

MT OLIVE TOWNSHIP
Block: 8800
Lot: 36.18
Qual:

Land Desc: 0.67 AC
Bldg Desc:
Addl Lots:
Acreage: 0.681 Class: 2

Owners Name: MEARS, JOAN M
Street Address: 21 SAUNDERS LN
City & State: HACKETTSTOWN, NJ
Property Location: 21 SAUNDERS LN
Zip: 07840

Land: 155,100
Impr: 354,600
Total: 509,700
Exempt:
Reval Date: 2010/10/01
Map: 88.2
Seq#: 7505 (#1 of 1)

SALES HISTORY

Grantor	Date	Book/Page	Price	Nu#	Year	Land	Impr	Total	Date	Work Description	Amount	Compl.
MEARS, CHRISTOPHER W/JOAN M	02/02/19	23498/1270	100	1	2021	155100	354600	509700	12/06/05	FIN. BASEMENT	13500	08/15/06
MEARS, CHRISTOPHER W/JOAN M.	11/22/07	20977/2		1	2022	155100	354600	509700	09/03/02	INGROUND POOL	14800	06/16/03
	08/28/01	5454 /76	436535						12/12/00	NEW DWELLING	135000	00/00/00

ASSESSMENT HISTORY

BUILDING PERMITS/REMARKS

LAND CALCULATIONS

Frt	Eff D	Back L	Tri	Dpf	FFF	Dep	Reason	Value
0.681 AC		@	7500	+	150000	100%		155108

Neigh: 65
VCS: AC65
Zone: RRAA
Min Front:
Std Depth: 150

Front Ft Value:
Acre Value: 7500
Lot Value:

Land Value: 155,100

SITE INFORMATION

Road: PAVED
Curbs: YES
Sidewalk: NO
Loc:

Util: SEW/WATER
Gas: YES
Elec: YES
Topo: LEVEL

STAFF CONTROL

Info By: OWNER
Visits: 1
Old B: 8800
Old L: 36

Date: 10/08/07
Collector: 81
Prtd: 05/18/22
Card: M DD

RESIDENTIAL COST APPROACH

Basement
BASEMENT 1594 x 9.630 + 2016 x1.15 x1.00= 19971
BASEMENT FINISH 1176 x 13.420 + 1260 x1.15 x1.00= 19598

Main Bldg
FIRST STORY 1906 x 58.850 +27360 x1.00 x1.00=139528
UPPER STORY 1148 x 41.750 + 8316 x1.00 x1.00= 56245
HALF STORY 294 x 24.400 + 4020 x1.00 x1.00= 11194
CATHEDRAL CEILING 522 x 9.450 + 831 x1.14 x1.00= 6571
CONC. SLAB 294 x -3.820 + 0 x1.14 x1.00= -1280
BUILT-IN GARAGE 294 x -14.550 +-1500 x1.14 x1.00= -6587
Heat/AC

FORCED HOT AIR 2936 x 2.820 + 0 x1.12 x1.00= 9273
AC (COMB DUCTS) 2936 x 1.790 + 0 x1.12 x1.00= 5886

BUILDING INFORMATION

Class: 17
Age/Eff Age: 09 / 8 (N)
Exterior Walls: ALUM/VINYL

Roof Type: GABLE
Roof Material: SHINGLE
Room Count: 9
Total Rooms: 9
Bed Rooms: 4

Style: COLONIAL
Story Height: TWO STORY

Row/End: N.A.
Conversion:

Exterior Condition: NORMAL
Interior Condition: NORMAL

Number of Units: 1
Heat Source: GAS

Foundation: CONCRETE

Livable Area: 2936 SF

DEPRECIATION

Physical: 8 %
Func Obs: %
Econ Obs: %

Auto: Y
Over Imp: %
Under Imp: %
Final Net: 0.92

Baths: M: A: 4 O:
Kitchens: M: A: 1 O:

NOTES

2001;FWW
PAVING =PATIO

Plumbing
5 FIXTURE BATH 1 x3685.000 + 0 x1.12 x1.00= 4127
4 FIXTURE BATH 1 x3185.000 + 0 x1.12 x1.00= 3567
3 FIXTURE BATH 1- 2 x2595.000 + 0 x1.12 x1.00= -2906
2 FIXTURE BATH 1- 1 x1895.000 + 0 x1.12 x1.00= 0
JACUZZI 1 x3295.000 + 0 x1.12 x1.00= 3690

Fireplace
PRE-FAB FIREPLACE 2 x3505.000 + 0 x1.15 x1.00= 8061

Attic

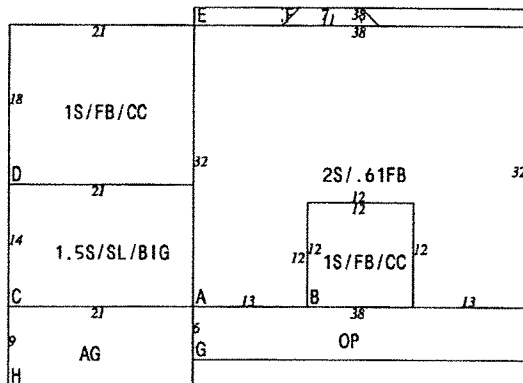
Deck/Patio
OPEN PORCH 228 x 10.773 + 453 x1.15 x1.00= 3346

Garage
ATTACHED GARAGE 189 x 26.990 + 0 x1.13 x1.00= 5764

Base Cost: 286048 CCF: 1.26 Cost New: 360420
Net Cond: 0.92 Bldg Value: 331587

Detached Items:
VINYL POOL 774 x 14.100 + 7644 x1.20 x0.75 x1.26= 21044
SHED 1STY 180 x 15.570 + 828 x1.20 x0.25 x1.26= 1372
PAVING 420 x 2.120 + 0 x1.00 x0.50 x1.26= 561

Land: 155,100 Impr: 354,600 Total: 509,700



A: 2S/.61FB u9 r21 u32 r38 d32 I13 u12 I12 d12 I13
B: 1S/FB/CC u9 r34;u12r12
C: 1.5S/SL/BIG u9 r0 u14 r21
D: 1S/FB/CC u23 r0 u18 r21
E: 2NDOH u41 r21 u2 r38
F: 1SOH u41 r31 n2 e2 r7 s2 e2 I11
G: OP u3 r21 u6 r38
H: AG cb w21 I9
I:
J:
K:
L:

M:
N:
O:
P:

1072
144
294
378
76
18
228
189

Scale: 20



Mount Olive Township
204 Flanders Drakestown Rd.
PO Box 450
Budd Lake, NJ 07828

Certificate

Construction Code Division
(Certificate of Approval)

Date Issued 2/22/2016
Control Number 34925
Permit Number 20151308
Permit Issue Date 12/11/2015
Certificate Number 20151308

Identification

Block: 8800 Lot: 36.18 Qual: _____
Work Site Location: 21 SAUNDERS LANE MOUNT OLIVE, NJ

Owner in Fee: MEARS, CHRISTOPHER W/JOAN M.
Owner Address: 21 SAUNDERS LANE HACKETTSTOWN, NJ NJ 07840
Telephone: _____

Contractor _____
Address _____
Telephone: _____ Fax: _____
License Number or Builders Registration Number: _____
Federal Emp. Number: _____

☐ **Certificate of Occupancy**

This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.

☒ **Certificate of Approval**

This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

☐ **Certificate of Continued Occupancy**

This serves notice that based on a general inspection of the visible parts of the building there are no imminent hazards and the building is approved for continued occupancy.

☐ **Temporary Certificate of Compliance**

The following conditions must be met no later than
or the owner will be subject to fine or order to vacate:
This certificate has an expiration date of:
Conditions to be met:

Home Warranty Number: _____

Type of Warranty Plan: ☐ State ☐ Private

Construction Classification: _____ Use Group: U

Maximum Occupancy Load: 0 Maximum Live Load: 0

Description of Work/Use:
Alterations / GENERATOR

Certificate Comments:

☐ **Certificate of Clearance - Lead Abatement 5:17**

This serves notice that based on written certification, lead abatement was performed as per NJAC5:17 to the following extent.

