

MINUTES
ZONING BOARD OF ADJUSTMENT
TOWNSHIP OF CHATHAM
MAY 21, 2026

Mr. Vivona called the Regular Meeting of the Zoning Board of Adjustment to order at 7:50 PM.

Adequate Notice of the meetings of the Zoning Board of Adjustment of the Township of Chatham was given as required by the Open Public Meetings Act as follows: Notice in the form of a Resolution setting forth the schedule of meetings for the year 2026 and January 2027 was published in the Chatham Courier and the Morris County Daily Record, a copy filed with the Municipal Clerk and a copy placed on the bulletin board in the main hallway of the Municipal Building.

Roll Call

Answering present to the roll call were Mr. Vivona, Mr. Silva, Mr. Huke and Mr. Bhatia.

Mr. Borsinger, Mrs. Chang, Mr. Neibert Mr. Somaiya and Mrs. Max were absent.

Mr. Silva and Mr. Bhatia participated remotely via Zoom.

Also present was Board Attorney Amanda Wolfe.

Minutes

Mr. Huke moved to approve the minutes of the May 13, 2026 meeting. Mr. Silva seconded the motion which carried unanimously.

Resolutions

Res. BOA-2026-020 – Withdrawn Without Prejudice – Calendar: BOA-25-006 Kalpesh Shah, 616 River Road, Block: 62 Lot: 54.03

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Res. BOA-2026-021- Withdrawn Without Prejudice - Calendar: Boa-25-007 Nitin Shah, 614 River Road, Block: 62 Lot: 54.04

Ms. Wolfe provided an overview of the resolutions. She said the cases have been pending for over a year. Ms. Wolfe said that she reached out to the applicants' legal counsel, and they did not respond. As such, the Board can dismiss the hearings without prejudice, which will allow the applicants to refile at a later time provided that they comply with the escrow requirements and fees associated with their non-compliance.

Mr. Huke moved to adopt Resolution 2026-020 and 2026-021. Mr. Bhatia seconded the motion.

Roll Call: Mr. Vivona, Aye; Mr. Borsinger, Absent; Mr. Silva; Aye; Mr. Huke, Aye; Mr. Bhatia, Aye; Mrs. Chang, Absent; Mr. Somaiya, Absent; Mrs. Max, Absent; Mr. Neibert, Absent.

Res. BOA-2026-022- 2025 Annual Report

Ms. Wolfe said that Resolution 2026-022 is to approve the Annual Report that was discussed at the last meeting.

Mr. Huke moved to adopt Resolution 2026-022. Mr. Silva seconded the motion.

Roll Call: Mr. Vivona, Aye; Mr. Borsinger, Absent; Mr. Silva; Aye; Mr. Huke, Aye; Mr. Bhatia, Aye; Mrs. Chang, Absent; Mr. Somaiya, Absent; Mrs. Max, Absent; Mr. Neibert, Absent.

Res. BOA-2026-023 Calendar BOA-26-007 – Chintan Chokshi Chin, 82 Sunset Drive, Block: 62 Lot: 49

Ms. Wolfe said that Resolution 2026-023 memorializes the extension granted at the last meeting.

Mr. Huke moved to adopt Resolution 2026-022. Mr. Silva seconded the motion.

Roll Call: Mr. Vivona, Aye; Mr. Borsinger, Absent; Mr. Silva; Aye; Mr. Huke, Aye; Mr. Bhatia, Aye; Mrs. Chang, Absent; Mr. Somaiya, Absent; Mrs. Max, Absent; Mr. Neibert, Absent.

Mr. Huke moved to adjourn at 8:00 PM. Mr. Vivona seconded the motion which carried unanimously.

Gregory J. LaConte
Recording Secretary