

South Plainfield 1985

(8/29)

Appeal to vary or modify certain provision of the zoning ordinance

~~2~~ Atch: 2 maps + property owner list

Pgs ~~3~~ 5

M2000344T

It is respectfully submitted that the use is substantially similar to those public utilities intended under Section 508 with the sole exception that this utility is governed by the F.C.C. and not the State of New Jersey.

In the event the interpretation of the ordinance by the Board of Adjustment results in the determination that the use is not permitted, applicant contends that the proposed use is inherently beneficial to the public good and general welfare, in that it forms an essential element of the communications network for New Jersey and, more specifically, for this portion of the State of New Jersey. The subject use is peculiarly suited to and appropriate for the subject site in that the transmission and switching location must be positioned within the context of a fixed geographic "grid". The subject site is within that grid and is in an industrial zone best suited to its use. The location of this utility is "necessary and accessory to the distribution and transmission or collection system serving local consumers".

It is in conformity with the uses permitted in the zone and will not constitute a detriment or impairment of the Zoning Ordinance or plan or public good.

I hereby depose and say that all the above statements and the statements contained in the papers submitted herewith are true and accurate.

Sworn to before me this 29th

day of August 1985

Ethel Paoletti

Angelo H. Dalto Attorney
(Signature of Applicant)
ANGELO H. DALTO, Attorney for Applicant
1550 Park Avenue, South Plainfield, N.J.
(Address) 07080

ETHEL PAOLETTI

A Notary Public of New Jersey

My Commission Expires Nov. 16, 1987

NOTE: This application must be filed with the Secretary of the Board and or Building Inspector at least THIRTY (30) DAYS prior to the regular meeting date of the Board.

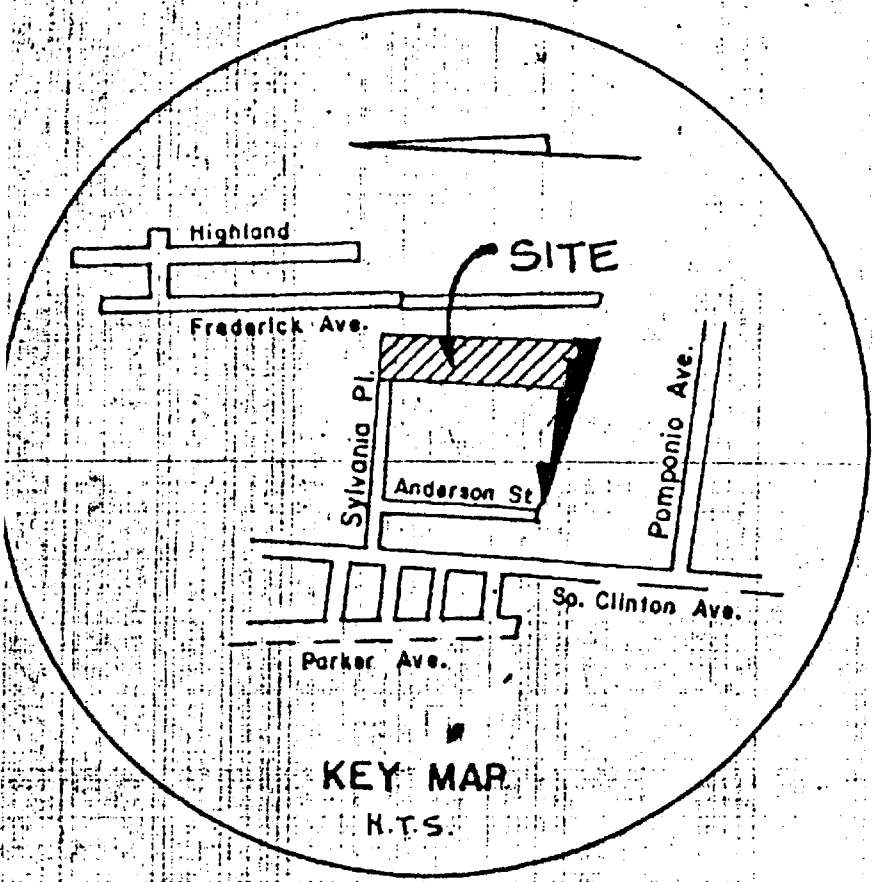
IMPORTANT: The following must be submitted with this appeal:

1. A map or set of drawings, drawn to scale, containing front, rear, side, and all necessary measurements and all facts involved in this appeal.
2. Form BA-2 - List of All Property Owners within 200 feet of the property for which this appeal is being made.
3. Form BA-3 - Affidavit of Service of Notice to Property Owners in Item 2.
4. Form BA-4 - One sample copy to Board of Adjustment.
5. Letter of Authority or power of attorney, if this appeal is to be made by a person other than the actual property owner.
6. Affidavit that additional adjacent property is not available, if this appeal is for the granting of an exception because of narrowness, shallowness, or lack of required minimum area.
7. A fee of twenty-five dollars (\$25.00) in CHECK OR MONEY ORDER ONLY and made payable to the "Treasurer of the Borough of South Plainfield."

