

The meeting was adjourned at 8:58pm.

TOWNSHIP OF DENVILLE		
Planning Board		
AGENDA		
June 12, 2024	Dagmara Stroisz, Board Secretary	7:30 PM
Last minute changes are located on the calendar at www.denvillenj.org		

FLAG SALUTE

NOTICE OF PUBLIC MEETING

ROLL CALL

<input type="checkbox"/> JOHN CIARDI	<input type="checkbox"/> DON KUSER	<input type="checkbox"/> MARK VENIS
<input type="checkbox"/> LOUIS MAFFEI	<input type="checkbox"/> STEPHANIE TURKOT	<input type="checkbox"/> TIM BEHRENS (ALT 1)
<input type="checkbox"/> STEPHANIE LYDEN (ALT 2)	<input type="checkbox"/> MAYOR ANDES	<input type="checkbox"/> KURT SCHMITT

PROFESSIONALS PRESENT

<input type="checkbox"/> ANDREW BREWER, ESQ.	<input type="checkbox"/> JASON KASLER, AICP, PP
<input type="checkbox"/> JOHN RUSCHKE, PE	<input type="checkbox"/> SAMANTHA ANELLO, PE

MINUTES:

May 8, 2024 (no vote: Ciardi, Maffei, Lyden)

PURCHASING:

Savo, Schalk, Corsini, Warner, Gillespie, O'Grodnick & Fisher, PA (1)

Maraziti Falcon (2)

Mott MacDonald (8)

RESOLUTIONS: *none*

PUBLIC HEARINGS:

Open Space and Recreation Plan Update

OLD BUSINESS/NEW BUSINESS

ADJOURNMENT

June 12, 2024

**Township of Denville
Planning Board
Regular Meeting Minutes**

June 8, 2024

The Planning Board of the Township of Denville held its regular meeting on Wednesday, June 8, 2024. The meeting was held in the Municipal Building and commenced at 7:30 pm.

Chair Schmitt led flag salute

Board Secretary Stroisz read NOTICE OF PUBLIC MEETING

ROLL CALL:

Present: John Ciardi, Don Kuser, Louis Maffei, Stephanie Turkot, Tim Behrens, Stephanie Lyden, Mayor Andes, Kurt Schmitt

Absent: Mark Venis

Professionals Present: Andrew Brewer, Esq., Jason Kasler, AICP, PP

MINUTES:

May 8, 2024 (no vote: Ciardi, Maffei, Lyden)

A motion to approve the minutes was made by Mbr. Kuser, seconded by Mbr. Behrens and approved by all members able to vote.

AYES: Kuser, Behrens, Turkot, Andes, Schmitt

PURCHASING:

Savo, Schalk, Corsini, Warner, Gillespie, O’Grodnick & Fisher, PA (1)

Maraziti Falcon (2)

Mott MacDonald (8)

A motion to approve the purchasing was made by Mbr. Behrens, seconded by Mbr. Ciardi and approved by all members able to vote.

AYES: Behrens, Ciardi, Maffei, Kuser, Turkot, Andes, Schmitt

RESOLUTION:

PB/PSP/FSP 22-09 DR Horton (no vote: Turkot, Lyden, Ciardi)
Thurmont Road
Block 30501, Lots 8, 32-34, 36-37
Block 30604, Lot 16
Block 30607, Lots 15-17
Block 30611, Lots 1-5

Andrew Brewer, Esq. – attorney for the applicant provided additional suggestions for the resolution which weren’t received until after the resolution was memorized. These changes are non-substantive: condition stating NJ Transit approval may not be required, if a pump station is necessary it will not be dedicated, truck routes, and CO to be issued per unit. This will be a corrective resolution.

A motion to approve this *corrected resolution as presented by Mr. Brewer* was made by Mbr. Behrens, seconded by Kuser and approved by all members able to vote.

AYES: Behrens, Kuser, Maffei, Andes, Schmitt

PUBLIC HEARINGS

Steve Ward, Administrator – the township adopted their last Open Space plan in 2001 and over the last 23 years, the township has been successful in acquiring most of the properties that were listed in the original document. In their 2023 spring meeting, the Open Space Committee reached out to the Highlands Council and have submitted a grant application, who funded the update to the plan. Looked at future opportunities for land preservation in the township, as well as additional sources of funding.

