



TOWNSHIP OF WEST ORANGE

415 VALLEY ROAD, WEST ORANGE, N.J. 07052

FIRE DEPARTMENT

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April 3, 2024

West Orange Planning Board
Attention: Dr. Robert Bagoff, Chairman
66 Main Street
West Orange, NJ 07052

Dear Chairman Bagoff,

At the request of the Planning Board and applicant, Yerrr Canna, LLC, the West Orange Fire Department made a site visit to 76-82 Ashland Avenue today to evaluate certain fire response and operational conditions about which we were told were the subject of concern to the Board. Deputy Fire Chief Stephen Ameli and I met with Yerrr Canna, LLC principal James Jackson at the site.

The following observations and recommendations were made, however, code compliance will be ensured once the applicant files for building permits and the Township Fire Sub-Code Official has the opportunity to review the construction plans and visit the site again as part of the Sub-Code review process.

It is our opinion that sufficient fire apparatus ingress and egress currently exists at the property site as illustrated in the "Site 7" page of the Site Plan, revision dated March 19, 2024. It is recommended that no additional fencing/gating be installed at the entry point off Ashland Avenue as doing so could affect the necessary turning radius of our apparatuses. "No parking" signage or fire lane striping should also be installed at the entrance on Ashland Avenue and there should be limitations to ensure that there are no future obstructions to the illustrated path for responding emergency vehicles and apparatuses.

While there exists a fire hydrant further north on Ashland Avenue and on the northern corner of Park Avenue and Ashland Avenue, the use of either hydrant is not ideal and would require extra long supply hose stretches to reach the applicant's building in addition to requiring street closures while in use. It was our understanding that the applicant intends to bring water to the building and we recommend the addition of a closer water supply (hydrant) be considered at that time.

Please direct any further questions or concerns to me personally or our Fire Official, Captain Joseph Matullo.

Sincerely,

Anthony A. Vecchio
Fire Chief

AAV/av

Cc (via e-mail): Kenneth D. McPherson III
Deputy Fire Chief Stephen Ameli
Captain Joseph Matullo, Fire Official