

**TOWNSHIP OF WEST ORANGE
APPLICATION FORM FOR THE
PLANNING BOARD OR ZONING BOARD OF ADJUSTMENT**

A. APPLICANT INFORMATION

Full Legal Name: Perez, Juan & Zenobia
(Last) (First)
Mailing Address: 66 Whittlesey Avenue, West Orange NJ 07052
(Street) (City) (State) (Zip)
Telephone Number: (973) 759-2807 Email: rgaccione@gpmlegal.com
Robert A. Gaccione, Esq. of Gaccione Pomaco, P.C.
Is the Applicant an: ☒ Individual, ☐ Corporation, ☐ Partnership, ☐ Other _____

If the Applicant is a corporation or partnership, a list of the names and addresses of persons having a 10% interest or more in the corporation or partnership must be attached.

Relationship of the applicant to the property: ☒ Owner, ☐ Tenant or Lessee, ☐ Purchaser under contract
(with consent of owner, ☐ Other (please specify) _____)

If the applicant is not the owner of the property in question, the applicant must submit an affidavit with the owner(s) authorization to proceed with this process.

B. PROPERTY OWNER INFORMATION

☒ Check here if same as applicant. If the owner is not the applicant, please complete the following:

Owner's Name: _____
Address: _____
Telephone Number: (____) _____ Email: _____

C. PROPERTY INFORMATION

Street Address: 66 Whittlesey Avenue, West Orange NJ 07052
Block Number(s): 129 ; Lot Number(s): 60 ;
Tax Plate: 49 ; Zone of Property: R-T
The location of the property is approximately 350 feet from the intersection of _____
Whittlesey Avenue and Ridge Avenue (closest intersection.)

Has there been any previous Zoning Board of Adjustment or Planning Board hearings involving this property?

☐ Yes, Date(s): _____ ; ☒ No

If yes, please attach copies of the written decisions adopted by the Board to each application.

Please attach a list of all contiguous or adjacent property owned by the applicant or owner. ☒ None

Is this property listed in "The Historic Sites Survey" prepared by Robert Guter 7/9/1992 ☐ Yes ☒ No

D. TYPE OF APPLICATION

Indicate the type of application being submitted, check all boxes that apply. Note that more than one variance may be necessary, please indicate the number of each type needed:

- 1) ☐ Interpretation of ordinance or map.
- 2) ☐ Appeal of action of Zoning Officer.
- 3) ☐ Variance "C1" Reason: ☐ shape of property; ☐ physical features; ☐ exceptional situation.
- 4) ☒ Variance "C2".
- 5) ☒ Variance "D".
- 6) ☐ Subdivision without variances: ☐ major; ☐ minor; ☐ preliminary; ☐ final; ☐ preliminary and final.
- 7) ☐ Subdivision with variances: ☐ major; ☐ minor; ☐ preliminary; ☐ final; ☐ preliminary and final.
- 8) ☐ Site Plan: ☐ preliminary; ☐ final; ☒ preliminary and final; ☒ with variances; ☐ without variances.
- 9) ☐ Amended Site Plan.
- 10) ☐ Conditional Use.
- 11) ☐ Conceptual.
- 12) ☐ Home Professional Office.
- 13) ☐ Home Occupation.
- 14) ☐ Soil Removal Permit.

Please list the specific Sections of the Ordinance for which a variance is sought. If additional space is required, please attach a list. - See attached proposal.

Section: _____; Proposed: _____; Description: _____
Section: _____; Proposed: _____; Description: _____
Section: _____; Proposed: _____; Description: _____
Section: _____; Proposed: _____; Description: _____

E. DESCRIPTION OF PROPERTY

Existing Use of the Property

Briefly describe the major elements of your proposal: (a more detailed description is required in Section G.)

- The applicant is seeking preliminary and final major site plan approval with associated use and bulk variance relief in order to construct an addition and to use the property as a three-family dwelling.

The property is 7,500 (square feet); 0.172 (acres)

Impervious Surface Coverage: Present: 62.8%; Proposed: 73.81%

Building Coverage: Present: 20.8%; Proposed: 33.12%

Is the property located:

Within 200 feet of another municipality? ☐ Yes ☒ No

Adjacent to an existing or proposed county road? ☐ Yes ☒ No

Adjacent to other county land? ☐ Yes ☒ No

Adjacent to a state highway? ☐ Yes ☒ No

F. EXPERTS

The following information is respectfully requested to enable the Board to facilitate the processing of this application:

APPLICANT'S ATTORNEY: Robert A. Gaccione, Esq. of Gaccione Pomaco, P.C.

Telephone Number: (973) 759-2807 Email: rgaccione@gpmlegal.com

Address: 1 Boland Drive, Suite 102, West Orange NJ 07052

APPLICANT'S ENGINEER: Joseph N. Bachi, P.E. of EKA Associates, P.A.

Telephone Number: (908) 322-2030 Email: mwellinger@ekaassociates.com

Address: 328 Park Avenue, Scotch Plains NJ 07076

APPLICANT'S ARCHITECT: _____

Telephone Number: (732) 889-8000 Email: info@wm-arch.com

Address: 128 Broad Street, 2nd Floor, Suite B, Red Bank NJ 07701

APPLICANT'S PLANNER: To be determined

Telephone Number: () _____ Email: _____

Address: _____

OTHER EXPERT(S): _____

Telephone Number: () _____ Email: _____

Address: _____

If necessary, please list any additional experts below, including address, telephone number and email address.

G. REQUIREMENTS FOR VARIANCES

- 4A) Please attach a written statement labeled "**PROPOSAL**", describe the major elements of your proposal, and describe in detail the physical and use changes proposed.
- 4B) Please attach a written statement labeled "**REASONS FOR RELIEF**", which fully answers 4C-1, 4C-2 or 4D (Special Reasons) **AND** part 4E (Negative Criteria).
- 4C-1) (*For C1 variances only*) The strict application of the provisions of the Zoning Ordinance would result in the peculiar and exceptional practical difficulties or exceptional undue hardship under *N.J.S.A. 40:55D-70c(1)*. List in detail wherein this case conforms to this requirement, including, if applicable, reference to the exceptional narrowness, shallowness, or shape of the property, or the exceptional topographical conditions affecting the property which applicant contends warrants the granting of the variance.
- 4C-2) (*For C2 variances only*) State how the purposes of the Municipal Land Use Law would be advanced by a deviation from the zoning ordinance requirements and the benefits of the deviation would substantially outweigh any detriment according to *N.J.S.A. 40:55D-70c(2)*. Please list all benefits of the deviation to the Township and any adverse effects. State how the benefits of the deviation would substantially outweigh any detriment to the Township.
- 4D) (*For D variances only*) State the special reasons under *N.J.S.A. 40:55D-70d* affecting this property.
- 4E) The granting of this variance will not be substantially detrimental to the public good and will not substantially impair the intent of the zone plan and zoning ordinance. List in detail the reasons, among others, why the variance can be granted without being materially detrimental to the welfare of the community or injurious to the property or improvements of others in the neighborhood and zone.

H. PLAT SUBMISSION

- 4F) Please list all maps and other exhibits accompanying this application. Attach an additional sheet if necessary.

ITEM	SIGNED BY	DATE/REVISION
Engineering Grading Plan	Joseph N. Bachi, P.E.	11/4/24 - 7/7/25
Architectural Plans	Joseph Molinari, R.A.	8/20/25

I. NOTICE

Applicant is responsible to publish and serve notice of this application in accordance with Zoning Board of Adjustment/Planning Board requirements; however, notice may not be served until this application is certified as complete and the administrative officer has assigned the applicant a public hearing date.

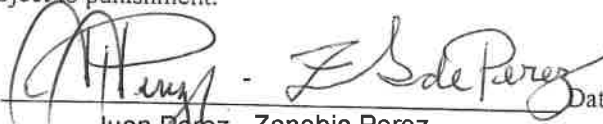
J. VERIFICATION AND AUTHORIZATION

SIGNATURE IS REQUIRED FOR ALL OF THE FOLLOWING:

APPLICANT'S VERIFICATION

I hereby certify that the above statements made by me and the information contained in the papers submitted in connection with this application are true. I am aware that if any of the foregoing statements are willfully false, I am subject to punishment.

Applicant's Signature:

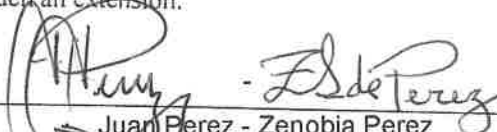

Juan Perez - Zenobia Perez

Date: 8/25/2025

CONTINUANCE

Should the Planning Board/Zoning Board of Adjustment have a full and heavy agenda, or discussion and meeting regarding this application requiring carrying the matter past the statute time limit, the applicant grants permission for such an extension.

Applicant's Signature:

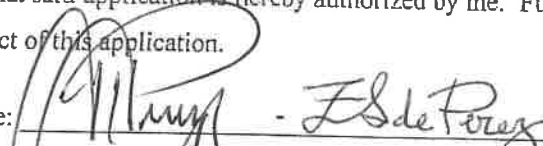

Juan Perez - Zenobia Perez

Date: 8/25/2025

OWNER'S AUTHORIZATION - MUST BE SIGNED

I hereby certify that I reside at 66 Whittlesey Avenue
in the County of Essex and the State of New Jersey;
and that I am the owner of all that certain lot, piece or parcel of land known as Block(s) 129;
Lot(s) 60 on the Tax Map of West Orange which property is the subject of the above
application, and that said application is hereby authorized by me. Furthermore, I authorize inspection of the site
which is the subject of this application.

Owner's Signature:


Juan Perez - Zenobia Perez

Date: 8/25/2025

THIS APPLICATION DOES NOT RELIEVE THE APPLICANT FROM COMPLYING WITH OTHER TOWNSHIP ORDINANCES SUCH AS THE TREE REMOVAL ORDINANCE AND OBTAINING THE NECESSARY APPROVALS AND PERMITS UNDER SUCH ORDINANCES.

SUSTAINABILITY CHECKLIST FORM

SUSTAINABLE BUILDING AND DESIGN STANDARDS	APPLICANT - PRINT OR TYPE - ALL SECTIONS TO BE COMPLETED:	TOWNSHIP OK (Date)
Name of LEED Accredited Professional working on project:	- Not provided	
List of Energy Star and WaterSense appliances, fixtures and construction techniques:	- Not provided	
List of green and recycled building materials in new construction, renovation, and maintenance:	- Not provided	
Waste Management Plan for recycling and/or reuse of 60 percent of all construction and demolition of waste generated in projects larger than \$25,000:	- Not provided	
Use of any water efficient landscaping:	- Not provided	
Use of any on-site renewable energy systems such as: (i) Solar (ii) Wind (iii) Geothermal	- Not provided	
Details of roofing materials designed to reduce the urban heat island effect such as: (i) Construction of roof top gardens to reduce solar gain in summer and insulate in winter (ii) Use of roofing materials that are no darker than a light gray or demonstrate how alternate roofing materials reduce the urban heat island effect	- Not provided	
Details of any sustainable stormwater systems employed such as: (i) Bioswales/ raingardens (ii) Permeable surfaces (iii) Grey water systems (iv) Retention and detention facilities (v) Continuous trenching	- Not provided	
A list of native and well adapted species used in landscaping to eliminate the need for fertilization and pesticides:	- Not provided	

Note: Please indicate for each of the sustainable building/design items listed, the extent to which the measure is being incorporated in the project or, alternatively, indicate the reason(s) why it is not being incorporated in the project.

ROBERT A. GACCIONE
FRANK POMACO
DENNIS E. GAGLIONE
ALDO DITROLIO
ANTHONY G. DEL GUERCIO

GACCIONE POMACO

A PROFESSIONAL CORPORATION

ONE BOLAND DRIVE

SUITE 102

WEST ORANGE, NEW JERSEY 07052

(973) 759-2807

TELEFAX: (973) 759-6968

MICHAEL J. PIROMALLI
STEVEN M. AHRENDT
WILFREDO CARABALLO

Of Counsel

DIANA POWELL McGOVERN
WILLIAM F. HARRISON
DAVID SCILLIERI

LESLIE W. FINCH
(1973-2000)

Proposal

**Re: Juan & Zenobia Perez
66 Whittlesey Avenue
Block 129, Lot 60**

Juan and Zenobia Perez (collectively the "Applicant") has filed an application to the West Orange Zoning Board of Adjustment requesting preliminary and final major site plan approval with associated use and bulk variance relief in order to construct an addition to the existing single-family dwelling and to convert the use of the property to a three-family dwelling. The subject property is located in a R-T Zone and the proposed three-family use is not permitted in the zone.