Barbara Davis, PP, AICP – VP of Land Conservancy of New Jersey; wrote Denville’s environmental resources inventory. The Open Space and Recreation Plan is written to meet Green Acres guidelines. We no longer qualify for the planning incentive program because our plan was over 10 years old. The site specific program is difficult because we have to submit on a case by case basis; very detailed application and funding could be lost if the land owner changes their mind; funding is typically less when you go site specific. Plan has already been sent to Green Acres and the Highlands Council; Green Acres has preapproved the plan. Plan looks at open space goals and consistency between planning goals in the Master Plan versus what’s on the ground today. State is directing funding to sites that speak to a resilient landscape; land preservation. Wants to make sure that the town’s planning documents qualify and goals speak to Denville Township and the grant funds that are available. Denville is a very special and unique town and the goals reflect that. Shared timeline of the Open Space Plan starting in 1994, showing progress through present day. Open Space Funding was discussed: all grants that are available have been utilized from the municipal level to the state level. Denville is the most prolific applicant to the county program. Morris County has five programs to provide funding for municipalities and Denville has utilized all five programs. Open Space Trust Fund has preserved 1,146 acres since 1994. Most of the properties that we set to preserve in the Master Plan have been preserved.

Discussed recommendations for a plan: recommend continuing collaborative efforts (ex: POWWW), integrate trails offering opportunities for people to get out and walk, supporting the conservation of wetlands to mitigate flooding, and provide recreation (ex: playing fields). Gave overview of programs: Grow Your Parks (expansion of Den Brook Park, Ayers Knuth and Silver Brooke Park connector, and extension of Muriel Hepner); potential opportunities (Pocono Fields, McCarter Park, Franklin Road – behind Quick Chek). Jonathan’s Woods is a priority of POWWW to protect, enhance, and expand. Facility updates to turf fields, maintenance, dugout replacement, etc. The Morris Canal should continue to be looked at for preservation along with the Ayers Knuth farm and trail. Flood mitigation, trails, and bikeways discussed.

Since this presentation was prepared in March 2024, the municipality has learned of the availability of the Spring Point property (former Saint Francis site) and is applying to Morris County to acquire the 17 acre property. The new draft has that recommendation in it. Next step is to submit the plan to Green Acres. The resolution adopting the plan and the minutes will be submitted by Barbara to Green Acres along with the report.

OPEN TO THE PROFESSIONALS

Jason Kasler, AICP, PP – this is consistent with the Master Plan

OPEN TO THE PUBLIC

Bob Grant – asked the chairman about the approval of NJ Transit for DR Horton and how it’s going to work if they do/don’t require approval. The applicants will determine if NJ Transit will require approval; confirmation will be submitted to the township engineer in writing. The township’s budget has a \$58,000 figure – asked about how those funds are allocated. Mr. Ward explained that the money collected from the Open Space tax goes into a dedicated trust fund, if it’s not used that year it will continue to roll over to the next year. Money is set aside for trail construction, open space preservation, field construction, etc. The balance at the beginning of the year was about \$370, 000. 15 acres behind the Quick Chek was mentioned in the presentation, if the township purchases that land, will it be protected from the Affordable Housing round coming up? Ms. Davis stated that when land is purchased and preserved for open space or farm land, it protects it from the available land inventory. Asked if they could calculate how much it would cost to purchase all of the available buildable land in Denville and take it off the market for affordable housing? Ms. Davis stated that if the township has land allocated for affordable housing, it’s considered a “public good” and an open space program cannot purchase land dedicated to housing. If a property hasn’t been designated for housing, it would be available for open space acquisition. Current open space plan does designate land that is not designated for housing and would be available for purchase by the town.

