



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 : No Historic Properties Affected (Version 1.0)**



HPO USE ONLY
15-0773
L2014-104

Application ID #	NCR39812 (Pre-screening)		
Applicant Name:	Point Pleasant Packing, Inc.		
Street Address:	117-301 Channel Drive, Point Pleasant Beach, NJ 08742		
Municipality:	Point Pleasant Beach Borough	County:	Ocean
PAMS PIN:	1526_166_9, 1526_173_1, 1526_173_2, 1526_172_1, 1526_172_3, 1526_172_5.01, 1526_166_10, 1526_171_9, 1526_173_2.01		
Latitude:	40.101966	Longitude:	-74.04372
Undertaking:	<input type="checkbox"/> Rehabilitation: <input type="checkbox"/> Interior <input type="checkbox"/> Exterior <input type="checkbox"/> Both <input checked="" type="checkbox"/> Elevation		
	<input checked="" type="checkbox"/> Reconstruction: <input type="checkbox"/> Within Existing Footprint, plus 2 feet <input type="checkbox"/> Outside Existing Footprint		
Property Description:	See continuation sheet.		

There are no historic properties affected within the project's area of potential effects, pursuant to 36 CFR 800.4(d)(1) for the following reason(s): [Check All That Apply]

Historic Architecture:	<input checked="" type="checkbox"/> Located in "Green Zone" (Areas determined by FEMA/HPO to have low potential for above-ground historic properties) <input type="checkbox"/> Not 48 Years of Age <input checked="" type="checkbox"/> Lacks Integrity of Materials/Design <input checked="" type="checkbox"/> Not Within / In View of a National Register of Historic Places Listed / Eligible Historic District <input type="checkbox"/> Not a Building (per FEMA Definition) <input type="checkbox"/> Other – Lacks Distinctive Characteristics That Make It Individually Eligible for Listing on NRHP
Archaeology:	<input checked="" type="checkbox"/> Low Archaeological Potential: <input type="checkbox"/> Located on Barrier Island <input type="checkbox"/> Substantially Conforms to the Original Footprint <input checked="" type="checkbox"/> Located on Disturbed Soils <input type="checkbox"/> Not Located within 500 Feet of Waterways and/or Wetlands <input type="checkbox"/> Not Located on Well-drained Soils <input checked="" type="checkbox"/> Not Identified Within a Historic Property / Historic District

Public Consultation Federally Recognized Tribes, Certified Local Governments, Historic Preservation Commissions, etc:

HISTORIC PRESERVATION OFFICE USE ONLY	
<input type="checkbox"/> I concur with this finding,	
<input type="checkbox"/> I do not concur with this finding for the following reason(s):	
Daniel D. Saunders Deputy State Historic Preservation Officer	Date 12/5/14

Architecture Reviewer	Scott Wieczorek	Archaeology Reviewer	Scott Wieczorek
Date Reviewed	November 21, 2014		

Required Documentation: Historic Properties Map Soils Map USGS Quad Property Photos



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 (Continuation)**



Undertaking:

The proposed project consists of two distinct phases, each with separate funding sources. The proposed undertaking consists only of the Phase I tasks presented on the attached Fisherman’s Landing Phase I summary. There are twelve proposed tasks associated with Phase I, which comprise a combination of Rehabilitation and Reconstruction activities. Task 1.1 is associated with land acquisition only, and task 1.4 is non-invasive—no proposed ground disturbance or structural changes are associated with these tasks. The other tasks are as follows:

Task No.	Description	Programmatic Allowable	Allowance Number
1.2	The buildings at 205 and 209 Channel Drive will be demolished.	No	
1.3	Install new fiberglass bulkheads to replace existing.	Yes	Tier II: V.B.1
1.5	Replace old concrete paving with new concrete esplanade.	Yes	Tier II: II.B.2
1.6	Replace existing utilities.	Yes	Tier II: V.A.1
1.7	Relocate ice machines and install pneumatic delivery system	No	
1.8	Relocate and install new truck loading dock.	No	
1.9	Repair storm damage to 301 Channel Drive.	Yes	Tier II: VII.A.2
1.10	Construct new offices on second-story of 301 channel Drive.	Yes	Tier II: VII.A.2
1.11	Refurbish truck ramps and regrade/resurface parking areas.	Yes	Tier II: II.B.2
1.12	Landscaping improvements along esplanade	Yes	Tier II: II.B.2

Of the ten tasks listed above, seven are allowable under the May 2013 Programmatic Agreement for Hurricane-Sandy related undertakings. The three remaining tasks will result in ground disturbances associated with the removal of buildings and foundations (Task 1.2), the installation of pneumatic ice delivery conduits (Task 1.7), and the installation of a new truck ramp (Task 1.8).

Property Description:

The property consists of multiple continuous and discontinuous parcels, some of which are vacant, and some of which contain one- to two-story commercial buildings of various construction including: corrugated metal sheds, concrete block construction, and wood frame. Rooflines vary from flat, to asphalt-shingled gables. No date of construction is available for the buildings on either the application or the county tax website, but aerial images available from www.historicaerials.com indicate the earliest buildings still extant on the site date to the early 1950s. The undertaking is completely located within the FEMA/SHPO Green zone (HPO Project No. 13-0304-1) and is not located within or within view of any historic properties listed in, or eligible for listing in, the New Jersey and/or National Registers of Historic Places (NRHP). The surrounding neighborhood consists of mixed 20th century and early 21st century single-family residences lacking uniformity and consistency of character or design.

The NJDEP ArcGIS program maps the property as a total of 7.66 acres while the tax card indicates a total of 6.05 acres for the property. Of the total 7.66 acres, approximately 3.02 acres are covered by existing buildings or permanent landscape features such as pools or asphalt/cement paving.

Doss, Gary

From: Atalaya Armstrong <Atalaya.Armstrong@dep.nj.gov>
Sent: Friday, December 05, 2014 3:24 PM
To: Wieczorek, Scott; DEP NJHPO
Cc: Smith, Lawrence; Doss, Gary
Subject: RE: Completed Submission 15-0773 NJDEP NCR39812
Attachments: L2014-104.pdf

Mr. Wieczorek:

The 117-301 Channel Drive documentation has been reviewed, signed, and scanned.

Please find attached HPO-L2014-104

If you have any issues with the attachments or require additional information, please feel free to let us know.

Regards-A. Armstrong

Mail Code 501-04B
Historic Preservation Office
NJ DEP
PO Box 420
Trenton, NJ 08625-0420
www.nj.gov/dep/hpo

From: Atalaya Armstrong
Sent: Thursday, November 20, 2014 2:27 PM
To: 'Wieczorek, Scott'; DEP NJHPO
Cc: Smith, Lawrence; Doss, Gary
Subject: Completed Submission 15-0773 NJDEP RE: NJDEP EAF Reviews Application NCR39812

Ms. Wieczorek:

The 205-301 Channel Drive documentation has been reviewed, signed, and scanned.

