



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-25-00040	241 SO. 4TH AVE.		241 SO. 4TH AVE.		2902	23		YU, JINSHOU & LI, HONGHONG	388 NEW BRUNSWICK A
CVIO-25-00038	101 SO. 4TH AVE		SCHWARTZ, DAVID & SARA		3004	1		SCHWARTZ, DAVID & SARA	101 SO. 4TH. A
CVIO-25-00037	20 NO. 2ND AVE.		20 NO. 2ND AVE.		1704	30		DANIELLE RUSS	20 NO. 2ND. AV
CVIO-25-00036	44 HIGHLAND AVE.		44 HIGHLAND AVE.		1201	24		CONKLIN ALBERT	44 HIGHLAND /
CVIO-25-00026	209-211 SO. 4TH AVE		209-211 SO. 4TH AVE		2902	52		MILTFIN LLC	5 TANNER CT
CVIO-25-00025	213-215 SO. 4TH AVE		213-215 SO. 4TH AVE		2902	53		MILTFIN LLC	5 TANNER CT
CVIO-25-00024	216 SO. 4TH AVE		216 SO. 4TH AVE		2901	27		BODZIN, SANDY & GROSS, SHOSHANA	216 SO. 4TH. A
CVIO-25-00023	210 SO. 4TH AVE.		210 SO. 4TH AVE.		2901	24		HELLER, GARY & LAURIE	210 SOUTH 4TH AVE
CVIO-25-00022	52 WOODBRIDGE AVE		52 WOODBRIDGE AVE		3104	3		FOTIA, RANDY	52 WOODBRID AVE.
CVIO-25-00021	140 WOODBRIDGE AVE		140 WOODBRIDGE AVE		3604	3		CRUZ, JOSE & ROSADO, LUIS	140 WOODBRID AVE
CVIO-25-00035	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA

<u>SS</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
VE	03/06/2025	03/13/2025	False						Failure to do rental inspection Failure to do lead inspection	1st and 2nd floor
VE.	02/27/2025	05/27/2025	False						Replace damaged sidewalk. Repair lifted sidewalk slab.	Front/Side
VE.	02/21/2025	03/17/2025	False			03/10/2025			If more time is needed feel free to contact me for an extension. 732.819.3797 Repair front porch to avoid hazardous conditions.	
VE.	02/18/2025	02/28/2025	False			02/18/2025			Remove exterior temporary structure "halloween haunted house" in front of resident. Temporary structure shall not exceed more than 30 days.	
	02/10/2025	02/17/2025	False			02/10/2025			Failure to comply will result in weekly fines up to \$1,000. FAILURE TO REMOVE SNOW	
	02/10/2025	02/17/2025	False			02/10/2025			Failure to remove snow	
VE.	02/10/2025	02/17/2025	True	02/19/2025		02/10/2025			Failure to remove snow	
1	02/10/2025	02/17/2025	False			02/10/2025			Failure to remove snow	
GE	02/10/2025	02/17/2025	False						Failure to remove snow	Front
DGE	02/10/2025	02/17/2025	False			02/10/2025			Failure to remove snow	
.ST.	02/10/2025	03/10/2025	False						Repair/Replace bathroom tiles	

(9/12/2024 - 3/11/2025, 96 records)

