

CITY OF VINELAND
PLANNING BOARD
NOTICE OF HEARING

TO WHOM IT MAY CONCERN:

In compliance with the pertinent provisions of the City of Vineland Zoning and Land Development Ordinance, and the New Jersey Municipal Land Use Act, N.J.S.A. 40:55D-1 et seq., notice is hereby given that a written application has been filed by the undersigned with the City of Vineland Planning Board seeking preliminary and final major site plan approval, together with variance relief pursuant to N.J.S.A. 40:55D-70(c) for the minimum front yard setback, number and location of building mounted identification signs, minimum setback for freestanding identification sign, minimum number of parking spaces, minimum rear, front and side yard buffer, maximum parking setback, minimum landscaping standards, maximum sign area for incidental signage, maximum lot coverage, minimum lot area, minimum lot depth, minimum lot frontage, and any and all other variances or waivers the Board should require in the exercise of its discretion and without further public notice, in connection with the proposed development of the subject property with a new McDonald's fast-food restaurant, including a side by side drive-through facility, together with all associated site improvements including, but not limited to, on-site circulation and drive-through lanes, parking facilities, site lighting, landscaping, signage, utility improvements, and stormwater management systems.

This development concerns property shown as Block 3303, Lot 19 on the City of Vineland Tax Map, which property is located at 7 North Lincoln Avenue, Vineland, New Jersey, in the B-4 Business Zone, and adjacent to the Lincoln Plaza shopping center. The proposed development will include the demolition of the existing gas station and any associated site improvements currently located on the property.

Public hearing on the above-mentioned application which is the subject of this Notice has been scheduled for May 13, 2026 at 6:30 p.m. at the City of Vineland Municipal Building, City Council Chambers, 640 E. Wood Street, Vineland, New Jersey, at which time and place any interested party (as defined by N.J.S.A. 40:55D-4) will have an opportunity to be heard either in person, or by agent or attorney.

This Notice is given to you as an owner of property situate within 200 feet of the property in question.

All documents in support of this application are on file for public inspection during regular business hours at the office of the Vineland Planning Board Office, 640 E. Wood Street, Vineland, New Jersey. Please take further notice that the Board may, at its discretion, adjourn, postpone, or continue said hearing from time to time and you are hereby notified that you should make diligent inquiry of the Board Office concerning such adjournments, postponements, or continuations.

NEHMAD DAVIS & GOLDSTEIN, P.C.
Attorneys for Applicant McDonald's USA, LLC

BY: MICHAEL J. LARIO, JR., ESQUIRE
4030 Ocean Heights Avenue
Egg Harbor Township, NJ 08234
(609) 927-1177

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