41.0

PLAN

SCALE: 1" = 40'



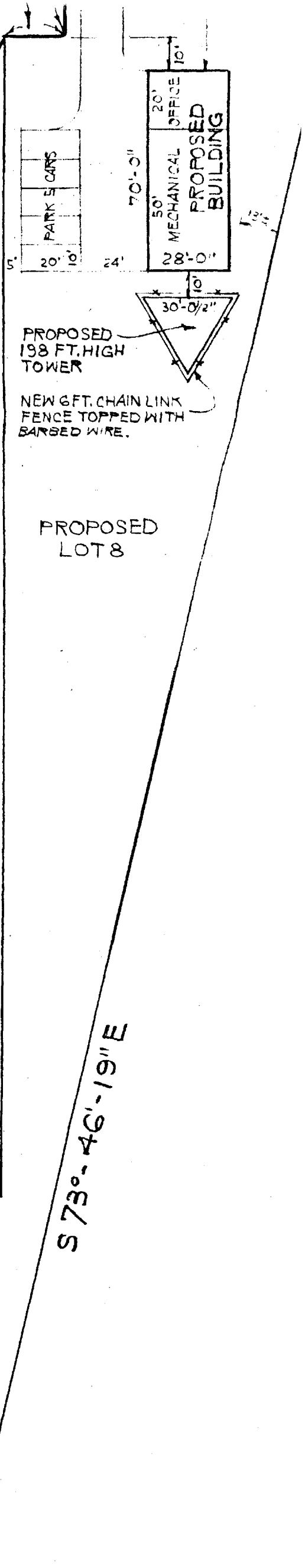
405.0'

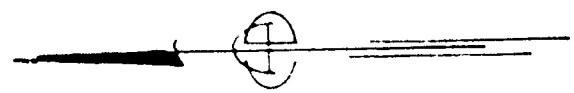
S 86°-34'E

S 3°-26'W
43.56'

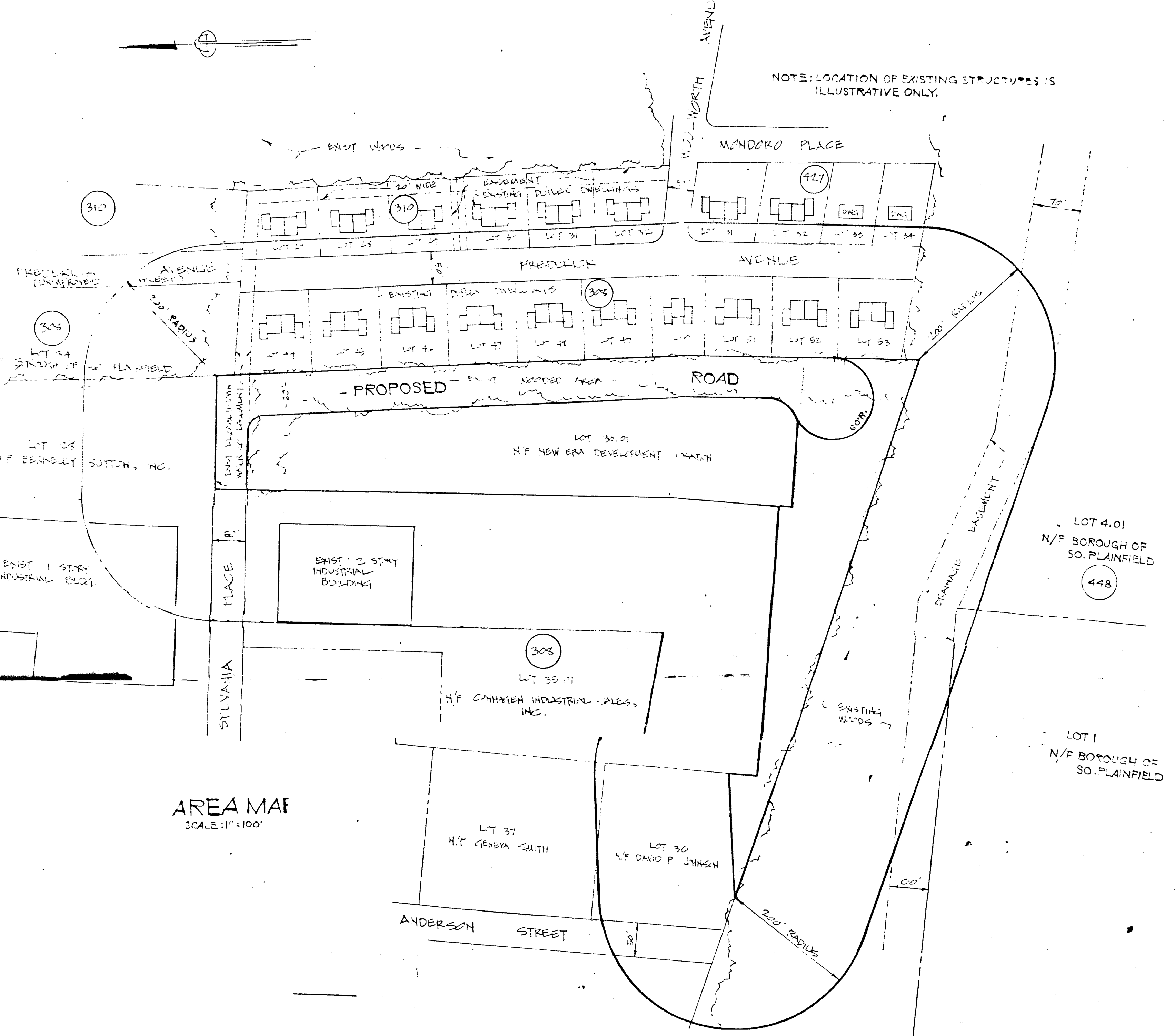
N 83°-38'-11"E
163.06'