<u>pn</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance		Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
	Stairways, decks, porches and balconies	PM-304.11	Property Maintenance 2		Christian Sumano
	General	PM-304.1	Property Maintenance		Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2	250.	Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2	250.	Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2	250.	Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2	250.	Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2	150.	Christian Sumano
	Interior surfaces	PM-305.3	Property Maintenance 2		Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-25-00032	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00031	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00030	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00029	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00028	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00027	315 MAGNOLIA ST.		315 MAGNOLIA ST.		3001	29		MARKAKES, MICHAEL	315 MAGNOLIA
CVIO-25-00019	233 MAGNOLIA ST		233 MAGNOLIA ST		2202	17		WEISBERGER, HERMAN & ETHEL	P.O. BOX 4347
CVIO-25-00018	233 MAGNOLIA ST		233 MAGNOLIA ST		2202	17		WEISBERGER, HERMAN & ETHEL	P.O. BOX 4347
CVIO-25-00017	233 MAGNOLIA ST		233 MAGNOLIA ST		2202	17		WEISBERGER, HERMAN & ETHEL	P.O. BOX 4347
CVIO-25-00016	433 RIVER RD #2219		433 RIVER RD		102	4		CASTLE CONDOMINIUM ASSOCIATION	433 RIVER RD
CVIO-25-00015	420-424 RARITAN AVE		420-424 RARITAN AVE		3002	6		NASSAU WD IND %ENGIE INSIGHT MS7186	P.O. BOX 2440
CVIO-25-00014	220 NO. 4TH AVE.		220 NO. 4TH AVE.		1504	33		BABABOOEY LLC	111 S MAIN ST
CVIO-25-00013	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND
CVIO-25-00012	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
. ST. 02/10/2025	03/10/2025	False							Replace and secure all damaged drop ceiling tiles	Unit 1 Hallway
. ST. 02/10/2025	03/10/2025	False							Remove all potential mold, mildew in bathroom.	Unit 1
. ST. 02/10/2025	02/10/2025	False							Failure to do visual lead inspected required for all rental units in Highland Park	Unit 1
. ST. 02/10/2025	03/10/2025	False							Failure to do rental inspection before tenant move in	1st floor Unit
. ST. 02/10/2025	03/10/2025	False							Repair all lighting fixtures	1st Floor
. ST. 02/10/2025	03/10/2025	False							Repair/Scrape/Paint Entire all damaged walls	1st floor
02/10/2025	03/10/2025	False							Repair all damaged walls floors in bathroom	Bathroom
02/10/2025	03/10/2025	False							Failure to repair heating system.	Basement
02/10/2025	03/10/2025	False							Failure to do 5 year rental inspection.	
02/06/2025	03/06/2025	False							Failure to do rental inspection before tenant move in.	
02/04/2025	03/04/2025	False				02/04/2025			Damaged sidewalk panels must be repaired/replace on raritan ave.	
02/04/2025	03/04/2025	False				02/04/2025			Failure to apply for rental inspection	
AVE 01/08/2025	01/22/2025	False							Remove slide locks on all bedrooms	
AVE 01/08/2025	01/22/2025	False							Replace all missing window jalouse window	Front Porch

(9/12/2024 - 3/11/2025, 96 records)

<u>yn</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Interior surfaces	PM-305.3	Property Maintenance 2		Christian Sumano
	Interior surfaces	PM-305.3	Property Maintenance 2		Christian Sumano
	Lead-based paint	PM-305.4	Property Maintenance 2		Christian Sumano
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance		Christian Sumano
	Lighting fixtures	PM-605.3	Property Maintenance Code		Christian Sumano
	Interior surfaces	PM-305.3	Property Maintenance 2		Christian Sumano
	General	PM-305.1	Property Maintenance 2		Christian Sumano
	Unsafe equipment	PM-108.1.2	Property Maintenance 2		Christian Sumano
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance		Christian Sumano
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance	500.	Christian Sumano
	Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance	500.	Christian Sumano
	Locked doors	PM-702.11	Property Maintenance		Christian Sumano
	Window and door frames	PM-304.14	Property Maintenance 2		Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-25-00011	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND.
CVIO-25-00010	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND.
CVIO-25-00009	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND.
CVIO-25-00008	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND.
CVIO-25-00007	11 SO. 2ND AVE		11 SO. 2ND AVE		2202	31		REFORMED CHURCH OF HP AFFORDABLE	19-21 SO. 2ND.
CVIO-25-00006	1416 HUDSON CIRCLE		1416 HUDSON CIRCLE		503	43	C1416	HERSH, SHEVA	1416 HUDSON
CVIO-25-00005	324 WAYNE ST.		324 WAYNE ST.		1504	28		CALAMONERI, W.	321 FAIRMOUN ROAD
CVIO-25-00004	525 SO. 3RD AVE.		525 SO. 3RD AVE.		2706	5		REYES, JUAN & GOMEZ, LOURDES	525 SO. 3RD. A
CVIO-25-00003	208 SO. 2ND AVE.		208 SO. 2ND AVE.		2301	11		HOLLENBACH, THOMAS B. & LILLIAN L.R.	208 SO. 2ND. A
CVIO-25-00002	221 SO. 9TH AVE.		221 SO. 9TH AVE.		3207	8		ADELSON, AHUVA M & DAVID J	221 SO. 9TH. A
CVIO-25-00001	200 CEDAR AVE		200 CEDAR AVE		1801	17		HWANG, JIHBIN	200 CEDAR AV

