

**Minutes of the
Unified Planning/Zoning Board of Adjustment
September 8, 2025
7:00 PM**

The regulatory 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 September 8, 2025, with Chairman George Ciupinski 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 10, 2025 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 Ciupinski called the meeting to order at 7:00PM.

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

Chairman Ciupinski requested a roll Call.

On roll call the following members responded present:

Yes: Sharen Laporta
 Deana Gunn
 Joseph Urciuoli
 George Ciupinski
 Kurtis Roinestad
 Adele Salam
 Ricky Butler
 David Grippi

Absent – Joseph Altomonte, Paul Kelahan, Kathleen Sporer and Cynthia Bronstein, Bob Casagrande

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

Applicant(s)

Tamara Heuer – 2 Scenic Lane – Block 123, Lot 14 (*Fence Plan*)

Ms. Heuer was not in attendance therefor this application is being carried to the October 6, 2025 with no further notice.

Chairman Ciupinski requested a motion to carry the application. Mr. Grippi made the motion, seconded by Ms. Gunn. The Board agreed. Motion passed.

Resolution(s)

Angelo Spargifiore - 85 Main Street - Block 9, Lot 3
(*Site Plan with “c” Variances and Waivers*)

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Chairman Ciupinski requested a motion to approve the resolution. Mr. Grippi made the motion, seconded by Mr. Butler. Chairman Ciupinski requested a roll call vote. A roll call vote was taken. Board agreed.

Motion passed.

Adjournment

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

The meeting was adjourned at 7:05PM.

Cheryl Adamski
Recording Secretary