STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF CODES AND STANDARDS
BUREAU OF ROOMING AND BOARDING
HOUSE STANDARDS
(609) 633-6251

POSTED

BRBHS-1
8/02

PAGE 1 of 4
Control No. 0418-0001
License No.
Type of Construction Frame
No. of Stories 3 Units 14
Lic. Capacity 23 No. of Res. 1 + Open
Class A
DATE: 2/29/24

◄ EVALUATION REPORT AND ORDERS OF THE COMMISSIONER ►

Owner's Name, Address, Zip, County	Property Address, Zip, County
Joseph Duffin Jr	802 Station Ave Haddon Heights
Owner's Phone Number	Property Phone Number
Operator's Name	

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 section 10 and 11 of 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.

X Joseph D Duffin Jr
Received By
JOSEPH D DUFFIN JR
Printed Name of Person Served
2/29/24 Time Served
Date

Commissioner
By Jay Painter BP
Bureau of Rooming and Boarding House Standards
Ramiro Pinto
Bureau Representative Evaluator #

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

[X] NJAC 5:27
[ ] NJAC 5:27A

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

802 Station

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	Owners Lic 10/31/24 good			
1.6(a)1	Oper Lic - shall provide a pool	3/29/24	DM	
	Fire Cert - 7/12/24 good			
	1st floor			
	Foyer			
4.4(c)	- shall provide outlet cover	3/29/24	DM	
	Rm1 - Vacant			
	Rm2 - Vacant			
	Rm3 - Vacant			
	Rm4 - No violation			
	Rm5 - Vacant			
	2nd floor			
	Rm7 - Vacant			
	Rm8 - Vacant	Done 4-19-24 Bernice Parr		4-19-24 Bernice Parr
	Rm9 - Vacant			
	Rm10 - Vacant			
	Rm11 - Vacant			

0418-0001

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EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

801 Station

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	Common Bath (1) No violation			
	Common Bath (2) No violation			
	Sitting Rm - No violation			
	Rm 12 - Vacant			
	3rd floor			
	Rm 13 - Vacant			
	Rear			
	Rm 3 - Vacant			
	Rm 3A - Operator			
	Basement - No violation			
	Exterior - Rear			
4.7(a)	- shall repair wobbly	3-29-24	Done	4-19-24 Bernice Pink
	bottom step			

[X] NJAC 5:27
[ ] NJAC 5:27A

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

801 Station

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	Currently there is only one resident and the operator residing at the facility. If additional residents are permitted into the facility:			
4.7(L)	shall not allow to be occupied or let to a prospective resident any vacant rooming units unless clean, sanitary & furnished	3-29-24	DOH	
	As of now the intent of the owner is to sell the property while vacant			

4-19-24 Reinspection Report

WHITE ~ Owner Copy YELLOW ~ File Copy PINK and GOLDENROD ~Evaluator Copies