



Borough of Roseland

Date: 12/11/25

Compliance Date: 02/13/26

Notice: 25V00165

Owner: SEDRAK, SHADY
40 LINCOLN ST
ROSELAND, NJ 07068

Property Address:
40 LINCOLN STREET
Property ID: 24. 39.

NOTICE OF VIOLATION(S)

During a recent visit to your property, the following violations were found:

Section	Description
CODE 30-403.2B	NO IMPROVEMENTS SHALL BE CONSTRUCTED WITHOUT OBTAINING A ZONING PERMIT.

THE ZONING BOARD DENIED YOUR REQUEST FOR THE INCREASE IN IMPERVIOUS COVERAGE ON YOUR PROPERTY AT 40 LINCOLN.
REMOVE ANY PAVERS, BLOCK, CONCRETE, OR OTHER IMPERVIOUS SURFACE TO BRING YOUR PROPERTY INTO COMPLIANCE.

Further, take NOTICE that failure to comply with this NOTICE may result in the assessment of a penalty PER VIOLATION, as set forth in the Borough Ordinance §1-5, as well as a mandatory court appearance.

If you have any questions concerning this matter, please contact the Code Enforcement Department.

STEVEN WILLENBORG
CODE ENFORCEMENT/PROPERTY MAIN
(973)403-6046
CODEENFORCEMENT@ROSELANDNJ.ORG