

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 January 16th, 2025 at the Lower Township Municipal Building, took the following action on applications submitted for development and considered at that time:

1. Dune site plan review application for the creation of a new single-family dwelling, submitted by David & Jocelyn Lowe for the location known as Block 512.14, Lot 2, 3605 Shore Road was approved.
2. Extension for a previously approved Minor Subdivision application submitted by Edward & Suzanne Wuerker for the property known as Block 146, Lot(s) 1-4, 160 Pennsylvania Avenue was approved.
3. Minor subdivision and hardship variance application for the creation of two newly created lots that are deficient in lot frontage and width, submitted by Andrew McKelvey for the location known as Block 480, Lot(s) 95-97, 343 Route 9 & 903 North Parkway was conditionally approved.
4. Minor subdivision and hardship variance application for the creation of two (2) newly described lots that are deficient in lot area, frontage and width, submitted by James Ritchey for the property known as Block 351, Lot(s) 3-7, 89 Wildwood Avenue was adjourned to the February 20th meeting.
5. Minor subdivision and hardship variance application for the creation of two (2) newly described lots that are deficient in lot area, frontage, and width, submitted by Robert Hart for the property known as Block 113, Lot(s) 27,28,48+49, 203 Bay Avenue was adjourned to the February 20th meeting.
6. Revised dune review and hardship variance application for the creation of an inground pool within the front yard, submitted by David & Christine Arata for the property known as Block 398, Lot 1 & Block 494.02, Lot(s) 2.01+2.02, 2695-2697 Bay Drive was conditionally approved.

7. The following resolution concerning the application heard on December 12th, 2024 was approved:

Bosetski
Santoro

Block 443, Lot(s) 1-4
Block 815, 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