Please find attached HPO-K2014-257

If you have any issues with the attachments or require additional information, please feel free to let us know.

Regards-A. Armstrong

Mail Code 501-04B
Historic Preservation Office
NJ DEP
PO Box 420
Trenton, NJ 08625-0420
www.nj.gov/dep/hpo

From: Wieczorek, Scott [<mailto:swieczorek@Dewberry.com>]
Sent: Wednesday, November 12, 2014 4:19 PM
To: DEP NJHPO

Cc: Smith, Lawrence; Doss, Gary

Subject: FW: NJDEP EAF Reviews Application NCR39812

Good afternoon,

Attached please find a No Historic Properties Affected Form 1 for the above referenced property. The SOW has been provided.

Thank you,

Scott

Scott Wieczorek, RPA
Cultural Resources Specialist
Dewberry
600 Parsippany Rd., Suite 301
Parsippany, NJ 07054-3715
973.576.0151
973.739.9710 fax
www.dewberry.com

Visit Dewberry's website at www.dewberry.com

If you've received this email even though it's intended for someone else, then please delete the email, don't share its contents with others, and don't read its attachments. Thank you.



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 : No Historic Properties Affected (Version 1.0)**



HPO USE ONLY

Application ID #	NCR39812 (Pre-screening)		
Applicant Name:	Point Pleasant Packing, Inc.		
Street Address:	117-301 Channel Drive, Point Pleasant Beach, NJ 08742		
Municipality:	Point Pleasant Beach Borough	County:	Ocean
PAMS PIN:	1526_166_9, 1526_173_1, 1526_173_2, 1526_172_1, 1526_172_5, 1526_172_5.01, 1526_166_10, 1526_171_9, 1526_173_2.01		
Latitude:	40.101966	Longitude:	-74.04372

Undertaking:	<input type="checkbox"/> Rehabilitation:	<input type="checkbox"/> Interior	<input type="checkbox"/> Exterior	<input type="checkbox"/> Both	<input checked="" type="checkbox"/> Elevation
	<input checked="" type="checkbox"/> Reconstruction:	<input type="checkbox"/> Within Existing Footprint, plus 2 feet		<input type="checkbox"/> Outside Existing Footprint	

Property Description:	See continuation sheet.
------------------------------	-------------------------

There are no historic properties affected within the project's area of potential effects, pursuant to 36 CFR 800.4(d)(1) for the following reason(s): [Check All That Apply]

Historic Architecture:	<input checked="" type="checkbox"/> Located in "Green Zone" (Areas determined by FEMA/HPO to have low potential for above-ground historic properties)
	<input type="checkbox"/> Not 48 Years of Age
	<input checked="" type="checkbox"/> Lacks Integrity of Materials/Design
	<input checked="" type="checkbox"/> Not Within / In View of a National Register of Historic Places Listed / Eligible Historic District
	<input type="checkbox"/> Not a Building (per FEMA Definition)
	<input type="checkbox"/> Other – Lacks Distinctive Characteristics That Make It Individually Eligible for Listing on NRHP

Archaeology:	<input checked="" type="checkbox"/> Low Archaeological Potential:
	<input type="checkbox"/> Located on Barrier Island
	<input type="checkbox"/> Substantially Conforms to the Original Footprint
	<input checked="" type="checkbox"/> Located on Disturbed Soils
	<input type="checkbox"/> Not Located within 500 Feet of Waterways and/or Wetlands
	<input type="checkbox"/> Not Located on Well-drained Soils
	<input checked="" type="checkbox"/> Not Identified Within a Historic Property / Historic District

Public Consultation	Federally Recognized Tribes, Certified Local Governments, Historic Preservation Commissions, etc:
----------------------------	---

HISTORIC PRESERVATION OFFICE USE ONLY

<input type="checkbox"/> I concur with this finding,	
<input type="checkbox"/> I do not concur with this finding for the following reason(s):	

Daniel D. Saunders Deputy State Historic Preservation Officer	Date
--	------

Architecture Reviewer	Scott Wieczorek	Archaeology Reviewer	Scott Wieczorek
Date Reviewed	November 21, 2014		

Required Documentation: Historic Properties Map Soils Map USGS Quad Property Photos



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 (Continuation)**



Undertaking:

The proposed project consists of two distinct phases, each with separate funding sources. The proposed undertaking consists only of the Phase I tasks presented on the attached Fisherman’s Landing Phase I summary. There are twelve proposed tasks associated with Phase I, which comprise a combination of Rehabilitation and Reconstruction activities. Task 1.1 is associated with land acquisition only, and task 1.4 is non-invasive—no proposed ground disturbance or structural changes are associated with these tasks. The other tasks are as follows:

Task No.	Description	Programmatic Allowable	Allowance Number
1.2	The buildings at 205 and 209 Channel Drive will be demolished.	No	
1.3	Install new fiberglass bulkheads to replace existing.	Yes	Tier II: V.B.1
1.5	Replace old concrete paving with new concrete esplanade.	Yes	Tier II: II.B.2
1.6	Replace existing utilities.	Yes	Tier II: V.A.1
1.7	Relocate ice machines and install pneumatic delivery system	No	
1.8	Relocate and install new truck loading dock.	No	
1.9	Repair storm damage to 301 Channel Drive.	Yes	Tier II: VII.A.2
1.10	Construct new offices on second-story of 301 channel Drive.	Yes	Tier II: VII.A.2
1.11	Refurbish truck ramps and regrade/resurface parking areas.	Yes	Tier II: II.B.2
1.12	Landscaping improvements along esplanade	Yes	Tier II: II.B.2

Of the ten tasks listed above, seven are allowable under the May 2013 Programmatic Agreement for Hurricane-Sandy related undertakings. The three remaining tasks will result in ground disturbances associated with the removal of buildings and foundations (Task 1.2), the installation of pneumatic ice delivery conduits (Task 1.7), and the installation of a new truck ramp (Task 1.8).

Property Description:

The property consists of multiple continuous and discontinuous parcels, some of which are vacant, and some of which contain one- to two-story commercial buildings of various construction including: corrugated metal sheds, concrete block construction, and wood frame. Rooflines vary from flat, to asphalt-shingled gables. No date of construction is available for the buildings on either the application or the county tax website, but aerial images available from www.historicaerials.com indicate the earliest buildings still extant on the site date to the early 1950s. The undertaking is completely located within the FEMA/SHPO Green zone (HPO Project No. 13-0304-1) and is not located within or within view of any historic properties listed in, or eligible for listing in, the New Jersey and/or National Registers of Historic Places (NRHP). The surrounding neighborhood consists of mixed 20th century and early 21st century single-family residences lacking uniformity and consistency of character or design.

The NJDEP ArcGIS program maps the property as a total of 7.66 acres while the tax card indicates a total of 6.05 acres for the property. Of the total 7.66 acres, approximately 3.02 acres are covered by existing buildings or permanent landscape features such as pools or asphalt/cement paving.



