

# SHORE POINT ARCHITECTURE, PA

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June 19, 2025

Heather Kepler  
HPC Administrator  
Township of Neptune  
25 Neptune Blvd  
Neptune, NJ 07753

Re: Response to (Undated) HPC Technical Review Letter  
120 Franklin Ave, Ocean Grove (Warren Residence)  
SPA Job Number: 2025-03

Dear Ms. Kepler,

I am writing on behalf of the applicant in response to the undated technical review letter recently provided by the Historic Preservation Commission (HPC) concerning our submitted application for site improvements at the above-referenced property.

While the review letter included a number of comments for general consideration, we understand that there are four specific items currently marked as incomplete. As these items must be addressed before the application may be scheduled for a public hearing before the full Commission, we respectfully submit the following responses:

## **A) Fence Details**

All fence details were included in the original submission drawings. Catalog cut sheets were not provided, as the fences will be custom fabricated in accordance with our details. However, we acknowledge that the color specification was omitted. We are proposing unfinished cedar, which matches the existing fencing currently present on the property.

## **B) Wrought Iron Fence Gate Detail**

While a detail of the wrought iron fence was included in our submission, we understand that a separate detail for the gate is required. Please find enclosed a drawing of the gate detail for your review. We confirm that no additional gates, walkways, paths, or steps are proposed beyond those shown on the submitted site plan. Specifically, there is no proposed access from Stockton Avenue.

## **C) Landscape Retaining Wall Material**

The landscape retaining wall (referenced as the "berm wall" in the HPC review letter) is composed of parge-coated concrete masonry units (CMU), as indicated on the architectural drawing previously submitted.

## **D) Exterior Lighting**

There is no new exterior lighting proposed as part of this application at this time.

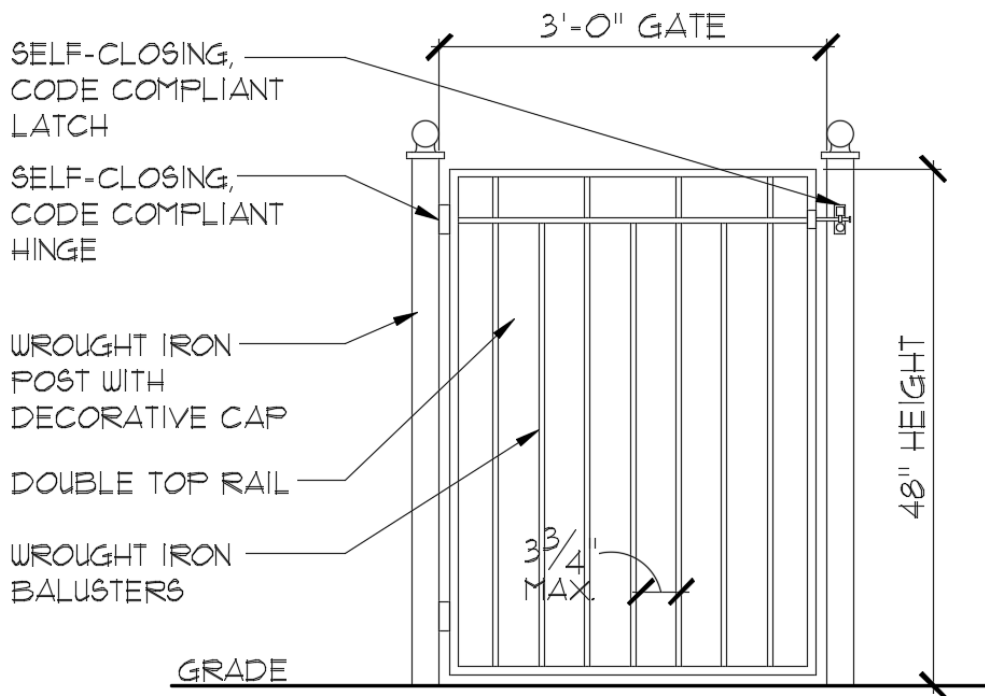
We trust that these responses adequately address the identified incomplete items and will allow the application to be deemed complete.

We look forward to being scheduled for a public hearing where we will be prepared to discuss the remaining review comments noted in your letter.

Sincerely,

*A Fitzpatrick*

**Andrea Fitzpatrick, AIA**  
*Architect for the applicant*  
SHORE POINT ARCHITECTURE, PA



## WROUGHT IRON GATE DETAIL

N.T.S.