

Property Location: 112 EMBURY AVE Application No: HPC2023-056 Application Date: 03/29/2023

# HISTORIC PRESERVATION COMMISSION CERTIFICATE OF APPROPRIATENESS - APPROVED

☐ AC UNIT	GATE	RAILINGS		
ADDITION	GENERATOR	☐ RETAINING WALL		
ARBOR	☐ GUTTERS & LEADERS	ROOF		
AWNING	☐ HOT TUB	☐ SATELLITE DISH		
BALCONY	☐ LATTICE	SHED		
☐ CHIMNEY	☐ LIGHT FIXTURE	☐ SHUTTERS		
☐ COLUMNS	□ NEW CONSTRUCTION	☐ SIDING		
□ DECK	ORNAMENTATION	SIGN		
☐ DOOR REPLACEMENT	OUTDOOR SHOWER	☐ SKYLIGHT		
☐ DRIVEWAY	PAINT	☐ SOLAR		
EXTERIOR ALTERATIONS	✓ PATIO	☐ STAIRS		
▼ FENCE	☐ PIERS	☐ VENT		
☐ FLAGS/BANNERS	PORCH	✓ WALKWAY		
☐ FOUNDATION	☐ PORCH FAN	☐ WINDOWS		
OTHER				
PROPERTY IDENTIFICATION Block: 223 Address: 112 EMBURY AVE	Lot: 2	Qualifier:		
OWNER INFORMATION  Name(s): SWEENEY, JAMES & ERIN  Address 112 EMBURY AVENUE OCEAN GROVE, NJ 07756  Phone: Email:				
APPLICANT INFORMATION  Names(s): SWEENEY, JAMES & ERIN  Address: 112 EMBURY AVENUE OCEAN GROVE, NJ 07756  Phone: Email: Email:				
	_			
	☑ Owner □ Lessee □ Agent □ Archite	ct Contractor Attorney		
Applicant's Capacity (check one):	_	ct Contractor Attorney		
Applicant's Capacity (check one):  Other  PROPERTY INFORMATION	_			
Applicant's Capacity (check one):  Other  PROPERTY INFORMATION	✓ Owner □ Lessee □ Agent □ Archite □ Single Family □ Multifamily # of Units:			
Applicant's Capacity (check one):  Other  PROPERTY INFORMATION  Property Type? (as per Applicant)	✓ Owner □ Lessee □ Agent □ Archite □ Single Family □ Multifamily # of Units:			

#### **APPLICATION REVIEW NOTES:**

#### **Description of Work:**

Mr. Sweeney met with us to discuss his proposed remediations for outstanding violations at his property. He updated us on and/or agreed to the following:

The lamppost in the southeast area of his side yard, has been removed. Conforming.

The lamppost in the northeast area of his side yard, near the sidewalk, has been repositioned 30" to the south so that it no longer intrudes on Camp Meeting property. He will make sure the lumens of the lightbulb do not create an undue glare on neighboring properties. Conforming.

The proposed picket fence (design, materials, height, and location) is Conforming conditional on it being painted or stained white, black or green.

Along the east side of his property, he proposes creating a 24" wide planting bed by removing a few courses of the existing patio pavers. Conforming.

The stand-alone shed will be relocated to the west so that it is behind the body of the house and is not readily visible from Embury Avenue. Conforming by HPC Guidelines. Zoning determination on the proposed location is pending.

The existing paved patio in the side yard will be modified so that it does not extend forward of the front face of the dwelling. Conforming.

The paved path that leads from the patio area to the public sidewalk is already Conforming and need not be modified.

Tech advised Mr. Sweeney that the patio must NOT extend forward of the front facade of his house. However, we also suggested that, upon making this modification, he should consult with the Zoning officer to ask if the sideyard patio (east edge) still needs to be reduced by 24" in width or if impervious coverage calculations would permit him to retain the width of the patio as it currently exists. Accepted and conforming

Mr Sweeney has agreed via email to the proposed changes as seen below.

Monday 4/17/23 "Heather,

I am in agreement to the minor changes the HPC is requiring. I will plant grass in the area the patio is to be removed instead of the crushed shells or shore stones. Also as required the existing stones at the gate will be removed. Let me know if this email is sufficient or if you need a more formal letter of agreement.

Thank you,

Jim sweeney"

### **Determination:**

Upon review of the application, the Application Review Team finds the proposal, as outlined in your application, demonstrates compliance with the Ocean Grove Historic District Architectural Guidelines for Residential or Commercial Structures, and the HPC Chairperson hereby authorizes the HPC Administrative Officer to sign a Certificate of Appropriateness for the work described above.

Signed by:	Henthon Kepler	Date:	4/26/23
	Heather Kepler HPC Administrator		

## **IMPORTANT INFORMATION:**

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Any deviation from the approved plan will render thi Certificate of Appropriatene null and void All change must be approved by the Commission which may require the applicant to submit a new application clearly documenting the changes.

Plea e contact the Neptune Con truction Office to inquire if any additional approval or permit are required prior to beginning your project. Certificates of appropriateness are valid for two (2) years from the date of issuance to apply for any required building permits or approvals.

In accordance with Ordinance No 16 32 Any per on, firm or corporation that hall violate any provi ion of thi 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 di cretion may impo e, or appear at community ervice not e ceeding 90 day or any combination thereof a such court in its discretion may impose. Each day that such violation exists shall constitute a separate offense.

CC: