

TOWNSHIP OF LOWER

2600 Bayshore Road
Villas, New Jersey 08251



Incorporated 1798

(609) 886-2005

NOTICE OF DECISION

Lower Township Zoning Board of Adjustment

The Lower Township Zoning Board of Adjustment, as a regularly scheduled meeting held on May 7, 2009 at the Lower Township Municipal Building, took the following action on applications submitted for development and considered at that time:

1. Use & hardship variance applications to construct 25 residential units on a site containing a restaurant and a marina, hardship variances needed for front & side yard setbacks and location of parking, submitted by Two Mile Associates, LLC for the location known as Block 820, Lots 2.01, 3.02, 4.02, 5.02 & 6, Ocean Drive, was continued until the 6-4-09 meeting at the applicant's request.
2. Use variance & preliminary & final site plan applications to convert an existing structure to 1st floor office & sales facility(garden center) and 2nd floor office form Bowman Builders & their realty company, submitted by John E. Bowman for the location known as Block 752.01, Lot 18.05, 1080 Seashore Road, was conditionally approved.
3. Hardship variance application to construct a second floor addition over the existing building footprint, hardship variances sought for lot area, frontage, width, and side yard setback, submitted by Kurt B. Haywood for the location known as Block 500.01, Lot 51, 609 Shunpike Road, was conditionally approved
4. Hardship variance application to demolish an existing screen room and construct an addition in the footprint, submitted by Richard Milstead for the location known as Block 334.07, Lot 9, 213 Arizona Avenue, was conditionally approved.
5. The following resolutions concerning applications heard on April 2, 2009 were approved:

Spletzer: Block 587, Lot 7

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