



T: (973) 402-9410  
F: (973) 316-8498

100 Washington Street  
Boonton, NJ 07005

**PLANNING BOARD  
REGULAR MEETING AGENDA  
MARCH 11, 2026 - 7:30 P.M.**

For those who are unable to attend the meeting in-person, please feel free to attend virtually using either of the following methods:

**Please visit the web address below to join the webinar:**

<https://us06web.zoom.us/j/88609543255>

**Webinar ID:** 886 0954 3255

**No Passcode required.**

**Or by Telephone dial:**

US: +1 (301)715-8592 or +1 (312)626-6799 or +1 (929)205-6099 or +1(346)248-7799 or +1 (669)900-6833

**Webinar ID:** 886 0954 3255

- 1. CALL MEETING TO ORDER/SUNSHINE STATEMENT** – Planning Board Chair to call meeting to order and read the Sunshine Statement:

“This meeting is being held in accordance with the Open Public Meetings Act, also known as the Sunshine Law, N.J.S.A. 10:4-6. Notice of the meeting was sent to the Daily Record and the Citizen on January 9<sup>th</sup>, 2026 and published on January 14<sup>th</sup>, 2026. Notice was also posted on the Bulletin Board of the Municipal Building and on the Town of Boonton website.”

- 2. PLEDGE OF ALLEGIANCE** – Planning Board Chair to lead those in attendance in the Pledge of Allegiance to the Flag.
- 3. ROLL CALL** – Planning Board Clerk to conduct Roll Call:

<b>NAME</b>	<b>PRESENT</b>	<b>ABSENT</b>	<b>EXCUSED</b>
Waqar Khokhar			
Richard Orlusky			
Anthony Suppa			
Alan Zambarano			
Adam Schnitzler			
Rob Murray			
Mark Wrobel			
Jack Venturini			
Kimberly Mazzei			
<b>Mayor Jim Lynch</b>			
Adam Brewer			

The following should also be present:

Board Attorney

Ms. Alexandra Handel, Board Engineer

**4. PAYMENT OF THE BILLS**

- a. The Board Clerk confirmed that the bills are in order to be paid.

MOVED: _____	SECONDED: _____	
VOICE VOTE: _____	IN FAVOR: _____	AGAINST: _____

**5. APPROVAL OF MINUTES**

- a. Minutes of the regular Planning Board meeting of **February 11, 2026** were presented to the Board.

**6. RESOLUTIONS**

- a. No resolutions at this time.

**7. PUBLIC HEARINGS**

- a. **APPLICATION 2025-06 103 OAK ST**

Applicant: Congregation of the Boonton Oratory  
 103 Oak Street (Block 17, Lot 13)  
 Site Plan Exempt with “C” & “D” Variances

***\*\*Application carried over from January PB meeting\*\****

Planning Board Clerk to conduct Roll Call vote:

NAME	YES	NO	EXCUSED
Waqar Khokhar			
Richard Orlusky			
Anthony Suppa			
Alan Zambarano			
Adam Schnitzler			
Rob Murray			
Mark Wrobel			
Jack Venturini			
Kimberly Mazzei			
<b>Mayor Jim Lynch</b>			
Adam Brewer			

**8. BOARD DISCUSSION ITEMS**

- a. Viewing of Ordinances 1-26, 2-26 and 3-26 documents and discussion with Board and Topology’s Planner Chris Colley
- b. Ordinances were introduced and passed on February 17, 2026 at Mayor and Town Council meeting.

Planning Board Clerk to conduct Roll Call vote:

NAME	YES	NO	EXCUSED
Waqar Khokhar			
Richard Orlusky			
Anthony Suppa			
Alan Zambarano			
Adam Schnitzler			
Rob Murray			
Mark Wrobel			
Jack Venturini			

Kimberly Mazzei			
<b>Mayor Jim Lynch</b>			
Adam Brewer			

**9. INVITATION FOR PUBLIC COMMENT OF NON-AGENDA MATTERS**

**10. OLD BUSINESS**

**11. NEW BUSINESS**

**12. ADJOURNMENT**

- a. There being no further business, the meeting shall adjourn.

MOVED: _____	SECONDED: _____	
VOICE VOTE:	IN FAVOR: _____	AGAINST: _____

**SUBJECT TO LAST MINUTE CHANGE OF ORDER  
NO NEW BUSINESS / TESTIMONY AFTER 10:00 P.M.  
MEETING TO ADJOURN NO LATER THAN 10:30 P.M.**