



**VERNON TOWNSHIP LAND USE BOARD
REGULAR MEETING AGENDA
June 10, 2026
7:00 PM**

CALL TO ORDER

STATEMENT OF COMPLIANCE:

Pursuant to the Open Public Meetings Act, adequate notice of this Regular Meeting has been provided to the public and the press on February 3, 2026, by delivering to the press such notice and posting same at the Municipal Building and filed with the office of the Township Clerk.

SALUTE TO THE FLAG:

ROLL CALL

| | | |
|--------------------------------|-----------------------------|--------|
| Mayor's Designee John Auburger | Jodi White-Bearstler | Alt #1 |
| Natalie Buccieri | Mark Vizzini | Alt #2 |
| Councilmember William Higgins | Marissa Groenendall-Poteete | Alt #3 |
| Martin Theobald | Richard Wengenroth | Alt #4 |
| Richard Spoerl | | |
| Willard McPeck | | |
| Andrea Cocula | | |
| Michael Whitaker | | |
| Paul Mele | | |

PUBLIC HEARINGS

➤ NONE

LAND USE BOARD DISCUSSION ITEMS (ACTION MAY OR MAY NOT BE TAKEN)

➤ **ORDINANCE #26-11** – ORDINANCE AMENDING CHAPTER 330 OF THE TOWNSHIP CODE OF THE TOWNSHIP OF VERNON TO DEFINE AND PROHIBIT "DATA CENTERS."

PUBLIC PARTICIPATION

Open Meeting to the Public for items other than those listed on the Agenda
Close Meeting to the Public

RESOLUTIONS

➤ NONE

MINUTES

- May 13, 2026 – Regular Meeting Minutes (Buccieri, Higgins, Spoerl, Cocula, Whitaker, Bearstler, Poteete, Wengenroth, Theobald)

APPENDIX A – ESCROWS, BOARD FEES, BOND REDUCTIONS AND ESCROW CLOSURE

ESCROWS, BOARD FEES AND BOND REDUCTIONS

A. Board Fees

- 1. Board Attorney** – Glenn Kienz, Weiner Law Group LLP
 - Land Use Board Business – Services Through 4/9/26 (\$162.00)
 - Wireless Edge Towers – LU# 4-26-5 – Services Through 4/27/26 (\$45.00)
 - Red Hand LLC – LU# 2-25-1 – Services Through 4/9/26 (\$198.00)
 - Mountain Creek Resort – PB# 2-91-4 – Services Through 4/20/26 (\$22.50)
- 2. Board Planner** – Jessica Caldwell, J. Caldwell & Associates
 - Land Use Board Business – (\$0)
- 3. Board Engineer** – Cory Stoner, Harold E. Pellow & Associates
 - Land Use Board Business – Services Through (\$0)
 - Mountain Creek – PB# 2-91-4 – Services Through 4/29/26 (\$69.00)
 - Waheguru Gas -LU# 3-22-2 – Services Through 4/21/26 (\$510.00)
 - Sussex Cultivation – LU#2-23-4 – Services Through 4/28/26 (\$300.00)
 - Boho Realty – LU# 2-23-3 – Services Through 4/23/26 (\$156.25)
 - 7 Prices Switch – LU#7-24-5 – Services Through 4/17/26 (\$745.50)
- 4. Board Recording Secretary** – Irene Mills (\$100.00)

B. Request for Escrows to be closed

- None

ADJOURNMENT

NEXT MEETING: JUNE 24, 2026