Cape May Stars Wave

CLASSIFIEDS

## **HELP WANTED**

The Cape May Day Spa is looking for Massage Therapists to join our growing yearround operation. NJ State Massage Therapy License required. Contact: katarina@capemaydayspa.com, 609.898.1003..

# MISCELLANEOUS

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-855-516-1257. (5/18)

GENERAC Standby Generators. The weather is increasingly unpredictable. Be prepared for power outages. FREE 7-7ear extended warranty (\$695 value!) Schedule your FREE in-home assessment today. Call 1-844-228-1850 special financing for qualified customers. (5/18)

Looking for assisted living, memory care, or independent living? A Place for Mom simplifies the process of finding senior living at no cost to your family. Call 1-833-401-1892 today! (5/18)

Replace your roof with the best looking and longest lasting material - steel from Erie Metal Roofs! Three styles and multiple colors available. Guarnateed to last a lifetime! Limited Time Offer - \$500 Discount + Additional 10% off install (for military, health workers & 1st responders.) Call Erie Metal Roofs:1-844-299-1901. (5/18)

### LEGALS

LOWER TOWNSHIP ZONING BOARD OF ADJUSTMENT NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that AmeriGas Propane, L.P., ("Applicant") has applied to the Lower Township Zoning Board of Adjustment (the Board") for Preliminary and Final Major Site Plan and Use Variance Approval, to install a self-serve propane tank kiosk at the existing Wawa convenience store located on this site, together with related site improvements (the "Application") on property having a street address of 1515 Bayshore Road (CR 603), in the Township of Lower, County of Cape May, State of New Jersey, and being designated as Block 216, Lot 5 on the Township of Lower Tax Map.

PLEASE TAKE FURTHER NOTICE that, in connection with the Application, Applicant further seeks the following use "d" variance pursuant to N.J.S.A. 40:55D-70d(3) from the Township of Lower Zoning Ordinance

1. From §400-56.I(3) to allow a propane kiosk outside of a building where "All appliances, pits, storage areas and trash facilities other than gasoline filling pumps or air pumps shall be within a building".

PLEASE TAKE FURTHER NOTICE that, in connection with the Application, existing non-conformances from the Township of Lower Zoning Ordinance for existing minimum lot frontage/width of 60 FT (\$400-17), existing lot frontage of 60 FT along Alabama Avenue (\$400-56.1(1)), and existing service station located within 500 FT of fire house (§400-56.I(2)) are proposed to remain unchanged with the current Application. PLEASE TAKE FURTHER NOTICE that, in connection with the Ap-

plication, Applicant also seeks any additional exceptions, waivers, design waivers, variances, interpretations, de minimis exceptions, modifications of conditions of prior approvals, continuation of any preexisting nonconforming conditions, and other approvals reflected on the filed plans (as same may be further amended or revised from time to time without further notice) as may be determined to be necessary during the review and processing of the Application by the Board and its professional staff.

PLEASE TAKE FURTHER NOTICE that a public hearing on the Ap

Deliver your message to nearly a million readers! Place a 2x2 Display Ad in NJ weekly newspapers. Call Peggy Arbitell at 609-406-0600 ext. 14 for more information. (5/18)

MISCELLANEOUS

Since 1979, Kitchen Magic, a family-owned business offering cabinet refacing, new cabinetry, and luxury countertop throughout the Northeast. We transform kitchens in less time, with less stress, at an amazing value. Call today for a free estimate. 1-833-343-0767. (5/18)

# BUSINESS **OPPORTUNITIES**

ATTENTION BUSINESS OWNERS: Do you want to reach nearly a million readers? Place your 25-word classified ad in over 90 newspapers throughout NJ for \$560. Contact Peggy Arbitell 609-359-7381 or visit www.njpa. org. (5/18)

# PUBLIC NOTICE

Keeping an eye on your governments? Manually search the site or register to receive email notifications and/or save your searches. It's a free public service provided by NJ Press Association at www.njpublicnotices.com (5/18)

