

TOWNSHIP OF SADDLE BROOK
ZONING BOARD OF ADJUSTMENT MINUTES
February 2, 2026 Regular Meeting

The Saddle Brook Zoning Board of Adjustment will hold a regular meeting 7:00 p.m. on Monday February 2, 2026 at **(Saddle Brook Municipal Complex, 55 Mayhill Street)**

1. CALL THE MEETING TO ORDER

2. FLAG SALUTE

3. OPEN PUBLIC MEETING ACT: adequate notice of this meeting has been sent to all members of the Zoning Board and to all legal newspapers in Accordance with all the Provisions of the “Open Meetings Act”, Chapter 231, P.L. 1975.

4. ROLL CALL

Ms. Murray, Mr. Schilp, Ms. Nobile, Mr. Francin, Mr. Latona (arrived at 7:05), Mr. Gjorgievski, Mr. Schmelz, Mr. Duffy – Present.

Mr. Mazzer, Mr. Tokosh and Mr. Burbano are absent.

Mr. Cialone the Board Attorney is also in attendance.

Mr. Kurus the Board Engineer and Mr. Paparozzi the Board Planner are absent.

5. NEW BUSINESS

None

6. RESOLUTIONS

A.) Approval Wladyslaw Gusciora, 475 Hobson Avenue, Block 702, Lot 22

B.) Approval Christopher Paricio, 365 President Street, Block 108, Lot 9

Mr. Schilp made a motion seconded by Ms. Murray to approve the resolutions.

Ms. Murray, Mr. Schilp, Ms. Nobile, Mr. Francin, Mr. Duffy – YES.

C.) Appointing Chairperson

D.) Appointing Vice Chairperson

E.) Appointing Secretary

F.) Authorizing Contract with Board Attorney

G.) Authorizing Contract with Board Engineer

H.) Authorizing Contract with Board Planner

I.) Designating Official Newspaper

J.) Authorizing Meeting Schedule for 2026

K.) Regarding Completeness Determinations

L.) Regarding Compensation of Professionals

M.) Regarding Annual Report

Mr. Schilp made a motion seconded by Ms. Murray to approve the resolutions.

Ms. Murray, Mr. Schilp, Ms. Nobile, Mr. Francin, Mr. Gjorgievski, Mr. Schmelz, Mr. Duffy – YES.

7. MINUTES

Meeting of January 12, 2026 Reorganization Meeting
Meeting of January 12, 2026 Regular Meeting

Mr. Schilp made a motion seconded by Ms. Murray to read and file. All in favor – YES.

8. COMMUNICATIONS

Agreement between Saddle Brook Zoning Board & Anthony Cialone of Birchwale Pellino & Cialone LLC

Agreement between Saddle Brook Zoning Board & Anthony Kurus of Neglia Engineering

Agreement between Saddle Brook Zoning Board & Gary Paparozzi of Paparozzi Associates, Inc.

Mr. Schilp made a motion seconded by Mr. Duffy to read and file. All in favor – YES.

9. VOUCHERS

Neglia Engineering Assoc., 1/09/26, Saddle Brook SG Holdings, 275-323 N. Midland Ave., Block 1201, Lot 1 \$980.00

Neglia Engineering Assoc., 1/09/26, Ready Spaces, 575 N. Midland Ave., Block 1701, Lot 1.02 \$730.00

Neglia Engineering Assoc., 1/09/26, Carmen Sta Maria, 145 Market St., Block 609, Lot 9 \$460.00

Neglia Engineering Assoc., 1/09/26, Chris Paricio, 365 President St., Block 108, Lot 9 \$356.25

Neglia Engineering Assoc., 1/09/26, Betty Ferreiras, 353 First St., Block 109, Lot 13 \$190.00

Neglia Engineering Assoc., 1/09/26, GBAR, 405-433 N. Midland Ave., Block 1401, Lot 12 \$345.00

Birchwale Pellino & Cialone, LLC, 1/06/26, Fourth Quarter Retainer \$875.00

Birchwale Pellino & Cialone, LLC, 1/15/26, Gusciora, 475 Hobson Avenue, Block 702, Lot 22 \$250.00

Birchwale Pellino & Cialone, LLC, 1/16/26, Paricio, 365 President St., Block 108, Lot 9 \$250.00

Paparozzi Associates Inc., 1/20/26, Carmen Sta Maria, 145 Market St., Block 609, Lot 9 \$535.00

Paparozzi Associates Inc., 1/20/26, GBAR, 405-433 N. Midland Ave., Block 1401, Lot 12 \$85.00

Return of Unused Escrow, DDC Investments (FT Mobility), 249 & 255 Rt. 46, Block 120, Lots 5 & 6 \$831.38

Return of Unused Escrow, J. Rothenberg, 308 South Boulevard, Block 519, Lot 40 \$15.80

Return of Unused Escrow, Carrols Restaurant (Burger King), 439 Market St., Block 705, Lots 24-26 \$8,454.31

Return of Unused Escrow, F. Barrios, 598 Hickory Avenue, Block 1806, Lot 27 \$15.80

Ms. Murray made a motion seconded by Mr. Schilp to pay if the funds are available. All in favor – YES.

10. OPEN AND CLOSE MEETING TO THE PUBLIC

Mr. Schilp made a motion seconded by Ms. Murray to open to the public. All in favor – YES.

Ms. Murray made a motion seconded by Mr. Schilp to close to the public. All in favor – YES.

11. ADJOURN

Ms. Murray made a motion seconded by Mr. Schilp to adjourn. All in favor – YES.

Meeting adjourned at 7:07 pm.

Respectfully submitted,
Frank Barrale