

# TOWNSHIP OF LOWER

2600 Bayshore Road  
Villas, New Jersey 08251



Incorporated 1798

(609) 886-2005

## NOTICE OF DECISION

### Lower Township Planning Board

The Lower Township Planning Board, at a regularly scheduled meeting held on April 16, 2020 at the Lower Township Municipal Building, took the following action on applications submitted for development and considered at that time:

1. Dune review, minor subdivision & hardship variance applications to construct a single family dwelling and detached accessory use. Minor subdivision for the creation of two (2) newly described lots with hardship variances needed for lot area, frontage, width & accessory use in front of house, submitted by Ed Mar Properties, LLC for the location known as Block 244, Lots 2 & 3, 503 Beach Avenue, was TABLED DUE TO INSUFFICIENT NOTICE TO THE PUBLIC.
2. Minor subdivision & hardship variance applications for the creation of two (2) newly described lots. Hardship variances needed for lot area, frontage & width, submitted by Lawrence Pray Builders, Inc., for the location known as Block 530, Lots 43-48, 23 Folsom Road, was CONTINUED UNTIL THE MAY 21, 2020 MEETING AT THE APPLICANT'S REQUEST.
3. Extension of minor subdivision approval, submitted by TB Storage, LLC for the location known as Block 499.01, Lots 23.01, 24.01 & 26.03, 669 Townbank Road, was approved.
4. Extension of dune review & hardship variance approval, submitted by Henry & Jami Stronski for the location known as Block 16, Lot 7, 19 Delaware Avenue, was approved.
5. Minor subdivision & hardship variance application for the creation of two (2) newly described lots. Hardship variances needed for lot frontage & width, submitted by Antonio & Maria Marques for the location known as Block 610, Lots 4 & 5, 203 Hughes Avenue, was TABLED DUE TO INSUFFICIENT NOTICE TO THE PUBLIC.
6. Dune review & hardship variance applications to construct a roof over a portion of the rear deck and install a 12 x 25 pool. Hardship variance needed for accessory use closer to principal structure than allowed, submitted by I & H Builders, LLC for the location known as Block 148, Lot 2.02, 119 Millman Lane, was TABLED DUE TO INSUFFICIENT NOTICE TO THE PUBLIC.

7. Dune review & hardship variance applications to construct a single family dwelling and a 14 x 30 pool encroaching into the front yard setback and closer to the house than permitted, submitted by I & H Builders, LLC for the location known as block 148, Lot 2.01, 121 Millman Lane, was TABLED DUE TO INSUFFICIENT NOTICE TO THE PUBLIC.
8. The following of resolution concerning applications heard on January 16, 2020, was approved.

Achristavest Pier 6600, LLC: Block 710.01, Lot 1

Copies of each determination of resolution of the Board will be filed in the Planning and Zoning Office and will be available for inspection by the public.

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William J. Galestok, PP,AICP  
Director of Planning