



THOMAS J. EVANS
Director of Revenue and Finance

CODE ENFORCEMENT DEPT.

DAVID BERRY
Construction Official
Zoning Official

TOWNSHIP OF NUTLEY

1 KENNEDY DRIVE
NUTLEY, NEW JERSEY 07110

TELEPHONE: (973) 284-4957 · FACSIMILE: (973) 284-0071

BUILDING
PLUMBING
ELECTRICAL
FIRE
ZONING

October 20, 2025

Frank C. Molinaro
142 Raymond Avenue
Nutley, NJ 07110

RE: Permission Not to Rebuild Unsafe/Damaged Garage and to Install a Shed
142 Raymond Avenue
Block/Lot: 5003/32

Dear Mr. Molinaro,

Your request for a permit, at the above referenced premises, to demolish the existing garage and not to rebuild, and to install a shed, as shown on the property survey prepared by James M. Helb dated April 16, 2004, is denied for the following reason:

This property is located in an R-1 district as shown on the Nutley Zoning Map.

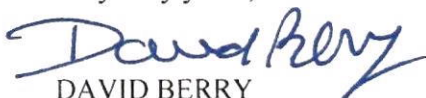
Chapter 700, Article V, Section 700-9 A of the Codes of Nutley states the following uses are permitted in the R-1 Zoning District: Single-family dwellings, not to exceed one dwelling unit on each lot. No other principal use is permitted on the same lot with a single-family dwelling. Each single-family dwelling shall have two parking spaces, at least one of which is in a garage.

A non-refundable filing fee of \$175.00 in connection with your appeal was paid to the Code Enforcement Office in order to begin the application process. *All tax and water bills must be paid to date prior to the processing of a variance fee.*

Information on procedures for an appeal of this decision to the Board of Adjustment can be obtained from Jessica D'Onofrio at (973) 284-4957 or jdonofrio@nutleynj.org. It should be noted that, under State Statute, notice of appeal of this decision must be filed with this office no later than twenty (20) calendar days from the date of this notice.

Any changes to the proposed plans must be submitted prior the applications being returned to the Code Enforcement Office. No changes can be made once the application is received by this office.

Very truly yours,


DAVID BERRY
Zoning Official



TOWNSHIP OF NUTLEY, NEW JERSEY

ZONING BOARD OF ADJUSTMENT APPLICATION FORM

Docket No: ZBA-25-0041

TO ALL APPLICANTS: This application form is designed to obtain from you information necessary for the processing of your application by the Zoning Board of Adjustment.

Application Fee: \$ 175 (on denial letter)

Date of Denial Letter: 10/20/25

Section I: SUBJECT PROPERTY

Address: 142 Raymond Avenue

Block: 5003 Lot: 32 Zone: R-1

	District Requirements	Proposed
Lot Area	_____	_____
Lot Width	_____	_____
Lot Depth	_____	_____
Front Yard	_____	_____
Side Yard	_____	_____
Rear Yard	_____	_____
Other	_____	_____

Section II: APPLICANT INFORMATION

Name: FRANK C. MOLINARO

Address: 142 RAYMOND AVE

X Telephone: 862-262-5050

Email Address: DOEDOE649@MSN.COM

Applicant is a:

____ Corporation ____ Partnership ____ LLC X Individual

If the owner is not the applicant, the following must be provided:

Owner Name: _____

Address: _____

Telephone: _____

Email Address: _____

Section III: DISCLOSURE STATEMENT

Pursuant to N.J.S. 40:55D-48.1 the names and address of all persons owning 10% of the stock in a corporation or a 10% interest in any partnership must disclosed by the applicant. In accordance with N.J.S. 40:55D-48.2, that disclosure requirement applies to any corporation or partnership which owns more than 10% interest.

Name: _____

Address: _____

Interest: _____

Name: _____

Address: _____

Interest: _____

Name: _____

Address: _____

Interest: _____

Section IV: PROPERTY INFORMATION

	Existing	Proposed
Total existing and total proposed dwelling units	<u>1</u>	<u>1</u>
Total existing and total proposed professional offices	_____	_____
Total existing and total proposed parking spaces	_____	_____

Present use of premises: One Family Dwelling

Has there been any previous appeal, request, or application to this or any other Township of Nutley Board or the Construction Code Official involving these premises? no

If yes, state the nature, date and the disposition of each such matter: _____

Section V: PROFESSIONAL INFORMATION

Applicant's Attorney

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Architect

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Engineer

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Planning Consultant

Name: _____
Address: _____

Telephone: _____ Fax: _____
Email Address: _____

***List any other expert who will submit a report or who will testify for the applicant.
(Attach additional sheets, if necessary)***

Name: _____
Address: _____

Telephone: _____ Fax: _____
Email Address: _____ Field of Expertise: _____

Section VI: GENERAL INFORMATION

In the space below, state the nature of the constraints imposed by the physical characteristics of the land under consideration (i.e. exceptional narrowness, shallowness 01' topographic conditions).