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 (Continuation)**



Environmental Context:

The property is located in the Coastal Plain physiographic province, along the southern bank of Wills Hole Thoroughfare. A review of the United States Department of Agriculture Soil Survey (www.websoilsurvey.nrcs.usda.gov) indicates the property is located within soils belonging to the Psamments (PssA) series at 0 to 3 percent slopes. Psamments soils are well-drained fill soils commonly overlying very poorly drained marsh. These soils are generally associated with significant landscape modifications, fill, and ground disturbances. Aerial images generated by the United States Coast and Geodetic Survey in 1920 and the United States Department of Agriculture in 1931 (both available online through www.historicaerials.com), confirm this location consisted of low-lying marsh abutting Wills Hole Thoroughfare, part of the Manasquan River system. Development of the property began in the 1940s and 1950s for its use as a landing for commercial fishing purposes.

Map Review:

A review of the NJDEP GeoWeb indicates the property is not depicted within the archaeological site grid. In addition, a review of historic maps and aerial images suggests this area consisted of low-lying marsh prior to development in the 1940s and 1950s. The 1833 *Map of the State of New Jersey* by Thomas Gordon depicts a road to the southwest of the property terminating approximately six miles to the southwest of the subject property near the location of modern-day Clark's Landing. The subject property, however, is depicted on this map as being situated within marshland just south of an island in the Manasquan River, and just west of Manasquan Inlet. The 1879 *Coast Chart No. 21, From Sandy Hook to Barnegat Inlet* by the United States Coast and Geodetic Survey (available online through NOAA's Historic Map and Chart Collection) indicates the property remained inundated marsh along the south bank of the Manasquan River. Historic topographic maps provided by NJDEP GeoWeb also depict the subject property as being situated within an inundated marsh. Aerial images available on historicaerials.com from 1920 and 1931 both reflect a continued presence of inundated marsh within the subject property until the 1940s and 1950s when the land was ultimately filled for modern commercial purposes.

Conclusions:

The proposed undertaking is situated within the FEMA/SHPO Green Zone, and has been cleared for any historic architectural concerns as per the May 2013 Programmatic Agreement Tier II Allowance VII.A.2. Proposed ground disturbing activities associated with Tasks 1.2, 1.7, and 1.8 are not programmatically allowable, and therefore require review by the New Jersey Historic Preservation Office with regard to their potential to cause adverse effects to potential archaeological resources. Despite its close proximity to Wills Hole Thoroughfare, part of the Manasquan River system, the subject property is not located within the archaeological site grid and contains soils consistent with filled marsh or wetlands. In addition, historic maps and aerial images of the New Jersey coast depict the subject property as being situated within an inundated marsh or wetland dating back to at least the 1830s (Gordon 1833). Based on the available information, the probability for encountering intact historic-period and/or Native American archaeological resources is considered low.



**New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 1 (Continuation)**



Bibliography:

Gordon, Thomas

1833 *Map of the State of New Jersey*. Thomas Gordon, Trenton, New Jersey.

United States Coast and Geodetic Survey

1879 *Coast Chart No. 21, From Sandy Hook to Barnegat Inlet*. United States Coast and Geodetic Survey, Washington, D.C.

1920 Aerial Images. United States Coast and Geodetic Survey, Washington, D.C.

United States Department of Agriculture

1933 Aerial Images. United States Department of Agriculture, Washington, D.C.

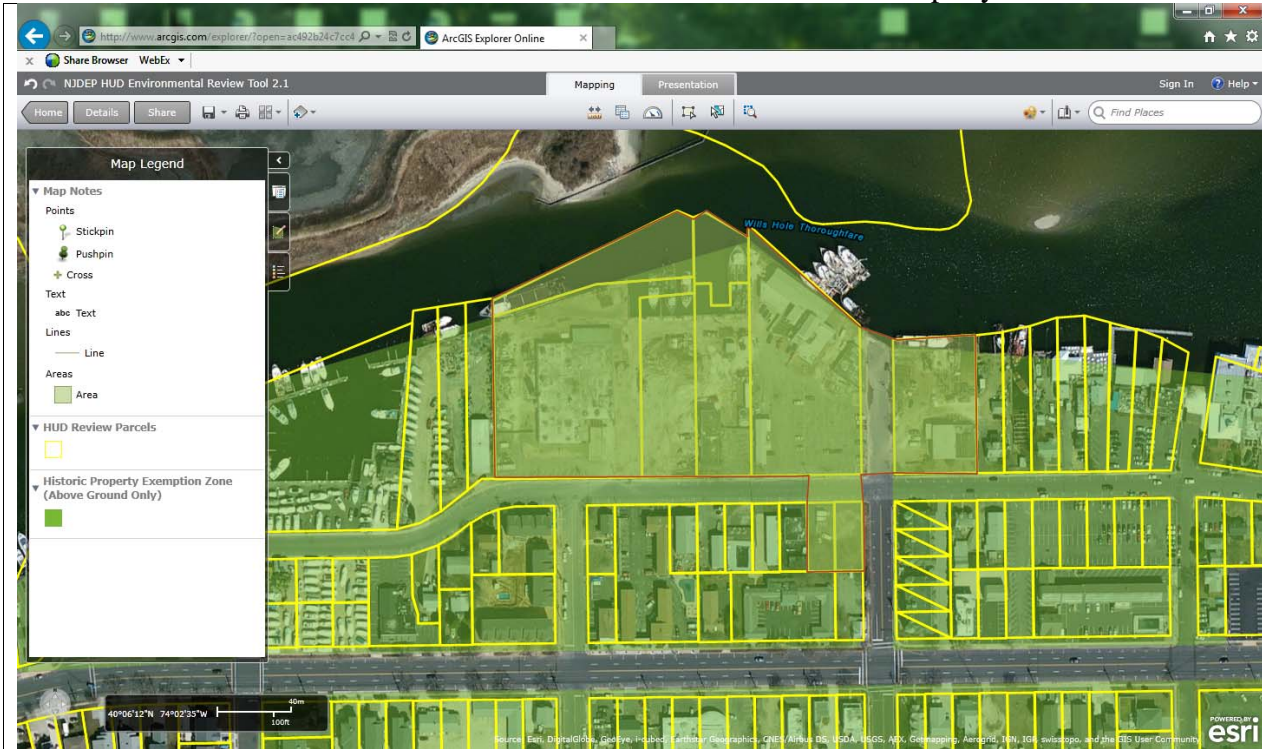


New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 3 (Version 1.0)



Applicant ID #	NCR39812
Property Address:	205-301 Channel Drive, Point Pleasant Beach, NJ 08742

Location of Green Zone in Relation to the Property



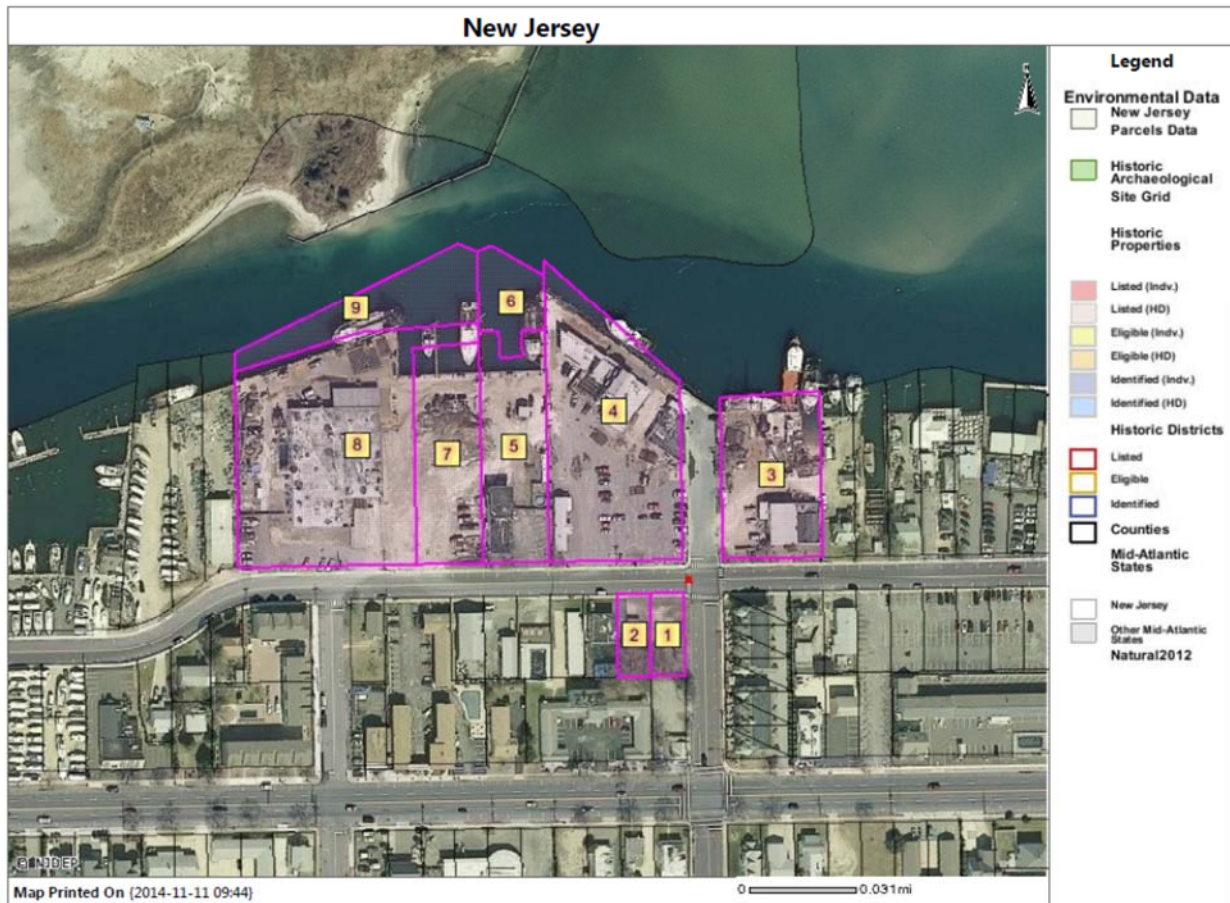
Historic Properties Map



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 3 (Version 1.0)



Location of Known Historic Properties and
Archaeological Site Grid in Relation to the Property



Historic Properties Map



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 4 (Version 1.0)



Applicant ID #	NCR39812
Property Address:	205-301 Channel Drive, Point Pleasant Beach, NJ 08742



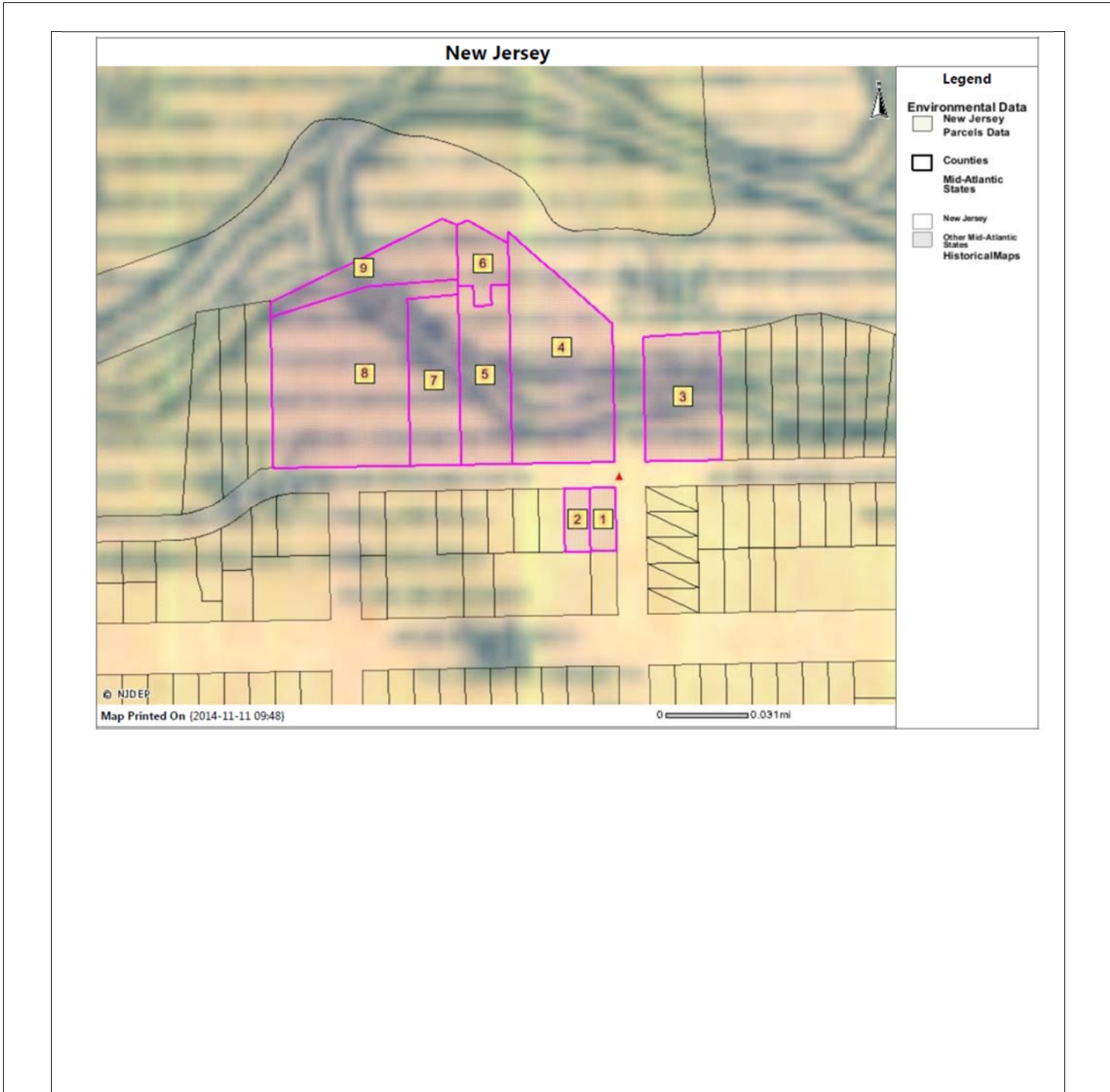
Soils Map



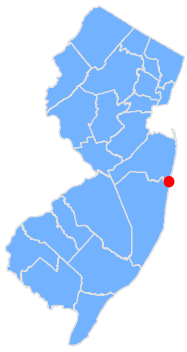
New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 5 (Version 1.0)