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
AVE	01/08/2025	01/22/2025	False						Repair storm door to Front secure properly	
AVE	01/08/2025	01/22/2025	False						Replace floors	Kitchen
AVE	01/08/2025	01/22/2025	False						Install smoke detectors and fire extinguisher	
AVE	01/08/2025	01/22/2025	False						Replace/scrape/pain t all damaged walls	Living, Dining, kitchen, all bedrooms
AVE	01/08/2025	01/22/2025	False						Repair front door entrance lock to secure	
CIR	01/06/2025	01/13/2025	False						Failure to keep recycling and trash in a clean and sanitary mannner.	
IT	01/03/2025	01/31/2025	False						Failure to remove bulk pick up from front of house.	
VE.	01/02/2025	01/06/2025	False						Remove all garbage/bulk up. Bulk pick is not available	
VE.	01/02/2025	01/06/2025	False			01/02/2025			Failure to remove bulk pick up in front of property. No bulk pick up avaialbe.	
VE.	01/02/2025	01/03/2025	False			01/02/2025			Failure to remove bulk pick up on side of Aurora St. No bulk pick up is avaialbe.	
									Please remove all bulk pickup including furnitruue, couches, chairs etc.	
E.	01/02/2025	01/06/2025	False			01/02/2025			Failure to maintain exterior property.	Driveway, frontt lawn

(9/12/2024 - 3/11/2025, 96 records)

<u>in</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
Doors		PM-304.16	Property Maintenance 2		Christian Sumano
General		PM-305.1	Property Maintenance 2		Christian Sumano
Smoke detectors		PM-705.5	Property Maintenance		Christian Sumano
Interior surfaces		PM-305.3	Property Maintenance 2		Christian Sumano
Doors		PM-304.16	Property Maintenance 2		Christian Sumano
Disposal of garbage		PM-306.3	Property Maintenance 2		Christian Sumano
Security		702.12.1	Property Maintenance		Christian Sumano
Accumulation of rubbish or garbage		PM-306.1	Property Maintenance 2		Christian Sumano
Accumulation of rubbish or garbage		PM-306.1	Property Maintenance 2		Christian Sumano
Accumulation of rubbish or garbage		PM-306.1	Property Maintenance 2		Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00268	126 COLUMBIA ST		126 COLUMBIA ST		3901	8		WOLF, NANCY	126 COLUMBIA
CVIO-24-00267	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00266	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00265	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00264	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00263	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00262	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00261	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00260	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDIAGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00259	200 CEDAR AVE		200 CEDAR AVE		1801	17		HILSENATH, YAKOV R. & MAGDALENA D.	200 CEDAR AV
CVIO-24-00258	200 CEDAR AVE		200 CEDAR AVE		1801	17		HILSENATH, YAKOV R. & MAGDALENA D.	200 CEDAR AV

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
ST	11/25/2024	12/01/2024	False			11/25/2024			Failure to maintain exterior proeprty. Trim bushes extended out to sidewalk (columbia st). Clean up leaves on property and overgrown grass.	
	11/12/2024	11/25/2024	False						Front door lock must be changed to secure the proeprty.	
	11/12/2024	11/25/2024	False						Replace all kitchen cabinets	Unit 1 Kitchen
	11/12/2024	11/25/2024	False						Expired fire extinguisher 2022	Kitchen Unit 1
	11/12/2024	11/25/2024	False						Repair all activer plumbing leaks causing damaged ceiling in kitchen	Unit 1 Kitchen
	11/12/2024	11/25/2024	False						Install new kitchen hood range	Unit 1 Kitchen
	11/12/2024	11/25/2024	False						Repair all windows. Does not stay up	Unit 1
	11/12/2024	11/25/2024	False						Failure to repair kitchen ceiling. Hazardous conditions	Unit 1 Kitchen
	11/12/2024	11/25/2024	False						Failure to do 5 year rental inspection.	Unit 1
E.	11/07/2024	11/15/2024	False						Failure to maintain property in a clean sanitation condition	
E.	11/07/2024	11/14/2024	False			11/07/2024			Failure to submit rental application.	

