



Community Impact Statement

Date: July 3, 2024

Block/Lot: B3102/L2

Project: 1019 Old Corlies Avenue, LLC

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Introduction

This Fiscal Impact Statement has been prepared for Block 3102, Lot 2 in Neptune, NJ. The applicant proposes modification to an existing, previously approved car wash and lube uses.

Project Description

The applicant proposes to modify the approved use and site plan as follows:

- Signage alterations
- Identifying separate ownership of car wash and lube use
- Installation of a pay station kiosk

Population Impact

The existing/proposed use has no population impact.

Facilities Impact

Municipal Facilities

The proposal will not require any additional municipal service or recreational facilities.

Municipal Services Impact

The proposal will not require additional police, fire, or first aid equipment or staff. Solid waste and maintenance services on site will have little impact on Township services.

The proposed addition will not have a significant impact on water and sewer, nor will it generate significant new traffic.

Fiscal Impact

The proposed amendments to the site plan are not expected to change the value of the property, so there is no change to the tax revenue generated.

The taxes collected for this site in 2023 were:

	Tax Rate/\$100	Existing Tax Revenue
Municipal	0.586	\$7,146.86
Library	0.031	\$378.08
County-General	0.184	\$2,244.06
County-Open Space	0.026	\$317.10
County—Health	0.004	\$48.78
School	0.896	\$10,927.62
Fire District	0.079	\$963.48
Total	1.806	\$22,025.98

Municipal Services Cost—The project will generate no new municipal costs.

Public Education Costs—The project will not generate school costs.

County Costs—The project would have no additional costs to the county.

Conclusion

The proposed application will result in an insignificant impact on township population, no increase in school costs, and no new municipal costs.