

**JOINT LAND USE BOARD  
REGULAR MEETING  
November 2, 2023 at 6:30 p.m.**

**I. CALL TO ORDER**

**II. OPEN PUBLIC MEETINGS ACT STATEMENT**

“This meeting is being held in compliance with the ‘OPEN PUBLIC MEETINGS ACT’, because adequate notice of this meeting has been provided by notifying the Courier News and the Star Ledger, and by posting notice of such meeting in the Borough Hall on a bulletin board reserved for such announcements and by filing of said notice with the Borough Clerk of the Borough of Manville. Formal Action may be taken at this meeting.”

**III. SALUTE TO FLAG**

**IV. ROLL CALL**

<b>Roll Call</b>	<b>Present</b>	<b>Absent</b>	<b>Arrival Time</b>
Chairman Jim Powers, Class 4 (2023)			
Vice-Chair Amanda Gorbatuk (2023)			
Mayor Richard Onderko, Class 1 (2023)			
Councilman Branden Agans, Class 3 (2023)			
Matthew Brown, Class 4 (2025)			
Ted Camacho, Class 4 (2023)			
Bob Kojko, Class 4 (2026)			
Gilbert Lorenzo, Class 4 (2025)			
Vince LoMedico, Class 2 (2023)			
John Bentz, Alternate #1 (2023)			
Dayna Camacho, Alternate #2 (2023)			
Matthew Flynn, Board Attorney			
Stan Schrek, Borough Engineer			
Joseph Brosnan, Borough Engineer			

**V. PUBLIC COMMENT**

Comments from the public on general Land Use matters.

**VI. APPROVAL OF MINUTES**

Regular Meeting of October 12, 2023

**ROLL CALL**

<b>Introduced</b>	<b>Seconded</b>	<b>Member</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
		Chairman Jim Powers				
		Vice-Chair Amanda Gorbatuk				
		Matthew Brown				
		Bob Kojko				
		Councilman Agans				

**VII. APPLICATION**

A/ Kontos, Demetrios #2023-4  
Block 152, Lots 8-9  
21 Beekman Street  
Use Variance; Bulk Variance

**ROLL CALL**

<b>Introduced</b>	<b>Seconded</b>	<b>Member</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Absent</b>
		Chairman Jim Powers				
		Vice-Chair Amanda Gorbatuk				
		Matthew Brown				
		Ted Camacho				
		Bob Kojko				
		Gilbert Lorenzo				
		Councilman Agans				
		John Bentz, Alternate #1				
		Dayna Camacho, Alternate #2				

**VIII. NEW BUSINESS**

Presentation and Discussion regarding Master Plan

**IX. COMMENTS BY BOARD MEMBERS**

**X. ADJOURNMENT**