

BOROUGH OF RIVERDALE

MORRIS COUNTY, NEW JERSEY

Paul M. Carelli
Mayor

Abubakar T. Jalloh
Registered Municipal
Clerk



RIVERDALE PLANNING BOARD

MINUTES

FEBRUARY 5, 2026

The Regular Meeting of the Riverdale Planning Board is opening on February 5, 2026 at 7:30 p.m. Chairman Scott Trowse read the Sunshine Law.

ROLL CALL:

| | |
|-----------------|--|
| Present: | Mayor Paul Carelli Council Pres. Vincent Pellegrini Sal Poli Rick Malanga Michael Reilly Christopher Scilingo Vice Chairman Warren Sheps Chairman Scott Trowse James Talerico (Alt. No. 1) Brendan Lynch (Alt. No. 2) |
| Absent: | Kevin Bulger |

Chairman Trowse stated that James Talerico will be sitting in for Kevin Bulger’s excused absence.

Also, present is Blagoja Petreski, Board Attorney, and Tom Boorady, Board Engineer

APPROVAL OF MINUTES: January 22, 2026

Thereupon Sal Poli set forth the motion seconded by Michael Reilly to approve the minutes for January 22, 2026, as written and submitted.

ROLL CALL:

| | |
|--------------|---|
| Ayes: | Poli, Reilly, Carelli, Pellegrini, Malanga, Scilingo, Sheps, Talerico, Lynch, Trowse |
| Nays: | None |

(10 Ayes – 0 Nays – Motion Carried)

APPROVAL OF BILLS:

Thereupon Chairman Scott Trowse set forth the motion seconded by Vice Chairman Warren Sheps to approve the bills to Darmofalski Engineering, Inc. totaling \$18,060.00.

ROLL CALL:

| | |
|--------------|---|
| Ayes: | Trowse, Sheps, Carelli, Pellegrini, Poli, Malanga, Reilly, Scilingo, Talerico, Lynch |
| Nays: | None |

(10 Ayes – 0 Nays – Motion Carried)

RESOLUTION:

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- 1. Application No. 2025-03 / 30 Route 23 North / Curly’s Ice Cream & Frozen Yogurt, Inc. / Block: 32 Lot 5.02 / HB Zone**

Thereupon Vice Chairman Warren Sheps set forth the motion seconded by Rick Malanga to approve the Resolution, as written and submitted.

ROLL CALL: Ayes: Sheps, Malanga, Reilly, Scilingo, Talerico, Lynch, Trowse
Abstained: Poli
Nays: None
(7 Ayes – 1 Abstained – 0 Nays – Motion Carried)

APPLICATION TO BE DEEMED COMPLETE:

- 1. Application No. 2025-14 / 7 Federal Place / Melaine Berlinger / Block: 26 Lot: 14 / R7.5 Zone**

Letter from Darmofalski Engineering recommending completeness dated February 2, 2026 Mr. Boorady stated the application is for a bulk variance in the front yard.

Thereupon Christopher Scilingo set forth the motion seconded by Rick Malanga to deem the application complete as per Darmofalski Engineering’s letter.

ROLL CALL: Ayes: Scilingo, Malanga, Poli, Reilly, Sheps, Talerico, Lynch, Trowse
Nays: None
(8 Ayes – 0 Nays – Motion Carried)

Chairman Trowse set a hearing date for March 26, 2026

Chairman Trowse asked if applicant Patawaran submitted for their hearing yet. The Board Secretary stated no documents have been handed in at the office yet, it is due at least 10 days prior to the hearing date. The Board Secretary also stated that 26 Oak Street has not brought their documents in yet for their hearing on February 26, 2026.

ADJOURNMENT:

Sal Poli set forth the motion seconded by Council President Vincent Pellegrini to adjourn the meeting.

Meeting adjourned at 7:40 P.M.

Respectfully submitted by:

Stephanie Colella, Planning Board Secretary

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