

Adequate notice of this meeting, as required by the Open Public Meetings Act of 1975, has been provided by the Annual Notice published in The Home News & Tribune on December 18, 2023, and has been posted in the Main Lobby of the Municipal Complex on December 18, 2023.

**Township of Edison
Zoning Board of Adjustment
Special Meeting Agenda
FEBRUARY 20, 2024**

**Pledge of Allegiance to the Flag
Roll Call**

Minutes: January 30, 2024

CASE# Z32-2023 SANJAY THAKKER, 38 JONATHAN DR* Improper Notice, RE-NOTICE REQ

CASE# Z28-2023 SHIRISH PATEL, 239 WEST ST *Improper Notice, RE-NOTICE REQ

CASE #Z10-2023,EDISON MUSLIM COMMUNITY CENTER, 157 & 159 PLAINFIELD AVE *Improper Notice, RENOTICE REQ TO NEWSPAPER ONLY CARRIED TO MARCH 26, 2024

New Business:

1. CASE #Z24-2023 LUCKY 7 PROPERTIES LLC, 28 PLYMOUTH PL

Applicant is seeking Bulk and Use/"D" Variances to construct a second story addition on the existing SFD. **The following standards have not been met:** Residential homes are not permitted in this zone. Side yard setback required is 40FT, Proposed is 12.32Ft. Both side yard setback required is 80FT, Proposed is 65.48Ft. Minimum floor area required is 5,000SF, Proposed is 2,590SF. Affected property is located in the **LI Zone**, designated as Block# 757, Lot # 26.03 on the Edison Township tax map. All noticing paperwork is in order.

"Agenda that are posted are subject to updates and changes as may be necessary in the normal course of business. Postings for public participation at any Board hearings are available on the official Township Website. Only those posting on the Township of Edison's official website <https://edisonnj.gov> are considered valid. Our Board nor the Township can be held accountable nor can the Board or the Township verify for accuracy any other postings regarding public access to Board meetings. If you wish to participate at any Board hearings, please access such hearing directly through the official Township Website or via links and telephone details contained on only the Township's Official Website. The public portion of any given case may be heard on a separate date to be announced at the conclusion of the applicant's matter. Thank you and we look forward to your participation."

"Pursuant to the MLUL and existing law, all Applicants, the Public, Interested Persons and/or Objectors must not contact in any way or manner any of the Board Members directly or indirectly as Board Members are not permitted to engage in *ex-parte* communications, pre-judge any matter, or engage in discussions that are not a matter of public record. If you should have any questions concerning an application, all communications must be directed to the Zoning Board Secretary so long as they are administrative in nature. No one at the Zoning Board Office may provide legal advice at any time. All legal advice must be sought through an Attorney of your choice. The Board thanks all those concerned in advance for their cooperation in adhering to this requirement and helping the Zoning Board continue to maintain its impartiality as is required by laws of the State of New Jersey."