**BOROUGH OF METUCHEN**

**ZONING BOARD OF ADJUSTMENT AGENDA**

**SEPTEMBER 11, 2025**

## CALL TO ORDER

## PLEDGE OF ALLEGIANCE

## ROLL CALL

## RESOLUTIONS

**23-1362 E** Mahendra Patel – Applicant proposes converting existing service bays into a convenience store. Existing gas station to stay.

**532 Middlesex Avenue Block 91 Lot 2, 2.01 & 2.02 B-3 Zone**

**24-1395 E** Sandhu Realty, LLC – Applicant proposes an expansion of a non-conforming use, maximum square footage of sign board, internal illumination of sign, freestanding sign setback, rear yard setback.

**99 Middlesex Avenue Block 36 Lot 3 R-4 Zone**

## NEW BUSINESS

**25-1419 E** Mainul Hoque – Applicant proposes a first and second floor addition which will require bulk variances, as well as minimum distance of driveway to corner and fencing materials.

**29 Miller Drive Block 3 Lot 180 R-2 Zone**

## PUBLIC PORTION

## CORRESPONDENCE

August 14, 2025

## ADJOURNMENT

The Borough of Metuchen does not discriminate against persons with disabilities. Those individuals requiring auxiliary aids and services where necessary must notify the ADA Coordinator of the Borough of Metuchen at least seventy-two (72) hours in advance of the meeting or scheduled activity.