

EXTENSION OF TIME FOR FILING
MINOR SUBDIVISION PLAT
ELAYNE & PHILIP KOBLENSKY
Block 169, Lots 9.02 & 9.03
30 Fire House Drive
R-100 Residential Zone

Application No. 2022-02A

**RESOLUTION OF APPROVAL 2023-08
PLANNING BOARD, TOWNSHIP OF LITTLE EGG HARBOR**

WHEREAS, an application has been made by Elayne & Philip Koblensky for an extension of time for the filing of a minor subdivision plat for Block 169, Lots 9.02 & 9.03, as set forth on the Tax Maps of the Township of Little Egg Harbor; and

WHEREAS, minor subdivision approval has been previously granted by the Board by Resolution No. 2022-02, adopted on April 7, 2022; and

WHEREAS, according to NJSA 40:55D-48, approval of a minor subdivision shall expire 190 days from the date on which the resolution of municipal approval is adopted unless within such period a plat (or deed) describing the approved minor subdivision is filed with the county recording officer; and

WHEREAS, NJSA 40:55D-48 further provides that the planning board may extend the 190-day period for filing the minor subdivision plat for a period not exceeding one year; and

WHEREAS, the Planning Board, after carefully considering the evidence presented by the applicant, and the report(s) from its professional staff, hereby makes the following findings of fact:

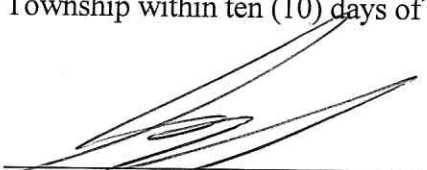
1. The applicant has a proprietary interest in the subject property.
2. The applicant has requested approval in accordance with the Ordinances of the Township of Little Egg Harbor.
3. The public hearing on the application was held on February 2, 2023. The applicant has been represented by James Raban Esq. during the proceedings.
4. The site in question is located at 30 Fire House Drive in the R-100 Residential Zone.
5. The applicant was approved for a minor subdivision to subdivide 2 existing lots into 4 conforming lots.

6. The applicant has established that it was unable to proceed with the development due to delays in obtaining legally required approvals from other governmental entities.

NOW, THEREFORE, BE IT RESOLVED, by the Little Egg Harbor Township Planning Board that the application for an extension of time to file the minor subdivision plat for Block 169, Lots 9.02 & 9.03 is hereby approved for a period of ONE YEAR, beginning on October 14, 2022 and expiring on October 14, 2023, subject to all of the terms and conditions of approval as set forth in Resolution No. 2022-02.

BE IT FURTHER RESOLVED that a copy of this Resolution be forwarded to the applicant, the Building Department, and the Township Clerk by the Planning Board secretary.

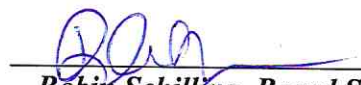
BE IT FURTHER RESOLVED that a notification of this favorable Resolution shall be published in an official newspaper of the Little Egg Harbor Township within ten (10) days of the adoption of this resolution.



GEORGE GARBARAVAGE, Chair

CERTIFICATION

I, **Robin Schilling**, Secretary of the Little Egg Harbor Township Planning Board, certify that the foregoing Resolution was duly adopted at a meeting held on March 2, 2023, memorializing the vote of the Little Egg Harbor Township Planning Board at a meeting previously held on February 2, 2023, a quorum being present and voting in the majority.



Robin Schilling, Board Secretary