



*A welcoming community.*

**BOROUGH OF PEAPACK & GLADSTONE**  
**LAND USE BOARD**

Office Hours Wednesdays 12-4 p.m.

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**BOROUGH OF PEAPACK & GLADSTONE**  
**LAND USE BOARD**

**REGULAR MEETING**

**WEDESDAY, May 17, 2023**

**7 P. M.**

Agenda

**Opening Statement** "Pursuant to the Open Public Meetings Act, Adequate notice of 2023 Meeting Dates was published in the Courier News and Bernardsville News on January 24, 2023, 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**

**Roll Call:**

**Present:**

Mark Corigliano

John Sweeney

Thomas Scanlon

Greg Yannaccone, Class IV

David DiSabato, Class IV

Judy Silacci, Class IV

Joan Dill, Class IV

Chris Downing, Class IV

Matt Sutte

Robert Riedel, Alternate # 1  
Craig Darvin, Alternate # 2  
Scott Ross, Alternate # 3  
William Hillsinger, Alternate #4

**Absent:**

**Also Present:**

Roger Thomas, Esq.  
John Szabo, Planner  
William Ryden, Engineer

**1. Public Hearing:**

**LUB 2023-004 - Christian and Deborah H. Infusino** – 16 Hillcrest Ave, Block 17, Lot 2  
– Tolling 9-1-23. Represented by Frederick B. Zelle, Esq.

**2. Resolution:**

**#2023-001 – Jeanne TenBerge – 10 Barre LLC, DBA XBarre-** Block 8, Lot 23 – 168  
Main Street, PO Box 416, Peapack, NJ 07977 – ***Members eligible for vote:*** Greg  
Yannaccone; David DiSabato; Chris Downing; Matt Sutte; Joan Dill; Judy Silacci.

**3. Minutes:** None

**Other Business** - none

**Adjourn**

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Sarah Jane Noll  
Clerk/Administrator

**Pending Applications**

**Variance applications:**

**LUB 2023-005** – Nicholas and Elizabeth Pope – B. 33, Lot 7 – 50 Fowler Road, Far  
Hills mailing. 'c' variances to allow the construction of an entry way and pavilion within  
the 100' front yard, and a proposed 3 car garage within the 100' front year. –  
**Scheduled for June 7, 2023.**

**LUB 2023-003 – Dan and Katy Scott** – 14 Prospect Street, Block 25, Lot 2 – in review for completeness. Once deemed complete it will be scheduled. Lot Coverage; Building coverage and Floor Area Ratio variances. – **Scheduled for June 7, 2023.**

**LUB 2023-006 - Essex Hunt Club** – 48 Holland Rd, Peapack – Block 33, Lot 8 – Preliminary and Final Major site Plan and Conditional Use. Thomas J. Malman, Esq. representing the applicant. *Just Received, being reviewed for completeness.*