

Lucinda Heinlein
Jeffrey Rudell, L
Steven R. Tombala
Ronald D. Cucchiaro, Esq., HPC Attorney
Tracey James, Administrative Officer/Secretary



Douglas MacMorris, Member
Jenny Shaffer, Member
Joseph Wierzbinsky, Member
Douglas McKeon, Alternate No. 1
James McNamara, Alternate No. 2

OFFICE OF THE HISTORIC PRESERVATION COMMISSION
2201 Heck Avenue (Engineering/Planning Dept) - Neptune NJ 07753
(732) 897-4162 Ext. 200
tjames@neptunetownship.org

Copy

March 4, 2022

Sent via First Class Mail

Mr. and Mrs. Craig Heil
15 Fallswood Lane
Manalapan, New Jersey 07726

**RE: HISTORIC PRESERVATION COMMISSION APPLICATION NO. 2021-174
BLOCK 268 LOT 1 ALSO KNOWN AS 90 CLARK AVENUE
Patio Pavers Incomplete**

Dear Applicant:

Please be advised the above mentioned application has been reviewed for completeness and the Application Review Team (Review Team) has determined that this application cannot be administratively approved. Therefore, you are hereby notified that your application has been scheduled for a virtual public hearing before the Historic Preservation Commission. Your application has been scheduled for a virtual public hearing/meeting on **Tuesday, April 12, 2022 at 7:00 PM**. The meeting will be held virtually via Zoom. Log-in and Participant information is as follows:

Topic: April Regular Meeting
Time: Apr 12, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting
<https://us02web.zoom.us/j/81700188284?pwd=ZE1JbEFdD0NEYWE2K2x0OWFHOGFpUT09>

Meeting ID: 817 0018 8284
Passcode: 343102
One tap mobile
+13126266799,,81700188284# US (Chicago)
+16465588656,,81700188284# US (New York)

Dial by your location
+1 312 626 6799 US (Chicago)
+1 646 558 8656 US (New York)
+1 301 715 8592 US (Washington DC)
+1 346 248 7799 US (Houston)
+1 669 900 9128 US (San Jose)
+1 253 215 8782 US (Tacoma)

Meeting ID: 817 0018 8284
Find your local number: <https://us02web.zoom.us/j/81700188284?pwd=ZE1JbEFdD0NEYWE2K2x0OWFHOGFpUT09>

Preliminary Review Notes

Below, please find the Application Review notes. Please understand that this is a preliminary review. It includes, but is not limited to, the observations on the following pages concerning your project. In no event shall this preliminary review constitute an approval. Neither the Applicant nor the Review Team is bound by this review. Also, these comments do not preclude additional information requests, comments, or concerns from HPC members before or at the virtual hearing/meeting. The Applicant and/or the Representative of the Applicant should carefully review the notes below and be prepared to discuss these items and/or provide any additional information requested.

DESCRIPTION

- Site black brick-pavers & flare - **NON-CONFORMING**-HPC did not approve flare of the pavers or the black brick border on the eastern side walkway and patio – HPC advised applicant to restore pavers to the approved design / style without the flare OR send in a new amended application to go before the board at a regular monthly meeting.

Additional Request

PLEASE PROVIDE THIS OFFICE WITH ELEVEN (11) COPIES OF ALL PLANS, SPECIFICATIONS/CUT SHEETS, AND PHOTOS NO LATER THAN FRIDAY, April 1, 2022 FOR DISTRIBUTION TO EACH OF THE COMMISSION MEMBERS.

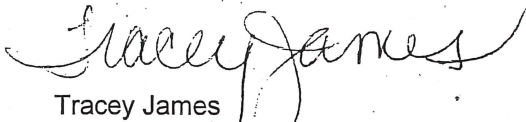
If any changes are made to your application after you have been placed on the agenda, or if you fail to produce any of the items requested by the Commission, your hearing will be deferred to the next available meeting.

It is highly recommended that you attend this virtual hearing in order to address any questions or concerns the Commission may have. An Architect, Contractor, or Attorney may accompany you, or you may appoint a representative in the event you are unable to attend/participate. Please be advised, your absence or lack of participation in the virtual meeting may cause your application to be deferred.

For your convenience, the Ocean Grove Historic District Guidelines for Residential Structures can be found online at www.neptunetownship.org.

The HPC thanks you for your cooperation and support in maintaining the integrity and character of the Ocean Grove, a registered National and State Historic District. Should you have any further questions or concerns please feel free to contact me at (732) 897-4162, extension 200 or via email tjames@neptunetownship.org.