Looking for assisted living, memory care, or independent living? A Place for Mom simplifies the process of finding senior living at no cost to your family. Call 1-833-401-1892 today! (5/18)

# **LEGALS**

Thence, Southerly, following along the physical centerline of Sunny Side Drive, to a point where said boundary intersects with the physical

Thence, Southeast, following along the physical centerline of Town Bank Road (County Road 648), to a point where said boundary intersects with the physical centerline of Sheriff Taylor Boulevard;

cal centerline of U.S. Route 9, which is also the Cape May Lewis Ferry Approach; Thence, Southwesterly, following along the physical centerline of U.S. Route 9, to a point where said boundary intersects with the physical

athan Hoffman Road (County Road 603), to a point where said boundary intersects with the centerline of the Cape May Canal (a waterway); Thence, Westerly, various courses, following along the centerline of the Cape May Canal (a waterway), to a point where said boundary intersects with a point on the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower. Cape May County border: Thence, Northerly, various courses, following along the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower Cape May County border, to a point where said boundary intersects with the physical centerline of Cloverdale Avenue, which is also the point of beginning.

The Third Ward of the Township of Lower shall include all of the territory and inhabitants thereof contained, in an area which is bounded and described as follows:

and Township of Middle, Cape May County shared border;

Thence, Easterly, various courses, following along the Township of Lower and Township of Middle, Cape May County shared border, to a point where said boundary intersects with a point on the Township of Lower and City of Wildwood, Cape May County shared border.

Thence, Southerly, various courses, following along the Township of Lower and City of Wildwood, Cape May County shared border, to a point where said boundary intersects with a point on the Township of Lower and Borough of Wildwood Crest, Cape May County shared border; Thence, Southerly, various courses, following along the Township of Lower and Borough of Wildwood Crest, Cape May County shared border, to its point of intersection with a point on the Township of Lower and City of Cape May, Cape May County shared border;

Proceed, Westerly, various courses, following along the Township of Lower and City of Cape May, Cape May County shared border, to its point of intersection with a point on the Township of Lower and Borough of West Cape May, Cape May County shared border; Thence, Southerly then Westerly, various courses, following along the Township of Lower and Borough of West Cape May, Cape May County

shared border, to a point where said boundary intersects with a point on the Township of Lower and Borough of Cape May Point, Cape May County shared border;

Thence, Westerly, various courses, following along the Township of Lower and Borough of Cape May Point, Cape May County shared border. to a point where said boundary intersects the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower, Cape May County border;

Proceed, Northerly, various courses, following along the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower, Cape May County border, to a point where said boundary intersects the centerline of the Cape May Canal (a waterway); Ward Three (cont'd)

Thence, Easterly, various courses, following along the centerline of the Cape May Canal (a waterway), to a point where said boundary inter-sects the physical centerline of Bay Shore Road (County Road 603); Thence, Northwest, following along the physical centerline of Bay Shore Road (County Road 603), crossing over the physical centerline of

Jonathan Hoffman Road (County Road 603), to a point where said boundary intersects the physical centerline of U.S. Route 9, which is also the Cape May Lewis Ferry Approach;

Thence, Easterly, following along the physical centerline of U.S. Route 9, to a point where said boundary intersects the physical centerline of Sheriff Taylor Boulevard;

Thence, North, following along the physical centerline of Sheriff Taylor Boulevard, to a point where said boundary intersects the physical centerline of Town Bank Road (County Road 648); Thence, Northwest, following along the physical centerline of Town Bank Road (County Road 648), to a point where said boundary intersects

the physical centerline of Sunny Side Drive Thence, North, following along the physical centerline of Sunny Side Drive, to a point where said boundary intersects the physical centerline

of Fire Lane; Thence, Westerly, following along the physical centerline of Fire Lane, to a point where said boundary intersects the physical centerline of Bay Shore Road (County Road 603);

Thence, Northerly, following along the physical centerline of Bay Shore Road (County Road 603), to a point where said boundary intersects the physical centerline of Breakwater Road (County Road 613);

