

BOROUGH OF SOUTH PLAINFIELD ZONING BOARD OF ADJUSTMENT AGENDA

December 19, 2017

PLEASE STAND FOR THE PLEDGE OF ALLEGIANCE

1. **Open Public Meetings Act**. This meeting is being held in accordance with the Open Public Meetings Act by posting a notice to The Observer and The Courier News and providing the same to the Borough.
2. **Board Policy**: It is the Policy of the Borough of South Plainfield's Zoning Board of Adjustment not to hear any new cases after 10:00 pm and no new witnesses after 10:30 pm.
3. **Roll Call**:
4. **Minutes**: December 5, 2017
5. **Resolution(s)**: None
6. **Hearing(s)**: (2 residential)

**A. Case #39-17 -- Marilyn Millard
Block 56: Lot 7: R-7.5 Zone
154 Sprague Avenue**

The applicant is requesting to construct rear dormer to a pre-existing non-conforming situation. Variances being requested: Lot Width: Existing 50' -- Required 75' -- Variance 25'; Lot Size: Existing 5,000 sq. ft. -- Required 7,500 sq. ft. -- Variance 2,500 sq. ft.; Side Yard Setback: Existing 7.5' -- Required 8' -- Variance 0.5'; Front Yard Setback: Existing 29.7' -- Required 30' -- Variance 0.3'

**B. Case # 40-17 -- New Market Partners, LLC
Block 37: Lot 13: R-7.5 Zone
1520 Central Avenue**

The applicant is requesting to construct an add-a-level to a pre-existing non-conforming situation. Variances being requested: Front Yard Setback (corner lot): Existing 27.9' -- Required 30' -- Variance 2.1'.

7. **Informal Hearings**:
8. **Old Business**:
9. **Correspondence**:
10. **Executive Session**:
11. **Adjournment**: