STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF CODES AND STANDARDS
BUREAU OF ROOMING AND BOARDING
HOUSE STANDARDS
(609) 984-1704

POSTED

PAGE 1 OF 4
Control No. 0415-0002
No. of Stories 2 Units 14
Lic. Capacity 20 No. of Res. 20
Class C
DATE: 4/3/25

BRBHS-1
10/22

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Owner's Name, Address, Zip, County	Property Address
Evangeline Rapada	1635 N. Black Horse Pike Blackwood, NJ
Owner's Phone Number	Property Phone Number
Administrator	

TYPE OF EVALUATION

SOCIAL	☑	ADDENDUM	☐
PHYSICAL	☐	CYCLICAL	☑

-PLEASE READ CAREFULLY-

This evaluation performed by the Bureau of Rooming and Boarding House Standards is being conducted pursuant to the ROOMING AND BOARDING HOUSE ACT OF 1979 (N.J.S.A. 55:13B-1 et seq)

You are ORDERED to correct the conditions described in the attached notice of violations by the compliance date indicated for each violation. Failure to comply with these orders will result in penalties and/or a court action in accordance with the Act. Please review the violations with the Bureau representative.

You may contest these orders at an administrative hearing. The request for a hearing must be made within 15 days after receipt of these orders. Each issue intended to be raised at the hearing must be set forth in detail in the letter. Any issue not so raised shall be deemed waived. The hearing shall be held pursuant to The Administrative Procedure Act, (C.52:14B-1 et seq.). Refer to the property address and date of compliance (if applicable) and address the hearing request to:

Division of Codes and Standards, Hearing Coordinator, P.O. Box 804, Trenton, New Jersey 08625 with a copy to the **Chief, Bureau of Rooming and Boarding House Standards**, at the same address. A corporation may be represented only by a licensed attorney.

You will be notified of the time and place of the hearing.

If you find an extension of time necessary to abate any violation, a letter must be submitted two (2) weeks prior to the date of compliance which states in detail: (1) The violations abated to date; (2) The reason why each unabated violation cannot be corrected prior to the date of penalty; and (3) The date by which all violations can be abated.

By requesting an extension, one expressly waives the right to a hearing and admits that the Notice and Orders are correct and free from procedural and substantive defects.

Commissioner

Received By Charlie Esta

By *Bernard A. Raywood, Chief*
Bureau of Rooming and Boarding House Standards

Printed Name of Person Served

4-3-25 3:PM
Date Time Served

Bureau Representative

White – Owner's Copy Yellow – File Copy Pink and Goldenrod – Evaluator Copies

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0415-0002

NJAC 5:27

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	License to own expires 8/31/25.			
	License to operate expires 1/31/26.			
	Fire Certificate expires 5/2/25.			
8.1 (b)1-9	Boarding Home shall maintain a "Face Sheet" for each resident, which shall include the full name of the resident, date of birth, last previous address, name and contact information for referring persons or agency, contact information and name of physician, date of occupancy, any complaints made by resident and dates of complaints and last date of occupancy and death certificate if applicable.	5/3/25	Yes 5/14/25	
Note:	Resident, AW, b/c was not available for review upon evaluation.			

Copy Given

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NJAC 5:27

0415-0002

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
8.1(c)1	Every resident's file shall contain a medical certification issued by a licensed physician, a licensed Advance nurse practitioner or a licensed clinical nurse specialist legally authorized to issue such certification, as to the general state of health any any illnesses or disabilities and medication required.	5/3/25	Yes 5/14/25	
Note:	Medication Certification for resident, AW, was not available for review.			
8.1(c)2	Resident shall receive and sign a copy of lease or occupancy agreement, which clearly indicates the rent to be paid and services to be provided to the resident.	5/3/25	Yes 5/14/25	
Note:	Occupancy/Lease Agreement was missing for resident, AW.			
8.1(c)3	Resident shall sign a copy of the facility rules and resident's rights to	5/3/25	Yes 5/14/25	

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NJAC 5:27 0415-0002

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	acknowledge the resident has received copies of the documents, and agrees to abide by them.			
Note:	Resident, AW's, file was not available for review.			
11.5(a)	Every licensee to whom resident's personal funds are entrusted shall maintain a ledger setting forth the date on which each payment was received, the amount of each such payment, the date of each disbursement, the amount of each such disbursement, the person to whom each such disbursement was made and the purpose of each disbursement.	5/3/25	Yes 5/14/25	
Note:	Financial ledgers must be maintained for each resident's records. Resident, AW's, financial log was not available for review.			
		End of Report		

Report reviewed with: Charli Este

WHITE ~ Owner Copy YELLOW ~ Evaluator PINK ~ Office

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PAGE 1 OF 4
Control No. 0415-C-0002
No. of Stories 2 Units 13 Bedrooms
Lic. Capacity 20 No. of Res. 19
Class C
DATE: 3/5/25

BRBHS-1
10/22

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Owner's Name, Address, Zip, County	Property Address
Information will be noted on contract page	1635 N. Black Horse Pike
	Blackwood, NJ
Owner's Phone Number	Property Phone Number
Administrator	

TYPE OF EVALUATION

SOCIAL	☐	ADDENDUM	☐
PHYSICAL	☑	CYCLICAL	☑

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Commissioner

By *Bernard A. Raywood, Chief*
Bureau of Rooming and Boarding House Standards

Received By CHARLIE ESTO

Printed Name of Person Served

Date 3/5/25 Time Served

William Murray III
Bureau Representative

White – Owner's Copy Yellow – File Copy Pink and Goldenrod – Evaluator Copies

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1635 N. Black Horse Pike Blackwood, NJ 0415-C-0002

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	Fire cert exp. 5/2/25			
	Owner lic. exp 8/31/25			
	Operator lic. exp 1/31/26			
	2nd Floor			
	A side.			
	Room A9			
	-No violations			
	Room A8			
	-No violations			
	Room A7			
	-No violations			
	Room # A6			
	-No violations			
	Common hallway			
	-No violations			
	Common bathroom			
	-No violations			
	1st Floor			
	Room A4-Occupied by staff			
	Room A5			
	-No violations			
	Room A3			
	-No violations			

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1635 N. Black Horse Pike Blackwood, NJ 0415-C-0002

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	A side cont			
	1st Floor cont			
	Room A2			
	-No violations			
	Common hallway			
	-No violations			
	Common bathroom			
	-No violations			
	B side			
	2nd Floor			
	Room B6			
	-No violations			
	Room B5			
	-No violations			
	Room B4			
	-No violations			
	Room B3			
	-No violations			
	Common hallway			
	-No violations			
	Common bathroom			
	-No violations			
	1st Floor			
	Room B2			
	-No violations			
	Room B1			
	-No violations			

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1635 N. Black Horse Pike Blackwood, NJ 0415-C-0002

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	1st Floor Con't			
	Common hallway			
	- No violations			
	Common bathroom			
	- No violations			
	Kitchen			
	- No violations			
	Living room			
	- No violations			
	Basement			
	- No violations			
	Exterior			
	- No violations			

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