

BOROUGH OF SOUTH PLAINFIELD ZONING BOARD OF ADJUSTMENT AGENDA

October 16, 2018

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 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)
 - June 19, 2018
 - July 17, 2018
 - August 21, 2018
 - September 18, 2018
 - October 2, 2018
5. **Resolution(s)**: (2)

- A. **Case #31-18 -- Daniel VP, LLC**
Block 195: Lot 26: R-7.5 Zone
145 Daniel Street

The applicant requested to construct an Add-A-Level. Variance requested: Secondary Front Yard Setback (Corner Lot) -- Required: 30' -- Existing: 14.9' -- Variance: 15.1'.

- B. **Case #8-16 -- Sil-Crete, Inc**
Block 388: Lot 10.02: M-3 Zone
438 Hollywood Avenue

The applicant requested a Major Amended Site Plan, Preliminary and Final Site Plan, Bulk and Use Variances to construct a permanent garage.

6. **Hearing(s)**: (1 Commercial Application)

- A. **Case #29-18 -- Chick-Fil-A**
Block 528: Lot 46.04: OBC-3 Zone
4801 Stelton Road

The applicant is requesting to construct a 5,000 square foot, 110 seat restaurant with a drive-thru. Variances being requested: Use: drive-thru not permitted -- Sign: four (4) building façade signs proposed - one (1) permitted -- Freestanding Sign: four (4) proposed - two (2) permitted -- Parking: 1,390 proposed - 1,867 required.

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