

# TOWNSHIP OF LOWER

2600 Bayshore Road  
Villas, New Jersey 08251



Incorporated 1798

(609) 886-2005

## LOWER TOWNSHIP ZONING BOARD OF ADJUSTMENT

Submitted for March 3, 2011 - 7: PM

A. MEETING CALLED TO ORDER

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

B. DISCUSSION ONLY:

1. Discussion of allowing the applicant to apply for an extension of approval due to the fact that the State of New Jersey and Army Corps of Engineers has not granted approval since 1991. The applicant is basing this request upon the 'tolling of the time', for the location known as Block 775, Lots 1-5 & 20-23, 913-931 Osage Avenue.

C. OLD BUSINESS:

2. Hardship variance application to construct a sunroom above an existing deck encroaching into the rear yard setback and exceeding the allowed building coverage, submitted by Harold & Elizabeth Schiffbauer for the location known as Block 753.19, Lot 3, 8 Hatteras Drive, Cape May. (ZBA 3214) **CONTINUED UNTIL THE APRIL 7, 2011 MEETING AT APPLICANT'S REQUEST.**

D. NEW BUSINESS:

3. Extension for use variance approval, submitted by Amusement Partnership USA for the location known as Block 510, Lots 18 & 8.01, 705 Route 9. (ZBA 2875-B)
4. Hardship variance application to construct a covered porch encroaching into the side yard setback, submitted by Sheri Waide for the location known as Block 753.04, Lot 10.01, 941 Seashore Road. (ZBA 3215)

5. Hardship variance application to demolish the existing single family dwelling and construct a new single family dwelling on a lot deficient in lot area, frontage, width, encroaching into the front & side yard setbacks and exceeding allowed building coverage, submitted by James & Kelly Hanson for the location known as Block 36, Lot 17, 125 West St. Johns Avenue, Villas. (ZBA 3217)
  
6. Use variance application to allow the existing single family dwelling to remain until the new single family dwelling is constructed, submitted by Joan Flood & Jerry Hatch for the location known as Block 742.01, Lot 22, 933 Shunpike Road. (ZBA 3218)