Applicant ID #	NCR39812
Property Address:	205-301 Channel Drive, Point Pleasant Beach, NJ 08742



USGS Quadrangle :

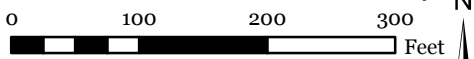




Property Location



Fisherman's Landing Photo Key

Point Pleasant Beach, New Jersey



-  Subject Property
-  Tax Parcels

1526_159_12	1526_159_2	1526_158_11	1526_158_1
1526_159_13	1526_159_3	1526_158_12	1526_158_2
1526_159_14	1526_159_4	1526_158_13	1526_158_3
1526_159_15	1526_159_5	1526_158_14	1526_158_4
1526_159_16	1526_159_6	1526_158_15	1526_158_5
1526_159_17	1526_159_7	1526_158_16	1526_158_6
1526_159_18	1526_159_8		
1526_159_19	1526_159_9		
1526_159_20	1526_159_10		

Source: NJGIS Digital Orthographic Imagery, 2013



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Applicant ID #	NCR39812
Property Address:	205-301 Channel Drive, Point Pleasant Beach, NJ 08742

Date:	11/5/14
Direction:	North
Description:	1. View north of western property fence.



Date:	11/5/14
Direction:	North
Description:	2. View north of western portion of property within fence.





New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14
Direction:	South
Description:	3. View south of western portion of property within the fence.




Date:	11/5/14
Direction:	Northeast
Description:	4. View northeast of northwestern portion of property and bulkheads.






New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14	
Direction:	East	
Description:	5. View east of bulkhead and channel.	

Date:	11/5/14	
Direction:	South	
Description:	6. View south of fill pile in middle of property.	



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14
Direction:	Northeast
Description:	7. View northeast of remnant structure in north central portion of property close to channel.




Date:	11/5/14
Direction:	Southeast
Description:	8. View southeast of channel.





New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14	
Direction:	Southwest	
Description:	9. View southwest towards central buildings.	

Date:	11/5/14	
Direction:	South	
Description:	10. View south of street between eastern and central portions of property.	



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14
Direction:	East
Description:	11. View east of far eastern portion of property.



Date:	11/5/14
Direction:	South
Description:	12. View south of undeveloped southern portion of property.





New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



Date:	11/5/14	
Direction:	North	
Description:	13. View north of eastern parking area and buildings.	

Date:	11/5/14	
Direction:	North	
Description:	14. View north of central parking area and buildings.	



New Jersey Department of Environmental Protection
Hurricane Sandy
Community Development Block Grant
Form – 6 (Version 1.0)



