

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 February 19, 2009 at the Lower Township Municipal Building, took the following action on applications submitted for development and considered at that time:

1. Final major subdivision applications for the creation of 37 newly described lots, submitted by 600 Railroad Avenue, LLC & Wuerkers Land, LLC for the location known as Block 410.01, Lots 1, 2.01, 2.02 & 8, Railroad Avenue. (SUB 1353) APPLICANT WAIVED TIME CONSTRAINTS AND CONTINUED APPLICATION INDEFINITELY.
2. Minor subdivision & hardship variance applications for the creation of two (2) newly described lots, hardship variances needed for lot area, frontage, width, rear yard setback and exceeding the allowed lot coverage, submitted by Joanne Carrocino for the location known as Block 517, Lots 44-51, Shore Drive, was denied.
3. Final subdivision applications for the creation of 13 newly described lots, submitted by Wuerkers' Vineyard, LLC for the location known as Block 441, Lots 2.01 & 4.01, Seashore Road a/k/a Railroad Avenue. (SUB 1357) APPLICANT WAIVED TIME CONSTRAINTS AND CONTINUED APPLICATION INDEFINITELY.
4. Revised preliminary and final site plan application to construct a CVS Pharmacy, submitted by Feinberg & McBurney/Realty Development, LLC, for the location known as Block 216, Lots 32-34, Bayshore Road & Weber Avenue, was conditionally approved.
5. Minor subdivision & hardship variance applications for the creation of three newly described lots, hardship variance needed for frontage & width, submitted by Roger Smith & Richard Hill for the location known as Block 433, Lots 10.02, 12, 13 & 14.01, Breakwater Road, was conditionally approved.
6. Dune review site plan application for an above ground pool with raised pool deck, 2nd floor deck and 2nd floor addition, submitted by Richard & Judy Maloney for the location known as Block 283, Lots 1-3, 300 Pinetree Avenue, was conditionally approved.

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.

William J. Galestok, PP,AICP
Director of Planning