(9/12/2024 - 3/11/2025, 96 records)

<u>in</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Sanitation	PM-303.1	Property Maintenance 2		. Christian Sumano
	Doors	PM-304.16	Property Maintenance 2		. Christian Sumano
	General	PM-305.1	Property Maintenance 2		. Christian Sumano
	Fire extinguishers	PM-705.4	Property Maintenance		. Christian Sumano
	General	PM-505.1	Property Maintenance 2		. Christian Sumano
	Cooking equipment	603.2.1	Property Maintenance		. Christian Sumano
	Window and door frames	PM-304.14	Property Maintenance 2		. Christian Sumano
	Interior surfaces	PM-305.3	Property Maintenance 2		. Christian Sumano
	Certificate of Leased Occupancy and Registration	135-24	Property Maintenance	500.	Christian Sumano
	Sanitation	PM-303.1	Property Maintenance 2		. Christian Sumano
	Certificate of Continuing Occupancy	135-24	Property Maintenance	1,000.	Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00255	420 SO. 9TH AVE		420 SO. 9TH AVE		3404	11		VITAL MANAGEMENT AND CONSULTING LLC	26 OLIVER ST. 102
CVIO-24-00254	106 WOODBRIDGE AVE		106 WOODBRIDGE AVE		3602	2		DBL REALTY LLC	5 WAGNER FAI RD
CVIO-24-00253	82 WOODBRIDGE AVE		82 WOODBRIDGE AVE		3601	1		GIRARDI, AGNES JULIA C/O L TRENTA	P.O. BOX 1377
CVIO-24-00250	213 SO. 8TH AVE		213 SO. 8TH AVE		3205	40		YMB MANAGEMENT LLC	201 CREST HIL ROAD
CVIO-24-00249	213 SO. 8TH AVE		213 SO. 8TH AVE		3205	40		YMB MANAGEMENT LLC	201 CREST HIL RD
CVIO-24-00248	235 HILTON ST		235 HILTON ST		3608	84		NAFTALI SIMS & CHANA SIMS	235 HILTON ST
CVIO-24-00246	52 WOODBRIDGE AVE		52 WOODBRIDGE AVE		3104	3		FOTIA, RANDY	52 WOODBRID AVE.
CVIO-24-00245	2 WOODBRIDGE AVE		2 WOODBRIDGE AVE		3102	35		HIGHLAND LIVING LLC	293 LAWRENCI AVE 2ND FLOC

<u>SS</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
STE	10/31/2024	11/08/2024	True	11/12/2024		10/31/2024			Exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property that such occupant occupies or controls in a clean and sanitary condition.	General
RM	10/23/2024	11/06/2024	False			10/23/2024			Replace damaged sidewalk panels causing hazardous condition for pedestrians	Front
	10/23/2024	11/06/2024	False			10/23/2024			Repair/Replace broken sidewalk panels causing hazardous condition for pedestrians.	Front
L	10/10/2024	10/17/2024	False			10/10/2024			Failure to apply for resale certificate.	
L	10/10/2024	10/17/2024	False			10/10/2024			Tampered with water meter by removing it.	Basement
	10/02/2024	10/04/2024	False			10/02/2024			Remove wood piled on street.	Side of property
GE	10/01/2024	11/01/2024	False			10/01/2024			Repair/Replace all damaged sidewalk panels causing hazardous condition for residents	Front
E	10/01/2024	11/01/2024	True	10/31/2024	Sidewalks have been repaired as of 10/23/24	10/01/2024	EAST COAST HIGHLAND HOUSE LLC		Repair/Replace all damaged sidewalk panel causing hazardous condition for residents.	Woodbridge Ave, South 6th, South 7

(9/12/2024 - 3/11/2025, 96 records)