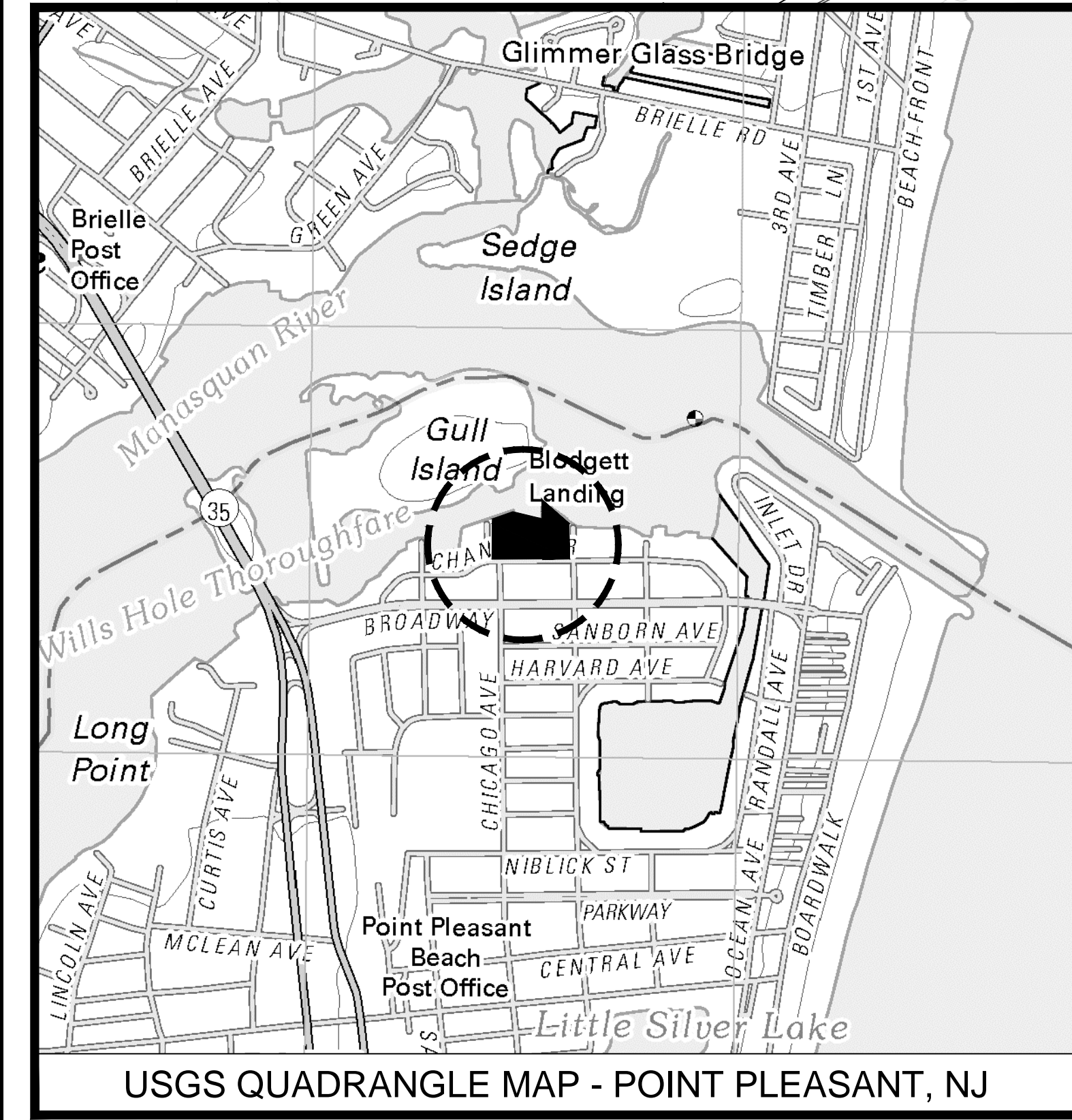
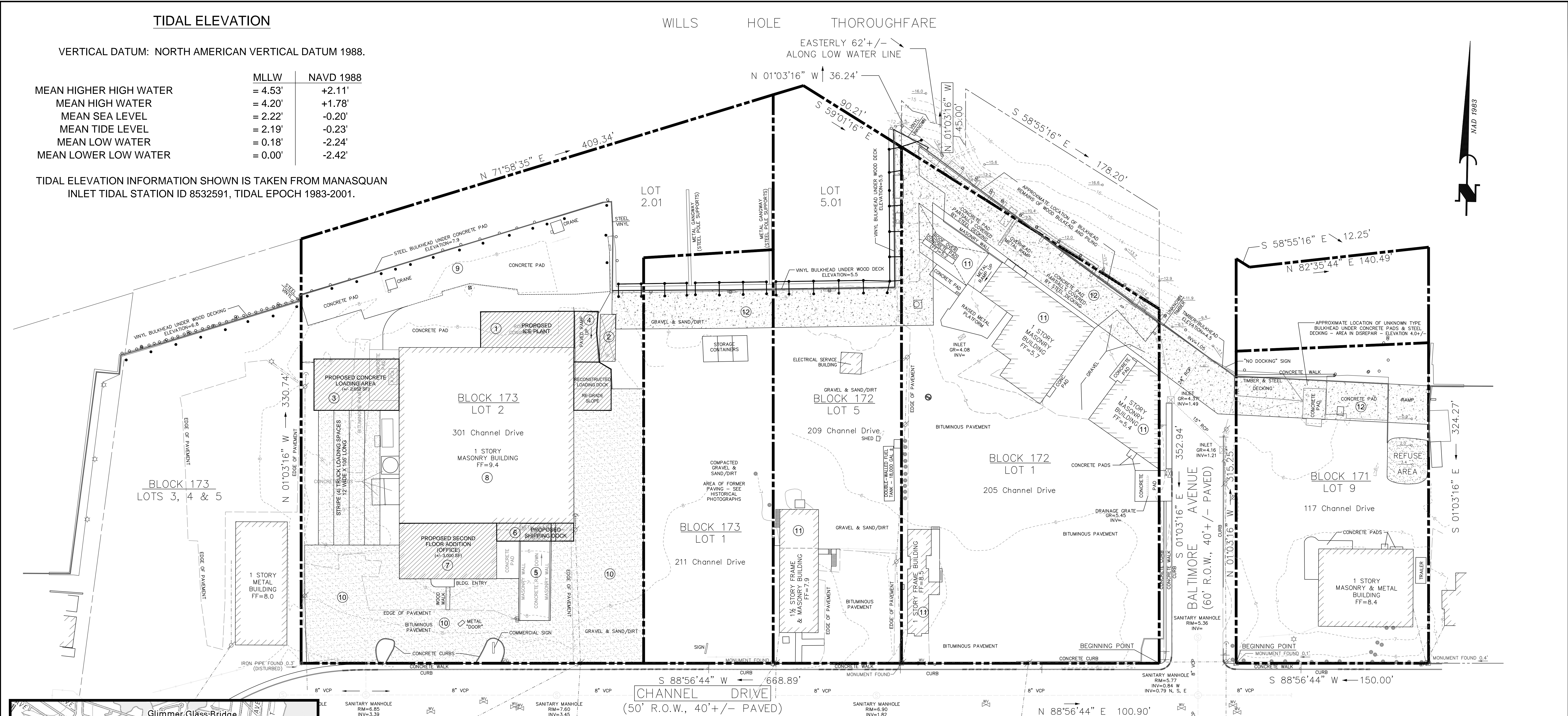
Date:	11/5/14	 A photograph showing a large, open area covered in gravel or crushed stone. In the background, there is a long, white industrial building with a crane on the roof. A utility pole with power lines is visible in the middle ground. The sky is overcast and grey.
Direction:	North	
Description:	15. View north of central yard.	

TIDAL ELEVATION

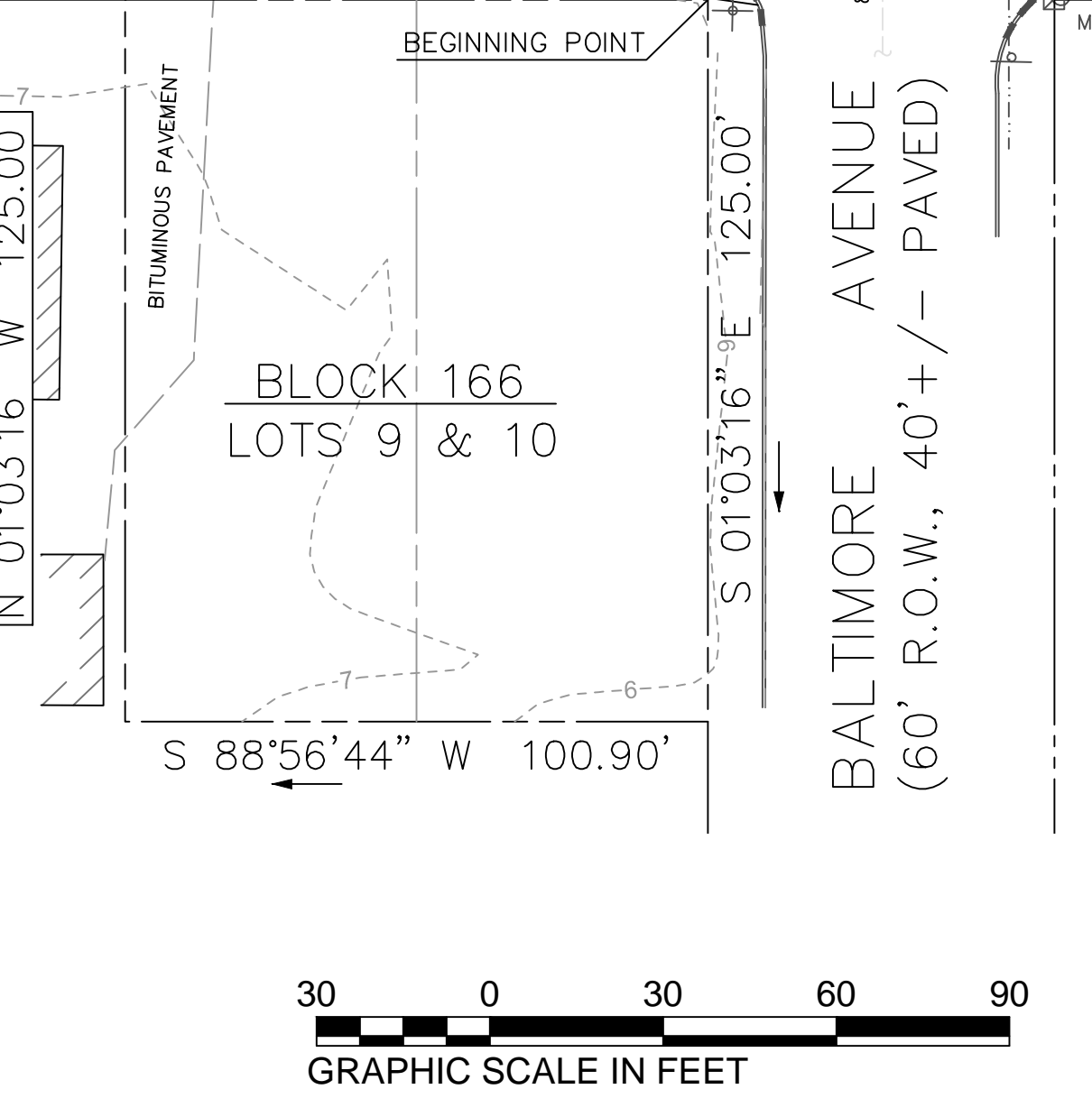
VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM 1988.