- ☐ Total removal of lead-based paint hazards in scope of work
☐ Partial or limited time period (years); see file

☐ **Certificate of Clearance - Asbestos Abatement**

This serves notice that based on written certification, asbestos abatement was performed to the following extent.

- ☐ Total removal of asbestos hazards in scope of work
☐ Partial or limited time period (years); see file

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This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until

☐ **Temporary Certificate of Occupancy**

The following conditions must be met no later than:
or the owner will be subject to fine or order to vacate:
This certificate has an expiration date of:
Conditions to be met:

Construction Official _____ Fee: \$0.00
U.C.C. F260 (rev. 08/05)

Check Number: _____
Collected By: _____

Date Printed: 5/18/2022



Mount Olive Township
204 Flanders Drakestown Rd.
PO Box 450
Budd Lake, NJ 07828

Certificate

Construction Code Division
(Certificate of Approval)

Date Issued 6/11/2010
Control Number 24076
Permit Number 20091142
Permit Issue Date 11/2/2009
Certificate Number 20091142

Identification

Block: 8800 Lot: 36.18 Qual: _____

Work Site Location: 21 SAUNDERS LANE MOUNT OLIVE, NJ

Owner in Fee: MEARS, CHRISTOPHER W/JOAN M.

Owner Address: 21 SAUNDERS LANE HACKETTSTOWN, NJ NJ 07840

Telephone: _____

Contractor _____

Address _____

Telephone: _____ Fax: _____

License Number or Builders Registration Number: _____

Federal Emp. Number: _____

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This certificate has an expiration date of:
Conditions to be met:

Home Warranty Number: _____

Type of Warranty Plan: ☐ State ☐ Private

Construction Classification: _____ Use Group: R-5

Maximum Occupancy Load: 0 Maximum Live Load: 0

Description of Work/Use:

Alarm systems

Certificate Comments:

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This certificate has an expiration date of:
Conditions to be met:

Construction Official

U.C.C. F260 (rev. 08/05)

Fee: \$0.00

Check Number: _____

Collected By: _____

Date Printed: 5/18/2022

Page 1



Mount Olive Township
204 Flanders Drakestown Rd.
PO Box 450
Budd Lake, NJ 07828

Certificate

Construction Code Division
(Certificate of Approval)

Date Issued _____
Control Number 18278
Permit Number 20051350+A
Permit Issue Date 2/22/2006

Certificate Number 20051350

Identification

Block: 8800 Lot: 36.18 Qual: _____

Work Site Location: 21 SAUNDERS LANE MOUNT OLIVE, NJ

Owner in Fee: MEARS, CHRISTOPHER W/JOAN M.

Owner Address: 21 SAUNDERS LANE HACKETTSTOWN, NJ NJ 07840

Telephone: _____

Contractor _____

Address _____

Telephone: _____ Fax: _____

License Number or Builders Registration Number: _____

Federal Emp. Number: _____

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This certificate has an expiration date of:

Conditions to be met:

Home Warranty Number: _____

Type of Warranty Plan: ☐ State ☐ Private

Construction Classification: _____ Use Group: R-5

Maximum Occupancy Load: 0 Maximum Live Load: 0

Description of Work/Use:

Update to alterations

Certificate Comments:

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or the owner will be subject to fine or order to vacate:
This certificate has an expiration date of:

Conditions to be met:

Construction Official

U.C.C. F260 (rev. 08/05)

Fee: \$0.00

Check Number: _____

Collected By: _____

Date Printed: 5/18/2022

Page 1



Mount Olive Township
204 Flanders Drakestown Rd.
PO Box 450
Budd Lake, NJ 07828

Certificate

Construction Code Division
(Certificate of Approval)

Date Issued 9/8/2009
Control Number 17878
Permit Number 20051350
Permit Issue Date 12/6/2005
Certificate Number 20051350

Identification

Block: 8800 Lot: 36.18 Qual: _____
Work Site Location: 21 SAUNDERS LANE MOUNT OLIVE, NJ

Owner in Fee: MEARS, CHRISTOPHER W/JOAN M.
Owner Address: 21 SAUNDERS LANE HACKETTSTOWN, NJ NJ 07840
Telephone: _____

Contractor _____
Address _____
Telephone: _____ Fax: _____
License Number or Builders Registration Number: _____
Federal Emp. Number: _____

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Conditions to be met:

Home Warranty Number: _____

Type of Warranty Plan: ☐ State ☐ Private

Construction Classification: _____ Use Group: R-5

Maximum Occupancy Load: 0 Maximum Live Load: 0

Description of Work/Use:
Finish Basement - alts.

