



Little Egg Harbor Township Municipal Public Access Plan

Draft, September 2016



Submitted by: Little Egg Harbor Township

Date of Current Submittal: {Date}

**Approved by the New Jersey Department of Environmental Protection:
{Date of NJDEP Approval}**

**Adoption by the City
{Date of Municipal Adoption}**

Prepared By:



www.brsinc.com

PO Box 2293

Medford Lakes, NJ 08055

Approval of this plan does not eliminate the need for any Federal, State, County or municipal permits, certifications, authorizations or other approvals that may be required by the Applicant, nor shall the approval of this plan obligate the Department to issue any permits, certifications, authorizations or other approvals required for any project described in this plan.



2016 Little Egg Harbor Township Elected Officials:

Eugene (Gene) Kobryn, Mayor
David Schlick, Deputy Mayor
Ray Gormley, Committeeman
John Kehm, Jr., Committeeman
Lisa Stevens, Committeewoman

Special thank you to Committeewoman Lisa Stevens and Committeeman John Kehm, Jr. for serving as liaisons for this project and assisting in the development of the plan.

Financial Assistance provided by: The Coastal Zone Management Act of 1972, as amended, administered by the Office of Coastal Management, National Oceanic and Atmospheric Administration (NOAA) through the New Jersey Department of Environmental Protection, Coastal Management Program.

DRAFT

Index

Introduction	5
I. Municipal Public Access Vision	6
II. Existing Public Access	17
III. Community Needs Assessment	19
IV. Implementation Plan	21
V. Resolution of Incorporation.....	30
Appendix 1 MPAP Required Sections per NJAC 8.11 (e)	31
Appendix 2 Resolution for Incorporating MPAP into Master Plan	32
Appendix 3 Maps and Tables	33

DRAFT

Introduction

The intent of this document is to provide a comprehensive public access plan for Little Egg Harbor Township which lays out the vision for providing access to tidal waters and shorelines within the municipal boundary. The report provides an inventory of the public access locations, documents community needs relating to public access, and provides recommendations for sites that could be improved with additional amenities. Little Egg Harbor Township has over fifty different locations which provide access to tidal waterways, many of which are protected lands.

This Municipal Public Access Plan (MPAP) was developed in accordance with N.J.A.C. 7:7E-8.11 and in collaboration with the New Jersey Department of Environmental Protection (NJDEP). The development and implementation of this MPAP supports the policy of local determination of public access locations and facilities, while safeguarding regulatory flexibility and potential funding opportunities for Little Egg Harbor Township.

Public rights of access to and use of the tidal shorelines and waters, including the ocean, bays, and tidal rivers, in New Jersey are founded in the Public Trust Doctrine. Through various judicial decisions, the right of use upheld by the Public Trust Doctrine has been incorporated into many state constitutions and statutes, allowing the public the right to all lands, water and resources held in the public trust by the state, including those in New Jersey.

The NJDEP adopted new rules governing public access on November 5, 2012 that encourage municipalities to develop and adopt MPAPs to plan for improved public access within their municipality.

Authority for Municipal Public Access Plans

The authority for a municipality to develop a MPAP is derived from the Coastal Zone Management Rules, N.J.A.C. 7:7E, adopted by NJDEP on November 5, 2012. The premise of the authorization of Municipal Public Access Plans is that public access to tidal waters is fundamentally linked to local conditions. Municipalities have a better awareness and are more responsive to these conditions than a broader State “one size fits all” mandated public access plan.

The voluntary development of a MPAP by Little Egg Harbor Township enables the municipality to better plan, implement, maintain, and improve the provision of public access for its residents and visitors. The MPAP will be submitted for approval to the Planning Board for inclusion into the Open Space element of the Master Land Use Plan in accordance with the Municipal Land Use Law (N.J.S.A 40:55D). The MPAP, as an official component of the municipal Master Plan, informs and/or identifies public access requirements associated with any proposed development or redevelopment project.

Upon approval of the MPAP by the Department and incorporation into the Master Plan, Little Egg Harbor Township will be responsible for ensuring that public access to tidal waterways along the municipality's shorelines is maintained in accordance to this plan. Any permit issued by the NJDEP will reflect this and ensure that public access requirements are satisfied in accordance to this plan.

The sections of this plan as indicated below are prescribed by the Coastal Zone Management Rules, N.J.A.C. 7:7E, adopted by NJDEP on November 5, 2012. See Appendix 1.

State of New Jersey Public Access Goals

Through the New Jersey Coastal Zone Management Rules (see N.J.A.C. 7:7E-1.1 (c)), the State of New Jersey establishes a broad set of coastal protection goals, including the following specifically addressing public access:

- Effectively manage ocean and estuarine resources through sustainable recreational and commercial fisheries, as well as through the safe and environmentally sound use of coastal waters and beaches.
- Provide meaningful public access to and use of tidal waterways and their shores.
- Preserve public trust rights to tidal waterways and their shores.
- Preserve and enhance views of the coastal landscape to enrich aesthetic and cultural values and vital communities.
- Enhance public access by promoting adequate affordable public facilities and services.
- Create and enhance opportunities for public access to tidal waterways and their shores on a non-discriminatory basis.
- Maintain all existing public access to tidal waterways and their shores.
- Provide new opportunities for public access to tidal waterways and their shores through development.
- Achieve the foregoing without creating conditions that may be reasonably expected to endanger public health and safety, damage the environment, or create significant homeland security vulnerability.

Little Egg Harbor Township's Municipal Public Access Plan embraces and reflects these goals and will help preserve, protect, and enhance the public's ability to access the Public Trust lands which surround the City.

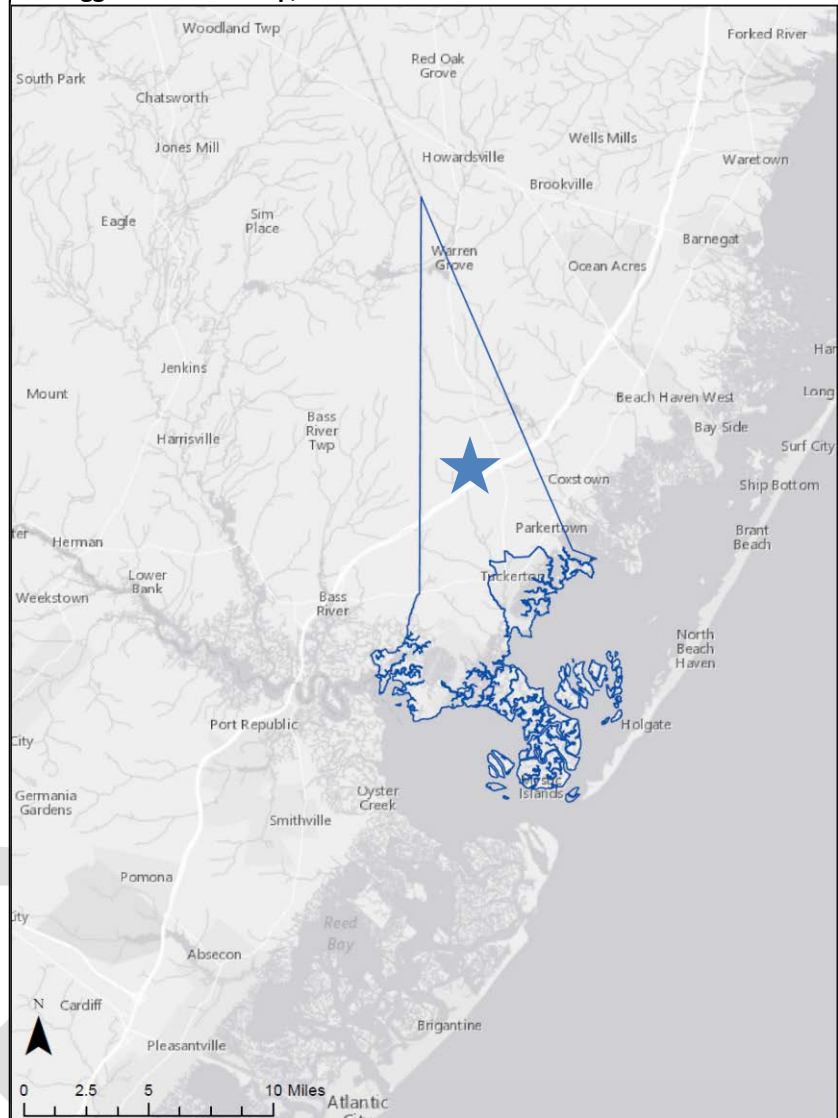
I. Municipal Public Access Vision

A. Overview of Municipality

1. *Municipal Description*

Little Egg Harbor Township (the Township) is a bayshore community located in southern Ocean County and is bordered by Stafford, Eagleswood and Bass River Townships. The Borough of Tuckerton is entirely encompassed within Township borders. The Township is bisected by the Garden State Parkway; the portion north of the Parkway is within the New Jersey Pinelands Area and the portion of the Township south of the Parkway is regulated by New Jersey's Coastal Facilities Review Act. The township's year-round population, according to the U.S. Census, was 20,339¹. This figure increases significantly in the summer, when seasonal residents return, summer rentals are filled, and numerous day-trippers come to enjoy its natural beauty.

Little Egg Harbor Township, NJ



The Township encompasses approximately 74 square miles. Almost 9% of land is developed (4,137 acres) and is clustered along the Township's coastal areas. 30% of the Township is forested (primarily north of the Garden State Parkway), and less than 1% is barren or in agricultural use. The largest portion of the area of the Township, approximately 37% (17,368 acres), is comprised of water bodies including Great Bay and Little Egg Harbor. An additional 24% (11,444 acres) is wetlands, which provide vital protection against coastal flooding and storm events.