Cordially,


Tracey James
HPC Administrative Officer/Secretary

OPRS Home

Contact Us FAQs



OPEN PUBLIC RECORDS SEARCH SYSTEM (OPRS)

Tax Board ▶

Mod IV

Block: 268 Prop Loc: 90 CLARK AVE Owner: HEIL, LEWIS CRAIG & ROBIN LISA Square Ft: 1580
 Lot: 1 District: 1335 NEPTUNE TOWNSHIP Street: 15 FALLSWOOD LANE Year Built: 1899
 Qual: Class: 2 City State: MANALAPAN, NJ 07726 Style: 5

Additional Information

Prior Block: 74 Acct Num: 00012084 Addl Lots: EPL Code: 0 0 0
 Prior Lot: 1704 Mtg Acct: Land Desc: 31X60 Statute:
 Prior Qual: Bank Code: 0 Bldg Desc: 2S-F-L-AG1-1U Initial: 000000 Further: 000000
 Updated: 09/23/21 Tax Codes: F02 Class4Cd: 0 Desc:
 Zone: HDR1 Map Page: Acreage: 0 Taxes: 8671.48 / 0.00

Sale Information

Sale Date: 09/18/17 Book: 9253 Page: 601 Price: 395000 NU#: 0

Sr1a	Date	Book	Page	Price	NU#	Ratio	Grantee
More Info	09/18/17	9253	601	395000		99.29	HEIL, LEWIS CRAIG & ROBIN LISA

TAX-LIST-HISTORY

Year	Property Location	Land/Imp/Tot	Exemption	Assessed	Property Class
<u>2022</u>	90 CLARK AVE	314700	0	504700	2
		190000			
		504700			
<u>2021</u>	90 CLARK AVE	304200	0	417500	2
		113300			
		417500			
<u>2020</u>	90 CLARK AVE	274100	0	381500	2
		107400			
		381500			
<u>2019</u>	90 CLARK AVE	258300	0	408700	2

Terms of Use

Rel 2022-1



Property Location: **90 CLARK AVE**
 Application No: **HPC2021-174**
 Application Date: **10/05/2021**

HISTORIC PRESERVATION COMMISSION CERTIFICATE OF APPROPRIATENESS - INCOMPLETE

- | | | |
|---|--|---|
| <input type="checkbox"/> AC UNIT
<input type="checkbox"/> ADDITION
<input type="checkbox"/> ARBOR
<input type="checkbox"/> AWNING
<input type="checkbox"/> BALCONY
<input type="checkbox"/> CHIMNEY
<input type="checkbox"/> COLUMNS
<input type="checkbox"/> DECK
<input type="checkbox"/> DOOR REPLACEMENT
<input type="checkbox"/> DRIVEWAY
<input type="checkbox"/> EXTERIOR ALTERATIONS
<input type="checkbox"/> FENCE
<input type="checkbox"/> FLAGS/BANNERS
<input type="checkbox"/> FOUNDATION
<input type="checkbox"/> OTHER | <input type="checkbox"/> GATE
<input type="checkbox"/> GENERATOR
<input type="checkbox"/> GUTTERS & LEADERS
<input type="checkbox"/> HOT TUB
<input type="checkbox"/> LATTICE
<input type="checkbox"/> LIGHT FIXTURE
<input type="checkbox"/> NEW CONSTRUCTION
<input type="checkbox"/> ORNAMENTATION
<input type="checkbox"/> OUTDOOR SHOWER
<input type="checkbox"/> PAINT
<input checked="" type="checkbox"/> PATIO
<input type="checkbox"/> PIERS
<input type="checkbox"/> PORCH
<input type="checkbox"/> PORCH FAN | <input type="checkbox"/> RAILINGS
<input type="checkbox"/> RETAINING WALL
<input type="checkbox"/> ROOF
<input type="checkbox"/> SATELLITE DISH
<input type="checkbox"/> SHED
<input type="checkbox"/> SHUTTERS
<input type="checkbox"/> SIDING
<input type="checkbox"/> SIGN
<input type="checkbox"/> SKYLIGHT
<input type="checkbox"/> SOLAR
<input type="checkbox"/> STAIRS
<input type="checkbox"/> VENT
<input type="checkbox"/> WALKWAY
<input type="checkbox"/> WINDOWS |
|---|--|---|

PROPERTY IDENTIFICATION

Property Address: 90 CLARK AVE

Block: 268

Lot: 1

Qualifier:

OWNER INFORMATION

Name(s): HEIL, LEWIS CRAIG & ROBIN LISA

Address 15 FALLSWOOD LANE MANALAPAN, NJ 07726

Phone: (908)565-47887324460909

Email: Lcraigheil@aol.com

APPLICANT INFORMATION

☒ Check if same as Owner

Names(s): HEIL, LEWIS CRAIG & ROBIN LISA

Company:

Address: 15 FALLSWOOD LANE MANALAPAN, NJ 07726

Phone: (908)565-4788

Email: Lcraigheil@aol.com

PROPERTY INFORMATION

Property Type?(check one)

