

REVISED  
4-7-22

# 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, 2022 - 6: PM

### A. MEETING CALLED TO ORDER

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

Approval of resolutions concerning applications heard on March 3, 2022:

Harpoons on the Bay: Block 571, Lots 1-6 & 9-14

Corey: Block 499.01, Lot 22.01

### B. OLD BUSINESS:

1. Use & hardship variance applications to construct a detached cottage encroaching into the side & rear yard setbacks and on a lot deficient in lot area and depth, submitted by Scott & Elizabeth Dare for the location known as Block 606, Lot 6, 905 Holmes Avenue, North Cape May. (ZBA 3533) **WAS WITHDRAWN BY THE APPLICANT.**
2. Use & variance applications to convert an existing detached garage into an apartment encroaching into the side yard setback and deficient in distance between buildings, submitted by Christina Sees for the location known as Block 682, Lot 4, 1000 Rose Hill Parkway, North Cape May. (ZBA 3536)
3. Use & hardship variance & preliminary & final site plan applications to install a pole sign, encroaching into front yard setback and exceeding the allowed height, submitted by Pacific Outdoor Advertising, LLC for the location known as Block 793, Lot 11.03, 797 Route 109, Cape May. (ZBA 3537) **CONTINUED UNTIL THE MAY 5, 2022 MEETING AT THE APPLICANT'S REQUEST.**

### C. NEW BUSINESS:

4. Extension of hardship variance approval, submitted by James Bratten, IV for the location known as Block 468, Lots 1, 2 & 16, 948 Fay Avenue, Erma. (ZBA 3185-D)

5. Hardship variance application to construct a 24 x 44 addition and 12 x 16 screened-in porch exceeding the allowed building coverage, submitted by Laurence Morier, III & Debra Morier for the location known as Block 752.04, Lot 4, 4 Melody Court, South of Canal. (ZBA 3539)