N/A

X

In the space below, state any other extraordinary or exceptional situation or condition of the land involved which would constrain development in accordance with Zoning Regulations

N/A

X

Explain how not granting this variance request would impose peculiar and exceptional practical difficulties or exceptional or undue hardship upon you.

THE GARAGE IS IN DEPLORABLE CONDITION, IT
DOES NOT HAVE A FOUNDATION, IT IS CONSTRUCTED
RIGHT ON TOP OF THE DIRT. I CANNOT AFFORD

X THE COST TO REPLACE AND REBUILD A NEW
GARAGE AND FOUNDATION

Explain how the granting of this variance will not detrimentally affect the public good or substantially impair the intent and purpose of the Zone Plan and Zoning Ordinance.

N/A

X


CERTIFICATION

STATE OF NEW JERSEY }

SS.

COUNTY OF ESSEX }

X FRANK C. MOLINARO, being duly sworn, hereby certify (check one)

➤  that I am the applicant

or

➤ _____ that I am the _____ of _____,
(Title) (Company Name)
the Applicant, and that I am duly empowered and authorized to make this representation
on behalf of _____;
(Company Name)

and that the information presented in this application is true, complete and accurate.

Frank C. Molinaro
Applicant/Applicant's Authorized
Officer or Representative

Subscribed and sworn to before me
this 30th day of October, 2025

Sandra C. Grabowski
Signature of person authorized to take oaths



Nutley

Parcel Offset List

Target Parcel(s): Block-Lot: 5003-32
MOLINARO, FRANK & DOREEN
142 RAYMOND AVENUE

40 parcels fall within 200 feet of this parcel(s).

Block-Lot: 5304-38

DELGRANDE, SANDRA
46 CEDAR STREET
NUTLEY, NJ 07110
RE: 46 CEDAR STREET

Block-Lot: 5304-8

VRANOS, STEFANOS & VICTORIA
145 RAYMOND AVE
NUTLEY, NJ 07110
RE: 145 RAYMOND AVENUE

Block-Lot: 5304-9

JOHNSON, SUZANNE C
141 RAYMOND AVE
NUTLEY, NJ 07110
RE: 141 RAYMOND AVENUE

Block-Lot: 5304-44

GOLOVINSKY, VLADIMIR
70 CEDAR ST
NUTLEY, NJ 07110
RE: 70 CEDAR STREET

Block-Lot: 5304-6

GIL, OSCAR E & LILIANA R
151 RAYMOND AVE
NUTLEY, NJ 07110
RE: 151 RAYMOND AVENUE

Block-Lot: 5003-8

MENDEZ, CARLOS & ROSA
133 COEYMAN AVENUE
NUTLEY, NJ 07110
RE: 133 COEYMAN AVENUE

Block-Lot: 5003-28

PODGARSKY, ANDREA L+CARLSON, ARTHUR J
126 RAYMOND AVE
NUTLEY, NJ 07110
RE: 126 RAYMOND AVENUE

Block-Lot: 5304-37

PECCARELLI, JOSEPH L. & THERESA L.
42 CEDAR ST
NUTLEY, NJ 07110
RE: 42 CEDAR STREET

Block-Lot: 5304-36

MORELLO, ROCCO L
38 CEDAR ST
NUTLEY, NJ 07110
RE: 38 CEDAR STREET

Block-Lot: 5304-12

BOYLE, COLLIN & LAURA
131 RAYMOND AVE
NUTLEY, NJ 07110
RE: 131 RAYMOND AVENUE

Block-Lot: 5304-4

RUFINO, MARK & AMY
157 RAYMOND AVE
NUTLEY, NJ 07110
RE: 157 RAYMOND AVENUE

Block-Lot: 5304-5

RUBINO, RICHARD & PATRICIA
155 RAYMOND AVE
NUTLEY, NJ 07110
RE: 155 RAYMOND AVENUE

Block-Lot: 5304-7

CANEY, DEREK J. & DEBORAH J.
147 RAYMOND AVE
NUTLEY, NJ 07110
RE: 147 RAYMOND AVENUE

Block-Lot: 5304-10

GILL, ARTHUR J
137 RAYMOND AVENUE
NUTLEY, NJ 07110
RE: 137 RAYMOND AVENUE

Block-Lot: 5304-43

SNEDDON, HUGH JR. & RENA
66 CEDAR ST
NUTLEY, NJ 07110
RE: 66 CEDAR STREET

Block-Lot: 5304-11

IDROVO, MICHELLE C
135 RAYMOND AVE
NUTLEY, NJ 07110
RE: 135 RAYMOND AVENUE

Block-Lot: 5304-42

MATTIA, DONNA
62 CEDAR ST
NUTLEY, NJ 07110
RE: 62 CEDAR STREET

Block-Lot: 5304-41

VOGEL, DANIEL W. JR. & VOGEL, SUSAN
58 CEDAR ST
NUTLEY, NJ 07110
RE: 58 CEDAR STREET

Block-Lot: 5304-13

SLAWSKY, KEITH
129 RAYMOND AVE
NUTLEY, NJ 07110
RE: 129 RAYMOND AVENUE

Block-Lot: 5304-40

ZEDAR, LEWIS M. & LINDA R.
54 CEDAR ST
NUTLEY, NJ 07110
RE: 54 CEDAR STREET

Block-Lot: 5304-14

PERERA, VIRGINIA
125 RAYMOND AVE
NUTLEY, NJ 07110
RE: 125 RAYMOND AVENUE

Block-Lot: 5304-39

ROBERTAZZI, WILLIAM & JOANNA
50 CEDAR ST
NUTLEY, NJ 07110
RE: 50 CEDAR STREET

Block-Lot: 5003-36

MENDEZ, ANDRES
158 RAYMOND AVE
NUTLEY, NJ 07110
RE: 158 RAYMOND AVENUE

Block-Lot: 5003-6

MUNOZ, DIEGO & JENNIFER S
141 COEYMAN AVE
NUTLEY, NJ 07110
RE: 141 COEYMAN AVENUE

Block-Lot: 5003-38

SARNO, MICHAEL J. & BARBARA J.
236 RIDGE RD
NUTLEY, NJ 07110
RE: 236 RIDGE ROAD

Block-Lot: 5003-7

SHEDD, CHRISTOPHER & KAREN
137 COEYMAN AVE
NUTLEY, NJ 07110
RE: 137 COEYMAN AVENUE

Block-Lot: 5003-37

CARMELICH, TINA M & MICHAEL L
228 RIDGE RD
NUTLEY, NJ 07110
RE: 228 RIDGE ROAD

Block-Lot: 5003-40

KOSKI, LEON & CHARESE
244 RIDGE RD
NUTLEY, NJ 07110
RE: 244 RIDGE ROAD

Block-Lot: 5003-4

DALY, MARK W. & MARY M.
151 COEYMAN AVE
NUTLEY, NJ 07110
RE: 151 COEYMAN AVENUE

Block-Lot: 5003-39

ARRIGONI, ELLEN T & THOMAS J
240 RIDGE RD
NUTLEY NJ 07110
RE: 240 RIDGE ROAD

Block-Lot: 5003-5

MAGNUSSON, JILL M.
145 COEYMAN AVE
NUTLEY, NJ 07110
RE: 145 COEYMAN AVENUE

Block-Lot: 5003-35

DE FRESSINE, PATRICIA E.
154 RAYMOND AVE.
NUTLEY, NJ 07110
RE: 154 RAYMOND AVENUE

Block-Lot: 5003-34

ENNIS, DOREEN
150 RAYMOND AVE
NUTLEY, NJ 07110
RE: 150 RAYMOND AVENUE

Block-Lot: 5003-30

BRINDISI, GEORGE & SUSAN V.
136 RAYMOND AVE
NUTLEY, NJ 07110
RE: 136 RAYMOND AVENUE

Block-Lot: 5003-31

JOHN M. COFFEY IRREVOCABLE TRUST
140 RAYMOND AVE
NUTLEY, NJ 07110
RE: 140 RAYMOND AVENUE

Block-Lot: 5003-33

CASTILLO, RAUL & EVELYN
146 RAYMOND AVE
NUTLEY, NJ 07110
RE: 146 RAYMOND AVENUE

Block-Lot: 5003-29

CALI, BARBARA
130 RAYMOND AVE
NUTLEY, NJ 07110
RE: 130 RAYMOND AVENUE

Block-Lot: 5003-27

TANKERSLEY, CLINTON & YOSHIMURA, P.
124 RAYMOND AVE
NUTLEY, NJ 07110
RE: 124 RAYMOND AVENUE

Block-Lot: 5003-41

CIRACO, ANTHONY & SCHUMANN, LAUREN
248 RIDGE ROAD
NUTLEY, NJ 07110
RE: 248 RIDGE ROAD

Block-Lot: 5003-3

GOITIANDIA, MICHAEL & MICHELE
155 COEYMAN AVE
NUTLEY, NJ 07110
RE: 155 COEYMAN AVENUE

UTILITIES

(A)

AT & T
Corporate Office
P.O. Box 7207
Bedminster, NJ 07921-7207

(B)

NJ Dept. of Transportation
1035 Parkway Avenue
CN-600
Trenton, NJ 08625

(C)

Essex County Planning Board
Public Works Building
900 Bloomfield Avenue
Verona, NJ 07044

(D)

PSE&G Company
Manager-Corporate Properties
80 Park Plaza, T6B
Newark, NJ 07102

(E)

North Jersey District Water Supply Co.
1 F.A. Orechio Drive
Wanaque, NJ 07465

(F)

Passaic Valley Water Co.
1525 Main Avenue
Clifton, NJ 07011

(G)

Verizon
540 Broad Street, Room 305
Newark, NJ 07101

(H)

TCI of Northern New Jersey
40 Potash Road
Oakland, NJ 07436
Attn: Dan Gannon

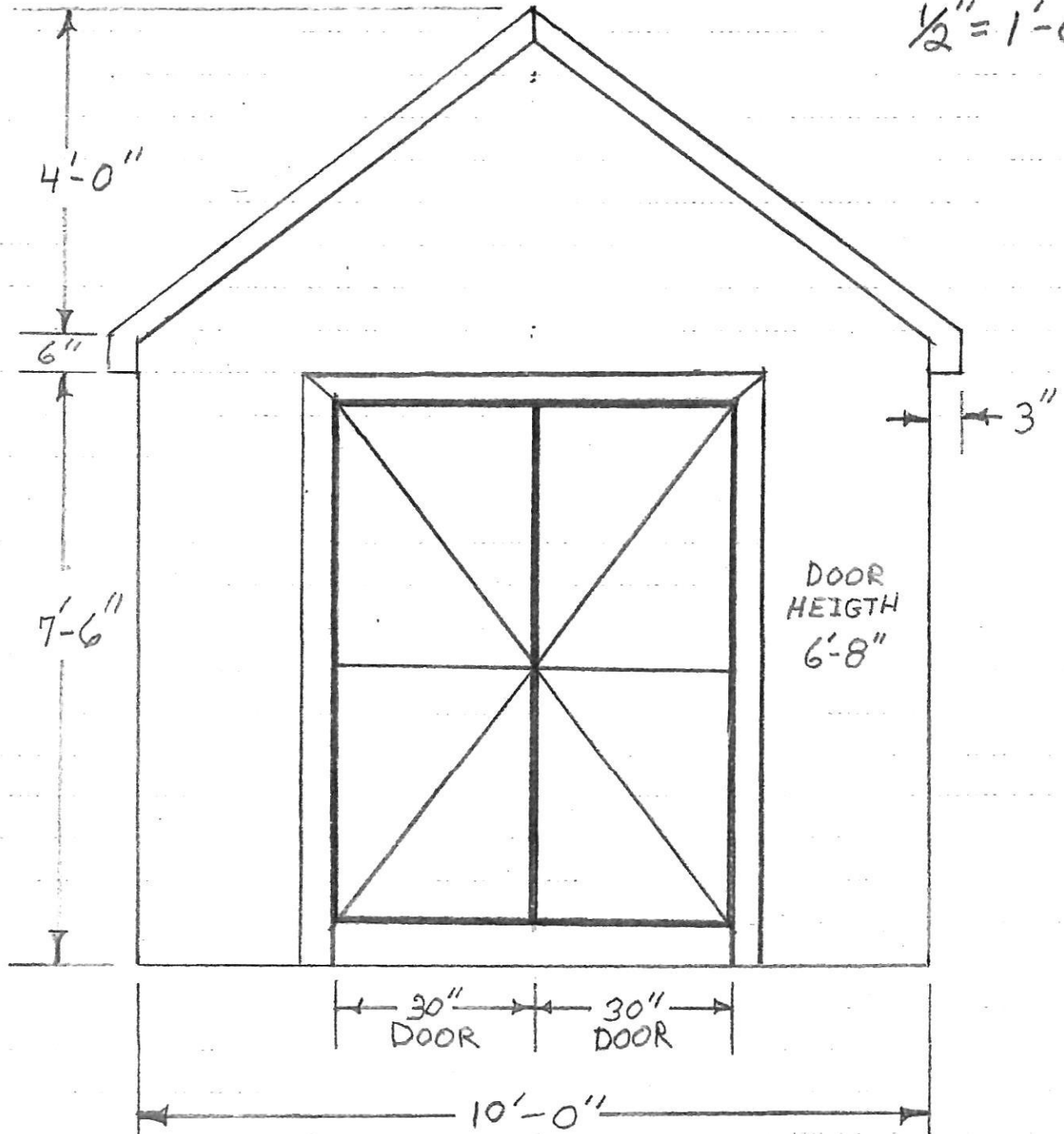
(I)

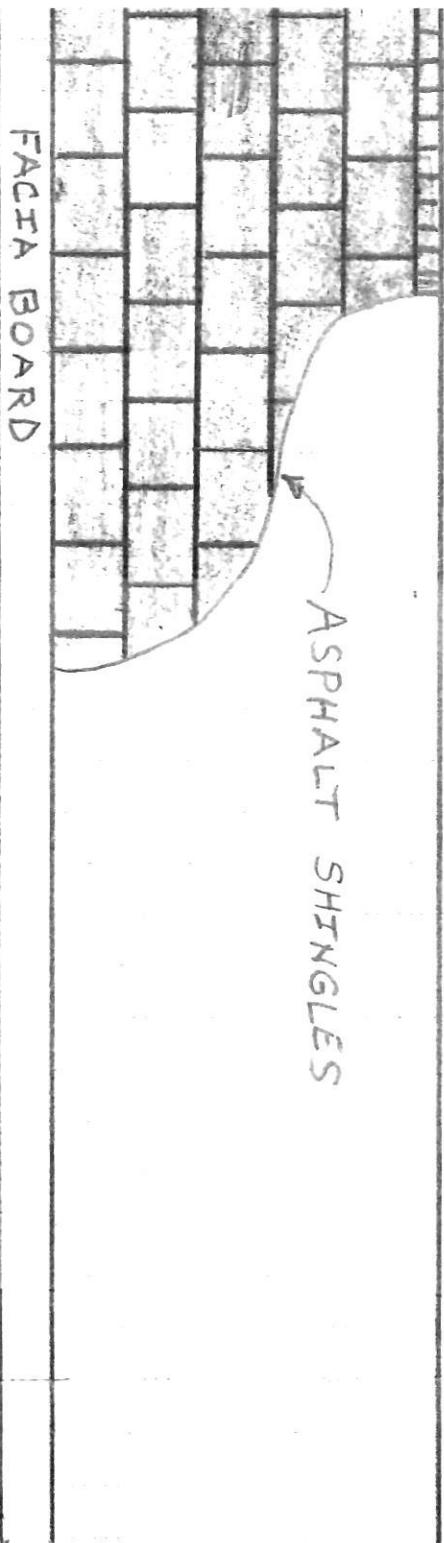
Essex County Utilities Authority
Leroy R. Smith Jr. Public Safety Building
60 Nelson Place – 6th Floor
Newark, NJ 07102

(J)

Norfolk Southern Railway
125 County Road
Jersey City, NJ 07307

SCALE
 $\frac{1}{2}" = 1'-0"$





FACIA BOARD

ASPHALT SHINGLES

VINYL SIDING

3"
OVER
HANG



16'-0"

SCALE
1/2" = 1'-0"



THOMAS J. EVANS
Director of Revenue and Finance

CODE ENFORCEMENT DEPT.

