

TOWNSHIP OF SADDLE BROOK ZONING BOARD OF ADJUSTMENT AGENDA

August 3, 2026 Regular Meeting

The Saddle Brook Zoning Board of Adjustment will hold a regular meeting 7:00 p.m. on Monday August 3, 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

5. NEW BUSINESS

A.) Winfrid & Rita Itondo, 28 Danna Way, Block 1816, Lot 8

The Applicant proposes a driveway expansion that does not conform to the zoning ordinance for the Township of Saddle Brook as it exists today.

B.) Anthony & Danielle Scaturro, 494 Steinway Road, Block 702, Lot 2

The Applicant proposes an addition, add-a-level, front porch and deck that do not conform to the zoning ordinance for the Township of Saddle Brook as it exists today.

C.) Artur Myrto, 315 Seventh Street, Block 115, Lot 5

The Applicant proposes a rear and second floor addition & paver driveway that do not conform to the zoning ordinance for the Township of Saddle Brook as it exists today.

6. RESOLUTIONS

A.) Approval 230 Market Street, LLC, 226-230 Market Street, Block 514, Lot 1

B.) Approval Saddle Brook SG West, LLC, 275-323 North Midland Avenue, Blocks 1201 & 1202, Lot 1 & 2 and Block 1202, Lots 30-32, 32.01, 33-35

7. MINUTES

Meeting of July 6, 2026 Regular Meeting

8. COMMUNICATIONS

Anthony Kurus to the Zoning Board of Adjustment, 3/02/26 (315 Seventh Street)

Anthony Kurus to the Zoning Board of Adjustment, 3/02/26 Revised 5/14/26 (315 Seventh Street)

Anthony Kurus to the Zoning Board of Adjustment, 6/09/26 (494 Steinway Road)

Anthony Kurus to the Zoning Board of Adjustment, 6/10/26 (28 Danna Way)

9. VOUCHERS

Neglia Engineering Assoc., 7/09/26, Ready Spaces, 575 N. Midland Ave., Blk 1701, Lot 1.02 \$370.50
Neglia Engineering Assoc., 7/09/26, Saddle Brook SG West, LLC, 275-323 North Midland Avenue, Block 1201, Lot 1 \$472.00
Neglia Engineering Assoc., 7/09/26, 230 Market St., LLC, 226 Market St., Block 514, Lot 1 \$247.00
Neglia Engineering Assoc., 7/09/26, Leone, 522 Saddle River Rd., Block 1309, Lot 6.01 \$896.25
Birchwale Pellino & Cialone, LLC, 7/08/26, Second Quarter 2026 Retainer \$875.00
Birchwale Pellino & Cialone, LLC, 7/16/26, 230 Market St., LLC, 226 Market St., Block 514, Lot 1 \$1,275.00
Birchwale Pellino & Cialone, LLC, 7/24/26, Saddle Brook SG West, LLC, 275-323 North Midland Avenue, Block 1201, Lot 1 \$1,125.00
Paparozzi Associates Inc., 7/13/26, Saddle Brook SG West, LLC, 275-323 North Midland Avenue, Block 1201, Lot 1 \$793.00
Paparozzi Associates Inc., 7/13/26, 230 Market St., LLC, 226 Market St., Block 514, Lot 1 \$50.00
Paparozzi Associates Inc., 7/13/26, Leone, 522 Saddle River Rd., Block 1309, Lot 6.01 \$720.00
Return of Unused Escrow, Stephen Wiessner, 31 Cogier Street, Block 515, Lot 9 \$55.87

10. OPEN AND CLOSE MEETING TO THE PUBLIC

11. ADJOURN