	MLLW	NAVD 1988
MEAN HIGHER HIGH WATER	= 4.53'	+2.11'
MEAN HIGH WATER	= 4.20'	+1.78'
MEAN SEA LEVEL	= 2.22'	-0.20'
MEAN TIDE LEVEL	= 2.19'	-0.23'
MEAN LOW WATER	= 0.18'	-2.24'
MEAN LOWER LOW WATER	= 0.00'	-2.42'

TIDAL ELEVATION INFORMATION SHOWN IS TAKEN FROM MANASQUAN INLET TIDAL STATION ID 8532591, TIDAL EPOCH 1983-2001.



- LIST OF PROPOSED ACTIVITIES**
1. REMOVE EXISTING ICE PLANT AND CONSTRUCT NEW AT THE RIGHT (EAST) REAR SIDE OF THE 301 BUILDING WITHIN THE LIMITS OF THE EXISTING ROOFED AREA
 2. RELOCATE EXISTING 18000 GALLON FUEL TANK (OR CONSTRUCT NEW - TO BE DETERMINED) INCLUDING CONNECTIONS AS NEEDED TO SERVICE THE COMMERCIAL VESSELS UTILIZING THE FACILITY. THE TANK WILL BE LOCATED TO THE RIGHT (EAST) SIDE OF THE EXISTING LOADING DOCK ADJACENT TO THE 301 BUILDING
 3. CONSTRUCT A NEW CONCRETE LOADING RAMP WITH ACCESS TO CHANNEL DRIVE, LOCATED TO THE LEFT (WEST) SIDE OF THE 301 BUILDING TO ACCOMMODATE FOUR TRUCK BAYS
 4. UPGRADE AND CORRECT THE SLOPE OF THE EXISTING LOADING DOCK LOCATED TO THE RIGHT (EAST) SIDE OF THE 301 BUILDING
 5. UPGRADE THE EXISTING LOADING DOCK, INCLUDING RE-SLOPING OF THE LOADING DOCK CONCRETE RAMP LOCATED AT THE FRONT RIGHT (EAST) SIDE OF THE 301 BUILDING
 6. CONSTRUCT NEW SHIPPING DOCK PLATFORM AND ENCLOSURE (APPROXIMATE DIMENSIONS 14' X 46') AT THE FRONT RIGHT (EAST) SIDE OF THE 301 BUILDING ADJACENT TO THE LOADING DOCK
 7. CONSTRUCT NEW 3000 SF SECOND FLOOR ADDITION AT THE FRONT LEFT (WEST) SIDE OF THE 301 BUILDING, TO BE USED AS OFFICE SPACE FOR THE FACILITY'S OPERATIONS. APPROXIMATE DIMENSIONS OF THE ADDITION TO BE 40' X 75' WITH NO EXPANSION OF THE EXISTING BUILDING FOOTPRINT AT GRADE
 8. COMPLETE VARIOUS INTERIOR RENOVATIONS AND STRUCTURAL UPGRADES TO THE EXISTING 301 BUILDING
 9. RECONSTRUCT THE EXISTING PAVED AND CONCRETE AREA LYING TO THE REAR OF THE 301 BUILDING (BETWEEN THE BUILDING AND THE BULKHEAD LINE) TO PROVIDE BETTER SURFACE GRADING AND STORM WATER FLOW
 10. REPAIR OR RECONSTRUCT THE EXISTING ASPHALT PAVED AND CONCRETE AREAS LYING IN THE AREA OF THE 301 BUILDING AS NOTED ON THE PLAN
 11. DEMOLISH SELECTED BUILDINGS THROUGHOUT THE PROPERTY AS NOTED ON THE PLAN
 12. CONSTRUCTION OF A NEW LINEAR APPROXIMATELY 30' WIDE CONCRETE SPLASH PAD/CONCRETE WORKING PLATFORM ALONG THE INSIDE EDGE OF THE BULKHEAD AS SHOWN ON THE PLAN



- NOTES:**
1. THIS PLAN IS REFERENCED TO:
 - A. FILED MAP NO. B-1, AS REFERENCED ABOVE
 - B. A PLAN ENTITLED, *MINOR SUBDIVISION OF PROPERTY IN THE BOROUGH OF POINT PLEASANT BEACH, OCEAN COUNTY, NEW JERSEY*, AS PREPARED BY THE BIRDSALL CORPORATION AND FILED IN THE OCEAN COUNTY CLERK'S OFFICE ON APRIL 24, 1981, AS MAP NO. F-1107
 - C. TITLE INSURANCE POLICY NO. M-9302-003523916 ISSUED BY STEWART TITLE GUARANTY COMPANY.
 - D. POINT PLEASANT BEACH BOROUGH TAX MAP SHEETS NO. 7 & 9
 - E. AN ACTUAL FIELD SURVEY PERFORMED ON THE GROUND BY D W SMITH ASSOCIATES, LLC, PERSONNEL DURING OCTOBER 7 THROUGH 31, 2013.
 2. UNDERGROUND IMPROVEMENTS AND/OR UNDERGROUND ENCROACHMENTS, IF ANY, ARE NOT SHOWN HEREON.
 3. NO ATTEMPT HAS BEEN MADE TO IDENTIFY THE PRESENCE/ABSENCE OF NEW JERSEY TIDELANDS CLAIMS
 4. NO ATTEMPT HAS BEEN MADE TO IDENTIFY THE PRESENCE/ABSENCE OF WETLANDS
 5. HORIZONTAL DATUM = NAD 1983
 6. VERTICAL DATUM = NAVD 1988

SURVEY & PLAN INFORMATION TAKEN FROM *OUTBOUND & TOPOGRAPHIC SURVEY*, DATED OCTOBER 31, 2013, BY D.W. SMITH ASSOCIATES, LLC.

