

# MONMOUTH COUNTY DEVELOPMENT REVIEW COMMITTEE

HALL OF RECORDS ANNEX  
ONE EAST MAIN STREET  
FREEHOLD, NEW JERSEY 07728-1255  
DEVELOPMENTREVIEW@CO.MONMOUTH.NJ.US  
(732) 431-7460

## Site Plan Action

Our File # NSP10453

This is to inform the Township of Neptune Zoning Board of Adjustment  
that the Site Plan Application of Amsdel Storage  
located in Tax Map Block 404 Lot 7

Owned by: Applicant

Drawn by: Crest Engineering Associates

and dated 8/29/2023 was received in this office on 9/27/2023. On 10/30/2023 the following action  
was taken by the:  Development Review Committee  Planning Director

## X Conditional Approval

If conditionally approved, the conditions listed below or on the attached sheet shall be satisfactorily addressed before final approval is issued. This action does not release the applicant from obtaining a consistency determination pursuant to N.J.A.C. 7:8-1 et seq. (Monmouth County Areawide Water Quality Management Plan). Prior to commencing any work within the right-of-way of a county highway or before doing any work that affects a county bridge, the applicant is required to obtain a road opening permit from the Monmouth County Highway Department. A review of the location of subsurface utilities within county road rights-of-way will be conducted by the County Highway Department upon application for a road opening permit. Prior to planting or removal of trees or shrubs within or along the right-of-way of a county highway, the applicant is required to obtain a permit from the Monmouth County Shade Tree Commission. Note: County review is made only on items covered by statutory authority.

### Conditions:

1. Receipt of a deed of dedication to widen the Memorial Drive (County Route 40A) right-of-way to a distance of 40 feet from the centerline, including 25-foot corner radii at the intersections with Ninth and Tenth Avenues. The only format acceptable to the County of Monmouth is provided on the Division of Planning webpage at [www.visitmonmouth.com](http://www.visitmonmouth.com). The draft deed shall be submitted to the Division of Planning for review and approval. Following approval, submit the executed deed directly to this office for filing with the Monmouth County Clerk.
2. Receipt of a fee in-lieu of completing the installation of required improvements along and within the Memorial Drive (County Route 40A) right-of-way in the amount of **\$6,826.60**. The fee shall be in the form of a bank/certified check. See attached fee calculation.

Contact Victor Furmanec at (732) 431-7460 x.7467 if you have any questions.



Joseph Barris, P.P., A.I.C.P., C.F.M.  
Director of Planning

cc: Crest Engineering Associates  
Kenneth Pape, Esq.  
Mark R. Aikins, Esq.  
J. Ettore; V. Cardone; R. Bragg; T. Lombardi; V. Zabat; M. Brusca  
Highway Department  
Construction Official  
NSP10453 CA3 10302023