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April 4, 2025

Via Email and Hand Delivery

Diana Chandler-Zimmermann

Zoning Board Secretary

Township of West Orange

66 Main Street

West Orange, New Jersey 07052

**Re: Township of West Orange Zoning Board of Adjustment
Application No.: ZB-24-16
Applicant: Northfield Avenue Realty Associates, LLC
81 Northfield Avenue, Block 71.01, Lot 43
Interpretation of Zoning – Proof of Publication and Mailing Submission**

Dear Ms. Chandler-Zimmermann:

This firm represents Northfield Avenue Realty Associates, LLC (“NAR”), owner of the real property located at 81 Northfield Ave, West Orange, New Jersey (designated as Block: 71.01, Lot: 43 on the Official Tax Map of the Township) in connection with the above-referenced application seeking interpretation by the West Orange Zoning Board of Adjustment (the “Board”) with respect to the Township’s zoning ordinance (the “Application”).

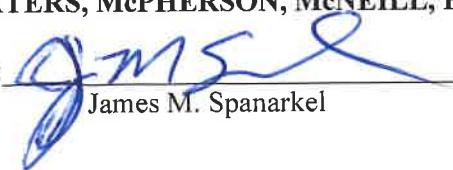
As per our discussion, enclosed herewith please find our Affidavit of Publication and Mailing with respect to the Application, which is scheduled for hearing on April 17, 2025. As noted therein, certified mailings were sent out on April 2, 2025 and a notice with respect to the hearing was published in The Star Ledger on April 4, 2025. Also enclosed please find a supplemental letter brief providing some comments and clarity in response the Board’s Planning Review Letter, which is respectfully submitted in advance of the hearing to further help focus and enable an efficient presentation at the hearing, of the issue in question.

Should you have any questions or should any additional information or materials be required to process this application, please do not hesitate to contact the undersigned at 201-319-5740 or by email at js@lawwmm.com. Thank you for your attention to this matter.

Very truly yours,

WATERS, MCPHERSON, MCNEILL, P.C.

BY:


James M. Spanarkel

Enclosures