


# Memo

To: Chairman Dunlap and Zoning Board Members

From: Leanne R. Hoffmann, P.E., P.P., C.M.E.  
Director of Engineering and Planning 

Date: October 2, 2020

**Re: Dykeman Associates  
Second Review  
Bulk Variances  
Block 5213, Lot 1/522 South Riverside Drive**

cc: Kenneth Pape, Esq., for the Applicant  
Bernard C. Haney, CTA, Land Use Administrator  
Monica Kowalski, Esq  
Jennifer Beahm, PP, AICP  
Matthew Shafai, PE

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This office has received and reviewed the above referenced application. The following items were reviewed:

- Plans entitled, "Slope Study, 522 South Riverside Drive Tax Block 5213, Tax Lot 1, Township of Neptune, Monmouth County, New Jersey," sheet 1 of 1 dated 09-16-2020 with no revisions, signed and sealed by David H. Boesch, LLA. Morris, PLS of Nelson Engineering Associates, Inc.
- Plans entitled, "Plot Plan-Tree Removal Plan 522 South Riverside Drive/Tax Block 5213, Tax Lot 1, Township of Neptune, Monmouth County, New Jersey," sheet 1-2 of 2 dated 04-15-2020 last revised 9-18-2020, signed and sealed by David H. Boesch, LLA of Nelson Engineering Associates, Inc.

## Plan Comments:

1. It appears that the header for the roof drains will be crossing the retaining wall and the drain for the retaining wall. This should be checked for any conflicts.

## General Comments:

1. As per the Neptune Township Land Development Ordinance Section 421 G-1, provide documentation that the height of the structural retaining wall in the front yard setback area is no greater than four (4) feet or request a variance for same.
2. Testimony shall be provided for any required relief from Section 421D1 & 2 of the Neptune Township Land Development Ordinance and for the requested variances associated with the plan.
3. Payment of all applicable fees shall be made;
4. All applicable County, State and Federal permits shall be obtained, as required.

Should you have any questions, please contact me at 732.988.5200, ext. 228.

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