Erin Polio – excited to see some opportunities for green spaces after seeing so much development in town. Most excited about the Saint Francis property and asked if that’s something the town is pursuing. Ms. Davis stated that it’s really a question for the governing body however, the municipality is submitting an application to the county for funding and the adoption of this plan will open up opportunities for state funding. This property will be expensive so the more funding you can get through the government, the better. Ms. Polio stated that the town should prioritize the acquisition of this land and asked what citizens can do on a community level. Ms. Davis gave a

website that could be helpful on the citizen level: Friends of Drew Forest in Madison. Her daughter presented a photo of a garden landscape as an example of how the Saint Francis land should look. Mr. Ward stated that applications are being submitted but they don't have a contract of sale with the property owner nor do they currently have a willing seller.

Claudia Ionescu – believes that not having updated the Open Space plan for 24 years is horrible; other sections of town are being clear cut because flooding is being exacerbated. Highland Master Plan was discussed: in 2010 town dropped out of Highlands Council, which provides protection when setting quotas on housing. Ms. Davis stated that this is really a Master Plan recommendation not an Open Space and Recreation Plan recommendation. The purpose of the Open Space Master Plan is to qualify for state funding to acquire land. The Highlands Council is not the same organization it was in 2010 (used to be punitive and is now more open to partnerships and funding communities). Any effort Denville could make to preserve the drinking water supply and other natural resources is consistent with the Master Plan. Affordable housing is a different animal; so much of it is out of the municipality's hands. Ms. Ionescu stated that many municipalities stayed with the Highlands Council and remain compliant. This recommendation would have to be put in the Master Plan not in this plan. Mr. Ward stated that the attorney and planner have been reviewing the new round 4 affordable housing legislation and they will be coming to the township council with recommendations to put us into the best position possible for the next round of obligations. Ms. Ionescu thinks we should pursue conformance regardless of the round 4 affordable housing; this is about overdevelopment in town and protecting our natural resources. Wants to know who is managing the Township's facebook page. Mr. Brewer stopped the questioning because it's not relevant to the Open Space Master Plan being discussed. Insisted on asking her question anyway and would like an answer: Mr. Ward stated that he's one of the managers of the Township of Denville facebook page and referred to the statements that were posted online. Ms. Ionescu would like transparency when posting online. Questioning was stopped again.

CLOSED TO THE PUBLIC

OPEN TO THE BOARD

OPEN TO THE PUBLIC – one member of the public just spoke up that they also have questions

Rita Matthews – lives on Zeek Road and asked about the Pulte property and how it'll be affected when it rains. Chairman tried to keep her on topic, this property has nothing to do with the Plan that was presented. Mr. Ward will give her his business card if she has questions about the property on Route 10. There's a property on Zeek Road that might be appropriate for Open Space. Mr. Ward stated that they attempted to acquire that property on a couple occasions. Pricing of the property was discussed; no willing seller.

CLOSED TO THE PUBLIC

OPEN TO THE BOARD

Mbr. Lyden – complimented Ms. Davis on the presentation and how nice it is to see how much land has been acquired by the town and how far we've come.

Mbr. Kuser – asked about the Morris Canal and ownership. Portions of the canal are privately owned. Ms. Davis believes that, although it won't be easy, she does believe that it can be acquired in its entirety with push from the state.

Mbr. Maffei – commended the level of detail in the report. The property on Zeek Road was discussed; owner of that property had no interest in selling it at the last meeting where they tried to acquire it. Mr. Ward stated that the asking price has gone up by 50% and there's no sewer hook-up so any development would have to be on septic. Mr. Maffei added that our zoning laws mean nothing when it comes to affordable housing.

Mbr. Turkot – Ms. Davis confirmed that the only major change since the May 2024 draft was the addition of the Saint Francis property. Asked about artificial surface development and contaminants of concern. Ms. Davis says that Green Acres supports the installation of artificial turf as it expands game time on fields and expands the opportunity for playing. Open Space Master Plan doesn't make a recommendation one way or another as far as turf goes.

Mayor Andes – added that after Irene, 18 of our ball fields were underwater. He's not necessarily the biggest fan of artificial turf but we needed fields that could be playable quicker and out of the flood plain; it took months to get Gardner Field back to playable conditions after flooding. As far as Highlands goes, we need to look at what it's going to do for the town today and down the line in the

future and if it will help us with affordable housing negotiations. Will make a decision once they have all of the information.