Thence, Easterly, various courses, following along the physical centerline of Breakwater Road (County Road 613), to a point where said boundary intersects the physical centerline of Nummy Town Road; Thence, North, following along the physical centerline of Nummy Town Road at its terminus, to a point where said boundary intersects the

Action of the second se t block limit line between block 19 and block 410.01

# **CLASSIFIED**

Cape May Stars Wave

THE NATIONS OLDEST SEASHORE RESORT SINCE 185

# ADVERTISING

# • DEADLINES •

ADVERTISEMENTS for these columns should be in the office of the Cape May Star and Wave NO LATER THAN 4:30pm Monday for Wednesday publication. REAL ESTATE DISPLAY Advertising deadline is 5pm THURSDAY

ADVERTISING RATES

..\$7.00 One Time, 27 words (7 lines) or less... (Exceeding 27 words 20 cents per word thereafter) Too Late to Classify - \$1.00 extra Ads requiring Box Numbers - \$1.00 extra

> **PO BOX 2427** Cape May, NJ 08204 609-884-3466





LEGALS

LEGALS

SHERIFF'S SALE BY VIRTUE of a Writ of Execution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F 00890619 therein, pending wherein, BANK UNITED N.A. is the Plaintiff and KATHY M. TATE. ET AL is the Defendant. I shall expose to sale at public venue on:

#### WEDNESDAY. 06/08/2022

at one o'clock in the afternoon of the said day, at the Old Historical Court House Building, Route 9, Cape May Court House, New Jersey. Property to be sold is located in the TOWNSHIP OF LOWER, County of Cape May in State of New Jersey

Commonly known as 203 TOWN BANK ROAD, CAPE MAY (LOWER TOWNSHIP), NJ 08204

BEING KNOWN as BLOCK 548, TAX LOT 2, on the official Tax Map of the Township of Lower, County of Cape May, New Jersey Dimensions of Lot: APPROX. 50 FEET WIDE BY 101 FEET LONG

Nearest Cross Street: CLUBHOUSE DRIVE

Prior Lien(s): WATER LTMUA ACCOUNT PAST DUE IN THE AP-PROX. AMOUNT OF \$437.36

SEWER LTMUA ACCOUNT PAST DUE IN THE APPROX. AMOUNT OF \$480.00

SEWER LTMUA ACCOUNT OPEN/DUE IN THE AMOUNT OF \$80.00

Subject to any unpaid taxes, municipal or other charges, and any such taxes, charges, liens, insurance premiums or other advances made by plaintiff prior to this sale. All interested parties are to conduct and rely upon their own independent investiga-tion to ascertain whether or not any outstanding interest remain of record and/or have priority over the lien being foreclosed and, if so, the current amount due thereon.

Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money The Sheriff or other person conducting the sale will have infor mation regarding the surplus, if any. If the sale is set aside for any reason, the Purchaser at the sale

shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

Amount due under judgment is \$342.984.39 costs and Sheriff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required. The Sheriff reserves the right to adjourn any sale without further notice of Publication.

All publication costs are paid for by the Plaintiff.

LEGALS

LEGALS

**LEGALS** 

**LEGALS** 

#### TOWNSHIP OF LOWER (0505) Descriptions of New Ward Boundaries April 22, 2022

The following data resources were provided by the NJDEP Stream centerlines 2015; NJDOT Street centerlines 2015; TeleAtlas Street centerlines 2010. The parcels (2021) were provided and referenced as the interpretation made by the New Jersey Geographic Information Network (NJGIN). The municipal boundaries 2021, were provided and referenced as the interpretation made by the NJ Office of GIS. This source data was utilized for the preparation of the ward district word description as stipulated under N.J.S.A. 40:44-15 (L. 1981, c. 496, s. 7, eff. Jan. 12, 1982) for submission to the Office of the New Jersey Secretary of State (SOS).

The Township of Lower in the County of Cape May in the State of New Jersey is comprised of a total of Three (3) Wards. Due to population changes and other concerns documented during Census 2020, new boundaries for these wards are required to meet Title 40, 40A (Municipalities, Counties) guidelines and the City's current needs. The new boundaries for these wards are described herein. Ward One

The First Ward of the Township of Lower shall include all of the territory and inhabitants thereof contained, in an area which is bounded and described as follows:

Beginning at a point where the centerline of Fishing Creek (a waterway), which is also the Township of Lower and Township of Middle, Cape May County shared border, is intersected by the eastern side of the Delaware Bay (a waterway);

Thence, Easterly, various courses, following along the centerline of Fishing Creek (a waterway), which is also the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, then transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the Township of Lower and Township of Middle, Cape May County shared border, the transitioning into the transitioning into shared border, to a point where said boundary intersects the physical centerline of Fulling Mill Road (County Road 654); Thence, South, following along the physical centerline of Fulling Mill Road (County Road 654), to a point where said boundary is intersected

by the extended tax assessment block limit line between block 85 and block 410.01; Thence, South then Southeast, following along the tax assessment block limit line between block 85 and block 410.01, to a point where said boundary intersects with a point on the tax assessment block limit line between block 88 and block 410.01;

Continue, Southeasterly, following along the tax assessment block limit line between block 88 and block 410.01, to another point where said

boundary intersects the tax assessment block limit line between block 19 and block 410.01; Thence, Southerly, following along the tax assessment block limit line between block 19 and block 410.01; intersects with a point on the physical centerline of Nummy Town Road and the physical centerline of Breakwater Road (County Road 613); Proceed, Southwesterly, various courses, following along the physical centerline of Breakwater Road (County Road 613), to a point where said boundary intersects the physical centerline of Bay Shore Road (County Road 603);

Thence, Northwesterly, various courses, following along the physical centerline of Bay Shore Road (County Road 603), crossing over the physical centerline of Fishing Creek Road, to a point where said boundary intersects with a point on the physical centerline of Cloverdale Avenue

Thence, Northwest, following along the physical centerline of Cloverdale Avenue, to a point where said boundary intersects with a point on the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower, Cape May County border; Thence, Northerly, various courses, following along the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower,

Cape May County border, to a point where said boundary intersects with a point on the centerline of Fishing Creek (a waterway), which is also the Township of Lower and Township of Middle, Cape May County shared border and the point of beginning. Ward Two

The Second Ward of the Township of Lower shall include all of the territory and inhabitants thereof contained, in an area which is bounded and described as follows

Beginning at a point where the physical centerline of Cloverdale Avenue is intersected by a point on the on the eastern side of the Delaware Bay (a waterway), which is also the Township of Lower, Cape May County border; Thence, Southeast, following along the physical centerline of Cloverdale Avenue, to a point where said boundary intersects with the physical

centerline of Bay Shore Road (County Road 603): Continue, Southeasterly then Southerly various courses, following along the physical centerline of Bay Shore Road (County Road 603), cross ing over the physical centerline of Fishing Creek Road, to a point where said boundary intersects with a point on the physical centerline of Fire

Lane; Proceed, Easterly, following along the physical centerline of Fire Lane, to a point where said boundary intersects with a point on the physical

centerline of Town Bank Road (County Road 648);

Thence, Southerly, following along the physical centerline of Sheriff Taylor Boulevard, to a point where said boundary intersects with the physic

Thence, Southerly, following along the physical centerline of Bay Shore Road (County Road 603), crossing over the physical centerline of Bay Shore Road (County Road 603);

# Ward Three

Beginning at a point where the physical centerline of Fulling Mill Road (County Road 654) is intersected by a point on the Township of Lower

#### plication has

been scheduled to be held before the Board on June 2, 2022, at 6:00 PM, prevailing time, at the Lower Township Municipal Building, Meeting Room, 2600 Bayshore Road, Villas, NJ 08251, at which time any interested party may attend in person or by attorney and present any objections, or otherwise be heard, with reference to this application. PLEASE TAKE FURTHER NOTICE that the Application and supporting materials (including maps and plans) will be available for public inspection at least ten (10) days before the public hearing. Copies of the Application, plans, maps, and other supporting materials, as ap-plicable, are on file and available for public inspection by interested parties during regular business hours, in the office of the Board, within the Lower Township Municipal Building, located at 2600 Bayshore Road, Villas, NJ 08251.

PLEASE TAKE FURTHER NOTICE that the Board may, at its discre tion, adjourn, postpone, or continue said public hearing from time to time and you are hereby notified that you should make diligent inquiry of the Board's office concerning adjournments, postponements, or continuations.

Duncan M. Prime, Esquire, Prime & Tuvel, LLC Attorney for AmeriGas Propane, L.P., Applicant

5/18 pf \$40.50

#### Legal Notice

Please take notice that the undersigned, Wilson Drive Developers, LLC (the "Applicant") has generally made application to the Township of Lower Zoning Board (the "Board") for a property commonly known as 878-894 1st Avenue and Wilson Drive, Lower Township, New Jersey 08204 and also known as Lots 10, 12, 14-25 in Block 765 (the "Property") on the Tax and Assessment Map of the Township of Lower, Cape May County, New Jersey. The Applicant is seeking major subdivision approval in order to create five lots: a use variance in order to construct one duplex dwelling on four of the five proposed new lots; and a variance for building setback for each of the proposed new residential building lots. The subject property is located in the MGB (Marine General Business) zoning district. The Applicant is seeking the following: 1.Preliminary and final major site plan approval pursuant to the Land

Use Development Ordinance of the Township of Lower, as well as the Municipal Land Use Law pursuant to N.J.S.A. 40:55D-46 and N.J.S.A. 40:55D-50;

2. Preliminary and final major subdivision approval pursuant to the Land Use Development Ordinance of the Township of Lower as well as the Municipal Land Use Law pursuant to N.J.S.A. 40:55D-46 and N.J.S.A. 40:55D-50:

3.Use Variance relief from the Land Use Development Ordinance of the Township of Lower and the Municipal Land Use Law pursuant to N.J.S.A. 40:55D-70(d) to allow the residential development of four duplexes;

4. Variance relief from the Land Use Development Ordinance of the Township of Lower and the Municipal Land Use Law pursuant to N.J.S.A. 40:55D-70(c) for the following: a.Minimum required building setback on each new residential build-

ing lot, wherein 6 feet is required, no building setback exists as the Property is vacant, and 4 feet is proposed for each new lot. 5.Any other bulk, dimensional and accessory variance relief or excep

tions from the Land Use Development Ordinance of the Township of Lower and the Municipal Land Use Law pursuant to N.J.S.A. 40:55D 70(c) which may be required, including, but not limited to, side yard setbacks, front yard setbacks, rear yard setbacks, building coverage, lot coverage and parking at the Property; and

6.The Applicant may also apply for such variances, exceptions, waivers, permits, approvals or licenses that are deemed necessary or appropriate by the Applicant or the Board, which may arise during the course of the hearing process. The application is now on the calendar of the Zoning Board of the

Township of Lower. The initial public hearing has been set for June 2, 2022 at 6:00 p.m. at the Township Hall Building, 2600 Bayshore Road, Villas, Cape May County, New Jersey. Any person affected by this application will have the opportunity to present any objections to the proposed development. All documents relating to this application may be inspected by the public Monday through Friday, between the hours of 9:00 a.m. and 4:00 p.m. in the Office of the Board, Zoning and Land Use Control Division, 2600 Bayshore Road, Villas, Cape May County, New Jersey.

