

**BOROUGH OF SOUTH PLAINFIELD
ZONING BOARD OF ADJUSTMENT AGENDA
DECEMBER 16, 2014 @ 7 pm.
PLEASE STAND FOR THE PLEDGE OF ALLEGIANCE*****

1. Roll Call and 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 witness after 10:30 pm.

3. Minutes: October 7 & October 21, 2014 Meetings

4. Resolutions: (2) Attached:
 - A. Case # 30-14—Tennille Flowers
Block 26; Lot 2; R-10 Zone
1514 Plainfield Avenue
Mrs. Eichler made the motion, seconded by Mr. Gustafson, to grant the applicant's request that a garage conversion be used for a family member caregiver subject to additional voluntary conditions. Those in Favor: Leonardis, Miglis, Campagna, Eichler, Gustafson, Bonanno & Hughes.

 - B. Case # 40-13—Sukhadia's
Block 254; Lot 1.02; M-3 Zone
124 Case Drive
* Reaffirm vote to hear the use variance & site plan application @ the November 13, 2014 hearing. * Gustafson & Lemos were absent *
Mr. Kaplan made the motion, seconded by Mr. Bonanno, to approve the above request. Those in Favor: Campagna, Bonanno, Kaplan, Hughes, Eichler, Miglis & Leonardis.

Mr. Bonanno made the motion, seconded by Mrs. Eichler, to grant the applicant's request for a use variance subject to additional voluntary conditions. Those in Favor: Campagna, Bonanno, Kaplan, Hughes, Eichler, Miglis & Leonardis.

Mr. Kaplan made the motion, seconded by Mrs. Eichler, to grant the applicant's request for preliminary & final site plan approval subject to additional voluntary conditions. Those in Favor: Campagna, Bonanno, Kaplan, Hughes, Eichler, Miglis & Leonardis.

5. Hearings: (4) Total:

A. Case # 26-14—Philly Trampoline/Skyzone
Block 528.01; Lot 45.06; M-2 Zone
600 Hadley Road

* Last heard @ the 12/2/14 Meeting.*

The applicant is requesting approvals for an indoor recreational facility.

B. Case # 21-14—McGrath Rent Corp.
Block 390; Lots: 28 & 18; M-3 Zone
Hollywood Avenue

The applicant is requesting approvals for a lot line adjustment, permission to erect a new 10,000 sq. ft. building & a use variance for the storage of specialty tank vessels & storage containers. * Last heard @ the 12/2/14 Meeting*

C. Case # 25-14—Omni Construction
Block 388; Lot 7.02; M-3 Zone
446 Hollywood Avenue

The applicant is requesting approvals for a use variance & site plan approval for a contractor's storage yard. * See carry-to memo request for Jan. 6, 2015**

D. Case # 28-14—Paraco Gas Corp.
Block 472; Lot 33; RH Zone
4700 South Clinton Avenue

The applicant is requesting permission to use the premises for a propane gas distribution facility.

6. Informal Hearings:

7. Old Business:

8. New Business:

9. Correspondence:

10. Executive Session:

11. Adjournment: