

# BOROUGH OF SOUTH PLAINFIELD PLANNING BOARD AGENDA

November 12, 2024

1. **Roll Call:**
2. **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 Courier News, and The Star Ledger, and providing the same to the Borough.
3. **Board Policy:** It is the Policy of the Borough of South Plainfield's Planning Board not to hear any new cases after 10:00 pm and no new witness after 10:30 pm.
4. **Minutes:**
5. **Resolutions:**

**A. Case #818 – 4401 South Clinton, LLC**  
Block 476; Lot 12; M-3 Zone  
4401 South Clinton Avenue

The applicant is requesting preliminary and final site plan approval to construct an 8,828 sq ft one-story warehouse, office, and fabrication building. The applicant is also requesting a side yard setback variance. Required – 30'  
Proposed – 10' Variance – 20'

**B. Case #823 – OnSwitch, Inc.**  
Block 528.01; Lot 46.06; M-2 Zone  
3500 Hadley Road

The applicant is requesting preliminary and final site plan approval to permit the construction of two (2) solar panel canopy arrays over the existing eastern parking lot covering an area of 49,444 square feet and height of 17.9 feet.

**C. Case #825 – Joseph and Alex Tedesco**  
Block 401; Lot 1; R-10 Zone  
112 Hillside Avenue

The applicant is requesting a minor subdivision of the property into two (2) fully conforming lots.

6. **Current Files:** None.
7. **Informal Hearings:** None.
8. **Public Hearings:** None.
9. **Committee Reports:**
  - a. Street Naming Committee - Bob Ackerman
  - b. Environmental Committee - Rich Houghton & Bryan Bythell
  - c. Council Report - Derryck White
  - d. Mayoral Updates - Mayor Anesh
10. **Minor Site Plan:** None.
11. **New Business:** None.
12. **Correspondence:** None.
13. **Audience Comments** - other than agenda items.
14. **Executive Session:**
15. **Adjournment:**