

# TOWNSHIP OF LOWER

2600 Bayshore Road  
Villas, New Jersey 08251



Incorporated 1798

(609) 886-2005

## LOWER TOWNSHIP ZONING BOARD OF ADJUSTMENT

Submitted for April 7, 2011 - 7: PM

### A. MEETING CALLED TO ORDER

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

Approval of resolution concerning applications heard on March 3, 2011:

Amusement Partnership USA: Block 510, Lots 18 & 8.01

Waide: Block 753.04, Lot 10.01

Hanson: Block 36, Lot 17

Flood/Hatch: Block 742.01, Lot 22

### B. DISCUSSION ONLY:

1. Discussion of request for second extension of hardship variance approval, submitted by Beverly Jordan for location known as Block 494.49, Lot 10, 304 Baywood Drive. (ZBA 3221)

### 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)

### D. NEW BUSINESS:

3. Use & hardship variances & minor site plan applications to have an above ground fuel tank, replacing an underground tank and eight (8) foot fence surrounding the tank, submitted by Verizon New Jersey, Inc., for the location known as Block 252, Lots 18-20 & 37-41, 41 Locust Road, Villas. (ZBA 3216) **CONTINUED UNTIL THE MAY 5, 2011 MEETING AT THE APPLICANT'S REQUEST.**

4. Interpretation as to whether Lots 4 & 5.01 have merged, submitted by Adam George, Inc. for the location known as Block 451.01, Lots 4 & 5.01, 547 Seashore Road & 549 Seashore Road. (ZBA 3220)
5. Three year extension of use variance approval for Carroll Lippman & Martha Halbruner for the location known as Block 775, Lots 1-5 & 20-23, 908-936 Wissahickon Avenue. (ZBA 3219)
6. Use variance, preliminary & final site plan applications to construct 35 age restricted single family residences in a condominium regime, submitted by Bruce & Eliza Waterman for the location known as Block 495.01, Lot 13.01, 115 Breakwater Road. (ZBA 3222)
7. Hardship variance application to construct an addition encroaching into the side yard setback, submitted by Charles & Barbara Dick for the location known Block 752.01, Lot 36.01, 1057 Shunpike Road, South of Canal. (ZBA 3223)
8. Hardship variance application to construct a porch encroaching into the front yard setback and exceeding allowed building coverage, submitted by George Doherty for the location known as Block 500.02, Lot 9, 552 Seashore Road. (ZBA 3224)