

**BOROUGH OF SOUTH PLAINFIELD
ZONING BOARD OF ADJUSTMENT AGENDA
July 1, 2025**

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 Courier News, and TAP 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 #14-25 – Sean Franciscus
Block 128: Lot 25: R-7.5 Zone
1909 Wickford Avenue**

The applicant is requesting a front yard setback variance for a front porch.
Required: 30' Proposed: 24' Variance: 6'

Commercial:

- B. Case #21-23 – 1202 New Market Ave. V1, LLC
Block 284: Lot 5&10.01: M-3 Zone
1202 New Market Ave**

The applicant is requesting *a use variance, and Preliminary and Final Site Plan* approval for outdoor storage for vehicles.

(Applicant has requested to be carried to a later date)

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