<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
Maintenance	506.2	Property Maintenance		Scott Brescher
Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
Sidewalks and driveways	PM-303.3	Property Maintenance 2	500.	Christian Sumano
Certificate of Continuing Occupancy	135-24	Property Maintenance	500.	Christian Sumano
Supply	PM-506.3	Property Maintenance 2		Christian Sumano
Accumulation of rubbish or garbage	PM-306.1	Property Maintenance 2		Christian Sumano
Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00244	328 DENISON ST.		328 DENISON ST.		1604	29		FAMILY THERAPY ASSOC@ MIDDLESEX LLP	328 DENISON S
CVIO-24-00243	234 SO. 10TH AVE.		234 SO. 10TH AVE.		3601	21		SHARONI, SHILO & 234 SO. 10TH A VERED	
CVIO-24-00242	213 SO. 9TH AVE.		213 SO. 9TH AVE.		3206	7		IVEY, RUBEN E	213 SO. 9TH A
CVIO-24-00241	261 SO. 9TH AVE		261 SO. 9TH AVE		3407	35		GELLER, MATTHEW & HOPKINS, EMILY	261 SO. 9TH A
CVIO-24-00240	232 SO. 9TH AVE.		232 SO. 9TH AVE.		3205	31		KOHLER, THOMAS & TIFFANY	232 S 9TH AVE
CVIO-24-00239	210 SO. 9TH AVE.		210 SO. 9TH AVE.		3205	28		JOHNSON, MORRIS F	210 SO. 9TH. A
CVIO-24-00238	213 SO. 8TH AVE		213 SO. 8TH AVE		3205	7		YMB MANAGEMENT LLC	201 CREST HIL ROAD
CVIO-24-00237	256 SO. 8TH AVE		256 SO. 8TH AVE		3204	18		PANZARINO, CORTNEY	256 SO 8TH AV
CVIO-24-00236	208 SO. 8TH AVE.		208 SO. 8TH AVE.		3204	32		WANG, XIAOXIN	208 SOUTH 8TH AVE
CVIO-24-00235	13 SO. 7TH AVE		13 SO. 7TH AVE		3103	25		LEONTARAKIS, IOANNIS	110 SOMERSE ST-APT 1610
CVIO-24-00234	13 SO. 7TH AVE		13 SO. 7TH AVE		3103	25		LEONTARAKIS, IOANNIS	110 SOMERSE ST-APT 1610

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
ST. 10/01/2024	11/01/2024	False				10/01/2024			Repair/Replace sidewalk panel causing hazardous conditions. Zoning and permits are not required for this work. If extension is needed for work completion feel free to contact us.	Front
VE 09/25/2024	10/08/2024	False				09/25/2024			Duly authorized agents of the borough, upon presentation of	General
VE 09/25/2024	10/25/2024	False				09/25/2024			Failure to replace/repair water meter.	
VE 09/25/2024	10/08/2024	False				09/25/2024			Failure to replace/repair water meter.	General
09/25/2024	10/08/2024	True		11/05/2024		09/25/2024			Failure to replace/repair water meter.	
VE. 09/25/2024	10/08/2024	False				09/25/2024			Duly authorized agents of the borough, upon presentation of	General
L 09/25/2024	10/08/2024	True		01/03/2025		12/17/2024			Duly authorized agents of the borough, upon presentation of	General
E 09/25/2024	10/08/2024	False				09/25/2024			Duly authorized agents of the borough, upon presentation of	General
1 09/25/2024	10/08/2024	False				09/30/2024			Failure to replace/repair water meter.	
T 09/25/2024	10/08/2024	False				09/25/2024			Failure to do 5 year inspection	
T 09/25/2024	10/15/2024	False				09/25/2024			Failure to replace/repair water meter.	General

(9/12/2024 - 3/11/2025, 96 records)