PLAN TO ACCOMPANY REQUEST TO NJDEP FOR JURISDICTIONAL DETERMINATION

BLOCK: 171 LOT: 9
 BLOCK: 172 LOTS: 1, 5 & 5.01
 BLOCK: 173 LOTS: 1, 2 & 2.01

BOROUGH OF POINT PLEASANT BEACH OCEAN COUNTY NEW JERSEY

SCALE: 1" = 30'
 DATE: 1/2/13

BY: T. DASE
 PROJ. NO.: 31202

SHEET NO. **C-1**
 SHEET 1 OF 2

ARTHUR W. PONZIO CO. & ASSOCIATES, INC.
 SURVEYS, PLANNERS, ENGINEERS
 400 NORTH DOVER AVENUE, ATLANTIC CITY, N. J. 08401

PHONE: 609-344-8194 FAX: 609-344-1594
 NEW JERSEY STATE AUTH. NO.: 24GA28001300

NO.	DATE	BY	DESCRIPTION	NO.	DATE	BY	DESCRIPTION

THOMAS A. DASE
 PROFESSIONAL PLANNER N.J. NO. 33L100625100
 PROFESSIONAL ENGINEER N.J. NO. GE48387

ARTHUR W. PONZIO, JR.
 PROFESSIONAL PLANNER N.J. NO. 2676
 PROFESSIONAL LAND SURVEYOR N.J. NO. 28314

COPYRIGHT © 2014 ARTHUR W. PONZIO COMPANY & ASSOCIATES, INC. ALL RIGHTS RESERVED. THE COPY OR USE OF THIS DOCUMENT OR ANY PORTION THEREOF IS STRICTLY PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE PROVIDER. THIS DOCUMENT IS THE SOLE PROPERTY OF ARTHUR W. PONZIO COMPANY & ASSOCIATES, INC. AND SHALL BE RETURNED TO THE PROVIDER UPON REQUEST. ANY REPRODUCTION OF THIS DOCUMENT IN ANY MANNER FOR ANY OTHER PURPOSE IS STRICTLY PROHIBITED.



State of New Jersey

DEPARTMENT OF ENVIRONMENTAL PROTECTION

Division of Land Use Regulation
Mail Code 501-02A, P. O. Box 420
Trenton, New Jersey 08625-0420

www.state.nj.us/dep/landuse

CHRIS CHRISTIE
Governor

KIM GUADAGNO
Lt. Governor

BOB MARTIN
Commissioner

Atlantic Cape Fisheries Inc.
985 Ocean Dr.
Cape May, NJ 08204

APR 01 2014

Re: COASTAL JURISDICTIONAL DETERMINATION

LUR File No.: 1525-14-0001.1

Activity Number: APD140001

Applicant: ATLANTIC CAPE FISHERIES INC

Block(s) and Lot(s): [166, 10] [166, 9] [171, 9] [172, 1] [172, 5] [172, 5.01] [173, 1] [173, 2]
[173, 2.01]

Point Pleasant Beach Borough, Ocean County

Dear Madam and/or Sir:

This letter is in response to your request for a jurisdictional determination for the proposed site improvements on the above referenced site within the CAFRA regulatory area in a non-qualifying municipality. Potentially applicable statutes include Waterfront Development Act (N.J.S.A. 12:5-3 et eq.), Wetlands Act of 1970 (N.J.S.A. 13:9A-1 et. seq.) and the Coastal Area Facility Review Act, CAFRA, (N.J.S.A. 13:9-1 et. seq.).

Based on a review of the information submitted including site plans, entitled 'Plan to Accompany Request to NJDEP for Jurisdictional Determination; Block: 171, Lot: 9; Block: 172, Lots: 1, 5 & 5.01; Block: 173, Lots: 1, 2 & 2.01; Borough of Point Pleasant Beach, Ocean County, New Jersey', sheet no. C-1, sheet 1 of 2, dated 1/2/13 and prepared by Arthur W. Ponzio Co. & Associates, Inc. and a review of information as maintained on the Department's Geographic Information System the following determination is made:

Based on a review of the Coastal Permit Program Rules, the following determination is made:

(x) A Waterfront Development permit is not required.

() A Waterfront Development Permit will be required because:

- () Work will be performed at or below (outshore) the Mean High Water Line.
() Work will be performed within 100/500 feet of the MHWL outside the coastal area.

Based on a review of the Coastal Permit Program Rules, the following determination is made:

() A CAFRA is required

(X) A CAFRA permit is not required pursuant to N.J.A.C. 7:7-2.1.

New Jersey is an Equal Opportunity Employer
Recycled Paper

Based on a review of the Coastal Wetlands Maps, the following determination is made:

- () **Coastal Wetlands permit is required.** Coastal Wetlands are mapped on this site. Activity is proposed at or below the Upper Wetlands Boundary.
- (x) **Coastal Wetlands permit is not required.** Based on a review of the Coastal Wetlands Maps it is determined that there are no mapped coastal wetlands on site.
- () **Coastal Wetlands permit is not required.** Coastal Wetlands are mapped on this site. However, no activity is proposed at or below the Upper Wetlands Boundary.

This letter does not constitute a jurisdictional determination for the Freshwater Wetlands Protection Act Rules at N.J.A.C. 7:7A and the Flood Hazard Area Control Act Rules at N.J.A.C. 7:13-1.1 et seq. For assistance with the applicability of these statutes you are advised to contact the Division's Technical Support Center at (609)777-0454.

This letter does not relieve the applicant of the responsibility of obtaining any other required State, Federal or local permits or approvals as required by law and is based on the information submitted in accordance with existing regulation. This determination shall be considered null and void if the submitted information is incorrect, site conditions or regulations change.

Please contact Jeff Alpert of the Division's Technical Support Center by e-mail at Jeff.Alpert@dep.state.nj.us or (609) 777-0454 should you have any questions regarding this letter. Be sure to indicate the Department's file number in all communication.

Sincerely,


Andrew Gale, Supervisor
Division of Land Use Regulation

April 1, 2014
DATE:

Cc: Bureau of Coastal and Land Use Compliance and Enforcement, Toms River
Point Pleasant Beach Borough Construction Official
Agent

Wieczorek, Scott

From: Doss, Gary
Sent: Wednesday, November 19, 2014 12:58 PM
To: Wieczorek, Scott
Subject: Fishermen's USACE Permitting

The proposed project includes the reconstruction (within the existing footprint) of the storm-damaged bulkheads. The property will therefore qualify for the US Army Corps of Engineers (USACE) Nationwide Permit 3, which is for the repair, rehabilitation or replacement of previously authorized structures or fills.

Gary Doss
Environmental Planner
Dewberry
600 Parsippany Rd., Suite 301
Parsippany, NJ 07054-3715
973.576.9661
973.428.8509 fax
www.dewberry.com