S 73°-46'-19"E





NOTE: LOCATION OF EXISTING STRUCTURES IS ILLUSTRATIVE ONLY.



310

310

427

308

308

308

448

AREA MAP
SCALE: 1" = 100'

EXIST WOODS

MENDORO PLACE

FREDERICK AVENUE

PROPOSED ROAD

SYLVANIA PLACE

ANDERSON STREET

FREDERICK AVENUE

AVENUE

PLAINFIELD

SUTTON, INC.

EXIST. 2 STORY INDUSTRIAL BUILDING

H/F CONHAYEN INDUSTRIAL, ALLES, INC.

LOT 37
H/F GENEVA SMITH

LOT 36
H/F DAVID P. JOHNSON

LOT 30.01
H/F NEW ERA DEVELOPMENT CORP.

LOT 4.01
N/F BOROUGH OF SO. PLAINFIELD

LOT 1
N/F BOROUGH OF SO. PLAINFIELD

LOT 34
H/F BENNELEY

EXIST. 1 STORY INDUSTRIAL BLDG.

EXISTING WOODS

SEWER EASEMENT

60'

200' RADIUS

200' RADIUS

200' RADIUS

20' WIDE

50'

10'

EASEMENT
EXISTING
DRAINAGE
EASEMENTS

EXISTING OPEN SPACES

EXIST. WOODS AREA

EXIST. SEWER EASEMENT

S.O.P.

PROPERTY OWNERS WITHIN 200' RADIUS

<u>Block</u>	<u>Lot</u>	<u>Owner & Address</u>	
308	28	Berkeley Sutton, Inc.	
	34	Borough of South Plainfield	
	35.01	Conhagen Industrial Sales, Inc.	
	36	David P. Johnson	
	37	Geneva Smith	
	44	Bonmur, Inc.	
	45	Bonmur, Inc.	
	46	Bonmur, Inc.	
	47	Dennis & Bobbi Linn	
	48	Bonmur, Inc.	
	49	Thomas W. B. & Jean M. Chin	
	(00001)		
	49	Daniel W. K. Chin	
	(00002)		
	50	Charles Roger & Yolanda Smith	
	51	Riad B. & Evelyn M. Assad	
	(00001)		
	51	William & Susanne Sahlman	
	(00002)		
52	William F. & Maryann Hopler		
53	Bonmur, Inc.		
310	27	Bonmur, Inc.	
	28	Bonmur, Inc.	
	29	Bonmur, Inc.	
	(00001)		
	29	Jay S. & Janice M. Carrick	
	(00002)		
	30	Robert A. La Forte	
	(00001)		
	30	Josephine La Forte	
	(00002)		
427	31	Joseph B. & Margaret DeAndrea, Jr.	
	32	Leonard Rasile, Et. Als.	
	31	John & Mary Ferrante	
	(00001)		
	31	John & Mary Ferrante	
	(00002)		
	32	Kun Young & Yong Ja Lee	
448	33	Joseph P. & Theresa M. McMorrow	
	34	Rosario & Adele Del Piano	
	1	Gould Associates	
	4.01	Borough of South Plainfield	
	4.02	Borough of South Plainfield	