☐ Single Family
 ☐ Multifamily:
 ☐ Units
 ☐ Commercial
 ☐ Condo
 ☐ Mixed Use

Architectural Period / Year Built:

Architectural Style:

Demolition hearing required? ☐ YES ☐ NO

IF YES: you must apply for a Demolition Permit prior to applying for a Certificate of Appropriateness

Zoning Permit Acquired? ☐ YES ☐ NO ☒ N/A

Zoning Permit ID# (from Zoning Permit)

DATE APPROVED:

APPLICATION REVIEW NOTES:

The Review Team has deemed this application incomplete, as the Applicant has not submitted all required information to evaluate the project as described on the application and in the information sheet. The Review Team has identified general and specific deficiencies based on Neptune Township Land Development Ordinances and Ocean Grove Historic District Architectural Design Guidelines. Please understand that this is a preliminary review. It includes, but is not limited to, the observations below:

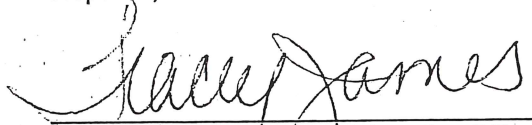
Description of Work

- Porch Posts – plans DO show a base located on the posts – **CONFORMING**
- Roof Line – mistake of architect to 'show' a hip roof. Roof line built is conforming and ok **CONFORMING**
- Window size – architect – scaled the window incorrectly – side entrance east wall – replaced window as is **CONFORMING**.
- Skirt aprons below windows – are drawn on elevation and are **APPROVED**
- Gutters were saved and replace as K gutters as noted on the plans. They were originally on the home. **APPROVED**
- Flood lights are outside the guidelines but do not supplant the historically approved lighting.
- Front Porch ceiling fan- he will replace the double fan with the conforming fan originally approved.
- Site work – black brick-pavers & flare - **NON-CONFORMING** - HPC did not approve flare of the pavers or the black brick border – on the eastern side walkway and patio –HPC advised applicant to restore the pavers to the approved style without the flare OR send in a new amended application to go before the full board at a meeting.
- A/C units will be screened as suggested by tech team.

Submitting Required Information:

Emailed submissions will not be accepted. The requested information can be submitted to the Commission Secretary, Tracey James, via hand delivery or standard mail. Please include a cover letter stating the reason for the submission or write "Response to Application Review" at the top of all your documents, be sure to also include your application number. The mailing address is as follows:

Tracey James, HPC Administrative Officer/Secretary
Engineering/Planning Offices
2201 Heck Avenue
Neptune, NJ 07753.


Tracey James, HPC Administrative Officer

Date: 2-25-22

IMPORTANT INFORMATION:

This application will remain incomplete until all requested information has been submitted. Once this office receives the required information, the Applicant Review Team will review your application again. If it is determined that some or all of the proposed work does not demonstrate compliance with the current Ocean Grove Historic District Architectural Design Guidelines for Residential or Commercial Structures, you will be scheduled to appear before the full Historic Preservation Committee.

In accordance with Ordinance No. 16-32 Any person, firm or corporation that shall violate any provisions of this Ordinance shall, upon conviction thereof by any court authorized by law to hear and determine the matter, be fined such sum not exceeding \$2,000.00 as such court in its discretion may impose; or if the parties so convicted be a natural person, such person may be imprisoned for such term not exceeding 90 days as such court in its discretion may impose, or appear at community service not exceeding 90 days or any combination thereof as such court in its discretion may impose. Each day that such violation exists shall constitute a separate offense.

CC:

CRAIG HEIL APPLICATION HPC2021-174 (REVISION)

90 Clark Ocean Grove | 908-565-4788 | Lcraigheil@aol.com

3/5/2022

Tracey
Commission Secretary
HPC
25 Neptune Blvd
Neptune City, NJ 07753

Dear Tracey:

Please let this letter serve as "Response to Application Review" for what I hope is the last open issue for 90 Clark. I want to avoid a fine by Neptune Township after having to request multiple TCO's. With changes in HPC personnel my original application sat for a number of weeks back in December until you were kind enough to have a voice to voice conversation with me and got things moving again.. I do appreciate your assistance in helping me get it addressed.

I did have a number of conversations with members of HPC to discuss my patio. Based on that input I did flare out the entrance. I did not record our conversation, which I didn't think would have been ethical or necessary. Where I admittedly went wrong was not realizing that the set of renderings from the landscaper did not represent the flare that was discussed on one of those calls. I am including revised pictures from the landscaper and an actual photo of the work in question.

It is my sincere hope that the members of the committee will review this revision understanding that work has been completed. I hope we can be reasonable. It would be a great expense for me to have to rip out this patio at this point. I used the pavers that you folks suggested with the only issues being a slight flare and accent border.

I have been nothing but reasonable over the last 2.5 years working with HPC. Can we please get this put to rest so that I can get my CO and we can all move on?