TOWNSHIP OF NUTLEY

1 KENNEDY DRIVE
NUTLEY, NEW JERSEY 07110

BUILDING
PLUMBING
ELECTRICAL
FIRE
ZONING

DAVID BERRY
Construction Official
Zoning Official

TELEPHONE: (973) 284-4957 · FACSIMILE: (973) 284-0071

October 24, 2025

Mr. Arthur Tuosto
365 Bloomfield Avenue
Nutley, NJ 07110

**Re: Widen Driveway
365 Bloomfield Avenue
Block-Lot:5603/19**

Dear Mr. Tuosto,

Your request, at the above referenced premises, to repave the existing driveway to 20', which was originally widened without a permit, as shown on the property survey prepared by Shepard & Shepard dated June 7, 1971, is denied for the following reason:

This property is located in an R-1 district as shown on the Nutley Zoning Map.

Chapter 700, Article XIII, Section 700-94 A (1) of the Codes of Nutley states the driveway shall consist of the area directly opposite to an attached garage, detached garage or not more than two feet in front of the main dwelling when a two-foot in-depth landscape area is provided directly in front of the main dwelling or depressed garage or the extension of the side yard into the front yard. The driveway width shall not exceed 16 feet in width for lots up to 50 feet in width. Lots having a width greater than 50 feet may have a driveway width of up to 18 feet in width when conforming to § 700-48. However, if there is no garage and no available side yard, a driveway not to exceed 16 feet in width from the side lot line may be constructed.

A non-refundable filing fee of \$175.00 was received by the Code Enforcement Department in order to begin the application process. **All tax and water bills must be paid to date prior to the processing of a variance fee.**

Information on procedures for an appeal of this decision to the Board of Adjustment can be obtained from Jessica D'Onofrio, jdonofrio@nutleynj.org or at 973-284-4957. It should be noted that, under State Statute, notice of appeal of this decision must be filed with this office no later than twenty (20) calendar days from the date of this notice.

Any changes to the proposed plans must be submitted prior the applications being returned to the Code Enforcement Office. No changes can be made once the application is received by this office.

Sincerely,

David Berry
Zoning Official



TOWNSHIP OF NUTLEY, NEW JERSEY

ZONING BOARD OF ADJUSTMENT APPLICATION FORM

Docket No: 2BA-25-0043

TO ALL APPLICANTS: This application form is designed to obtain from you information necessary for the processing of your application by the Zoning Board of Adjustment.

Application Fee: \$ 175 (on denial letter)

Date of Denial Letter: 10/24/25

Section I: SUBJECT PROPERTY

Address: 305 Bloomfield Avenue

Block: S003 Lot: 19 Zone: R-1

	District Requirements	Proposed
Lot Area	_____	_____
Lot Width	_____	_____
Lot Depth	_____	_____
Front Yard	_____	_____
Side Yard	_____	_____
Rear Yard	_____	_____
Other	_____	_____

Section II: APPLICANT INFORMATION

Name: ARTHUR A. & KATHLEEN J. TUOSTO

Address: 365 Bloomfield Ave
NUTLEY NJ 07110

Telephone: 973-667-6110

Email Address: 473 ARTIET365@YAHOO.COM

Applicant is a:

____ Corporation ____ Partnership ____ LLC XAT Individual

If the owner is not the applicant, the following must be provided:

Owner Name: _____

Address: _____

Telephone: _____

Email Address: _____

Section III: DISCLOSURE STATEMENT

Pursuant to N.J.S. 40:55D-48.1 the names and address of all persons owning 10% of the stock in a corporation or a 10% interest in any partnership must disclosed by the applicant. In accordance with N.J.S. 40:55D-48.2, that disclosure requirement applies to any corporation or partnership which owns more than 10% interest.

Name: _____

Address: _____

Interest: _____

Name: _____

Address: _____

Interest: _____

Name: _____

Address: _____

Interest: _____

Section IV: PROPERTY INFORMATION

	Existing	Proposed
Total existing and total proposed dwelling units	_____ 1 _____	_____ 1 _____
Total existing and total proposed professional offices	_____	_____
Total existing and total proposed parking spaces	_____	_____

Present use of premises: One Family Dwelling

Has there been any previous appeal, request, or application to this or any other Township of Nutley Board or the Construction Code Official involving these premises? yes

If yes, state the nature, date and the disposition of each such matter: A variance was granted on 4/23/01 to erect a solid 5' side yard fence.

