

Caitlin Stewart

From: Jim Herrman <jherrman@twp.howell.nj.us>
Sent: Tuesday, January 31, 2017 11:44 AM
To: Matthew Howard
Cc: John Aguiar
Subject: FW: Fence

FYI

From: Jim Herrman
Sent: Tuesday, January 31, 2017 8:18 AM
To: [REDACTED]
Subject: RE: Fence

[REDACTED]
Understood. We don't have surveyors on staff so our measuring capabilities are limited to wheels and tape measures. The property line should be pretty easy to determine as it's a common line across all of the properties on Woodstown so if one person has a fence 5' further back then the rest, then that would be a good indication that something is wrong. If we have some time when your surveyor is there, we will stop out to take a look. Please give me some advanced notice so that I can work that out.

Thanks.
Jim

From: [REDACTED]
Sent: Monday, January 30, 2017 3:40 PM
To: Jim Herrman
Subject: Re: Fence

Jim,
Thanks for coming out and taking a look. The monuments my surveyor put down a year ago when we purchased this home were removed by that neighbor who put up the fence. He removed them right after they were put up. My husband and I are pretty certain that the fence is more than a few inches on our property so we intend to reach out to that surveyor to see if they can come out and remeasure. If we do, would someone from your staff be able to be here when the surveyor is here?

[REDACTED]
On Mon, Jan 30, 2017 at 1:45 PM, Jim Herrman <jherrman@twp.howell.nj.us> wrote:

[REDACTED]
We have looked into the situation with the fence that you have mentioned. The adjacent property on Woodstown Drive has a 50' farmland buffer at the rear of the parcel. The neighbors that put up the fence applied for and received a fence permit from this office. In accordance with that permit, a fence can be constructed along the property line within the buffer as long as the side yards are not fenced in. This allows someone to designate the limit of their property but also doesn't close it in and clear it thereby removing the benefit of the wooded area as a buffer. Upon inspection of this parcel, it appears that the fence is built in compliance with the plan based on measurements taken by our staff. We did not locate any monuments when we inspected it however my staff is telling me that if the fence is off, it might only be a few inches as that is the accuracy of the measuring wheel they used. Even though it is listed as a farmland buffer, it is still that persons property and they have a right to designate the limit of it. You are correct that they cannot build on it

or place a shed on it or anything like that. It appears that you have a farmland buffer as well. After speaking to some of the long-term employees here, there may have been a change in the philosophy a few years back where we now allow residents to designate their rear property line only in situations like these as long as the sides are not connected. This might be the case here.

Call me to discuss.

Thanks

Jim

From: [REDACTED]

Sent: Monday, January 30, 2017 7:37 AM

To: Jim Herrman

Subject: Re: Fence

Good Morning Jim,

I wanted to follow up with you to see where this situation stands.

[REDACTED]

On Mon, Jan 23, 2017 at 2:37 PM, [REDACTED] > wrote:
Thanks.

[REDACTED]

On Mon, Jan 23, 2017 at 2:33 PM, Jim Herrman <jherrman@twp.howell.nj.us> wrote:

[REDACTED]
We will have one of our staff members investigate the situation and let you know the outcome.
Thanks.

James R. Herrman, P.E., C.M.E.
Director of Community Development

Township of Howell
4567 Route 9 North, 2nd Floor
Howell, NJ 07731

From: [REDACTED]

Sent: Monday, January 23, 2017 2:20 PM

To: Jim Herrman

Subject: Fence

Hi,

My name is [REDACTED] and I live at [REDACTED]. My neighbor at the end of my property has put up a fence. The fence is on my property. When I purchased this property, I was told that the piece of property at the end of my land is part of a conservation easement and that fences or any type of building was not permitted. I was required to conduct a survey and did. The survey also shows that easement and markers were put down. The fence is put up past the marker and onto the easement on my property. I would like the fence to be moved to their property and off the easement so that I do not have issues in the future. Would you be able to help?

The neighbors property faces Woodstown Drive.

[REDACTED]



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