

**STOP THE
APARTMENTS**

In Jumping Brook!

- Neptune Has A Rental Vacancy Rate Exceeding 7% & It's Population Has Declined 2.6% Between 2011 & 2015
- The Developer Wants To Add 517 New Residents To The Area Generating ONLY \$391,000 In Tax Revenue To Neptune. **The Builder Claims There Will Only Be 24 New School Children Despite 200 New Two Bedroom Apartments.** REALLY ?????
ONLY 24 New School Children For 200—2 Bedroom Apartments
We Highly Doubt That Extremely Low Estimate
- There Will Be AT LEAST An Additional 272 Vehicles Parking On Site, Perhaps Well Over 300 Additional Cars Considering That Two Bedroom Families & Working Couples Typically Own More Than 1 Car. All Of Those Additional Cars Would Impact An Already Very Busy Jumping Brook Road & Route 66 Which Has Not Been Widened
- 32% Of Neptune's Population Are Renters While There Is A Lack Of Effort To Provide Viable Economic Opportunities Which The Land Could Generate

**NEPTUNE REPUBLICANS STAND OPPOSED
TO THE USE OF THIS PROPERTY WHICH
IS ZONED FOR COMMERCIAL USE**

**ATTEND THE NEXT ZONING BOARD OF
ADJUSTMENT MEETING**

**March 15, 2017 - Municipal Hall - 7:30 pm
25 Neptune Boulevard**

NO MATTER YOUR PARTY LABEL,

It's Time To Come Together To Find Solutions

EMAIL US CONFIDENTIALLY : info@neptunerepublicans.org

Let Us Know What You Are Thinking On This Issue

[#makeneptunebettertogether](#)

Paid For By The Neptune Republican Organization - P.O. Box 591, Neptune, N.J. 07754

Additional Info On The Flip Side!

Beyond Adding To The Already Burdensome Additional Traffic On Jumping Brook Road & Route 66, And Adding The Municipal Burdens, Building Even MORE Apartments In Your Neighborhood Will Drastically Change It From One That Is Predominantly A Owner Occupied, Single Family Home Neighborhood, To One That Will Be Predominantly An Apartment Neighborhood...

Changing It For Ever...

Is That What You Wanted When You Bought Here?



Visit Our Website

www.neptunerepublicans.org

**To View & Down Load The
Apartment Impact Statements!**

As Published In The Coaster....

Hold Off On More Apartments!

Neptune, N.J. Neptune Republican Chairperson Jim Granelli spoke with and surveyed a number of Neptune Residents and thinks it is time for Neptune Township to shift its agenda away from more apartments and focus on creating businesses and more local jobs for the average citizen. More apartments in a land use zone in West Neptune that does not permit them is a huge mistake that will create a bigger burden on the school system, emergency services, law enforcement, public works, and ultimately residential taxpayers.

According to statistics from Best Places.net, renters already make up 32.3% of Neptune's population, and there is already a 7.54% rental vacancy rate in the Township. West Neptune already has large multi-unit complexes such as Winding Ridge, The Waverly, Jumping Brook Apartments, The Pointe and Wellsbrook. Chairman Granelli asks "why do we need more apartments when we already have too many available units? The Waverly project is nowhere near full, yet the developer told Neptune residents that this would be a highly successful, upscale apartment complex. But there are already rumors that the Waverly will not meet its quota as an upscale apartment complex, and will be turned over to Section 8 Housing. That means an influx of children into the school system who in the years to come will have little opportunity for good employment in the Township. Jersey Shore University Medical Center cannot employ everyone.

Another apartment complex off Jumping Brook Road and Hovsons Boulevard will also impact the environment in that it drains into the Jumping Brook and ultimately the Shark River, in addition to the increased costs for schools, law enforcement, and municipal services. Chairman Granelli commented further, "we need to concentrate on business development and more middle class job opportunities for Neptune's residents so that tourism and business can actually prosper. In addition, the traffic burden is already way too heavy on Jumping Brook Road per many residents living there, and they don't want to see more traffic and more trash from another 230 some apartments."

The Neptune Republican Organization suggests concerned Neptune Residents must show up at the next Zoning Board Of Adjustment meeting in early February and help defeat this proposal. The date should be put up on the Township's Website calendar soon. Neptune Republicans want to "Make Neptune Better," by pushing economic development that neither increases costs for residential taxpayers, nor adds traffic congestion to the Jumping Brook Road and Route 66 corridor, where a planned widening is still several years away.

Attend The Zoning Board Meetings To Say No & KEEP Attending Them Till The Zoning Board Says NO To This Kind Of Overdevelopment In YOUR West Neptune Neighborhood!

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Get Updates On This
& Other Important
Neptune Issues!***

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Text
NEPTREPUBLICAN
to **42828** to get started.



Message and data rates may apply.