

DATE: Wednesday, March 18, 2026

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

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

ZONING BOARD OF ADJUSTMENT AGENDA

AGENDA REVIEW

PUBLIC HEARING

1. Applicant: **WEST WOOD REALTY, LLC** *Matthew Robinson, Esq.*
ADDRESS: 240 W. Wood Street
Block 2915, Lot 12, Zone R
Type of Variance: “C”
Requesting: Certification of non-conforming use for a two-unit family dwelling.
2. Applicant: **ROBERT SWANSON ESTATE** *Michael Gruccio, Esq.*
ADDRESS: 85 Columbia Avenue
Block 4214, Lot 40, Zone R-2
Type of Variance:
Requesting: Certification of non-conforming use for a three-unit family dwelling.
3. Applicant: **ALEJANDRA PEREZ**
ADDRESS: 1245 Warren Drive
Block 2104, Lot 88, Zone R-2
Type of Variance: “D”
Requesting: Construction of a 3,800 square foot pole barn for business-related purposes along with a waiver of site plan requirements.
4. Applicant: **LEADERS OF TOMORROW, INC.** *Brian Swope, Esq.*
ADDRESS: 28 S. West Avenue
Block 3602, Lot 19, Zone R-2
Type of Variance: “D”
Requesting: Preliminary/final major site plan approval to construct additional parking and site improvements to an existing one story building.
5. Applicant: **KG RENOVATIONS, LLC** *Matthew Robinson, Esq.*
ADDRESS: 1108 E. Landis Avenue
Block 3114, Lot 24, Zone R-P
Type of Variance: “D”
Requesting: Use variance for a real estate management office.
6. Applicant: **INDUSTRIAL LAND CO./ITALIANO BROTHERS** *Jordan Goldberg, Esq.*
ADDRESS: 1689 Gallagher Drive
Block 314, Lots 7 & 8, Zone I-1
Type of Variance: “D”
Requesting: Use variance and preliminary/final major site plan approval to construct a 6,000 square foot storage building for an existing truck repair garage.

7. Applicant: **CUMBERLAND COUNTY AUTOGROUP** *CherylLynn Walters, Esq.*
ADDRESS: 3565 S. Delsea Drive **POSTPONED UNTIL APRIL 15, 2026**
Block 7004, Lot 24, Zone B-4
Type of Variance: N/A
Requesting: Preliminary/final major site plan approval to construct a 35,045 square foot car dealership (Vineland Hyundai).

PUBLIC COMMENT