The Township has had a reputation as a resort community since the late 1880s. In the late 1950s, the opening of the Garden State Parkway opened the area to development of summer homes in the Mystic Island area. While the Garden State Parkway continues

¹ Source: 2010-2014 American Community Survey 5-Year Estimates, U.S. Census.

to bring summer visitors, the toll road has also become a major commuter route transforming the municipality into a year round community. The development of Atlantic City as a casino resort brought major employment opportunities to the area.

The northwest portion of the Township is within the Pinelands National Reserve (the Pinelands), and the southeastern portion is located on the Great Bay, making the Township a prime access location for a number of state and national treasures. Public lands, properties owned by Federal, State and municipal government for wildlife conservation and government facilities occupy approximately 19,000 acres, or 60% of the Township. The State of New Jersey and the United States Government own the bulk of these properties for wildlife conservation purposes. Nearby conserved lands with access in Little Egg Harbor include the Federal Edwin B. Forsythe National Wildlife Refuge (47,000 acres), the New Jersey Natural Land Trust's Mystic Island Preserve (169 acres); and the Great Bay Boulevard Wildlife Management Area (5,976 acres). The public property in the northern part of the Township is primarily in the Pinelands Preserve, managed by NJ Department of Environmental Protection, while the tidal marsh areas along the bay are owned by both State and Federal agencies. These areas incorporate the natural conditions of beach, dune features, overwash fans, abandoned inlets, and extensive back marsh virtually unknown throughout most of the East Coast.

Little Egg Harbor is significantly impacted by tidal flooding and flooding from storm events. Many streets in the Township flood at each full moon, new moon, and during significant rain events. Storm events have severely impacted the Township, most notably the relatively recent Superstorm Sandy. Many of the lagoon communities experienced heavy inundation of debris and silt deposits, and many of the beach areas experienced erosion and reduction in recreational space.

Little Egg Harbor is working with Tuckerton Borough (wholly surrounded by Little Egg Harbor Township) to complete an ambitious area-wide ecosystem restoration project. The marsh and wetland restoration and resiliency project will include a mix of established and innovative measures that make beneficial reuse of dredge sediments to protect and preserve the wetlands and marshes that border the target communities. The project will include: (1) *Living Shoreline Treatments* that will create vegetated shoreline habitats through strategic placement of plants, stone, sediment and other structural or organic materials along Iowa Court (Site ID 49) and at Great Bay Boulevard (Site ID 2) to rebuild eroded areas and reinforce them; and (2) *Thin-Layer Deposition* of dredged material (from heavily silted lagoons) on tidal marsh to restore soil elevations in deteriorated marshes and adjacent shallow-water habitat.

The Township is working diligently to balance the needs of residents and visitors to access open space and water resources in the town. While preserving and reinforcing natural systems, the township is limiting development to ensure longer term resiliency and public access.

The municipality is working on developing a community that is resilient to future disasters by developing a strong network of public access points that will strengthen the attractiveness of the area for eco-tourism and thus bolster the economy, but doing so in a way that takes future risks into account and maintains the safety of residents and visitors.

2. Public Access Description

Little Egg Harbor provides and promotes public access in its waterways. Access points include marinas, boat ramps, beach walkways, bathroom facilities, beaches, kayak and small boat launches, nature trails, public parks, visual access points, fishing, and crabbing access points. The Township protects and ensures public access through open space protection, municipal open space tax, and development restrictions. The overall goal of this MPAP is to establish Little Egg Harbor's plan to maintain and enhance existing public access locations to and along tidal waterways and their shores.

Little Egg Harbor's greatest recreational asset is its water access to several protected and preserved lands. Much of the Township consists of state and federally protected lands, such as the Edwin B. Forsythe National Wildlife Refuge and the Great Bay Boulevard Wildlife Management Area.

Graveling Point Beach

The **Edwin B. Forsythe National Wildlife Refuge** protects more than 47,000 acres of southern New Jersey Coastal Habitats and tidal wetlands in Atlantic and Ocean Counties. 6,000 acres of the refuge are designated as



Photo: Mary Mullan

a wilderness area, limiting public access or even entirely prohibiting access. Almost 90% of Forsythe Refuge is tidal salt marsh, interspersed with shallow coves and bays. Each year thousands of ducks and geese, wading birds and shorebirds concentrate here during spring and fall migration, making the Refuge a unique site for birdwatching, nature photography and related activities. Waterfowl and deer hunting; fishing; and crabbing are seasonally permitted in designated areas under Federal and State regulations. Anglers may fish for saltwater species at Graveling Point near the end of Radio Road (pictured above).

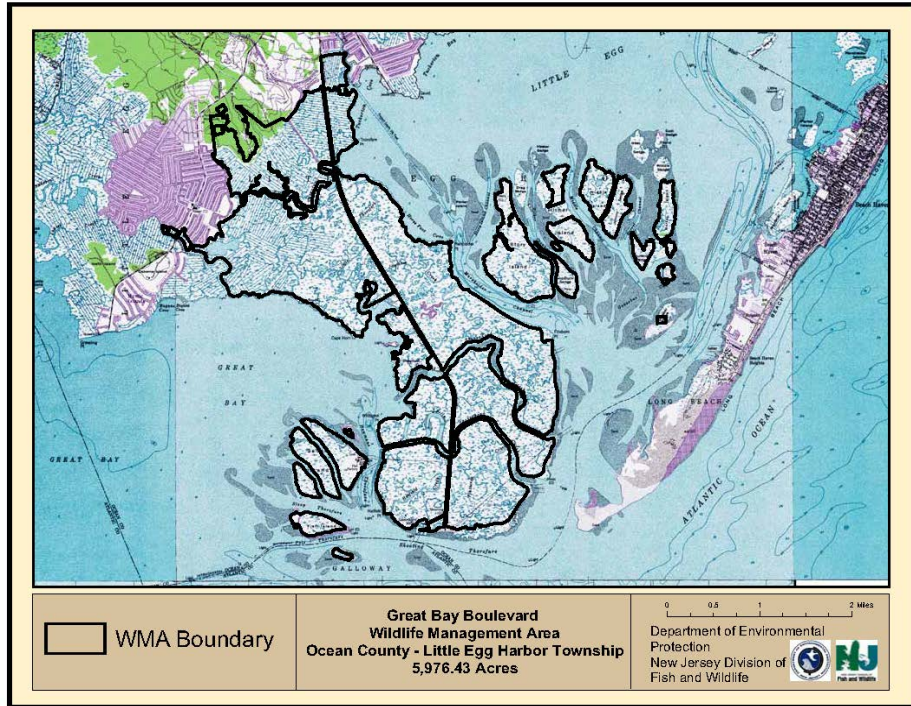
Parkertown Beach

There are several locations in Little Egg Harbor where residents and visitors may access the Refuge and enjoy the amenities and recreational opportunities. (Site ID numbers correspond to the Map and table found in Appendix 3).



SITE ID	Site Name/Location	Summary of Amenities
1	Parkertown Docks	Concrete ramp with adequate water for boat launch at low tide. The site has several amenities: lighting, trash receptacles, seasonal restrooms, beach area with covered pavilion, playground, parking, boat launch and docking with Little Egg Harbor Bay Access. (Picture above)
8	Graveling Point Beach	Public beach with access to Forsyth National Wildlife Preserve for trails, fishing, and bird watching. Amenities include: parking, trash receptacles, and kayak launch area.
9	S. Spinnaker Drive	Ocean County owned large wooded marshy area, lightly fenced, remains of pier infrastructure in the water.
10	Playhouse Road	Ocean County owned, peninsula with large open space, some signage, used by dog walkers and used as a boat launch at high tide. Remains of radio tower can be seen on the trail around the area.
35	Dock Street	Small off road pull off with fishing access and signage. Used by people driving to a scenic place for a run. Nice area with creek access.

The **Great Bay Boulevard Wildlife Management Area** is a 4-mile long peninsula that separates Great Bay and Little Egg Harbor at the mouth of the Mullica River where it meets the Little Egg Inlet to the Atlantic Ocean. It is managed by the NJ DEP Division of Fish, Game, and Wildlife and is approximately 5,976 acres. The area is also designated as the Jacques



Cousteau National Estuarine Research Reserve. It is an excellent area for birding in all seasons. The Great Bay Boulevard (locally known as the “Seven Bridges Road” although only five bridges were ever built) travels straight across offering vistas over the salt marsh on both sides of the road. The area provides many opportunities for birding such as mergansers, buffleheads, sandpipers, willets, plovers, yellowlegs, oyster catchers, black skimmers, ospreys, old squaws and American black ducks, northern harriers, gulls, and terns. In the water are crabs, mussels, and clams.

The 4 mile road provides many access points for residents, visitors, and researchers.

SITE ID	Site Name/Location	Summary of Amenities
2	Great Bay Boulevard	Boat Ramp at Great Bay Blvd: Dirt ramp with adequate water at low tide, great informational sign about facilities along the road.
3	500 Great Bay Boulevard	First Bridge Marina: Concrete ramp with adequate water depth at low tide. The site has a small promenade and view access for pedestrians, boat launch, and parking. There is a small beach across the road that provides non-motorized water sports access. The area is known for northern diamondback terrapin migration.
4	600 Great Bay Boulevard	Rand’s Boats: Concrete ramp with adequate water depth at low tide. Nice recreational area, a pier and lots of parking for boats and cars.
36	700 Great Bay Boulevard	Pull off by the side of the road with some utilities or weather station facilities, about 6-9 cars are able to park in the

		shoulder and people fish in the wetlands.
37	800 Great Bay Boulevard	NJDEP owned, Rutgers Marine Research Station, parking and a raised walkway to the facility. Area around is accessible by foot for walking and view access to the water. Access is restricted to Rutgers facility. This is the end of the road and provides trail access to the water for birdwatching, crabbing, and fishing. There is a path to a beach that provides excellent views of the Great Bay and opportunities for passive recreation.
39	Great Bay Boulevard	Bridge provides opportunity for crabbing and fishing. Additionally it's a great spot for bird watching and enjoying the views. Parking only in pull off by side of the road.
41	Great Bay Boulevard	Bridge provides opportunity for crabbing and fishing. Additionally it's a great spot for bird watching and enjoying the views. Parking only in pull off by side of the road.
51	Great Bay Boulevard	Path to Bay access. Bay front area includes a beach area for fishing and marshes for birdwatching.