5/18 pf \$40.00

Jeffrey P. Barnes, Esquire KingBarnes, LLC on behalf of Wilson Drive Developers, LLC

Thence, Northerly, following along the tax assessment block limit line between block 19 and block 410.01, to a point where said boundary intersects the tax assessment block limit line between block 85, block 88 and block 410.01;

Thence, Northwesterly, following along the extended tax assessment block limit line between block 85 and block 410.01, to a point where said boundary intersects the physical centerline of Fulling Mill Road (County Road 654); Thence, Northerly, following along the physical centerline of Fulling Mill Road (County Road 654), to a point where said boundary intersects

with a point on the Township of Lower and Township of Middle, Cape May County shared border, which is also the point of beginning. The Township of Lower is currently located in Legislative District One and Congressional District Two. 5/18 pf \$147.50 2

#### SHERIFF'S SALE

BY VIRTUE of a Writ of Execution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F 00860917 therein, pending wherein, TD BANK, N.A., SUCCES-SOR BY MERGER TO COMMERCE BANK, N.A. is the Plaintiff and CHRISTINE M. HOWE, ET AL is the Defendant, I shall expose to sale at public venue on: WEDNESDAY.

### 06/08/2022

at one o'clock in the afternoon of the said day, at the Old Historical Court House Building, Route 9, Cape May Court House, New Jersey. Property to be sold is located in the TOWNSHIP OF LOWER, County of Cape May in State of New Jersey.

Commonly known as: 74 ARBOR ROAD, VILLAS, NJ 08251

MAILING ADDRESS:

### 74 ARBOR ROAD, VILLAS, NJ 08251-1401

BEING KNOWN as BLOCK 349.13. TAX LOT 8. on the official Tax Map of the Township of Lower, County of Cape May, New Jersey. Dimensions of Lot: 50'X100'

Nearest Cross Street: ELMWOOD ROAD

The sale is subject to any unpaid taxes and assesments, tax, water, and sewer liens and other municipal assessments. The amount due can be obtained from the local taxing authority. Pursuant to NJSA 46:8B-21 the sale may also be subject to the limited lien priority of any Condominium / Homeowner Association liens which may exist.

All interested parties are to conduct and rely upon their own dependent investigation to ascertain whether or not any outstanding interest remain of record and/or have priority over the Ilen being foreclosed and, if so, the current amount due thereon. \*\*If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

ADDITIONAL REQUIREMENTS: Purchaser must certify that Purchaser is not employed by Toronto-Dominion Bank, or any of its subsidiaries or affiliated corporations (the "Bank"), nor is the Purchaser related in any way with solicitors or agents retained by or on behalf of the Bank in relation to the property that is the subject of this transaction and confirming that Purchaser is dealing at arm's length with the aforementioned parties.

Surplus Money: If after the sale and satisfaction of the mort-gage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding the surplus, if any. Pursuant to N.J.S.A 46:8B-21 the sale may also be subject to the

limited lien priority of and Condominium/Homeowner Associations liens which may exist.

Purchaser must certify that Purchaser is not employed by Toronto Dominion Bank, or any of its subsidiaries or affiliated corporations (the "Bank"), nor is the Purchaser related in any way with solicitors or agents retained by or on behalf of the Bank in relation to the property that is the subject of this transaction and confirming that Purchaser is dealing at arm's length with the aforementioned parties.

The property is sold subject to unpaid taxes, and any other municipal liens or assessments.

Please schedule the sale of the mortgaged premises and advise our office of the sale date. If you have any questions with respect to the enclosed materials please do not hesitate to call.

Amount due under judgment is \$248,575.33 costs and Sheriff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required. The Sheriff reserves the right to adjourn any sale without further notice of Publication.

All publication costs are paid for by the Plaintiff ATTORNEY: DUANE MORRIS LLP 30 SOUTH 17TH STREET PHILADELPHIA, PA 19103 ROBERT A. NOLAN SHERIFF CH756766 5/11, 5/18, 5/25, 6/01, pf \$209.00 2

# LOWER TOWNSHIP ZONING BOARD OF ADJUSTMENT

NOTICE OF PUBLIC HEARING PLEASE TAKE NOTICE that AmeriGas Propane, L.P., ("Applicant") has applied to the Lower Township Zoning Board of Adjustment (the 'Board") for Preliminary and Final Major Site Plan and Use Variance Approval, to install a self-serve propane tank kiosk at the existing Wawa convenience store located on this site, together with related site improvements (the "Application") on property having a street address of 3719 Bayshore Road (CR 603), in the Township of Lower County of Cape May, State of New Jersey, and being designated as Block 499.02, Lot 33.01 on the Township of Lower Tax Map.