<u>IN</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Sidewalks and driveways	PM-303.3	Property Maintenance 2		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Certificate of Leased Occupany and Registration	135-24	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00233	111 SO. 7TH AVE.		111 SO. 7TH AVE.		3107	5		HARRISON, SHAWN	111 SO. 7TH AVE
CVIO-24-00232	201 SO. 7TH AVE		201 SO. 7TH AVE		3204	36		COMMUNITY ASSET PRESERVATION CORP	108 CHURCH S
CVIO-24-00231	219 SO. 7TH AVE		219 SO. 7TH AVE		3204	5		BELL, PATRICK & REATZ, MEREDITH	219 SO 7TH AV
CVIO-24-00230	233 SO. 7TH AVE.		233 SO. 7TH AVE.		3204	10		SHAH, BHARVI	47 ROSEWOOD RD
CVIO-24-00229	254 SO. 7TH AVE		254 SO. 7TH AVE		3203	32		GLUCK, TZVI HERSHEL & OLGA	254 S 7TH AVE
CVIO-24-00228	30 SO. 5TH AVE.		30 SO. 5TH AVE.		3002	9		HWANG, JIHBIN	30 SOUTH 5TH AVE
CVIO-24-00227	40 SO. 5TH AVE.		40 SO. 5TH AVE.		3002	12		PATEL, NEEL & KICA, VALBEN	13 DREXEL TERRACE
CVIO-24-00226	102 SO. 5TH AVE.		102 SO. 5TH AVE.		3004	30		CONGREGATION ETZ AHAIM	230 DENISON S
CVIO-24-00225	609 SO. 5TH AVE		609 SO. 5TH AVE		3301	84		THOMASON, TIMOTHY T & GERMAN, E M	609 SO. 5TH AVE
CVIO-24-00224	419 SO. 5TH AVE.		419 SO. 5TH AVE.		3301	103		POSY, KENNETH & SHOSHANA	419 SO. 5TH AVE
CVIO-24-00222	405 SO. 5TH AVE		405 SO. 5TH AVE		3202	1.01		HE,CUIE	405 SO. 5TH AVE
CVIO-24-00221	236 SO. 3RD AVE.		236 SO. 3RD AVE.		2303	20		FRANKLIN, HOWARD & GRINKORN, MALKA	236 S 3RD AVE
CVIO-24-00220	208 SO. 3RD AVE.		208 SO. 3RD AVE.		2303	25		BREZAK, JOSEPH-TRUSTEE	2715 AVENUE I

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
/E.	09/25/2024	10/08/2024	True	11/05/2024					Failure to replace/repair water meter.	General
T	09/25/2024	10/08/2024	False						Duly authorized agents of the borough, upon presentation of	General
E	09/25/2024	10/08/2024	False						Failure to replace/repair water meter.	
D	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	
	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	
	09/25/2024	10/08/2024	False			09/30/2024			Failure to replace/repair water meter.	General
	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	
ST.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
/E.	09/25/2024	10/08/2024	True	11/05/2024		09/30/2024			Failure to replace/repair water meter.	General
/E	09/25/2024	10/08/2024	False			09/25/2024			Duly authorized agents of the borough, upon presentation of	General
/E	09/25/2024	10/08/2024	True	11/05/2024		09/25/2024			Failure to replace/repair water meter.	General
	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
M	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General

(9/12/2024 - 3/11/2025, 96 records)

<u>Ln</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	1,000.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	1,000.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00219	16 SO. 3RD AVE.		16 SO. 3RD AVE.		2202	11		LIU, ZHICAI	16 SO 3RD ST
CVIO-24-00218	10 SO. 3RD AVE		10 SO. 3RD AVE		2202	39		8 SOUTH 3RD LLC	10 SOUTH THIF AVE
CVIO-24-00217	245 SO. ADELAIDE AVE		245 SO. ADELAIDE AVE		2003	7		PARKER, ANITA	245 SO. ADELAIDE AVE
CVIO-24-00216	77 SO. ADELAIDE AVE.		77 SO. ADELAIDE AVE.		1801	26		GI SOUTH ADELAIDE PROPERTY LLC	77 SO. ADELAIDE AVE.
CVIO-24-00215	615 SO. 2ND AVE.		615 SO. 2ND AVE.		2502	23		GILLERMAN, JOHN	615 SO. 2ND. A
CVIO-24-00214	32 SO. 2ND AVE.		32 SO. 2ND AVE.		2201	16		FARAH TANIS	32 SO. 2ND. AV
CVIO-24-00213	115 SO. 1ST AVE.		115 SO. 1ST AVE.		2203	26		SHAHIDI, AZRA & NADEEM	115 SO. 1ST. A
CVIO-24-00212	112 SO. 1ST AVE.		112 SO. 1ST AVE.		2101	21		PARK MIKVAH INC	112 SO. 1ST A
CVIO-24-00211	33 CEDAR AVE.		33 CEDAR AVE.		2101	31		BORMANN, JOHN D & BEGG, CAROL M	33 CEDAR AVE
CVIO-24-00209	1102 RARITAN AVE		1102 RARITAN AVE		3802	7		1102 RARITAN AVENUE LLC	1102 RARITAN AVE
CVIO-24-00208	1011 ABBOTT ST.		1011 ABBOTT ST.		1107	37		KIDELL, MARGARET, ESTATE OF	1011 ABBOTT S
CVIO-24-00207	15 AMHERST ST.		15 AMHERST ST.		3805	18		CHOI, SHARON	15 AMHERST S
CVIO-24-00206	104 LAWRENCE AVE.		104 LAWRENCE AVE.		1702	10		104 LAWRENCE AVENUE LLC	104 LAWRENCE AVE.

