

**AGENDA**  
**ZONING BOARD OF ADJUSTMENT**  
**TOWNSHIP OF WOODBRIDGE – March 20, 2025**

A meeting of the Zoning Board of Adjustment of the Township of Woodbridge will be held at 6:00 P.M., on Thursday, March 20, 2025, in Council Chambers of the Memorial Municipal Building, 1 Main Street, Woodbridge, N.J.

Approval of Minutes of March 6, 2025 Regular Meeting

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

*Surinder Kumar #Z25-07 Granted 3/6/25*

*Nayan Bhavsar #Z25-09 Granted 3/6/25*

**Public Hearing**

**Bulk Variances**

**#Z24-42**

**Block: 435.07 Lot: 15; Zone: R-10**

**39 South Walnut Avenue, Iselin**

**Time of Action 2/28/25**

**Shreekarana J. Patel**

**The applicant proposes to widen the driveway to 27.6 ft. and add pavers to the front, side, and rear of the property at a single family dwelling.**

*\*Carried from 2/20/25.*

**Public Hearing**

**Bulk Variances**

**#Z25-08**

**Block: 265 Lot: 4; Zone: R-5**

**213 Bergen Street, Woodbridge**

**Time of Action 5/28/25**

**Alan Moy**

**The applicant proposes to construct a two car garage and a 20 ft. x 25 ft. driveway at a single family dwelling.**

*\*Postponed from 2/20/24.*

March 20, 2025

**Public Hearing**

**Bulk Variances**

**Block: 354.05 Lot: 25; Zone: R-5  
61 Mercer Street, Menlo Park Terrace  
Abbas Riffat**

**#Z25-01**

**Time of Action 5/28/25**

**The applicant proposes to construct a basement entrance in the side yard at a single family dwelling.**

*\*Postponed from 2/20/24.*

**Public Hearing**

**Use and Bulk Variances**

**Block: 5.01; Lot: 308; Zone: R-5  
24 May Street, Hopelawn  
24 May Street – LAG, LLC  
Attorney: Adam Elias, Esq.**

**#Z24-78**

**Time of Action 5/24/25**

**The applicant proposes to finish the basement at a two family dwelling.**

**Public Hearing**

**Minor Subdivision/Use & Bulk Variances**

**Block: 452 Lot: 6.01 Zones: R-40  
1, 3, & 41 Devon Road, Colonia  
Parth Patel**

**#Z24-64**

**Time of Action 6/7/25**

**The applicant proposes to create two (2) lots. Lot 6.011 will be 43,827 sq. ft. and retain an existing 7-unit multifamily structure, lot 6.012 will be 43,453 sq. ft. with a newly constructed single-family dwelling.**