

**BOROUGH OF PEAPACK & GLADSTONE  
LAND USE BOARD  
AGENDA  
January 18, 2023  
7:00 P.M.  
Location: VIA GOTO MEETING CONFERENCING SYSTEM**

**Reorganization meeting.**

Attorney Michelle Corbett-Rivielle assumed the chair for this portion of the meeting commencing the meeting at 7:05 p.m.

**Opening Statement:** Pursuant to the Open Public Meetings Act, Adequate notice of 2022 Meeting Dates was published in the Courier News and Bernardsville News on January 24, 2022, and posted with the Municipal Clerk, on the bulletin board at the municipal building and posted at the Peapack and Gladstone post offices”.

**Flag Salute**

**Swearing in of members.**

Mark Corigliano, Mayor  
John Sweeney, Councilman  
Thomas Scanlon, Class II  
Chris Downing, Class IV  
Matt Sutte, Class IV was sworn in this afternoon  
Robert Riedel, Alternate # 1  
Craig Darvin, Alternate # 2  
Scott Ross, Alternate # 3  
William Hillsinger, Alternate # 4

**Roll Call:**

**Present:**

Mayor Mark Corigliano  
Councilman John Sweeney  
Officer Thomas Scanlon  
Greg Yannaccone, Class IV  
David DiSabato, Class IV  
Judy Silacci, Class IV  
Joan Dill, Class IV  
Chris Downing, Class IV  
Robert Riedel, Alternate # 1  
Craig Darvin, Alternate # 2  
Scott Ross, Alternate # 3  
William Hillsinger, Alternate #4

**Absent:**

Matt Sutte

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**Also Present:**

William Ryden, Borough Engineer  
Michelle Corbett-Rivielle, Esq. Acting Board attorney  
John Szabo, Borough Planner  
Sarah Jane Noll, Clerk/Administrator

**Election of Chairman for 2023:**

Joan Dill moved to nominate Greg Yannaccone as Chairman of the Land Use Board for the year 2023; Judy Silacci seconded the motion which was passed unanimously by the following roll call vote:-

**AYES:** Mark Corigliano; John Sweeney; Thomas Scanlon; David DiSabato; Judy Silacci; Joan Dill; Chris Downing; Robert Riedel; Craig Darvin; Scott Ross and William Hillsinger

**NAYS:** None

Ms. Corbett-Rivielle turned the meeting over to Chairman Yannaccone.

**Election of Vice-Chairman for 2023**

Greg Yannaccone nominated David DiSabato as Vice-Chairman for the year 2023; Mark Corigliano seconded the motion which was approved by the following roll call vote:

**AYES:** Mark Corigliano; Greg Yannaccone; John Sweeney; Thomas Scanlon; Judy Silacci; Joan Dills; Chris Downing; Robert Riedel; Craig Darvin; Scott Ross and William Hillsinger

**NAYS:** None

**Nominations for Clerk/Secretary:**

Greg Yannaccone nominated Sarah Jane Noll as the Clerk/Secretary for the year 2023; Judy Silacci seconded the motion which was approved by the following roll call vote:

**AYES:** Mark Corigliano; Greg Yannaccone; John Sweeney; Thomas Scanlon; David DiSabato; Judy Silacci; Joan Dill; Chris Downing; Robert Riedel; Craig Darvin; Scott Ross and William Hillsinger

**NAYS:** None

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**APPOINTMENT OF PROFESSIONALS:**

John Sweeney moved to adopt the resolution appointing the Attorney Roger Thomas, Planner John Szabo, and Engineer William Ryden for the year 2023; Joan Dill seconded the motion which was passed by the following roll call vote:

**AYES:** Mark Corigliano; Greg Yannaccone; John Sweeney; Thomas Scanlon; David DiSabato; Judy Silacci; Joan Dill; Chris Downing; Robert Riedel; Craig Darvin; Scott Ross and William Hillsinger

**NAYS:** None

**APPOINTMENT OF THE BOARD SECRETARY OF THE BOARD FOR 2023.**

Greg Yannaccone moved to appoint Judy Silacci as the Secretary of the Board for 2023; Joan Dill seconded the motion which was passed by the following roll call vote:

**AYES:** Mark Corigliano; Greg Yannaccone; John Sweeney; Thomas Scanlon; David DiSabato; Judy Silacci; Joan Dill; Chris Downing; Robert Riedel; Craig Darvin; Scott Ross and William Hillsinger

**NAYS:** None

**OFFICIAL NEWSPAPERS and MEETING DATES for 2023 & January 2024**

Judy Silacci moved to adopt the resolution designating the Official newspapers which are the Courier News and Bernardsville News; location for posting of notices and the fee to be paid by any person requesting individual notice of meetings and the meeting dates for 2023 and January 2024; Judy Silacci seconded the motion which was passed unanimously by the Board.

**Meeting Dates – 2023 and 2024.** – Mark Corigliano suggested scheduling only one meeting in June, July and August and eliminating the December 6, 2023, meeting. Joan Dill moved to adopt the meeting dates as suggested by Mark Corigliano for 2023 and January 2024; Judy Silacci seconded the motion which was passed unanimously by a voice vote.

There was discussion about members participating in the meeting through **GoToMeeting**. Because of issues that could arise, it was the consensus of the Board that all future meetings be held in person only.

There being no further reorganization business, this portion of the meeting was adjourned at 7:30 p.m. by the motion of Joan Dill and seconded by Judy Silacci.

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Regular Meeting  
January 18, 2023

**Opening Statement:** Pursuant to the Open Public Meetings Act, Adequate notice of 2022 Meeting Dates was published in the Courier News and Bernardsville News on January 24, 2022, and posted with the Municipal Clerk, on the bulletin board at the municipal building and posted at the Peapack and Gladstone post offices”.

Roll Call

**Present:**

Mayor Mark Corigliano  
Councilman John Sweeney  
Officer Thomas Scanlon  
Greg Yannaccone, Class IV  
David DiSabato, Class IV  
Judy Silacci, Class IV  
Joan Dill, Class IV  
Chris Downing, Class IV  
Robert Riedel, Alternate # 1  
Craig Darwin, Alternate # 2  
Scott Ross, Alternate # 3  
William Hillsinger, Alternate #4

**Absent:**

Matt Sutte

**Also Present:**

William Ryden, Borough Engineer  
Michelle Corbett-Rivielle, Esq. Acting Board attorney  
John Szabo, Borough Planner  
Sarah Jane Noll, Clerk/Administrator

**Minutes** – December 7, 2022 – By motion of July Silacci and seconded by Joan Dill, the minutes of December 7, 2022, were approved as read. The motion passed.

Abstain: Joan Dill

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Mayor Corigliano advised the Land Use Board that the Smith property would be coming before the LUB shortly. There were some questions regarding the fees to be charged.

Mayor Corigliano thanked the Land Use Board members for the jobs that they do and thanked them for volunteering.

Other Business - none

**ADJOURNMENT:** By motion of Joan Dill and seconded by Judy Silacci the LUB meeting was adjourned at 7:40 p.m. The motion was passed.

Sarah Jane Noll  
Clerk/Secretary