PLEASE TAKE FURTHER NOTICE that, in connection with the Ap-plication, Applicant further seeks the following use "d" variance pursuant to N.J.S.A. 40:55D-70d(3) from the Township of Lower Zoning Ordinance

1. From §400-56.I(3) to allow a propane kiosk outside of a building where "All appliances, pits, storage areas and trash facilities other than gasoline filling pumps or air pumps shall be within a building". PLEASE TAKE FURTHER NOTICE that, in connection with the Application, existing non-conformances from the Township of Lower Zoning Ordinance for existing air pumps located approximately 23.3 feet from the street line (§400-56.I(3)) and existing freestanding sign has an area of 84.8 square feet (§400-56.I(8)) are proposed to remain unchanged with the current Application.

PLEASE TAKE FURTHER NOTICE that, in connection with the Application, Applicant also seeks any additional exceptions, waivers, design waivers, variances, interpretations, de minimis exceptions, modifications of conditions of prior approvals, continuation of any preexisting nonconforming conditions, and other approvals reflected on the filed plans (as same may be further amended or revised from time to time without further notice) as may be determined to be necessary during the review and processing of the Application by the Board and its professional staff.

PLEASE TAKE FURTHER NOTICE that a public hearing on the Apolication has

. been scheduled to be held before the Board on June 2, 2022, at 6:00 PM, prevailing time, at the Lower Township Municipal Building, Meet-ing Room, 2600 Bayshore Road, Villas, NJ 08251, at which time any interested party may attend in person or by attorney and present any objections, or otherwise be heard, with reference to this application. PLEASE TAKE FURTHER NOTICE that the Application and supporting materials (including maps and plans) will be available for public inspection at least ten (10) days before the public hearing. Copies of the Application, plans, maps, and other supporting materials, as ap plicable, are on file and available for public inspection by interested parties during regular business hours, in the office of the Board, within he Lower Township Municipal Building, located at 2600 Bayshore Road, Villas, NJ 08251.

PLEASE TAKE FURTHER NOTICE that the Board may, at its discretion, adjourn, postpone, or continue said public hearing from time to time and you are hereby notified that you should make diligent inquiry of the Board's office concerning adjournments, postpo continuations.

> Duncan M. Prime, Esquire, Prime & Tuvel, LLC Attorney for AmeriGas Propane, L.P., Applicant 6

5/18 pf \$40.00

# Board of Education Lower Cape May Regional School District NOTICE OF REGULAR BOARD MEETING

Lower Cape May Regional Board of Education will conduct its next regularly scheduled meeting on THURSDAY – MAY 26, 2022 in the Board of Education building, located at 687 Route 9, Cape May NJ. The work session begins at 5:00pm and is open to the public. The regular meeting will begin no earlier than 5:30pm and no later than 6:00pm, following the work session. Part of the meeting may be held In closed session and formal action may be taken at this meeting. DATE: THURSDAY – MAY 26, 2022 LOCATION: LCMR BOARD OF EDUCATION BUILDING

LOOAHON.	LOWIT DOATD OF LOODATION DOLDING
	687 Route 9
	Cape May, NJ 08204
TIME:	Work Session - 5:00PM - Cape Café in High School
	Regular Meeting - No earlier than 5:30PM
	& no later than 6:00PM
	(Following Work Session) – Board Room in
	Admin Building
5/18 pf \$14.5	50 1

STERN, LAVINTHAL AND FRANKENBERG, LLC 105 EISENHOWER PARKWAY, SUITE 302 ROSELAND, NJ 07068 ROBERT A. NOLAN, SHERIFF CH756765 5/11, 5/18, 5/25, 6/01, pf \$156.00 1