Certificate Comments:

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This certificate has an expiration date of:
Conditions to be met:

Construction Official _____ Fee: \$0.00
U.C.C. F260 (rev. 08/05)

Check Number: _____
Collected By: _____

Date Printed: 5/18/2022



Mount Olive Township
204 Flanders Drakestown Rd.
PO Box 450
Budd Lake, NJ 07828

Certificate

Construction Code Division
(Certificate of Approval)

Date Issued 9/14/2012
Control Number 11931
Permit Number 24089
Permit Issue Date 9/3/2002

Certificate Number 24089

Identification

Block: 8800 Lot: 36.18 Qual: _____
Work Site Location: 21 SAUNDERS LANE MT OLIVE, NJ
Owner in Fee: MEARS, JOAN
Owner Address: 21 SAUNDERS LANE HACKETTSTOWN NJ 07840
Telephone: _____
Contractor _____
Address _____
Telephone: _____ Fax: _____
License Number or Builders Registration Number: _____
Federal Emp. Number: _____

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This certificate has an expiration date of:
Conditions to be met:

Home Warranty Number: _____

Type of Warranty Plan: ☐ State ☐ Private

Construction Classification: _____ Use Group: U

Maximum Occupancy Load: 0 Maximum Live Load: 0

Description of Work/Use:
IN/G ELEC HT POOL

Certificate Comments:

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Conditions to be met:

TOWNSHIP OF MOUNT OLIVE

Planning • Zoning • Code Enforcement ZONING PERMIT #02-554

A. APPLICANT

Name: American Pools, Inc.

Address: 967 Route 46
Kenvil, NJ 07847

Phone:

Relationship to Owner: Contractor

B. OWNER

Name: Mr. & Mrs. Mears

Address: 21 Saunders Lane
Budd Lake, NJ 07828

Phone:

Block: 8800 Lot: 36.18

Zoning: RR-AA (approved as R-1 Cluster)

C. FINDINGS:

This is to certify that the above described premises together with any building thereon, are used or proposed to be used as or for: Install an in-ground pool measuring 18 feet by 43 feet with a 4 foot high chain link fence on property known as 21 Saunders Lane, also known as Block 8800, Lot 36.18. The pool is depicted on the attached survey prepared by Michael C. Nolan, revised through December 5, 2001.

PURSUANT TO TOWNSHIP ORDINANCE 32-96 THE POOL WILL CONFORM TO THE BULK STANDARDS OF THE R-1 CLUSTER ZONE WHICH WERE IN PLACE AT THE TIME OF SUBDIVISION APPROVAL.

(X) Use permitted by ordinance.

(X) Proposed structure will not encroach upon required setbacks, height requirement, or exceed maximum allowable building coverage.

D. CONDITIONS AND/OR COMMENTS

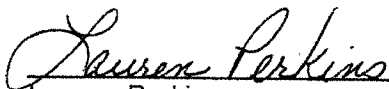
APPLICANT SHALL OBTAIN ALL NECESSARY APPROVALS FROM THE HEALTH DEPARTMENT AND CONSTRUCTION OFFICIAL.

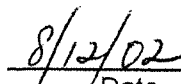
PLEASE NOTE: This permit certifies compliance with the Township Zoning Ordinance and/or Subdivision Ordinance. It does not exempt bearer of responsibility to secure a Certificate of Occupancy, Building Permit, Board of Health approvals, or other permits as required by municipal, county, state or federal agencies.

Time Limit: This Zoning permit is subject to revisions to applicable development ordinances.

APPROVED BY

FEE PAID: \$10.00


Lauren Perkins
Zoning Assistant


Date

c: Philip Wolski, Construction Code Official
Frank Wilpert, Health Officer
Jack Marchione, Tax Assessor