

BOROUGH OF SOUTH PLAINFIELD
ZONING BOARD OF ADJUSTMENT MINUTES
June 2, 2020

Chairman Leonardis opened the remote meeting at 7:00 pm.

Please stand for the PLEDGE OF ALLEGIANCE.

This meeting was held in accordance with the Open Public Meeting Act and as such, proper notice of this meeting was published in The Observer, The Courier News and The Star Ledger providing same to the Borough Clerk.

It is the policy of the South Plainfield Zoning Board of Adjustments, not to hear any new applications after 10:00 pm and no new witnesses after 10:30 pm.

ROLL CALL:

Present:

Gino Leonardis, Chairman
James Gustafson, Vice Chairman
Maria Campagna
Darlene Cullen
Cindy Eichler
April Wasnick, 1st Alternate
Joseph Scudato, 2nd Alternate

Also attending: Alex Fisher, Esq.

Absent:

Ken Bonanno
Frank Lemos

MINUTES:

January 7, 2020 (Re-Organization)

Chairman Leonardis called for a motion to **approve** the above listed minutes. Vice Chairman Gustafson made motion, seconded by Mrs. Campagna. Those in favor: Mrs. Campagna; Mrs. Cullen; Mr. Scudato; Mrs. Wasnick; and Chairman Leonardis. Those oppose: None.

January 7, 2020 (Regular Meeting)

Chairman Leonardis called for a motion to **approve** the above listed minutes. Mrs. Campagna made motion, seconded by Mrs. Wasnick. Those in favor: Mrs. Campagna; Mr. Scudato; Mrs. Wasnick; and Chairman Leonardis. Those oppose: None

February 4, 2020

Chairman Leonardis called for a motion to **approve** the above listed minutes. Mrs. Campagna made motion, seconded by Mrs. Wasnick. Those in favor: Mrs. Campagna; Mrs. Eichler; Mr. Scudato; Mrs. Wasnick; and Chairman Leonardis. Those oppose: None

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RESOLUTIONS:

- A. Case #17-19 – Lucas Grzech
Block 60: Lot 32.02: OBC-1 (R 7.5) Zone
Redding Avenue**

Chairman Leonardis called for a motion to **approve** the above listed resolution. Mrs. Eicher made motion, seconded by Mrs. Campagna. Those in favor: Mrs. Campagna; Mrs. Eichler; Mr. Scudato; Mrs. Wasnick and Chairman Leonardis. Those oppose: None.

- B. Case #01-20 – Marc Della Ventura
Block 183: Lot 6: R-10 Zone
309 Manning Avenue**

Chairman Leonardis called for a motion to **approve** the above listed resolution. Mrs. Campagna made motion, seconded by Mr. Scudato. Those in favor: Mrs. Campagna; Mrs. Eichler; Mr. Scudato; Mrs. Wasnick and Chairman Leonardis. Those oppose: None.

- C. Case #36-18 -- 1335 Associates LLC
Block 3: Lot 29: OBC-1 Zone (Overlay)
1335 West 7th Street**

Chairman Leonardis called for a motion to **approve** the above listed resolution. Mrs. Campagna made motion, seconded by Mrs. Wasnick. Those in favor: Mrs. Campagna; Mr. Scudato; Mrs. Wasnick and Chairman Leonardis. Those oppose: None.

HEARING: None

INFORMAL HEARINGS: None

OLD BUSINESS: None

NEW BUSINESS:

There was a discussion on how to handle the next remote WebEx meeting with hearings. It was determined that when a Board Member motions that Board Member must state their name. Difficult to decipher voices over the audio of the computers. If a Board Member would like to ask a question or make a statement, that Board Member is to advise the Chairman that they have a question and state their name. Board Member may also use the raise hand feature. It was suggested that all Board Members place themselves on Mute until the time of voting or has a question. This will cut down on back ground noise.

CORRESPONDANCE: None

EXECUTIVE SESSION: None

ADJOURNMENT: 7:18 PM

Respectfully Submitted,
Joanne Broderick
Recording Secretary