Chair Schmitt – great presentation

A motion to adopt this plan update was made by Mbr. Behrens, seconded by Mbr. Kuser and approved by all members able to vote.

AYES: Behrens, Kuser, Ciardi, Maffei, Turkot, Andes, Schmitt

NEW/OLD BUSINESS

Mbr. Kuser – asked about our tree ordinance and the money that gets put into the tree fund. Mentioned old pear trees around town which have since died off. Asked if the town could use some of that tree fund money to replace some of these trees. Mr. Ward stated that the Environmental Commission is working on identifying native species to be planted. Believes that, per ordinance, trees in the right of way are the responsibility of the home owner and the township may not take that on. If the township is looking to plant trees, they could consider replacing some of these trees. Mayor Andes is working on locations of trees right now with the Beautification Committee. Mr. Ward also believes that the new tree ordinance discourages plantings in the ROW to take the burden off DPW.

Adjournment: 8:45 pm

Minutes approved July 10, 2024

Dagmara Stroisz, Board Secretary

**TOWNSHIP OF DENVILLE
PLANNING BOARD**

**RESOLUTION TO ADOPT UPDATE OF THE OPEN SPACE AND RECREATION
PLAN ELEMENT OF THE MASTER PLAN FOR THE TOWNSHIP OF DENVILLE**

WHEREAS, N.J.S.A. 40:55D-28 authorizes the Planning Board to prepare and, after a public hearing, adopt or amend a Master Plan, or components thereof, to guide the use of lands within the municipality in a manner that protects public health and safety and promotes the public welfare; and

WHEREAS, the Township of Denville Planning Board conducted a public hearing on June 12, 2024 to consider the adoption of the Open Space and Recreation Plan component of the Master Plan Update of May 2024, entitled “2024 Open Space and Recreation Plan Update Denville Township” and prepared by Barbara Heskins Davis, PP, AICP of The Land Use Conservancy (“Open Space Report”); and

WHEREAS, a notice of said public hearing was duly published in the Official Newspaper, and written notices were served as required by the provisions of N.J.S.A. 40:55D-13; and

WHEREAS, at said public hearing the aforesaid document was presented to the public and members of the public were given an opportunity to be heard; and

WHEREAS, the Board finds that the Open Space Report is consistent with the physical, economic and social development of the Township of Denville and the purposes of the Municipal Land Use Law as stated in N.J.S.A. 40:55D-2; and

WHEREAS, the Board adopted the Open Space Report as a component of the Master Plan at its meeting dated June 12, 2024; and

WHEREAS, the Board seeks to re-affirm the adoption of the Open Space Report as a component of the Master Plan with additional language confirming that the adoption of the Open Space Report was and is an update to the Master Plan.

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of the Township of Denville in the County of Morris and State of New Jersey on this 14th day of August, 2024, as follows:

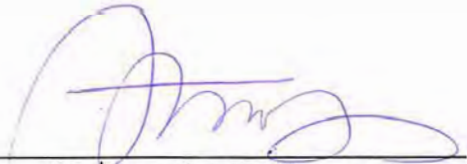
1. The Board hereby re-affirms the adoption of the Open Space Report update to the Master Plan in the form considered by the Board and attached hereto, and the Planning Board Secretary is directed to record June 12, 2024, as the date of its adoption.
2. The Board Secretary is authorized and directed to provide notice of this action in

accordance with N.J.S.A. 40:55D-13.

- 3. The Planning Board Secretary is hereby directed to forward a copy of the Open Space Report of March 2024, together with a copy of this Resolution to the Office of Planning Advocacy and to the Morris County Planning Board as required by law.
- 4. This Resolution shall take effect as provided by law.

* * * * *

I, Dagmara Stroisz, Secretary of the Denville Township Planning Board, in the County of Morris and State of New Jersey, do hereby certify the foregoing to be a true copy of the Resolution adopted by the said Denville Township Planning Board on the 14th day of August, 2024, at a meeting duly convened of said Body.



Dagmara Stroisz, Secretary

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