Section V: PROFESSIONAL INFORMATION

Applicant's Attorney

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Architect

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Engineer

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

Applicant's Planning Consultant

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____

***List any other expert who will submit a report or who will testify for the applicant.
(Attach additional sheets, if necessary)***

Name: _____

Address: _____

Telephone: _____ Fax: _____

Email Address: _____ Field of Expertise: _____

Section VI: GENERAL INFORMATION

In the space below, state the nature of the constraints imposed by the physical characteristics of the land under consideration (i.e. exceptional narrowness, shallowness or topographic conditions).

X

N/A

In the space below, state any other extraordinary or exceptional situation or condition of the land involved which would constrain development in accordance with Zoning Regulations

X

N/A

Explain how not granting this variance request would impose peculiar and exceptional practical difficulties or exceptional or undue hardship upon you.

I, Kathleen Tursto, am writing about our driveway needing
paving. We are requesting that the driveway be paved & kept
X flat as it is now. My husband Arthur has Parkinson's disease,
a balance problem & severe spinal stenosis. I am asking that no
barriers, such as blocks be installed to mark our property. Should he
step out of his car & forget the blocks are there, he could trip & fall
Explain how the granting of this variance will not detrimentally affect the public good or
substantially impair the intent and purpose of the Zone Plan and Zoning Ordinance.
AND POSSIBLE BREAK AN ARM, LEG, SHOULDER OR HIP OR STRIKE HIS
HEAD ON THE GROUND, THE BARRIER WOULD BE A
HEALTH & SAFETY ISSUE FOR HIM. AGAIN, WE WOULD LIKE
X THE DRIVEWAY TO BE PAVED FLAT.

Thank you
Mrs Arthur Tursto

CERTIFICATION

STATE OF NEW JERSEY }
COUNTY OF ESSEX }

SS.

X Arthur A. Tuccio, being duly sworn, hereby certify (*check one*)

➤ ☒ that I am the applicant

or

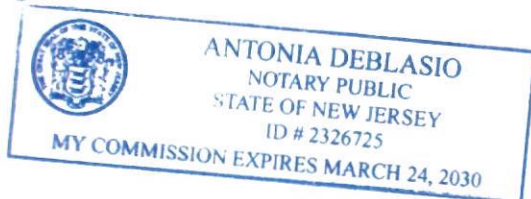
➤ _____ that I am the _____ of _____,
(Title) (Company Name)
the Applicant, and that I am duly empowered and authorized to make this representation
on behalf of _____:
(Company Name)

and that the information presented in this application is true, complete and accurate.

X [Signature]
Applicant/Applicant's Authorized
Officer or Representative

Subscribed and sworn to before me
this 28th day of October, 2025.

X Antonia DeBlasio
Signature of person authorized to take oaths





Nutley
Parcel Offset List

Target Parcel(s): Block-Lot: 5603-19
TUOSTO, ARTHUR A. & KATHLEEN J.
365 BLOOMFIELD AVENUE

26 parcels fall within 200 feet of this parcel(s)

Block-Lot: 5702-2

PINEDA, JUAN F & RAMOS, ADRIANA M
384 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 384 BLOOMFIELD AVENUE

Block-Lot: 5702-6

MONTEFUSCOLI, GIANNI & DEPERIO N.
15 VALLEY ROAD
NUTLEY, NJ 07110
RE: 15 VALLEY ROAD

Block-Lot: 5702-14

SLANE, DONALD J.
354 BLOOMFIELD AVENUE
NUTLEY, NJ 07110
RE: 354 BLOOMFIELD AVENUE

Block-Lot: 5602-9

YUN, DANIEL & THAI, JAMIE
76 HOWARD PLACE
NUTLEY, NJ 07110
RE: 76 HOWARD PLACE

Block-Lot: 5702-17

LOPEZ, GLADYS E.
370 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 370 BLOOMFIELD AVENUE

Block-Lot: 5603-20

APITO, DENNIS & LINDA
361 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 361 BLOOMFIELD AVENUE

Block-Lot: 5702-16.02

BHAT, SHREEDHARA S. & SHUBHA S.
360 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 360 BLOOMFIELD AVENUE

Block-Lot: 5702-16.01

PETERS, MICHAEL & SUSAN AUFIERO
364 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 364 BLOOMFIELD AVENUE

Block-Lot: 5603-21

SALISE, LEO P. & FLOREGEN L.
357 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 357 BLOOMFIELD AVENUE

