

**Minutes of the  
Unified Planning/Zoning Board of Adjustment  
January 10, 2023  
7:00 PM**

The 2023 Reorganization meeting of the Unified Planning/Zoning Board of Adjustment of the Borough of Matawan, New Jersey, was held at the Matawan Municipal Community Center, 201 Broad Street, Matawan, NJ on January 09, 2023, with Chairman Ricky Butler presiding. Pursuant to Section 5 of the Open Public Meetings Act, adequate notice of this meeting has been provided by publishing notification in *The Asbury Park Press* on January 13, 2022, by sending notice to *The Independent* and by posting. A copy of said Notice is and has been available to the public and is on file in the Office of the Borough Clerk. A copy of said notice has been sent to such members of the public as have requested such information in accordance with the Statute. Chairman Butler called the meeting to order at 7:00PM.

Chairman Butler requested everyone to stand for the Salute to the Flag.

Chairman Butler requested a roll Call.

On roll call the following members responded present:

Yes: Joseph Altomonte  
Sharen Laporte  
Joseph Urciuoli  
Rickey Butler  
Guy Buckel  
Paul Kelahan  
Kurtis Roinestad  
Kathleen Sporer  
George Ciupinski  
Sandy Johns

Absent – Deana Gunn

Present: Ronald D. Cucchiaro Esq., Planning/Zoning Board Attorney and Lou Ploskonka PE, Planning/Zoning Board Engineer.

Ronald D. Cucchiaro, Administered the Oath of Office to the following members:

Adeel Salam as an Alternate of the Unified Planning/Zoning Board of Adjustments for a two-year term, said term to expire December 31, 2025.

The board requested a motion for nomination for Chairman. Mr. Altomonte made a motion to nominate Mr. Ciupinski, seconded by Mr. Butler. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

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The board requested a motion for nomination for Vice Chairman. Mr. Altomonte made a motion to nominate Ms. Sporer, seconded by Mr. Ciupinski. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

The board requested a motion for nomination for Secretary. Mr. Altomonte made a motion to nominate Mr. Urciuoli, seconded by Mr. Ciupinski. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

The board requested a motion for nomination for Recording Secretary. Mr. Altomonte made a motion to nominate Cheryl Adamski, seconded by Mr. Ciupinski. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

The board requested a motion to appoint an Attorney. Mr. Altomonte made a motion to nominate Ronald D. Cucchiaro, Esq. of Weiner Law Group. LLP, seconded by Ms. Sporer. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

The board requested a motion to appoint a Board Engineer. Mr. Altomonte made a motion to nominate Louis J Ploskonka, PE, CME, of CME Associates, seconded by Mr. Butler. Mr. Butler requested a roll call vote be taken. Board agreed. Motion passed.

Mr. Butler requested a motion to approve the 2023 meeting calendar and the 2023 reorganization meeting date of the Unified Planning/Zoning Board of Adjustments as follows:

Monday, February 7, 2023  
Monday, March 6, 2023  
Monday, April 3, 2023  
Monday, May 1, 2023  
Monday, June 5, 2023  
Monday, July 11, 2023  
Monday, August 7, 2023  
Monday, September 11, 2023  
Monday, October 2, 2023  
Monday, November 6, 2023  
Monday, December 4, 2023  
Monday, January 8, 2023

Mr. Altomonte made the motion, seconded by Mr. Urciuoli. Mr. Butler requested a roll call vote. A roll call vote was taken. Board agreed. Motion passed.

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**Resolution(s) to be Memorialized**

*Planning/Zoning Board Professionals*

Mr. Altomonte makes a motion to approve the resolutions for the selection of Recording Secretary, Attorney, and Engineer, seconded by Mr. Butler. Mr. Butler requested a roll call vote. A roll call vote was taken. Board agreed. Motion Passed.

Patricia Miller – 81 Ravine Drive – Block 77, Lot 18  
(Variance)

Ms. Laporte made the motion to approve the resolution, seconded by Mr. Urciuoli. Chairman Butler requested a roll call vote. A roll call vote was taken.

Yes: Joseph Altomonte  
Sharen Laporte  
Joseph Urciuoli  
Rickey Butler  
Guy Buckel  
Paul Kelahan  
Kurtis Roinestad  
Kathleen Sporer  
George Ciupinski  
Sandy Johns

Greg Sternig – 147 Washington Ave – Block 89, Lot  
(Variance)

Ms. Laporte made the motion to approve the resolution, seconded by Mr. Urciuoli. Chairman Butler requested a roll call vote. A roll call vote was taken.

Yes: Joseph Altomonte  
Sharen Laporte  
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Har-Beau -160 Freneau Ave. – Blk. 89, Lot 9.  
*(Amended Site-Plan w/ Variance)*

Ms. Laporte made the motion to approve the resolution, seconded by Mr. Urciuoli. Chairman Butler requested a roll call vote. A roll call vote was taken.

Yes: Sharen Laporte  
Joseph Urciuoli  
Rickey Butler  
Guy Buckel  
Paul Kelahan  
Kurtis Roinestad  
Kathleen Sporer  
George Ciupinski  
Sandy Johns

**Adjournment**

Chairman Butler requested a motion to adjourn. Mr. Urciuoli made the motion, seconded by Mr. Buckel. The Board agreed. Motion passed.

The meeting was adjourned at 7:15 PM.

  
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Cheryl Adamski  
Recording Secretary