Mystic Island Preserve, managed by the New Jersey Natural Lands Trust, consists of about 169 acres of salt marsh along the Great Bay. The area's salt marsh brackish habitat supports one of the most productive ecosystems in terms of numbers of organisms it can support and the functions it serves to both the ocean and the land. The salt marsh has been identified as an ideal site for the development of a living shoreline project as discussed earlier in this document. Restoring the marsh will produce the additional benefit of providing a buffer to the mainland from harsh coastal storms.

The salt marsh habitat is fragile. Even minimal foot travel can cause damage to vegetation. However, this area is popular with fishermen and visitors who enjoy the Great Bay. One of the goals of the Living Shoreline Restoration Project at this site is to balance the ecological needs with opportunities for public access.

SITE ID	Site Name/Location	Summary of Amenities
49	Iowa Court	Large scenic access to bay on narrow road that is threatened by erosion. This is the site of one of the living shoreline projects funded by NFWF. Currently there is only a small shoulder for parking.
50	Ohio Drive	Area known as "Pebble Beach" part of the Mystic Island Preserve. Currently being used for fishing and water access, some parking in the shoulder of the road.

Little Egg Harbor Township is fortunate to have several lagoon communities which provide recreational boating access for residents and view points for residents and visitors. The Little Egg Harbor Township Community Center is located at



one of the lagoons in Mystic Island and has significant potential to provide access and recreation. The Community Center and additional lagoon sites, as well as their opportunities and challenges will be discussed in the report.

SITE ID	Site Name/Location	Summary of Amenities
11	Twin Lakes Boulevard	Lagoon end on either side of the road, light vegetation, some gravel. Large storm drain outfall. Some space for pull off on either side of the road.
12	Twin Lakes Boulevard	Lagoon end on either side of the road, light vegetation, some sand. Some space for pull off on either side of the road.
13	Twin Lakes Boulevard	Lagoon end on either side of the road, light vegetation, some sand. Some space for pull off on either side of the road.
14	Twin Lakes Boulevard	Lagoon end on either side of the road, light vegetation, some sand. Some space for pull off on either side of the road.
15	Twin Lakes Boulevard	Lagoon end on either side of the road, light vegetation, some sand. Some space for pull off on either side of the road.
16	Mirror Lake Drive	Lagoon dead end in a residential area, not much space for parking.
17	W. Cala Breeze Way	Large community center with parking, playground, basketball courts, open grassy areas.
20	Atlantis Boulevard	Lagoon dead end in a residential area, not much space for parking, adjacent to a golf course, well maintained.
22	Great Bay Boulevard	Overgrown lagoon end by the road, no pull off, no recreational potential at this time. Busy road.
23	S. Boom Way	Lagoon at end of street, residential, no parking or physical access.
24	S. Boom Way	Lagoon at end of street, residential, no parking or physical access.
25	W. Boom Way	Lagoon at end of street, residential, no parking or physical access.
27	Nantucket Court	Lagoon at end of street, residential, no parking or physical access.
28	Chesapeake Court	Lagoon at end of street, residential, no parking or physical access.
29	Hatteras Court	Lagoon at end of street, residential, no parking or physical access.

Additionally, there are several private marinas and boat facilities in the township which provide recreational access to the Great Bay and although improvements to the sites are out of the scope of this report, they are catalogued here as amenities.

SITE ID	Site Name/Location	Summary of Amenities
5	124 East Anchor Drive	MUNRO'S MARINA INC: Concrete ramp with adequate water depth at low tide. Good signage from Radio Rd. Privately owned. Across from large salt marsh and natural creek http://www.munrosmarina.com/
6	630 Great Bay Boulevard	CAPT. MIKE'S BOATS: Concrete ramp with adequate water depth at low tide, Other amenities include: A full service bait & snack shop Gas 2 concrete ramps Fenced in clamshell parking lot Screened 12x12 fish cleaning pavilion Boat slips & dry storage available
7	45 Montana Drive	Great Bay Marina: Concrete and wooden ramp WITH adequate water at low tide. Fees, Restrooms, Lighted, Docking, Fuel, Ships Store, Bait & Tackle, Restaurant, great areal pictures online: http://marinas.com/view/marina/4916_Great_Bay_Marina_Little_Egg_Harbor_NJ_United_States

3. *Map 1 Little Egg Harbor Township Tidal Waterways and Lands*

This map shows all the tidal waterways within the municipality and all lands held by the municipality and may be found in Appendix 3.

B. Municipal Public Access Goals and Objectives

As part of the planning process, this MPAP has been reviewed and is consistent with the following goals/elements/policies established in Little Egg Harbor Township's Master Plan:

- To provide sufficient space in appropriate locations for a variety of recreational, commercial, and industrial uses and open space, both public and private, according to their respective environmental requirements in order to meet the needs of all citizens. (1999 Master Plan)
- To promote a desirable visual environment through conservation and preservation of valuable natural features. (1999 Master Plan)
- To promote the conservation of open space and valuable natural resources and to prevent urban sprawl and degradation of the environment that would occur through improper use of land. (1999 Master Plan)
- To promote bikeways and pedestrian walkways to facilitate recreation and to lessen reliance on the automobile as the sole means of transportation. (2015 Master Plan Reexamination)
- To adopt land use regulations that: encourage a better balance among residential commercial and industrial land uses so as to promote improved municipal fiscal planning efforts; and, minimize the potential for land use conflicts. (2015 Master Plan Reexamination)

- Adopt a Complete Streets Policy to ensure that local roadways meet the needs of all types of users and all modes of circulation, including walking, bikes, cars, trucks, and buses. (2015 Master Plan Reexamination)
- To promote sustainability and resiliency, as well as the local-level implementation of the 2014 Ocean County Multi-Jurisdictional All Hazard Mitigation Plan and the recommendations of the 2014 Strategic Revitalization and Planning Report. Including:
 - Repair the Iowa Court seawall.
 - Repair bulkheads where needed.

- **Open Space and Recreation Plan Element**

Little Egg Harbor Township Planning Board adopted a recreation plan in 1997 that was re-adopted by reference in the Community Facilities Element of the 1999 Master Plan. In November of 2001 by voter referendum, residents of Little Egg Harbor Township approved an Open Space sales surtax of one cent, which was to be used for open space preservation.

In 2002, Little Egg Harbor Township adopted an Open Space Recreation Plan (OSRP), as an update to its 1997 Recreation Plan, to serve as a guide for future open space acquisitions and recreational development in the Township. The OSRP discusses open space activities and recreational development in the Township, as well as establishes goals and objectives for open space and recreation, inventories the Township's public land and quasi-public lands, conducts a needs analysis and resource assessment, and concludes with an Action Plan. Since the adoption of the 2002 OSRP, there have been significant additions to Little Egg Harbor's recreation and open space inventory. The Township-owned sports complex, located on Route 539, contains five soccer/football fields, two little league baseball fields, one softball field, an in-line skate hockey rink and a concession stand and restroom. Ocean County purchased the Harbor Group property, an approximately 800-acre parcel, located on Route 539 in Little Egg Harbor, for parks and preservation purposes.

Little Egg Harbor Township, along with Ocean County, continues to acquire additional land for recreation and open space, for greenways along stream corridors to protect streams and freshwater wetlands, and for conservation and access easements to provide linkages to existing open space and parks via conservation programs such as the NJDEP Green Acres Program and the Natural Lands Trust Program, and developer dedications.

- **Coastal Area Facility Review Act (CAFRA)**

Little Egg Harbor is partially located in the area that is regulated by the state's Coastal Area Facility Review Act (CAFRA). Certain types of development

within the CAFRA Zones are subject to the enhanced review and permitting requirements, which are administered by the Division of Land Use Regulation of the New Jersey Department of Environmental Protection.

The CAFRA law regulates almost all development activities involved in residential, commercial, or industrial development, including construction, relocation, and enlargement of buildings, and site work such as excavation, grading, shore protection, structures, and site preparation. Little Egg Harbor has several types of Planning Areas within the CAFRA designation, including: Coastal Suburban Planning Area under CAFRA jurisdiction, Coastal Rural Planning Area, and Coastal Environmentally Sensitive Planning Area. Most of the undeveloped land along the bayfront is located in the Coastal Environmentally Sensitive Planning Area as well as in the Coastal Park Planning Area.

In addition to those goals outlined within the Master Plan and the three State required goals below, Little Egg Harbor Township establishes the following as goals specifically for public access:

1. All existing public access shall be maintained to the maximum extent practicable. (State Required)
2. Maintain safe and adequate access locations for fishing, kayaking, and other water recreation where safe. (State Required)
3. Provide clear informative signage for public access at key locations. (State Required)
4. Improve user-friendliness at existing access points where feasible. (MPAP Goal)
5. Improve access to key preserved areas in the township including the Edwin B. Forsythe National Wildlife Refuge and the Great Bay Boulevard Wildlife Management Area. (MPAP Goal)
6. Improve Community Center facilities to provide additional recreational amenities and improved access to the water. (MPAP Goal)
7. Provide additional site amenities including signage, handicap access, seating and shade structures, bathrooms, and enhanced landscaping where practical and appropriate. (MPAP Goal)
8. Develop additional parking and improved waterfront access at Iowa Court and Ohio Drive (also known as "Pebble Beach") for visual and passive recreational opportunities and provide signage. (MPAP Goal)
9. Develop an "Adopt a Lagoon End" program to engage neighbors in community building and maintenance of lagoon visual access points. (MPAP Goal)

All of the Municipal Public Access Goals are in alignment with prior plans that the township has undertaken.

II. Existing Public Access

A. Public Access Locations

See Appendix 3 for Map 2: Little Egg Harbor Township Public Access Locations, which identifies an inventory of all public access locations within the Township as Utilized, Restricted, and Un-utilized. The associated Table 1 provides information on attributes, improvements, and activities for each site.

B. Limitations to Public Access

The following limitations to public access in Little Egg Harbor Township currently exist:

1. *Temporary Restrictions*

Local constraints to public access include: lack of or parking at some access points, inadequate signage, lack of restrooms, and seasonal water inundation on roads preventing passage.

It is recommended that physical public access locations have restricted hours and parking limitations to reduce impacts on neighbors and the environment. In addition to the already instituted restrictions on hours of use, to implement and enforce limits to noise generating activities such as playing music. These comments were received during the public meeting breakout session.

2. *Permanent Restrictions*

There are several preexisting restrictions at the *Edwin B. Forsythe National Wildlife Refuge* due to its environmentally sensitive nature. The refuge is managed by the U.S. Fish and Wildlife Service. Public use areas are open only during daylight hours. Visitors are urged to remain on designated roads and trails, leaving adjacent habitat undisturbed for use by wildlife. The following are prohibited on the refuge:

- Disturbing, injuring destroying, collecting of plants, wildlife or other natural objects.
- Feeding wildlife.
- Picking fruits or flowers.
- Entering closed areas.
- Use of bicycles or motorized vehicles on trails.
- Jogging on trails.
- Camping, swimming, kite-flying, fires.
- Horses, off-road vehicles, unregistered motorized vehicles.
- Pets.

Additional information about the refuge may be accessed here:

https://www.fws.gov/uploadedFiles/Region_5/NWRS/North_Zone/Edwin_B_Forsythe/ForsytheBrochure.pdf

Great Bay Boulevard Wildlife Management Area is regulated by the New Jersey Department of Environmental Protection, Division of Fish and Wildlife. Wildlife Management Areas are closed from 9 p.m. until 5 a.m. unless users are engaged in lawful hunting, fishing or trapping activities. Special permission may be granted for division approved activities. Visitors are prohibited from operating an unregistered vehicle on roads under the control of the Division of Fish and Wildlife. All motor vehicles are restricted to established public roads and parking areas. The use of dog sleds and dog carts, off-road vehicles, ATVs, motorized trailbikes and snowmobiles is prohibited unless authorized by the Division of Fish and Wildlife. The following are prohibited at the Wildlife Management Area:

- Camping
- Swimming
- Picnicking
- Dumping
- Cutting or damaging vegetation
- Removing timber or firewood
- Alcoholic beverages
- Metal detecting
- Geocaching
- Fires

Additional information and specific regulations may be accessed at <http://www.state.nj.us/dep/fgw/wmaregs.htm>.

Parkertown Beach, is managed by Little Egg Harbor Township. The beach is open for use only between the hours of 8:00 a.m. to 9:00 p.m. each day during the season (to be determined by superintendent). No person shall swim, bathe, or wade in the designated swimming area except when a municipal lifeguard is present and on duty. The following activities are prohibited in at the beach:

- Dress or undress or sleep in a motor vehicle.
- Discard any paper, bottle, container, food, drink, garbage or other refuse upon the beach or in the water adjacent thereto.
- Litter, damage, destroy, or disfigure any part of said beach, or any public or private property thereon.
- Fish at or from the designated swimming area.
- Use loud, profane or indecent language; make or utter any loud noise, sound or music; play ball or any game or engage in any activity which may endanger any other person or interfere with the quiet use and enjoyment of the beach by any other person.
- Possess, consume, or bring on the beach or in the water adjacent thereto any alcoholic beverage. Food may be consumed in the designated picnic area.

- Take or permit an animal to be upon any beach or in the water adjacent thereto.
- Go into or remain in the water of the beach when directed by a police officer or some other authorized person to leave the same, or when in an intoxicated condition.
- Molest or disturb any person in the peaceful enjoyment of any of the beach or bathing facilities or do anything which might endanger the life or safety of him- or herself or any other person.
- Go beyond the water limits designated or authorized for swimming, bathing and wading purposes.
- Refuse or neglect to obey the orders and directions of any police officer or other authorized person as to the time, place or areas for swimming, bathing and wading.
- Use or permit the use of water skis, boats, or powered watercraft in any designated swimming area except for lifesaving or emergency purposes.
- Eat, drink, or picnic in any area except those designated for such purposes.
- Peddle, vend, purvey, sell, distribute or otherwise dispose of any food, drink, goods, wares and/or merchandise on the beach or in the beach area, except in accordance with a permit issued by the Township Committee.
- Bathe with or otherwise use any soap, detergent or shampoo.

III. Community Needs Assessment

Little Egg Harbor Township has performed a community needs assessment to determine additional public access amenities that are desired by the public. A combination of a public meeting and a survey were used to collect public input. The methods and results are described in this section:

Public Meeting:

Representatives of Little Egg Harbor Township, working with BRS, Inc., reviewed the initial inventory of sites provided by NJDEP (revised based on current conditions), proposed improvements, limitations of municipal capacity, and hosted a public meeting to solicit additional input. The public meeting, held June 13, 2016, gave residents an opportunity to: provide feedback on the existing public access points, suggest improvements, address some limitations of sites for recreation, and assist in the development of prioritization criteria for public access.

Public Access Survey consisted of the following six questions:

1. *How long have you lived in Little Egg Harbor?*
2. *How often do you access the water for recreation, view, fishing, or sport at a public location?*
3. *What are your favorite public access points in LEH?*

4. *Can they be improved? If yes, in what way?*
5. *What sites/locations are your top priorities for improvement and additional amenities?*
6. *Any additional comments or information you would like us to know?*

Public meeting participants were asked to fill out this survey to aid in further identifying priorities and areas in need to improvement. The survey was also posted on the township website, local community Facebook groups, highlighted at a township meeting, advertised on community bulletin boards in local businesses, and made available in municipal offices.

The survey had over fifty responses and provided important input on the MPAP priorities and public access improvements. Residents responding to the survey were predominantly full time residents (69%) and resided in the township an average of 19 years. Forty seven percent of respondents identified that they accessed the waterfront daily, thirty six percent weekly, and eighteen percent seasonally. The survey revealed that the responder’s favorite recreational areas in the township were:

Graveling Point	33%
Backyard Lagoons	24%
Great Bay Boulevard	17%
End of Playhouse Road	14%

In response to questions about improvements to public access in Little Egg Harbor Township, there was a strong interest in dredging of lagoon waterways (46%) and improving existing facilities such as addition of benches, public bathrooms, trash cans, parking limits, signage, cleanup days, lower speed limits, littering fines, and natural programming to provide education about local habitats (32%). An additional 20% of residents stressed the need for improved and restored public boat ramps and access points.

The public meeting and the subsequent survey responses identified the following priorities for public access.

Needs:

- Improve navigable waters in lagoons, to restore boating access to pre-Sandy conditions. Dredging was identified as the preferred method. Key areas identified as high priorities by residents: Spinnaker Drive and Playhouse Road.
- Improve facilities at Graveling Point Beach to include parking, seasonal bathroom facilities, lighting, waste receptacles, bicycle racks, and picnic amenities.
- Improve boat launch area at the end of Playhouse Drive and enforce parking regulations.
- Restore water access along South Spinnaker Drive by creating dock and marina facilities, picnic area, parking, and boat launch. (Note: this land is owned by Ocean County and is preserved as open space. Any additional development would require review to ensure environmental safety.)

- Enforce no wake rules in waterways to prevent damage to marsh edges.
- Improve signage and implement lower speed limit regulations in environmentally sensitive areas.
- Pest control at Parkertown Beach, Graveling Point, and the Little Egg Harbor Community Center.

The community needs expressed at the public forums and venues are addressed, where possible, in this report. Although dredging and higher impact infrastructure projects have been identified, implementation will be limited to available funding.

IV. Implementation Plan

Little Egg Harbor Township has created an Implementation Plan composed of Priorities, Preservation of Public Access Locations, Signage, Proposed Access Improvements and Facilities, and Municipal Tools for Implementation as described in the following section:

A. Priorities

Based on the public access points survey and inventory, information gathered at the public meeting, and feedback provided via the survey responses, Little Egg Harbor Township identified several priority areas for recommended improvements:

1. *Maintain Existing Public Access*

The quality of life and attractiveness of Little Egg Harbor Township as a place to live and visit is tied closely to access of public water and associated natural areas. Ensuring that existing public access areas remain in the public realm to allow for continued public enjoyment of these resources is a goal of this plan and in line with all economic development and open space planning for the Township.

2. *Planned Enhancement to Public Access Locations and Facilities*

There are areas where existing access could be enhanced by various improvements. Recommendations for such improvements include:

1. Township-wide initiatives:

- Improve Public Access Signage:
 - Develop an informational map of key destinations in Little Egg Harbor Township and their relation to each other to be placed at the town center and at each key destination.
 - Improve signage directing visitors to public access points such as a “Bay Access This way” directional signs.
 - Install informational/interpretive signage highlighting natural features.
 - Improve speed limit notifications and signage communicating road sharing and awareness of pedestrians and cyclists.

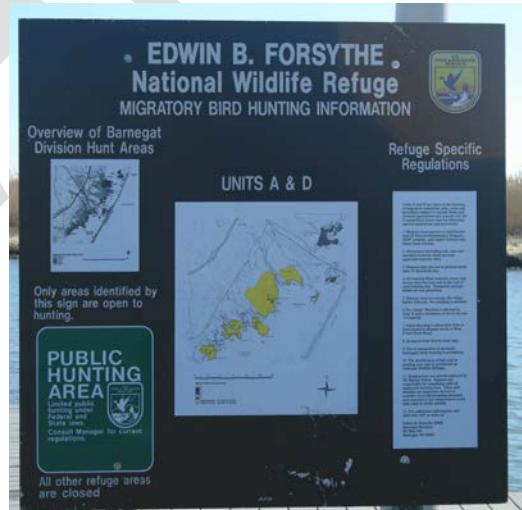
- Development of bicycle facilities such as bike lanes and bicycle parking features at the public access points to encourage alternative transportation modes.
 - Development of an “Adopt-A-Lagoon” program to facilitate community involvement and engagement to improve visual access at municipally owned lagoon ends. The goal of the program would be to identify neighborhood or block associations, businesses, community groups, families, scout groups, or individuals to provide enhancements to the site including plantings and dedication benches, organize cleanups, and generally develop a sense of pride of place. Since the lagoon ends tend to collect debris in the water due to tides, the municipality should commit to providing additional waste collection services to maintain the sites. This was identified as a priority program at the public meeting.
 - Development of a comprehensive program to combat seasonal pests (particularly green head flies) at Parkertown Beach, Graveling Point, and the Little Egg Harbor Community Center.
2. The following site specific recommendations are proposed to improve the current public access points:
- Parkertown Beach/Docks: improve signage at Route 9 to direct visitors to the facility. Widen the road and/or provide a shoulder for cyclists and pedestrians. Install benches and picnic amenities near the existing pavilion. Install new playground equipment.
 - Graveling Point Beach: proposed improvements include the addition of benches, picnic tables, seasonal bathroom facilities, installation of small foot bridge over a creek, bicycle racks for parking and additional waste receptacles.
 - End of Playhouse Road/Spinnaker Drive: limit unauthorized parking through signage and enforcement. Repair boat launch, restore floating docks and provide foot paths to waterfront. Improve signage. This area is owned and managed by Ocean County and would require coordination.
 - The Little Egg Harbor Community Center: Increase lighting, create physical water access to lagoon with a floating dock that can also serve as docking for fire department, install a small boat/kayak launch, improve playground equipment with addition of spray ground, add picnic tables.
 - Iowa Court and Ohio Drive sites: provide designated parking for visitors, install information signage about habitat, install benches, and construct a raised foot path to safely access the bay without harming the fragile ecosystem.

B. Preservation of Public Access Locations

Many public access locations are currently located on the municipal Recreation and Open Space Inventory (ROSI) and provide access to state or federally protected land. The ROSI needs to be revised to include additional locations. Any future municipally owned properties providing public access will be protected, through placement of the property providing access on the municipal Recreation and Open Space Inventory (ROSI). Additionally, many of the public access locations are located at federal, state, and county owned land which has been preserved for open space and natural habitat purposes.

C. Signage

In order to encourage use of open space amenities, signs have been erected at some of the public access points. However, this plan recommends significant additional signage to highlight recreational areas. In addition, uniform public access signs should be developed to help “brand” the community and provide a sense of continuity, pride, and directional assistance. Such signs should be installed at each public access way, public access area, and/or public parking area.



D. Proposed Access Improvements and Facilities

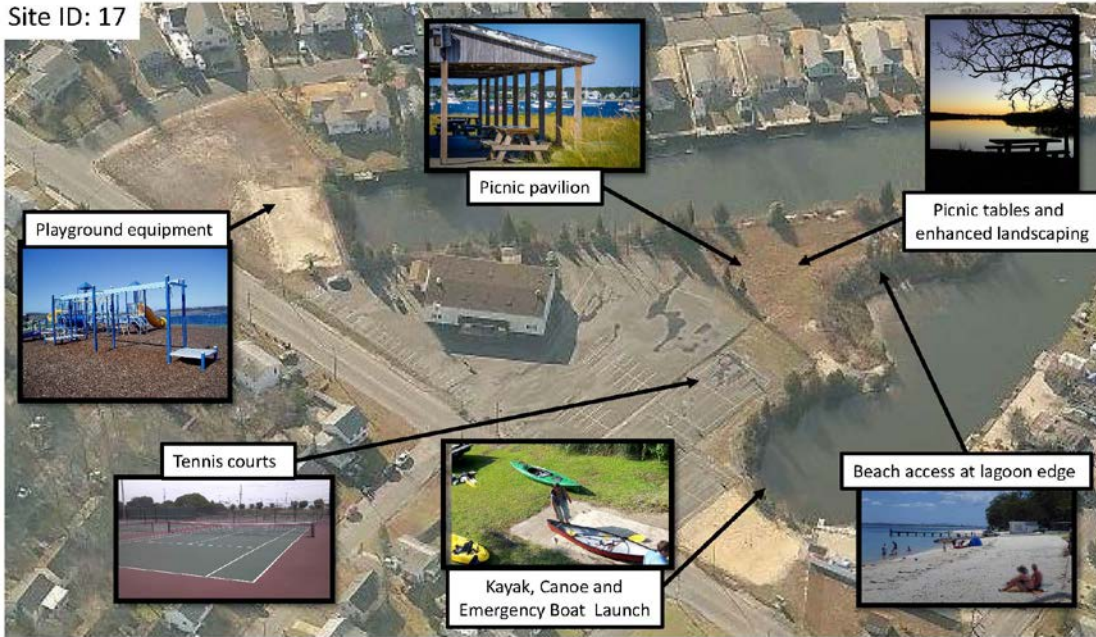
As indicated above, this plan recommends specific improvements at the following prominent public access locations:

- Parkertown Beach/Docks
- Graveling Point Beach
- End of Playhouse Road/Spinnaker Drive
- The Little Egg Harbor Community Center
- Iowa Court and Ohio Drive sites

Graphics depicting the sites along with proposed improvements are provided below.

Little Egg Harbor Township Community Center

Site ID: 17



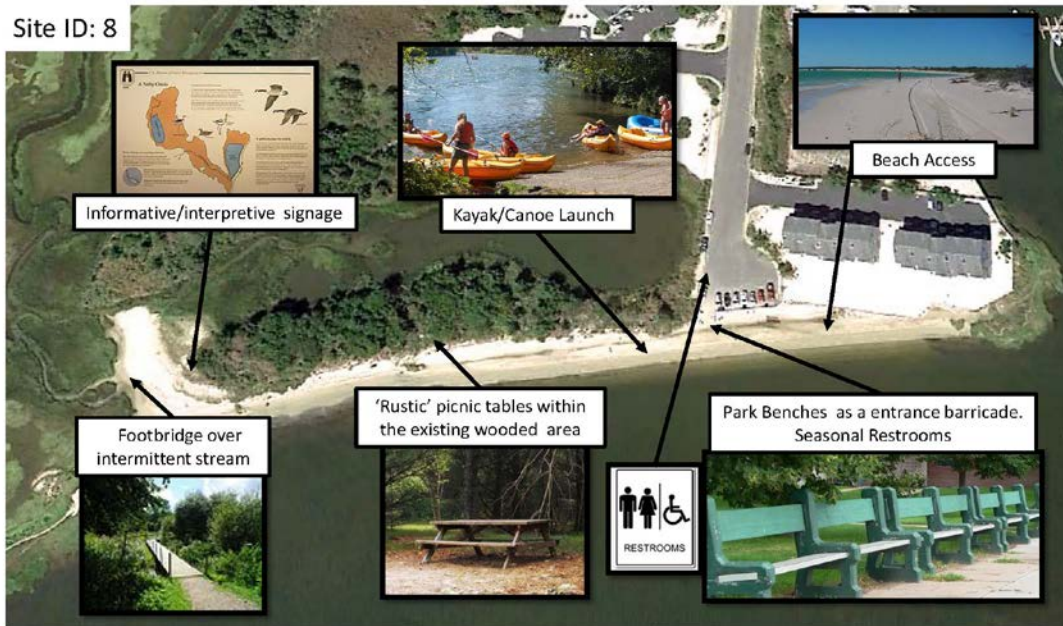
The Little Egg Harbor Community Center @ Twin Lakes Blvd. and W. Cala Breeze Way provides residents with a large indoor recreation space and restroom facilities as well as an ample open space and parking to accommodate township sponsored events. This site could be further developed as a destination point and could be enhanced to include a **playground**, enhanced **lighting** and a **picnic pavilion** and landscaped **picnic grove** to serve individuals as well as larger permitted functions. The waterfront access could be designed to provide for a small **beach access** as well as a **launch area** for roof-top and emergency boats.



DK

Graveling Point Beach

Site ID: 8

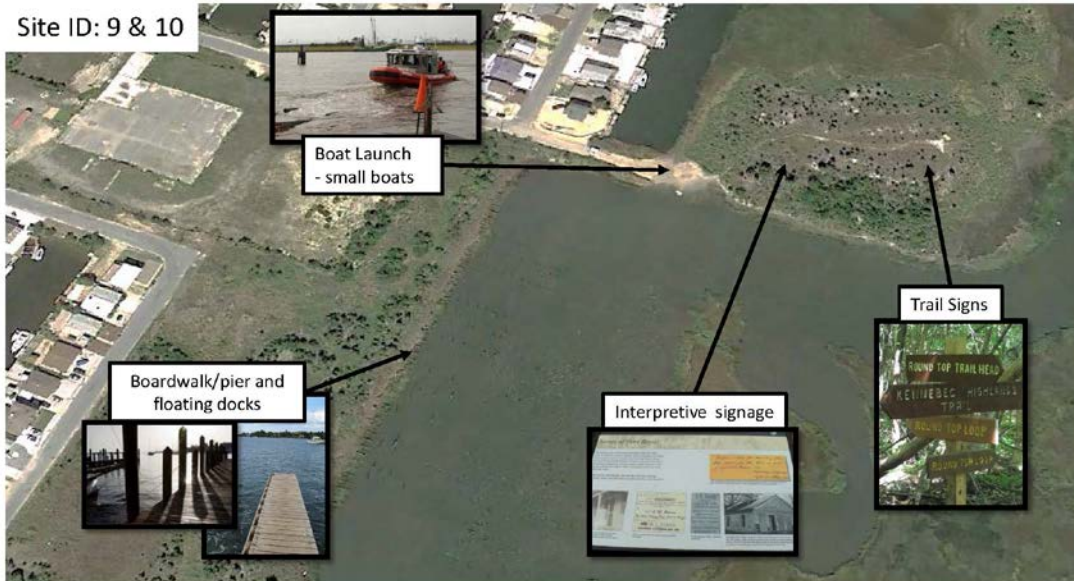


The Bayfront access at the base of Radio Rd., also referred to as Graveling Point Beach offers residents a variety of recreational opportunities. Due to its location adjacent to a salt marsh with an established trail system, this site, with minimal investment, could be enriched with *interpretive and informative signage* and become a destination for birding and environmental education. A redesign of the cul-de-sac to provide additional parking and the substitution of a row of substantial *benches* (pictured) in lieu of the jersey barriers would make for a more welcoming site along with the addition of *picnic tables*.



East Playhouse Drive

Site ID: 9 & 10



This site at the base of E. Playhouse Dr. offers a limited, but potentially varied array of recreation and educational opportunities. The vegetated sand bar connected to Playhouse Dr. by a small gravel road provides an opportunity to be developed as an ecological teaching site with a varied terrain crisscrossed by a *system of trails*. Additionally, *interpretive signage* could be installed to tell the story of the Tuckerton Tower and its role in the history of Mystic Island. A combination of a *boardwalk* paralleling the shoreline and *floating docks* could be installed along the Bay's edge adjacent to Spinnaker Dr. to provide access for crabbing and fishing. This parcel could also be furnished with *picnic tables*. An existing ad hoc boat ramp at the base of the gravel drive, catering to smaller boats could be enhanced, but parking for trailers would have to be provided nearby.



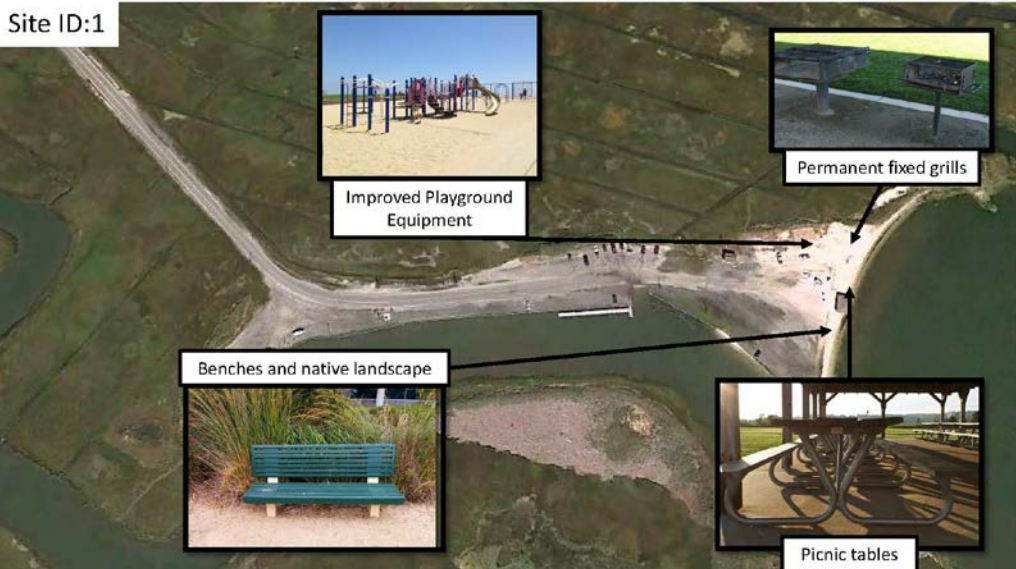
Iowa Court - Ohio Drive



The on-going 'Living Shoreline Project' site adjacent to Iowa Court has been suggested for inclusion into the development of access points within Little Egg Harbor Township. Due to the sites ecologically sensitive nature, recreational activities here should be limited to **boardwalk access to the waters edge for fishing** and the provision of limited seating to take advantage of the view to the Great Bay. An **interpretive informational sign**, describing the Shoreline Project could be installed here. The shoreline along Ohio Dr., just across the small inlet could be similarly developed and provides a larger area of stable land.



Parkertown Beach Park



Parkertown Docks, located at the end of Dock St. offers a full array of active recreational opportunities including a fully developed boat ramp and floating dock with extensive parking for vehicles and boat trailers. In addition, there is an extensive bay front beach with spectacular views of Barnegat Bay. The beach is fitted out with a small **playground**, that could be improved and expanded, and a pavilion at the waters edge. This site, both for its size and somewhat isolated location could be developed as a true destination point. Relocating the concrete block to **increase the beach size**, the addition of a native landscaped buffer to separate the beach from the parking lot and the provision of some **benches, picnic tables and grills** would help establish this site as a more family friendly recreation site.



E. Implementation and Municipal Tools

Maintaining and improving public access is costly, however the Township recognizes it as a critical governmental function and has tools in place to address these needs.

1. Maintenance Tools

The funds necessary for maintenance of the public access locations detailed in this report are allocated in the Township's yearly budget and will be administered by the Township's Department of Public Works. The Department of Public Works is responsible for the construction and maintenance of Township parks, buildings, grounds, docks and lakes; state, county, and federal lands are maintained by those entities. The Department of Public Works makes regular inspections of public access facilities and provides ongoing maintenance.

Proposed programs such as the "Adopt-A-Lagoon" are aimed at instilling a sense of pride and ownership in these amenities, thus encouraging the public to take part in protecting and maintaining these areas. In addition, the Township's Environmental Commission conducts cleanups and promotes awareness of the need for public stewardship of these resources.

2. Enhancement Tools

This plan proposed several enhancements to existing access locations. Some of these improvements are low cost and can be implemented with volunteer labor. Community members expressed an interest in organizing "Beach Clean-up Days"; engaging with local scout groups to build benches, creek bridges, and picnic tables; and raising funds through selling "dedication" benches. It is anticipated that local interpretive and informational signage will be developed with the assistance of the community resources such as Rutgers University Marine Field Station, as well as local historical society, and community fund raising.

Availability of funding for projects indicated in this report remains an obstacle. Little Egg Harbor Township will seek public, foundation, and local funding mechanisms to implement larger access improvement goals.

Some funding has been achieved through securing state and federal grants. Application for grants and the use of Open Space and Recreation Trust Funds will remain a tool for implementation of improvements and enhancements.

- **Iowa Court** Public Access improvements will be implemented by a grant from National Fish and Wildlife Foundation to create a living shoreline along the road and improve long term resiliency.
- Potential sources of funds that could be used to fund the various improvement projects envisioned in this report are listed in the table below.

Table 1: Potential Funding Sources

Grant or Program	Eligible Activities
Horizon Blue Cross Blue Shield Foundation of New Jersey	Creating physical outdoor community spaces and associated programming that promotes physical activity, wellness or nutrition education.
KaBOOM!	<p>Schools, municipal or county governments and agencies, and/or nonprofit organizations typically form joint use agreements and lead the application process.</p> <p>The funding is not intended to provide funding for new playground construction; they are solely for the creation or expansion of policies and agreements to create new access to existing playgrounds. However, the award can be used to improve and add to existing playgrounds through repairs and the purchase of new equipment.</p>
NJ Green Acres Program	Acquisition of property for outdoor recreation or open space / conservation; development of recreational or conservation amenities
NJ Department of Community Affairs <i>Recreational Opportunities for Individuals with Disabilities 2016</i>	To help local governments include people with disabilities into their municipal and county recreation and leisure services.
US Department of Transportation Federal Highway Administration <i>NJ Trails Program</i>	Permissible Uses Program and Projects: Maintenance and restoration of existing trails; development and rehabilitation of trailside and trailhead facilities and trail linkages for trails (e.g., parking, signage, shelters, sanitary facilities); purchase and lease of trail construction and maintenance equipment; construction of new trails in existing parks or in new right of way; for motorized use only, acquisition of easement and fee simple title to property for trails.
NJ DEP <i>319h Program</i>	EPA pass-through grant funding to NJ DEP to reduce water quality impairment through implementation of nonpoint source (NPS) pollution control projects.
NOAA Coastal Grant	Funding to develop or implement activities that build resilience of coastal regions, communities, and economic sectors to the negative impacts from extreme weather events, climate hazards, and changing ocean conditions.

3. Additional Tools

- a. The Township Natural Lands Trust Advisory Committee is responsible for the evaluation of properties to be acquired and developed for open space and conservation purposes, pursuant to the establishment of the annual levy for this purpose under N.J.S.A. 40:12-15.7. The Advisory Committee shall make recommendations to the governing body concerning acquisition of lands for open space and conservation purposes, development of lands acquired for open space and conservation purposes, and maintenance of lands acquired for open space conservation purposes.



DRAFT

V. Resolution of Incorporation

Little Egg Harbor Township has approved a resolution for the incorporation of the MPAP. See Appendix 2 for the *draft* or *final* resolution.

DRAFT

APPENDIX 1
Municipal Public Access Plans
Required Sections per N.J.A.C. § 8.11 (e)

1. (e) 1 Statement describing overall **goal of the MPAP** and the **administrative mechanisms** (for example, conservation restrictions, easements, ordinances) that either are already in place, or that shall be put in place to ensure that the municipality will meet public access goals
2. (e) 2 Statement of **Consistency with...Master Plan**
3. (e) 3 Public access **needs assessment** that evaluates:
 - existing access locations and capacities
 - practical limitations (esp. parking and bathrooms)
 - alternatives to address any limitations determined to exist
 - need for additional locations
4. (e) 4 **Digital Map and Inventory** identifying:
 - tidal waterways within municipality and adjacent lands held by municipality
 - existing and proposed public access ways
 - proposed public access facilities
 - identified facilities compliant with ADA
5. (e) 5 **Implementation strategy**
 - forms of proposed public access responsive to needs assessment (i)
 - comprehensive list of specific public access projects and initiatives with implementation schedule (ii)
 - proposed tools to implement the plan, including (iii)
 - i. adoption or amendment of muni ordinances
 - ii. uses of monetary compensation (Public Access Fund), if any
 - proposed modifications to existing plans, ordinances & programs to implement MPAP (iv)
 - proposed compliance with ACOE requirements for shore protection projects [see 8.11(r)] (v)
 - cost of implementing, constructing and maintaining the access facilities proposed in the plan and specifies how this cost will be funded (vi)
 - implementation schedule (vii)
 - ordinances in place/to be adopted re signage requirements (viii)
 - measures to permanently protect public access per MPAP (ix)
 - examples/models of easements/restrictions for permanent protections (x)
 - draft resolution incorporating DEP-approved MPAP into a MP element (xi)

APPENDIX 2
Model Resolution for Incorporating MPAP into Master Plan

Resolution # _____

Title: A RESOLUTION APPROVING THE MUNICIPAL PUBLIC ACCESS PLAN

WHEREAS, the Little Egg Harbor Township Municipal Public Access Plan was submitted to the Township Council and reviewed at the regular meeting of {date}, and

WHEREAS, the governing body has approved the plan as submitted,

NOW, THEREFORE, BE IT RESOLVED by the *Planning Board of Little Egg Harbor Township*, the "Little Egg Harbor Township Municipal Public Access Plan," a copy of which is attached, is hereby approved.

FURTHER RESOLVED a copy of the plan shall be sent to the New Jersey Department of Environmental Protection for review and approval in accordance with N.J.A.C. §§ 7.7 and 7.7E.

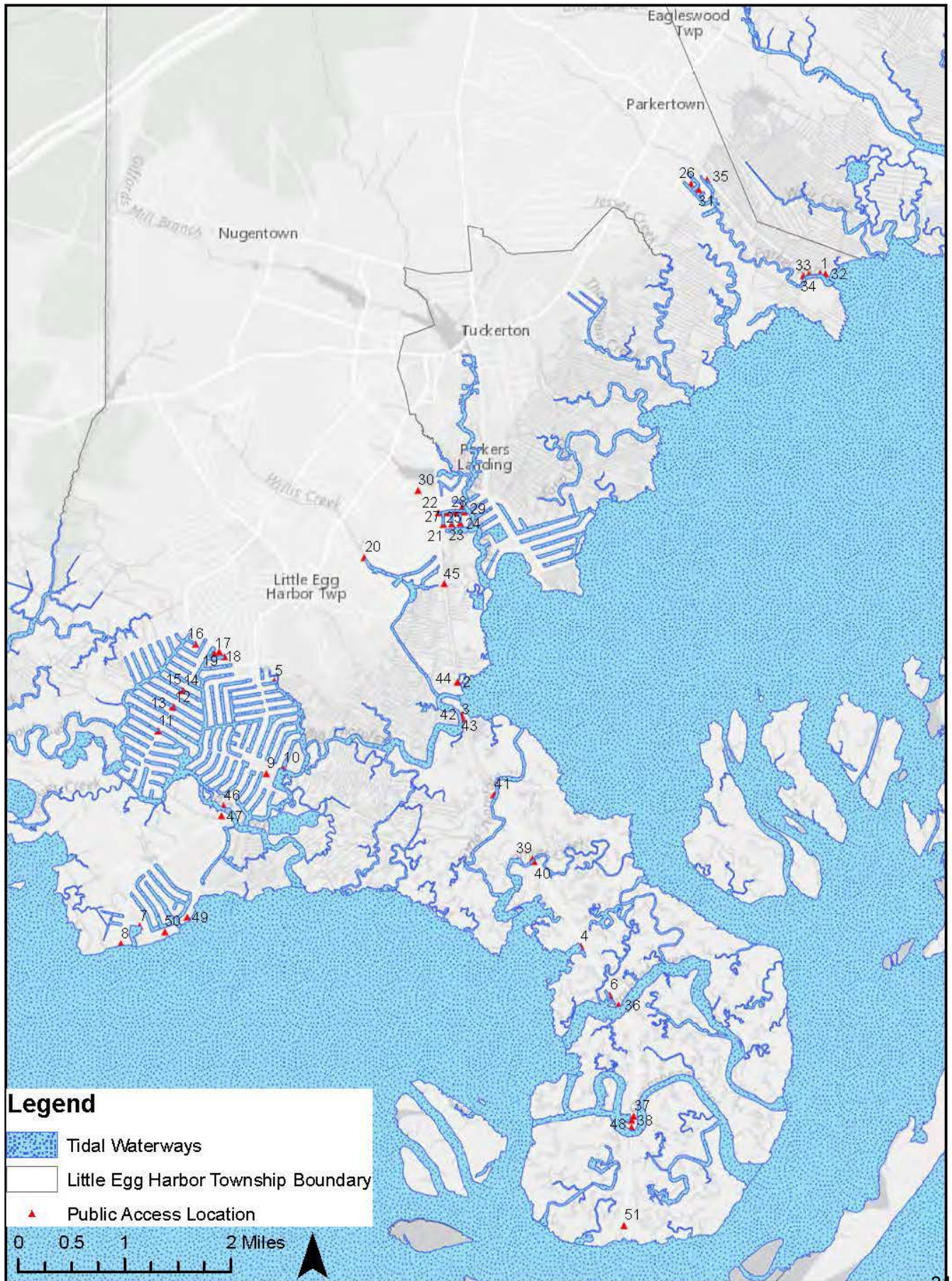
I hereby certify the foregoing to be a resolution adopted by the Little Egg Harbor Township at a meeting held on {date}.

Municipal Clerk




APPENDIX 3
Maps and Table

DRAFT

Little Egg Harbor Township Public Access Locations



Legend

-  Tidal Waterways
-  Little Egg Harbor Township Boundary
-  Public Access Location

0 0.5 1 2 Miles



Little Egg Harbor Township Public Access Locations

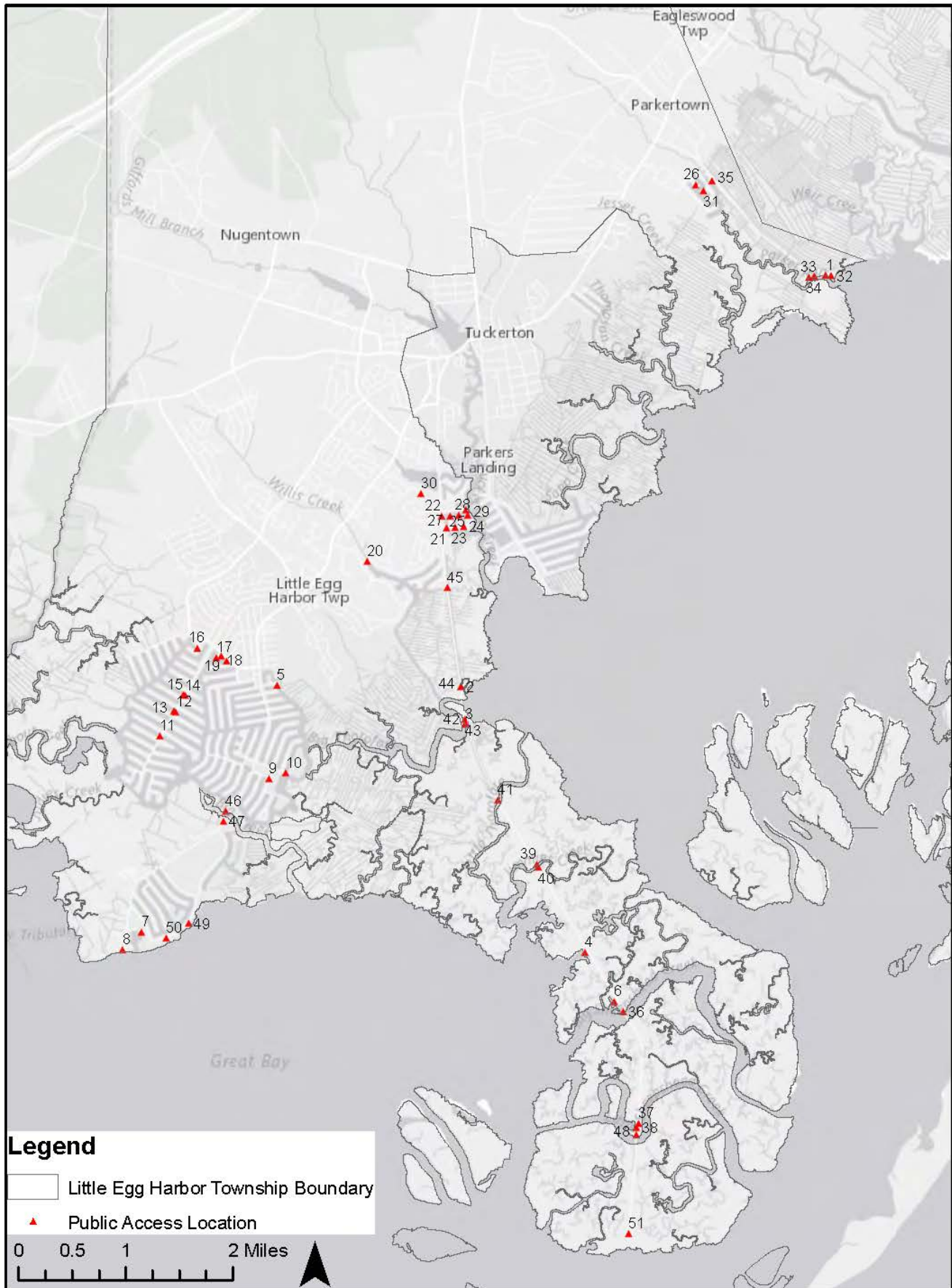


Table 2 Little Egg Harbor Township Public Access Location Amenities

SITE ID		SIGNS	PARKING	NUM_PARKIN	STREET	BADGE	SWIMMING	FISHING	SURFING	PLAYGRD	PARK	PIER	BOATLNCH	MARINA	RESTRM	H_C	SHORELINE	ACCESS_TYP
1	Utilized	Yes	Yes	50	Dock Street	No	1	1	0	1	1	1	1	0	No	0	Bay	Physical
2	Restricted	Yes	Yes	10	Great Bay Blvd.	No	1	0	0	0	0	0	1	0	No	0	Bay	Physical
3	Restricted	Yes	Yes	20	500 Great Bay Blvd.	No	0	1	0	0	0	0	1	0	No	0	Bay	Physical
4	Restricted	Yes	Yes	50	600 Great Bay Boulevard	No	0	1	0	0	0	1	1	0	No	0	Bay	Physical
5	Utilized	No	Yes	15	124 E. Anchor Drive	No	0	0	0	0	0	0	1	1	Yes	0	Bay	Physical
6	Utilized	No	Yes	0	630 Great Bay Boulevard	No	0	0	0	0	0	0	1	0	No	0	Bay	Physical
7	Utilized	Yes	Yes	15	45 Montana Drive	No	0	0	0	0	0	0	1	1	Yes	0	Bay	Physical
8	Utilized	Yes	Yes	10	End of Radio Rd.	No	1	1	0	0	0	0	0	0	No	0	Bay	Physical
9	Restricted	No	Yes	0	1 S. Spinacker Drive	No	0	0	0	0	0	0	0	0	No	0	Big Creek Tributary	Physical
10	Restricted	No	Yes	4	Playhouse Road	No	0	0	0	0	0	0	1	0	No	0	Big Creek Tributary	Physical
11	Un-utilized	No	No	0	Twin Lakes Boulevard	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
12	Un-utilized	No	No	0	Twin Lakes Boulevard	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
13	Un-utilized	No	No	0	Twin Lakes Boulevard	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
14	Un-utilized	No	No	0	Twin Lakes Boulevard	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
15	Un-utilized	No	No	0	Twin Lakes Boulevard	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
16	Un-utilized	No	No	0	Mirror Lake Drive	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
17	Un-utilized	No	Yes	50	W. Cala Breeze Way	No	0	0	0	1	1	0	0	0	Yes	0	Lagoon	Physical
18	Un-utilized	No	No	0	W. Cala Breeze Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
19	Un-utilized	No	No	0	W. Cala Breeze Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
20	Un-utilized	No	Yes	0	Atlantis Blvd	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
21	Un-utilized	No	No	0	S. Boom Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
22	Un-utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
23	Un-utilized	No	No	0	S. Boom Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
24	Un-utilized	No	No	0	S. Boom Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual

25	Un-utilized	No	No	0	W.Boom Way	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
27	Un-utilized	No	No	0	Nantucket Ct.	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
28	Un-utilized	No	No	0	Chesapeake Ct	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
29	Un-utilized	No	No	0	Hatteras Ct	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
30	Un-utilized	No	No	0	Waters Edge Dr	No	0	0	0	0	0	0	0	0	No	0	Lagoon	Visual
31	Un-utilized	No	No	0	Juniper Drove	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
32	Utilized	No	No	0	Dock Street	No	0	0	0	0	0	0	0	0	No	0	Bay	Physical
33	Utilized	No	No	0	Dock Street	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
34	Utilized	No	No	0	Dock Street	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
35	Restricted	No	Yes	4	Dock Street	No	1	1	0	0	0	0	0	0	No	0	Creek	Physical
36	Restricted	No	No	0	700 Great Bay Blvd	No	1	0	0	0	0	0	0	0	No	0	Creek	Physical
37	Un-utilized	Yes	Yes	40	800 Great Bay Blvd	No	0	1	0	0	0	0	0	0	No	0	Creek	Physical
38	Un-utilized	No		0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
39	Restricted	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
40	Un-utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
41	Restricted	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
42	Utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
43	Utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
44	Utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
45	Un-utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Creek	Visual
46	Restricted	No	No	0	Radio Rd.	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
47	Restricted	No	No	0	Radio Rd.	No	0	0	0	0	0	0	0	0	No	0	Creek	Physical
48	Un-utilized	No	No	0	Great Bay Blvd	No	0	0	0	0	0	0	0	0	No	0	Bay	Visual
49	Utilized	No	Yes	2	Iowa Ct	No	1	0	0	0	0	0	0		No	0	Bay	Physical
50	Utilized	Yes	yes	8	Ohio Drive	No	1	1	0	0	0	0	0	0	No	0	Bay	Physical
51	Utilized	No	Yes	5	Great Bay Blvd	No	1	1	0	0	0	0	0	0	No	0	Bay	Physical

Reference Section 1

Municipal Goals, Elements and Policies

40:55D-2. Purpose of the act

It is the intent and purpose of this act:

- a. To encourage municipal action to guide the appropriate use or development of all lands in this State, in a manner which will promote the public health, safety, morals, and general welfare;
- b. To secure safety from fire, flood, panic and other natural and man-made disasters;
- c. To provide adequate light, air and open space;
- d. To ensure that the development of individual municipalities does not conflict with the development and general welfare of neighboring municipalities, the county and the State as a whole;
- e. To promote the establishment of appropriate population densities and concentrations that will contribute to the well-being of persons, neighborhoods, communities and regions and preservation of the environment;
- f. To encourage the appropriate and efficient expenditure of public funds by the coordination of public development with land use policies;
- g. To provide sufficient space in appropriate locations for a variety of agricultural, residential, recreational, commercial and industrial uses and open space, both public and private, according to their respective environmental requirements in order to meet the needs of all New Jersey citizens;
- h. To encourage the location and design of transportation routes which will promote the free flow of traffic while discouraging location of such facilities and routes which result in congestion or blight;
- i. To promote a desirable visual environment through creative development techniques and good civic design and arrangement;
- j. To promote the conservation of historic sites and districts, open space, energy resources and valuable natural resources in the State and to prevent urban sprawl and degradation of the environment through improper use of land;
- k. To encourage planned unit developments which incorporate the best features of design and relate the type, design and layout of residential, commercial, industrial and recreational development to the particular site;
- l. To encourage senior citizen community housing construction;
- m. To encourage coordination of the various public and private procedures and activities shaping land development with a view of lessening the cost of such development and to the more efficient use of land;
- n. To promote utilization of renewable energy resources; and
- o. To promote the maximum practicable recovery and recycling of recyclable materials from municipal solid waste through the use of planning practices designed to incorporate the State Recycling Plan goals and to complement municipal recycling programs.

Master Plan Elements - Required

- Statement of Purpose C.40:55D-28B(1)
- Land Use Element C.40:55D-28B(2)
- Housing Plan Element C.52:27D-310 (Addendum to C.40:55D-28B(3))
- Relationship with Other Plans C.40:55D-28D

Master Plan Elements – Optional C.40:55D-28B

- Circulation Plan (including Bicycle/Pedestrian Plan)
- Utility Service Plan
- Community Facilities Plan
- Recreation Plan (sometimes combined with Open Space)
- Conservation Plan (sometimes combined with Open Space)
- Economic Plan
- Historic Preservation Plan
- Recycling Plan
- Farmland Preservation Plan
- Sustainability Plan
- Tourism Plan

Reference Section 2 Potential Needs Assessment Approaches

Simple Process

Create committee to handle needs assessment (temporary planning board sub-committee)
Review Inventory of existing facilities
Prepare list of local and regional stakeholders
Engage stakeholders and request input on potential needs being addressed and not being addressed
Compare needs with existing facilities
Hold public review of comparison at Planning Board meeting for general public input.
Record and review input at mtg.
Review opportunities for municipal improvements, non-municipal improvements and existing facilities in surrounding communities.
Prepare report on needs assessment for use in MPAP with suggestions on possible solutions.

Extended Process

Create committee to handle needs assessment (MPAP committee with members of Planning Board and or other municipal boards, residents, non-residents and associations)
Review Inventory of existing facilities
Prepare list of local and regional stakeholders
Expand committee as needed to incorporate critical stakeholder groups
Hold public forum and engage stakeholders for input on potential needs being addressed or not being addressed
Consider online survey of needs through survey monkey or constant contact distributions
Compare needs with existing facilities
Hold public review of comparison at Planning Board meeting for general public input.
Record and review input at mtg.
Review opportunities for municipal improvements, non-municipal improvements and existing facilities in surrounding communities.
Prepare report on needs assessment for use in MPAP with suggestions on possible solutions

NOAA Coastal Service Center

Conducting Needs Assessments, <http://www.csc.noaa.gov/training/needs-assessment.html>

Online self-guided course for conducting needs assessments