> Township of Lower Zoning Board of Adjustment Notice of Application for Develo

Applicant: Law Office of Daniel J. McCann, L.L.C., 4204 Landis Avenue, Unit C-3, Suite A Sea Isle City, NJ 08243. Owner: Carmen Tavano, Cheryl Tavano, 201 E. Madison Avenue

Wildwood Crest, NJ Subject Property: 201 E. Madison Avenue, Wildwood Crest, New Jer sey 08260 Block 733, Lot 17 and 18. Zoning District R4

Township of Lower

TAKE NOTICE that a hearing will be held before the Lower Township Zoning Board of Adjustment on Thursday June 2nd, 2022, at 6:00 p.m., in the Lower Township Municipal Building at 2600 Bayshore Ave., Villas, New Jersey to consider an Application for Development regarding the above described property. Applicant seeks variance relief to build a roof over their backyard deck, they will need relief from rear yard setback and other relief deemed necessary by the Board. In order to accomplish this, the owner is seeking the following vari

ces from the Township of Lower Zoning Ordinance Section 15D including Rear Yard Setback, and any other relief deemed nec-

essary. Maps and documents relating to this matter will be available for public inspection ten (10) days prior to the hearing date, during normal busi-ness hours, through the Clerk of the Zoning Board of Adjustment, within the Contraction Office of Township of Lower Municipal Building. If you wish to make a statement or offer evidence concerning this application, you must appear in person at the hearing or through an attorney or agent. The Zoning Board cannot accept petitions or letters, and must rely on live testimony. This notice is given pursuant to N.J.S.A. 40:55D-11, et seq.

Daniel J. McCann, Esq. 4204 Landis Avenue, Unit C-3, Suite A Sea Isle City, New Jersey 609-957-0846

PUBLIC NOTICE OF APPLICATION FOR DEVELOPMENT ZONING BOARD OF ADJUSTMENT LOWER TOWNSHIP KEVIN & KAYLA GUSHUE Applicant's Name Applicant's Address 14 WEST VIRGINIA AVENUE LOWER TOWNSHIP, NJ 08251 Block 163, Lot(s) 22, 23, 24

Property Description: roperty Address 14 WEST VIRGINIA AVENUE

5/18 pf \$24.00

PLEASE TAKE NOTICE that on JUNE 2, 2022 at 6:00PM, the Zoning Board of Adjustment of Lower Township, will hold a public hearing at the Lower Township Municipal Building meeting room, 2600 Bay shore Road, Villas, New Jersey 08251 to consider an application for development regarding the above-mentioned property, wherein the applicant is proposing to convert an existing garage and expand an existing in-law suite utilizing the entire space of the garage to provide a more livable two-family use. This conversion will utilize only the existing garage building and does not seek to alter or expand any

existing setbacks or existing coverages. The property is located in the R-3 zone and has a lot area of approximately 8,188 SF. The property contains a 1 story masonry and frame dwelling, an above ground pool, two accessory sheds, and detached garage with an in-law suite. The property has a bituminous driveway accommodating four (4) off-street parking spaces. The applicant will require the following variances:

-D(1) Use Variance to permit a detached two-family use in the R-3 Zone which, informationally, permits two-family dwelling units, garden apartments, and townhouses;

-C(1) and C(2) Relief for certain existing conditions including Lot Area (15,000 SF required for two-family / 8,188 SF Existing Non-Conforming), side yard and rear yard requirements (2.8 ft. and 3 ft. existing non-conforming), and lot coverage;

-The applicant will also seek any and all applicable variances waivers, or interpretations required for approval of this proposed development.

Any person or persons affected by this application has an opportunity to appear and to present testimony regarding the granting of the relief sought, the development proposed or the map interpretation. Access information for each meeting will be available on the agenda for the specific meeting date or on the calendar appointment on the Township's website: www.townshipoflower.org. Application documents will be available for inspection pursuant to the Municipal Land Use Law. Any questions may be directed to the Board Secretary: lschubert@ nshipoflower.org

7

Attorney for Applicant Christopher Gillin-Schwartz, Esq

5/18 pf \$32.50