

**AGENDA**  
**ZONING BOARD OF ADJUSTMENT**  
**TOWNSHIP OF WOODBRIDGE – August 10, 2023**

A meeting of the Zoning Board of Adjustment of the Township of Woodbridge will be held at 6:00 P.M., on Thursday, July 13, 2023, in Council Chambers of the Memorial Municipal Building, 1 Main Street, Woodbridge, N.J.

Approval of Minutes of July 27, 2023 Regular Meeting

**The following resolutions are tentatively scheduled for adoption by the Board:**

**Public Hearing**

**Bulk Variances**

**Block: 373.01; Lot: 8; Zone: R-6  
1235 Green Street, Iselin  
Sumit Nagpal**

**#Z23-09**

**Time of Action 8/2/23**

**The applicant proposes to construct a paver patio in the backyard and side yard with a front paver walkway at a single family dwelling.**

*Postponed from 7/27/23.*

**Public Hearing**

**Bulk Variances**

**Block: 277.01; Lot: 13; Zone: R-6  
185 Green Street, Woodbridge  
Anthony and Kathleen Sosnovich**

**#Z23-17**

**Time of Action 11/8/23**

**The applicant proposes to expand existing paver patio and relocate the existing hot tub.**

**Public Hearing**

**Amended Minor Subdivision/Minor Site Plan/Use & Bulk Variances**

**Block: 5.03 Lot: 218.02 Zone: R-5  
12 & 14 Loretta Street, Hopelawn  
FNDZ Realty, LLC  
Attorney: Timothy J. Little, Esq.**

**#Z23-12**

**Time of Action 11/22/23**

**The applicant proposes to subdivide a lot along a common firewall to create two lots, each lot having one attached single family dwelling.**

**Public Hearing**

**Minor Site Plan/Use and Bulk Variances**

**#Z23-25**

**Block: 603 Lot: 2 Zone: M-1**

**185 Blair Road, Port Reading**

**New Cingular Wireless PCS, LLC (AT&T)**

**Time of Action 11/7/23**

**Attorney: Judith A. Fairweather, Esq.**

**The applicant proposes a 125 ft. tall ballast mounted monopole with related equipment on a cell on wheels.**

*Postponed from 7/27/23.*

**Public Hearing**

**Minor Subdivision/Minor Site Plan/Use & Bulk Variances**

**Block: 596.01 Lot: 2.01, 51.10 & 51.11; Zone: B-1/R-6**

**#Z22-53**

**739 Rahway Avenue and 73 Prospect Avenue, Woodbridge**

**LaGrutta – Russo, LLC**

**Attorney: Mark Rothman, Esq.**

**Time of Action 11/10/23**

**The applicant proposes to construct an addition and some renovation to an existing restaurant. The applicant also proposes to redraw lot lines.**