

# BOROUGH OF SOUTH PLAINFIELD ZONING BOARD OF ADJUSTMENT AGENDA

April 18, 2023

## 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**:
5. **Resolution(s)**:
6. **Hearing(s)**:  
*Homeowner:*

- A. **Case #21-22 – Richard and Jenny Dosch  
Block 216: Lot 10: R-10 Zone  
407 S. Plainfield Ave**

The applicant is requesting a *secondary front yard setback variance* to install a shed.

Required – 30' Proposed – 7' Variance – 23'

*Commercial:*

- B. **Case #25-21 – JMSM, LLC  
Block 528: Lot 46.06: M-2 Zone  
4001-4081 Hadley Road**

The applicant is requesting a *Use Variance* with Preliminary and Final Site Plan for a warehouse with 117,976 square feet of warehouse area and 13,108 square feet of office space.  
(Carried from December 6, 2022)

7. **Informal Hearings**: None.
8. **Old Business**:
9. **Correspondence**:
10. **Executive Session**:
11. **Adjournment**: