

DIVISION OF ENGINEERING

MUNICIPAL CENTER
556 TINTON AVENUE
TINTON FALLS, NJ 07724
PHONE #: 732-542-3400 EXT. 214

July 15, 2026

Michelle Hutchinson, Borough Clerk
Borough of Tinton Falls
556 Tinton Avenue
Tinton Falls, NJ 07724

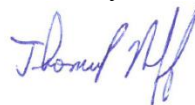
RE: Apple Street Kitchen
33 & 45 Apple Street
Block 14.04, Lots 45.01 & 49.01
Performance Guarantee Release

Dear Ms. Hutchinson:

A request to release the performance guarantee has been made by the developer for the above-referenced project. Accordingly, this office conducted an inspection of the property for purposes of releasing the performance guarantee on July 9, 2026. Based on our observations, the bonded improvements have been completed in accordance with the approved site plan and remain in acceptable condition. I note that the previously identified deficiency with the concrete apron is unrelated to this project and is the responsibility of New Jersey Natural Gas. Therefore, from an engineering standpoint, I have no objection to the release of the previously posted performance bond in the amount of \$25,805.00 and the cash portion of the guarantee in the amount of \$2,867.30. Prior to release of the performance guarantee, a two-year Maintenance Bond shall be posted in the amount of \$3,709.13, which represents 15% of the total original estimated cost of improvements (\$24,727.50) in accordance with Borough Ordinance Section 40-42.

If you have any questions or require additional information, please do not hesitate to call.

Sincerely,



Thomas P. Neff, PE, PP, CME, CFM
Tinton Falls Borough Engineer & Zoning Officer

Cc: Christopher Camilleri, Business Administrator
Kevin Starkey, Director of Law
Casey Pesce, Developer