<u>SS</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
SS	09/25/2024	10/08/2024	False		METER WAS COMPLETED ON OCTOBER 18TH 2024	09/25/2024			Failure to replace/repair water meter.	General
RD	09/25/2024	10/08/2024	True	11/05/2024		09/25/2024			Failure to replace/repair water meter.	General
;	09/25/2024	10/08/2024	False						Failure to replace/repair water meter.	General
DE	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	False			09/25/2024			Failure to replace/repair water meter.	General
VE.	09/25/2024	10/08/2024	True	11/13/2024	VIOLATION AHS BEEN PAID ON 11/13/24 BUT THE METER IS STILL NOT REPLACED AS OF 11/1324	09/25/2024			Failure to replace/repair water meter	General
ST.	09/24/2024	10/08/2024	False			09/24/2024			Failure to replace/repair water meter	General
ST.	09/24/2024	10/08/2024	True	11/05/2024		09/25/2024			Failure to replace meter	General
E	09/24/2024	10/08/2024	False			09/24/2024			Failure to apply for vacant registration	General

<u>pn</u>	<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance	500.	Christian Sumano
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Water Use	328-6	Property Maintenance		. Christian Sumano
	Registration required; access to vacant properties.	303-15	Property Maintenance	500.	Christian Sumano



Violations

<u>Tracking Number</u>	<u>Location Address</u>	<u>Location Address2</u>	<u>Location Name</u>	<u>Ward</u>	<u>Block</u>	<u>Lot</u>	<u>Qualifier</u>	<u>Owner Name</u>	<u>Owner Address</u>
CVIO-24-00205	104 LAWRENCE AVE.		104 LAWRENCE AVE.		1702	10		104 LAWRENCE AVENUE LLC	104 LAWRENCE AVE.
CVIO-24-00204	200 CEDAR AVE		200 CEDAR AVE		1801	17		HWANG, JIHBIN	200 CEDAR AV
CVIO-24-00203	200 CEDAR AVE		200 CEDAR AVE		1801	17		HWANG, JIHBIN	200 CEDAR AV
CVIO-24-00202	427 HARRISON AVE.		427 HARRISON AVE.		302	25		GREENFIELD STEPHEN	427 HARRISON AVE.

Grand Totals

<u>ss</u>	<u>Issue Date</u>	<u>Compliance Date</u>	<u>Closed</u>	<u>Closed Date</u>	<u>Closed Notes</u>	<u>Notice Date</u>	<u>Tenant Name</u>	<u>Tenant Cell Phone</u>	<u>Summary</u>	<u>Infraction Location</u>
E	09/24/2024	10/15/2024	False			09/24/2024			Failure to replace water meter	General
E.	09/24/2024	10/14/2024	False			11/08/2024	HWANG, JIHBIN		Failure to replace water meter	
E.	09/23/2024	10/14/2024	False			09/23/2024			Failure to close all open consutrtction permits.	
									Failure to do final certificate of occupancy after Temporary certificate was issued	
	09/13/2024	09/20/2024	False						Failure to maintain exterior property and premises including sidewalk.	Sidewalk and exterior property
									Cut/trim front lawn and sidewalk area. It is impossible for residents to use it due to overgrown weeds/grass	
									Looks like property hasnt been maintained all summer.	

(9/12/2024 - 3/11/2025, 96 records)

<u>Statute</u>	<u>Statute Number</u>	<u>Statute Source</u>	<u>Balance</u>	<u>Issuing Officer</u>
Water Use	328-6	Property Maintenance	1,000.	Christian Sumano
Water Use	328-6	Property Maintenance	500.	Christian Sumano
Certificate of Continuing Occupancy	135-24	Property Maintenance	1,500.	Christian Sumano
Weeds	PM-303.4	Property Maintenance 2	500.	Christian Sumano
			20,650.	