Stanhope Land Use Board
November 5, 2026
Special Meeting
Agenda

CALL MEETING TO ORDER: 7:00 p.m.

PLEDGE OF ALLEGIANCE:

STATEMENT:

Adequate notice of this special meeting has been made in accordance with P.L. 2025, c.72, N.J.S.A. 35:3-2, and the Open Public Meetings Act, N.J.S.A 10:4-6, et seq., inasmuch as a notice has been published on the Borough's official Internet website, www.stanhopenj.gov, on October 27, 2026 which is accessible and available to the public free of charge. A direct hyperlink to legal notices published on the Borough's official Internet website is conspicuously placed on the website's homepage. Notice was also placed on the official bulletin board in the Municipal Building.

In the event that the Board has not addressed all the items on its agenda by 10:00 p.m., and it is of the opinion that it cannot complete the agenda in a reasonable period, the Board may exercise its option to continue this meeting at an agreed time and place.

At this time, please turn off all cell phones.

ROLL CALL:

Glenn Kurtz	John Rogalo
Christine Lipinski	Edward Schwartz
Patrick Lynch	Scott Wachterhauser
Thomas Pershouse	Paula Zeliff-Murphy
Carmen Pico (Alt. #1)	Rosemarie Maio

OPEN TO THE PUBLIC NON-AGENDA ITEMS: (5 Minutes given to each Speaker)
The "Open to the Public" portion of this meeting is to give the public time to address the Land Use Board on subjects which are relevant to the responsibilities of the Land Use Board, but not on the agenda.

Each person wishing to address the Land Use Board shall be limited to five minutes of the meeting time. The exceptions will be for members of the public, which at the pleasure of the Board, be granted additional time to answer questions from the Land Use Board. Anyone who chooses not to adhere to this statement will be subject to the ramifications of disrupting a public meeting.

NEW HEARINGS:
26-05, New Jersey Leaf, LLC (Romi Shah)
Block 11402, Lot 42, Site Plan and Conditional Use Variance (Cannabis Retail Establishment)
Deemed Complete: 08/10/26 120 days: 12/08/26

OPEN TO THE PUBLIC NON-AGENDA ITEMS (5 Minutes given to each Speaker)

ADJOURNMENT: