

CITY OF VINELAND ZONING BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the City of Vineland Zoning Board of Adjustment will conduct a public hearing with respect to a development application submitted by Stern Development LLC, a New Jersey Limited Liability Company, for approval of a minor subdivision and the grant of a use variance, related to property located at 2354 Dante Avenue, and designated as Lot 9 in Block 5221 on the City of Vineland Tax Map.

The hearing will be held at 7:00 p.m. on Wednesday, May 20, 2026, in City Council Chambers located on the Second Floor of Vineland City Hall, 640 E. Wood Street, Vineland, NJ 08360. At the hearing, at said time and place, all interested parties will be given an opportunity to be heard in accordance with the rules, regulations and procedures of the City of Vineland Zoning Board.

The property, which is the subject of this application, is, as stated above, officially designated on the Tax Map of the City of Vineland as Lot 9 in Block 5221. By way of further identification, the property, which is the subject of this application, has, likewise as stated, a street address of 2354 Dante Avenue and is located in the B-3 (Business) Zone, as delineated on the Zoning Map of the City of Vineland.

The applicant is seeking the approval of a minor subdivision, to create one new lot and a remainder lot, each for the development of a single-family home and the grant of a use variance for the residential use of the land.

In addition, the applicant seeks any variances, deviations, design exceptions, design waivers, submission waivers, interpretations or plan modifications as may be determined to be necessary during review and hearing of the application.

THIS NOTICE is given in compliance with the requirements of the Municipal Land Use Law of the State of New Jersey (N.J.S.A. 40:55D-1 et. seq.) and the relevant provisions of the City of Vineland Land Use Ordinance.

All documents relating to this application are on file in the Office of the Secretary of the City of Vineland Zoning Board, located on the fourth floor of Vineland City Hall, 640 E. Wood Street, Vineland, NJ 08360, where the documents are available for inspection during the regular business hours by all interested parties.

MICHAEL GRUCCIO LAW
LIMITED LIABILITY COMPANY

Dated: April 14, 2026

MICHAEL J. GRUCCIO, ESQ.
Attorney for Applicant
Stern Development LLC