

BOROUGH OF SOUTH PLAINFIELD ZONING BOARD OF ADJUSTMENT AGENDA

June 4, 2019

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, The Star Ledger 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:** March 19, 2019
5. **Resolution(s):** None
6. **Hearing(s):** (1 Residential – 2 Commercial)

**A. Case #06-19 -- Christian & Tisha Villagomez
Block 431: Lot 2: R-10 Zone
1600 Peek Street**

The applicant is requesting to construct a 24' X 29' X 15' attached two-car garage with a breezeway that requires bulk variances. Variances being requested: Front Yard Setback: Required: 30' – Proposing: 20' 8" - Variance: 9' 4"; Side Yard Setback: Required: 8' – Proposing: 5' - Variance: 3'.

**B. Case #38-18 – Jain Vishwa Bharti of North America, Inc.
Block 267: Lot 9: HDD Zone
155 Front Street**

The applicant is requesting an Amended Preliminary and Final Site Plan with Conditional Use & Bulk Variances to construct two two-story additions – 590 square feet and 1,488 square feet.

**C. Case #01-19 – DCD Capital, LLC
Block 523: Lot 9: OPA-1 Zone
401 Durham Avenue & 120 McKinley Street**

The applicant is requesting a Preliminary and Final Site Plan with a subdivision that requires bulk variance to construct a four-story, 96,750 square foot storage unit building along with a use variance for a billboard.

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