Many thanks in advance,

Craig Heil

Application HPC2021-174 (revision)

LOCAL NEWS

The Historian: The story of 'black head' bricksBy **READINGEAGLE** |

PUBLISHED: December 16, 2016 at 12:48 p.m. | UPDATED: August 22, 2021 at 3:31 a.m.

If you examine local brickwork of the 18th and 19th centuries you will see a small number of bricks that have black ends, apparently glazed. This black glazing is not intentional. The "black-heads" were those bricks directly exposed to the kiln fires. Called black-end or black-head bricks they were usually considered seconds and were often placed away from the street side of houses or hidden under pent eaves or such or used on utility buildings like smoke houses. Sometimes in the early days, though, they were used as a decorative element.

The black-heads were good, hard bricks most suitable for the outside skin of the wall as they were well vitrified. Next to the black-heads, the hardest bricks from the kiln were called "red stretchers" and were, indeed, a red color. These, too, were close to the highest heat and were used on the outside of the walls since they resisted weathering. The softer salmon brick, true to their name, were orange and not red since being farthest from the kiln fire, their clay was just bisqued and not fully vitrified. Most walls were three bricks thick and the salmon bricks went on the wall's inside, away from the weather.

When the kiln was opened after firing, grading the brick was a matter of judgment. Red stretchers being the best and most expensive, it's easy to see how some cheaper salmon brick made their way into the outside skins of barns and houses and in time deteriorated as anyone who has an old brick structure knows.

In any case, the economy of firing brick kilns favored size. The kilns were built with perhaps 20,000 green bricks and the larger may have many thousands more. Building the brick kiln pile was a highly skilled craft. The rectangular pile may have been forty or more feet long and ten or more feet high with fire pits every four to six feet. The fire pits were open on both sides so the fuel, wood and later coal, could be thrown in.

Firing took about seven days and was also a skilled craft. By watching the color of the gases and fire filtering up through the top of the pile, the burner knew whether to increase or decrease heat in a particular fire pit. He could judge when one area was "done" by the amount of shrinkage or settling of that part of the pile; since clay shrinks seven to ten percent when it is fired. (Incidentally, in today's nomenclature clay products are "fired" or in the case of bricks "burned" not baked; cakes are baked, clay is fired).

All bricks made near Philadelphia before about 1830 were burned with wood, and it took a prodigious quantity of wood. One source suggested that the burner needed forty or fifty cords on hand to burn a large kiln of brick!

Before about 1800 there were millions of bricks (and that's not a figure of speech) used in Philadelphia County. However, local brick building slowed to a crawl (my observation) in the early decades of the nineteenth century. At that time there was an acute firewood shortage in Philadelphia and environs.

Coal became available only after the Schuylkill Canal was opened about 1830, followed a few decades later with the coming of the railroads. Brick kilns were then fired with coal, and brick became the material of choice for much new construction. There was a brick building boom for the rest of the 19th century.

Finally, from time to time researchers come across the term "ballast bricks."

Ships needed to be freighted with a minimum amount of weight or they would bob around like corks. The idea emerged that 18th century ships that were freighted with timber, grain and such from Philadelphia to England returned with bricks as ballast. Research, however,



There are some slight references to imported bricks during the 18th century in the Philadelphia press, but these may be the square glazed bricks used as hearths and not building brick. But the principal reason bricks were not imported was that in the year 1700, 1000 red bricks sold in London for about 15 shillings and in Philadelphia for 6 shillings. If anything, they would have gone the other way.

The 1893 book "Pottery and Porcelain of the United States" notes: "The belief that all bricks which were used in the construction of houses in this country previous to the middle of the eighteenth century were imported from Europe is widespread but erroneous. ... That building bricks were extensively manufactured here previous to 1753 is indicated by a statement of Lewis Evans of Philadelphia, who wrote to a friend in England in that year: 'the greatest vein of Clay for Bricks and Pottery. Begins near Trenton falls, and extends a mile or two in Breadth on the Pennsylvania side of the river to Christine; then it crosses the river and goes to Salem. 'The whole world cannot afford better bricks than our town is built of.' "

This same source states that black-head bricks were produced in wood fired and coal fired kilns : "Those which came in direct contact with the wood-fire in the kiln were blackened and partially vitrified on the exposed ends; while the opposite extremities, which were farthest from the heat, were only partially baked, and consequently too soft for external use. The bricks that were uniformly surrounded by heat came out red. To utilize all of the bricks produced, the black ends of the former were laid outward in the wall, thus combining utility with ornamentation."

Another source copyrighted in 1900 notes: "Bricks which became varnished black in wood firing were, however, also used in architectural decorations."

**ReadingEagle**

SPONSORED CONTENT

Why It's Important to Care for Your Eye Health as You Age

By Allergan, an AbbVie company