Block-Lot: 5702-4

VERGARA, FERNANDO D. & DEMOCRITA E.
27 VALLEY RD
NUTLEY, NJ 07110
RE: 27 VALLEY ROAD

Block-Lot: 5702-5

HELLER, CHRISTOPHER & CASSANDRA
17 VALLEY RD
NUTLEY, NJ 07110
RE: 17 VALLEY ROAD

Block-Lot: 5702-15

CALDERON, HORTENCIA
358 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 358 BLOOMFIELD AVENUE

Block-Lot: 5702-7

MARILUZ, SERGIO & LINDA
9 VALLEY RD
NUTLEY, NJ 07110
RE: 9 VALLEY ROAD

Block-Lot: 5702-13

SALES, LEON JR. & HELEN B.
168 CHURCH ST
NUTLEY, NJ 07110
RE: 168 CHURCH STREET

No Data

No Data

Block-Lot: 5603-16

GREEN, ELIZABETH A.
88 AFTERGLOW AVE
VERONA, NJ 07044
RE: 373 BLOOMFIELD AVENUE

Block-Lot: 5602-11

ISLAM, TARIQ
84 HOWARD PL
NUTLEY, NJ 07110
RE: 84 HOWARD PLACE

Block-Lot: 5702-19

MENNONA, FRANCIS A. & CECILIA A.
380 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 380 BLOOMFIELD AVENUE

Block-Lot: 5702-3

RITACCO, JOSEPH D.
33 VALLEY ROAD
NUTLEY, NJ 07110
RE: 33 VALLEY ROAD

Block-Lot: 5603-17

HUNTER, RYAN C & MARLA
371 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 371 BLOOMFIELD AVENUE

Block-Lot: 5603-18

TUOSTO, ANTHONY A.
369 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 369 BLOOMFIELD AVENUE

Block-Lot: 5602-10

LUKASZ, MAREK & MONIKA
80 HOWARD PL
NUTLEY, NJ 07110
RE: 80 HOWARD PLACE

Block-Lot: 5702-18

NEYLAN, CHRISTOPHER A. & KATIE LYNN
376 BLOOMFIELD AVENUE
NUTLEY, NJ 07110
RE: 376 BLOOMFIELD AVENUE

Block-Lot: 5603-15

NUTLEY BOARD OF EDUCATION
375 BLOOMFIELD AVE
NUTLEY, NJ 07110
RE: 381 BLOOMFIELD AVENUE

No Data

UTILITIES

(A)

AT & T
Corporate Office
P.O. Box 7207
Bedminster, NJ 07921-7207

(B)

NJ Dept. of Transportation
1035 Parkway Avenue
CN-600
Trenton, NJ 08625

(C)

Essex County Planning Board
Public Works Building
900 Bloomfield Avenue
Verona, NJ 07044

(D)

PSE&G Company
Manager-Corporate Properties
80 Park Plaza, T6B
Newark, NJ 07102

(E)

North Jersey District Water Supply Co.
1 F.A. Orechio Drive
Wanaque, NJ 07465

(F)

Passaic Valley Water Co.
1525 Main Avenue
Clifton, NJ 07011

(G)

Verizon
540 Broad Street, Room 305
Newark, NJ 07101

(H)

TCI of Northern New Jersey
40 Potash Road
Oakland, NJ 07436
Attn: Dan Gannon

(I)

Essex County Utilities Authority
Leroy R. Smith Jr. Public Safety Building
60 Nelson Place – 6th Floor
Newark, NJ 07102

(J)

Norfolk Southern Railway
125 County Road
Jersey City, NJ 07307

SHEPARD & SHEPARD

Surveyors

22 Maple Pl.
Nutley, N. J. 07110
667-0713

Bldg Dent
Copy

Denial Letter
Rever 10/24/25

Plant Yard
Coverage

50x30 = 1500
6000 = 900
40% = 600

Mass 6000 = 900
40% = 600

1-30x31 = 930
Steps 25
Mass 905.0

273.93 ft. Nely from center line of
Church St. extended.

BLOOMFIELD AVE.

This survey is certified to
Chelsea Title and Guaranty Co. - Lowell
Clinton Division, Arthur A. Tuosto and
Kathleen J. Tuosto, his wife.

PREMISES Town of Nutley
Essex COUNTY, N. J.

SURVEY No. 71-237

BLOCK 151-20+3 Tax Maps

NUTLEY, N. J. June 7, 1971

Richard R. Shepard
Prof. Eng. & LAND SURVEYOR

LIC. No. 115

SCALE 1" = 20.0'

