

**TOWNSHIP OF LYNDHURST
DRIVEWAY & FENCE PERMIT**

DATE: 5/16/2023

WORK SITE LOCATION: 645 New Jersey Ave

RESIDENTIAL: ✓ COMMERCIAL: _____

CONSTRUCTION OF:

NEW DRIVEWAY _____ REPLACE EXISTING DRIVEWAY _____

NEW CURB CUT _____ ALTER EXISTING CURB CUT _____

NEW APRON _____ REPLACE EXISTING APRON _____

NEW FENCE _____ REPLACE EXISTING FENCE ✓

PROPERTY OWNER:

NAME: EKJ Real Estate LLC

ADDRESS: 72 10th Street Wood-Ridge, NJ

PHONE#: _____

CONTRACTOR:

NAME: EKJ Construction LLC

ADDRESS: 72 10th Street Wood-Ridge NJ

PHONE#: 201-952-6252

HOME IMPROVEMENT CONTRACTORS LICENSE#: _____

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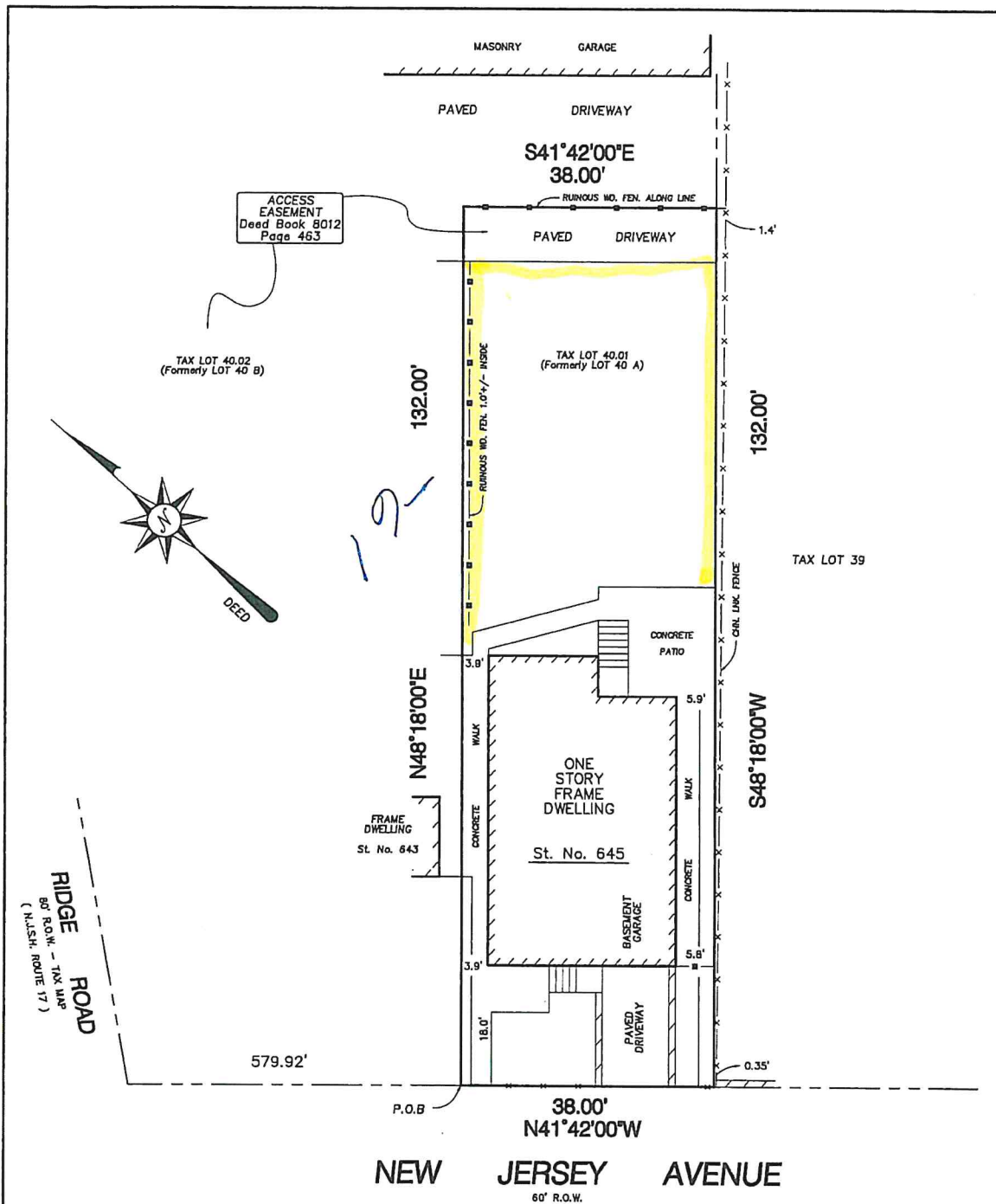
REVIEW OF CONSTRUCTION DEPARTMENT

