



OPRA request - Union County - OPRA Request

message

. Carrero <opra+request-32777-5a8f57c6@requests.opramachine.com>

Mon, Jun 20, 2022 at 3:27 PM

: "OPRA requests at Springfield Township (Union)" <linda.donnelly@springfield-nj.us>

Dear Springfield Township (Union),

This is a request for public records made under OPRA and the common law right of access. I am not required to fill out an official form. Please acknowledge receipt of this message.

Records requested:

1) A list of all properties with taxes that are delinquent in amounts of at least \$1,500 and beyond that date back to 2021 or prior years. Please include full property location, owner name, amounts, and Class 2 & 1 properties only, if possible.

2) A separate list of all properties with Utilities that are delinquent in amounts of at least \$250 and beyond, that date back to 2021 or prior. Please include full property location, owner name, amounts, and Class 2 & 1 properties only, if possible.

3) A list of all properties with open liens in amounts of at least \$500 and beyond, that date back to 2021 or prior years. Please include full property location, owner name, amounts, and Class 2 & 1 properties only.

4) A list of all properties that are currently vacant or abandoned. If the property used to be vacant and no longer is, please do not include. Please include full property location, owner name, and Class 2 & 1 properties only, if possible.

5) A list of all properties that have received code violations for high grass/junk/unkept property that are still active or open. Please do not include closed cases, and provide the type of violation. Also, please include full property location, owner name, and Class 2 & 1 properties only, if possible.

If possible, please put all lists in separate Excel files. If up-to-date data is not available, please provide the most recently available.

I appreciate your time and efforts.

Yours faithfully,

S. Carrero

Please use deliver records electronically via email to the below UNIQUE address for all replies to this request:
opra+request-32777-5a8f57c6@requests.opramachine.com

Is linda.donnelly@springfield-nj.us the wrong address for OPRA requests to Springfield Township (Union)? If so, please contact us using this form:

https://opramachine.com/change_request/new?body=springfield_township_union

Disclaimer: This message and any reply that you make will be published on the internet. Our privacy and copyright policies:
<https://opramachine.com/help/officers>

View this OPRA request & responses online:

https://opramachine.com/request/union_county_opra_request_18

Please note that in some cases publication of requests and responses will be delayed.

If you find this service useful as an OPRA custodian, please ask your web manager to link to us from your organisation's website.



Township of Springfield

WHICH IS IN THE COUNTY OF UNION
STATE OF NEW JERSEY
ESTABLISHED APRIL 14, 1794

*Send ?
Notice
To Homeowner*

*7020 2450 0000 5784 8936 BY ARA
6/14/22*

ROBERT HERBERT
ZONING OFFICER
(973) 232-4449
FAX (973) 912-2283

ENGINEERING DEPARTMENT
MUNICIPAL BUILDING
100 MOUNTAIN AVENUE
SPRINGFIELD, NEW JERSEY 07081-1785

NOTICE OF VIOLATION

NOTICE DATED June 2, 2022

**706 SOUTH SPRINGFIELD AVENUE, SPRINGFIELD, NEW JERSEY 07081
(DESIGNATED BLOCK 2901, LOT 4 ON THE TAX MAP OF THE TOWNSHIP OF
SPRINGFIELD, UNION COUNTY, NEW JERSEY)**

Violation Notice is being sent to:

**RAS LAW OFFICES
130 CLINTON ROAD/SUITE 202
FAIRFIELD, NJ 07004**

**DCS Enterprises C/O Cyprex Services LLC
810 Carlisle Avenue
Cherry Hill, NJ 08002**

PLEASE TAKE NOTICE: You are in violation of the Property Maintenance Code of the Township of Springfield (copy attached) in the following particulars:

1. Subsection 15-6.2 of Section 15-6 of Chapter XV, the Property Maintenance Code of the Township of Springfield, of the Revised General Ordinances of the Township of Springfield, provides that a Creditor in an action to foreclose on residential property within the Township shall be immediately responsible for the care, maintenance, security and upkeep of the exterior of the property, after the property becomes Vacant and Abandoned.
2. The property located at **706 South Springfield Avenue** is Vacant and Abandoned as defined in Section 15-3 of said Ordinance and **RAS Law Offices**, as a creditor in foreclosure of said property, is responsible therefor for the care, maintenance, security and upkeep of the exterior of the property under subsection 15-16.
3. The following conditions of the foresaid property that include but not limited to the following presently exist: **Maintain the grass and landscaping thru the spring, summer and fall months, shovel sidewalks within 24 hours of the end of a storm, remove dead tree on the front lawn, resurface driveway, repair or replace broken fence, gate must be self locking, replace broken soffit, right rear side of house, remove water from pool cover, attach pool cover securely**
4. Subsections 15-6.1d, 15-6.1e and 15-6.1(a) of said Chapter XV, require the Creditor to file a registration statement which shall include the name, street address, telephone number, and email address of a person twenty one (21) years or older, designated as the authorized agent for receiving notices of code violations and for receiving process in any court proceedings or

PHILAN HALLINAN DIAMOND & JONES, PC
400 Fellowship Road Suite 100
Mt. Laurel, NJ 08054
856-813-5500
Fax: 856-813-5501

uam.
Collector
Zoning/Eng
Assessor
Bldg.

Notification to Municipal Clerk of Filing of Action to Foreclose on a Mortgage

October 20, 2016

SPRINGFIELD MUNICIPAL CLERK
100 MOUNTAIN AVE.
SPRINGFIELD, NJ 07081

Property Owners: PAUL J. GAFFREY; MRS. PAUL J. GAFFREY, HIS WIFE
DEBORAH GAFFREY; MR. GAFFREY, HUSBAND OF DEBORAH
GAFFREY
Property Address: 112 SOUTH MAPLE AVENUE
SPRINGFIELD, NJ 07081-0000
Block/Lot No.: 905 / 24

Dear Sir or Madam:

Please be advised that a summons and complaint in an action to foreclose on a mortgage has been filed against the above property.

The full name and contact information for the In-State representative of the creditor who is responsible for the care, maintenance, security and upkeep of a property for the creditor is:

Safeguard Properties Management, LLC
(ID#0600390661) for Bank of America
c/o Corporation Service Company
830 Bear Tavern Road
West Trenton, NJ 08628
violations@safeguardproperties.com

The name and contact information of an individual located within the state, whose authorized to accept service of process on behalf of the creditor is:

Safeguard Properties Management, LLC
(ID#0600390661) for Bank of America
c/o Corporation Service Company
830 Bear Tavern Road
West Trenton, NJ 08628
code.violations@safeguardproperties.com

(Optional)

The name and contact information for the creditor's representative responsible for receiving complaints of property maintenance and code violations is:

Safeguard Properties Management, LLC
(ID#0600390661) for Bank of America
c/o Corporation Service Company
830 Bear Tavern Road
West Trenton, NJ 08628
code.violations@safeguardproperties.com

This property is not an affordable housing unit pursuant to the "Fair Housing Act."

Thank you for your attention to this notice.

Very truly yours,

Philan Hallinan Diamond & Jones, PC