

TOWNSHIP OF LOWER

2600 Bayshore Road
Villas, New Jersey 08251



Incorporated 1798

(609) 886-2005

LOWER TOWNSHIP PLANNING BOARD

Submitted for October 15, 2015 - 7:00 PM

A. MEETING CALLED TO ORDER

Pledge of Allegiance

Approval of minutes of past meetings, Engineer's vouchers, etc.

B. DISCUSSION ONLY:

1. Courtesy application to discuss a new field house at the Lower Township Regional High School, 687 Route 9, Cape May. (SP 15-4)

C. OLD BUSINESS:

2. Preliminary & final site plan & hardship variance applications for Phase I - to modify approved site plan for an existing marina and restaurant, to clarify the approved outside "service" bar and to add more seating and update the site plan approval to be consistent with as-built conditions regarding previous approval. Phase II - modification to dock configuration only. Hardship variances needed for more than one (1) enterprise sign and larger than permitted informational sign greater than two (2) sq. ft., submitted by Cape Harbor Enterprises, Inc., for the location known as Block 822.03, Lot 8, 954 Ocean Drive. (SP 15-2)

D. NEW BUSINESS:

3. Minor subdivision & hardship variance applications for the creation of two (2) newly described lots. Hardship variances needed for lot area, frontage & width, submitted by Paul Merrick for the location known as Block 806, Lot 3, 14 Shawcrest Road. (SUB 1424A) WAS CONTINUED UNTIL THE JANUARY 21, 2016 MEETING AT THE APPLICANT'S REQUEST.
4. Preliminary & final site plan and hardship variance applications to relocate beach bar onto portion of the parking lot during the off season (October to April). Hardship variances needed for number of parking spaces, parking-landscape/buffer & number, height and size of signs, submitted by Achristavest Pier 6600 for the location known as Block 710.01, Lot 1, 9601 Atlantic Avenue, Diamond Beach. (SP 15-5) WITHDRAWN AT APPLICANT'S REQUEST.