

DATE: Wednesday, April 17, 2024

TIME: 7:00 P. M. (Regular Meeting) Council Chambers – 2<sup>nd</sup> Floor

PLACE: City Hall, 640 E. Wood Street, Vineland, NJ 08360

## ZONING BOARD OF ADJUSTMENT AGENDA

- AGENDA REVIEW
- PUBLIC HEARING

1. Applicant: **BRIAN WHEELER, SR** *Pro se*  
ADDRESS: 213 Fenimore Street  
Block 2228, Lot 4, Zone R-2  
Type of Variance:  
Requesting: Certification of non-conforming use for a two-unit family dwelling.
2. Applicant: **ED FENTZLAFF** *Pro se*  
ADDRESS: 3040 Union Road  
Block 7409, Lot 8, Zone W-6  
Type of Variance: "C"  
Requesting: Construction of an oversized garage.
3. Applicant: **JAIME M. TORO** *Pro se*  
ADDRESS: 2259 W. Oak Road  
Block 2003, Lot 3, Zone R-5  
Type of Variance: "C"  
Requesting: Construction of an oversized garage.
4. Applicant: **MICHAEL ATKINSON & ELIZABETH KORUTZ** *Pro se*  
ADDRESS: 2065 Mays Landing Road  
Block 7801, Lot 3.02, Zone W-6  
Type of Variance: "C"  
Requesting: Construction of a rear addition to a single-family dwelling.
5. Applicant: **US BANK TRUST** *Eric Chung, Esq.*  
ADDRESS: 620 S. Sixth Street  
Block 4116, Lot 16, Zone NC  
Type of Variance: "C"  
Requesting: Minor site plan for modifications to a parking lot.
6. Applicant: **GENISIS X. MORCELO** *APPLICATION WITHDRAWN*  
ADDRESS: 478 W. Forest Grove Road  
Block 703, Lot 27, Zone A-5  
Type of Variance: "D"  
Requesting: Use variance for the construction of a single-family home while preserving existing single-family home as an in-law suite.
7. Applicant: **PATRICIA LOPEZ-SANTIAGO & FERNANDO CHAVEZ** *Michael Gruccio, Esq.*  
ADDRESS: 1027 & 1031 E. Chestnut Avenue  
Block 5004, Lots 2, 3 & 4, Zone R-P  
Type of Variance: "D"  
Requesting: Use variance to allow a hair salon along with a waiver of site plan requirements.

8. Applicant: **TRI CORNER COMMUNITIES/FOREST GLEN MAJOR SUBDIVISION**  
ADDRESS: Almond Road *Michael Gruccio, Esq.*  
Block 2704, Lots 12, 13, 14 & 34, Zones R-2 & I-2  
Type of Variance: "D"  
Requesting: Preliminary major subdivision approval to create twenty-four residential lots  
and one basin lot.

## **PUBLIC COMMENT**