

**UPPER TOWNSHIP ZONING BOARD OF ADJUSTMENT  
REGULAR MEETING AGENDA  
SEPTEMBER 4, 2025**

The regular meeting of the Upper Township Zoning Board of Adjustment will be held at the Township Hall, 2100 Tuckahoe Road, Petersburg, New Jersey at 5:30 p.m.

**SUNSHINE ANNOUNCEMENT  
SALUTE TO THE FLAG  
ROLL CALL**

**APPROVAL OF THE AUGUST 7, 2025 MEETING MINUTES**

**APPLICATIONS**

HSC Seaville, LLC a.k.a. Tractor Supply  
Block 561 Lots 3, 4.02 & 9

Applicant requests an extension of time to file a subdivision plat with the Cape May County Clerk for the property at 13 NJ Route 50, Seaville, New Jersey

Buick, Wade and Maraika  
Block 857 Lot 2 – BA 11-2025

Applicant is seeking variance relief for a front yard setback of 6'7" where 15' is required to construct a front porch at 209 N. Commonwealth Avenue, Strathmere, New Jersey.

Le Motors  
Block 559 Lot 48

Applicant is seeking preliminary and final site plan approval with a use variance to renovate the existing commercial building without a residential component at 33 US Route 9 South, Marmora, New Jersey.

McMahon, Bill and Anita  
Block 567 Lot 57.15

Applicant is seeking variance relief for maximum impervious coverage of 24.5% where 20% is required to demolish existing deck, paver patio, outdoor kitchen and spa and construct a new impervious paver patio, outdoor kitchen and deck at 13 Harry's Court, Seaville, New Jersey.

**DISCUSSION**

**RESOLUTIONS**

**PUBLIC PORTION**

**BILLS**

**ADJOURNMENT**

Elizabeth Oaks, Board Secretary