APPROVED ✓ DENIED _____
ZONING OFFICER [Signature]

DRIVEWAY, CURB CUT & APRON FEE: \$50.00 _____ CHECK _____ CASH

NEW OR REPLACEMENT FENCE FEE: \$25.00 _____ CHECK pd CASH

PLEASE SEE BACKSIDE FOR REQUIRMENTS



LOT AREA = 5,016 SQ FT (0.115 ACRES)

LOCATION PROPERTY SURVEY

St. No. 645 NEW JERSEY AVENUE
TAX LOT 40.01 BLOCK 102
TOWNSHIP of LYNDHURST, BERGEN COUNTY, NEW JERSEY

THIS SURVEY IS CERTIFIED TO:

EKJ Real Estate LLC
Vested Land Services LLC File No. 101489
CATIC Title Insurance Company
DePiero Radding LLC
Peak Private Lending as Agents for Peak Lyndhurst Trust

This certification is made only to the parties for the purchase and/or mortgage of heretofore delineated property by the named purchaser. No responsibility or liability is assumed by the Surveyor for the use of survey for any other purpose including but not limited to use of survey for survey effort, needs of property, or any other person not stated in certification, either directly or indirectly.
This is a location survey, property corners were not set as per written contractual agreement pursuant to N.J.A.C. 17:27-2.1(e).
This survey is subject to facts that a complete and accurate title search may reveal and is subject to easements of record.

Wm. DiMARZO & SON, ASSOC., INC.

Surveyors - Planners
2204 MORRIS AVENUE, SUITE 103
P.O. BOX 1717
UNION, NEW JERSEY 07083-1717
TEL: (908) 686-2380

William Swift
WILLIAM P. SWIFT, N.J.P.L.S. 20788
N.J.P.P. 4767
PROFESSIONAL LAND SURVEYOR and PROFESSIONAL PLANNER
CERTIFICATE of AUTHORIZATION NUMBER 24GA27971700

BLOCK 102 SCALE 1" = 15' PROJ. NO. 23-500B

DATE: MAY 9, 2023

SALES HISTORY										ASSESSMENT HISTORY				BUILDING PERMITS/REMARKS			
Grantor	Date	Book/Page	Price	Nu#	Year	Land	Impr	Total	Date	Work Description	Amount	Compl.					
FERRARA, PHYLLIS NANCY&JASON L	05/17/23	4998 / 124	325000	10	2018	162600	120700	283300	08/05/10	SIDING	7900	09/11/12					
GIAMPOALA, MATTEO	06/26/01	8407 / 997	245000		2019	162600	120700	283300	10/18/06	PLUMBING ALTERATION	4985	10/28/08					
					2020	162600	120700	283300									
					2021	162600	120700	283300									
LAND CALCULATIONS					SITE INFORMATION				RESIDENTIAL COST APPROACH								
Frnt	Rr	SB	T	FF	Avgd	Tabl	EqF	Rate	Site	Cond	Value	Road:	Utilities:	Basement			
												PAVED	Sewer: YES	BASEMENT			
												Curbs: YES	Water: YES	BASEMENT FIN			
												Sidewalk: YES	Gas: YES	Main Bldg			
												Measured: MB	Topo: LEVEL	FIRST STORY			
												Inspected: E	Neigh: 26	BRICK SF			
												07/14/22	VCS: SF26				
												BUILDING INFORMATION					
												Type and Use:	Class/Quality:	Heat/AC			
												ONE FAMILY	16	HW BASEBOARD			
												Story Height:	Condition:	AC ADDED TO HOT			
												ONE STORY	AVERAGE	Plumbing			
												Style:	Year Built/EffA:	3 FIXTURE BATH			
												RANCH	1963 / 59 (Y)				
												Exterior Finish:	Windows:				
												BRICK	ESTIMATED	Fireplace			
												Roof Type:	Livable Area:	Attic			
												HIP	1185 SF				
												Roof Material:	Interior Cond:				
												ASPHALT SHINGLE	AVERAGE				
												Foundation:	Interior Wall:	Deck/Patio/Garage/Misc			
												CONC/CIND BLK	SR/PL	PATIO			
												Baths: M:1	A: 1	O: 0			
												Kitchens: M:41	A: 1	O: 0			
												ROOM COUNT					
													B	1	2	3/A	Tot
												Living Rm	1	1			2
												Dining Rm					
												Kitchen	1	1			2
												Dinette					
												5 Fixt Bath					
												4 Fixt Bath					
												3 Fixt Bath	1	1			2
												2 Fixt Bath					
												Bed Room	1	3		</	