In order to improve and use the subject property as proposed in addition to preliminary and final major site plan approval the Applicant is requesting the following variance relief:

- D(1) Variance to permit the proposed three-family dwelling which is not a permitted use in the R-T Zone pursuant to West Orange Ordinance §25-7.1 Table of District Regulations Part A.
- C Variance for minimum front yard setback where a minimum front yard setback of 30 feet is required in the R-T Zone pursuant to West Orange Ordinance §§25-7.1 Table of District Regulations Part B and a setback of 9.29 feet is proposed.
- C Variance for maximum permitted lot coverage where a maximum lot coverage of 55% is permitted in the R-T Zone pursuant to West Orange Ordinance §§25-7.1 Table of District Regulations Part B and a lot coverage of 73.81% is proposed.
- C Variance for minimum required parking spaces where a minimum of 6 parking spaces are required pursuant to West Orange Ordinance §25-12.2 and 4 parking spaces are provided.

In addition to the above listed relief, the applicant is further respectfully requesting any and all other variance relief or waivers that the West Orange Zoning Board of Adjustment deems necessary for the approval of this application.

Dated: August 25, 2025

TOWNSHIP OF WEST ORANGE

APPLICANT: Juan & Zenobia Perez

Site Plan/Subdivision Checklist

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL		Pre-Application - Concept Plan	Minor Application		Major Application				COMPLETE	INCOMPLETE	WAIVER REQUESTED	
Item Number	Description		Subdivision	Site Plan	General Development Plan	Subdivision		Site Plan				
						Preliminary	Final	Preliminary				Final
1. PROJECT/PLAT INFORMATION												
1. Item:	Name, address of owner and applicant.	X	X	X	X	X	X	X	X	X		
2. Item:	Name, signature, license number, seal and address of engineer, land surveyor, architect, professional planner, and/or landscape architect, as applicable, involved in preparation of plat.	X	X	X	X	X	X	X	X	X		
3. Item:	Title block denoting type of application, tax map sheet, county, name of municipality, block & lot, and street location.	X	X	X	X	X	X	X	X	X		
4. Item:	A key map at specified scale showing location of tract with reference to surrounding properties, streets, municipal boundaries, etc., within 500'.	X	X	X	X	X	X	X	X	X		
Comment: Describes setting; may be less detailed in pre-application-concept plan and GDP stages.												
5. Item:	A schedule of required and provided zone district(s) requirements including lot area, width, depth, yard setbacks, building coverage, open space, parking, etc.	X	X	X	X	X	X	X	X	X		
Comment: Schedule may be less detailed in pre-application-concept plan stages.												
6. Item:	North arrow and scale.	X	X	X	X	X	X	X	X	X		
7. Item:	Proof that taxes are current.		X	X	X	X	X	X	X	X		
8. Item:	Signature blocks for Chairman, Secretary and Municipal Engineer.		X	X	X	X	X	X	X	X		
9. Item:	Appropriate certification blocks as required by Map Filing Law.		X	X	X	X	X	X	X	N/A		
10. Item:	Monumentation as specified by Map Filing Law.		X	X	X	X	X	X	X	N/A		
Comment: Monumentation required only for final subdivision.												
11. Item:	Date of current property survey.		X	X	X	X	X	X	X	X		
Comment: Required by Map Filing Law for final subdivision and site plan; necessary for vesting on GDP.												

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL.		Pre-Application - Concept Plan	Minor Application		General Development Plan	Subdivision		Site Plan		COMPLETE	INCOMPLETE	WAIVER REQUESTED
Item Number	Description		Subdivision	Site Plan		Preliminary	Final	Preliminary	Final			
12. Item:	One (1) of four (4) standardized sheets: 30" x 42", 24" x 36", 15" x 21", 8.5" x 13" Comment: Required by Map Filing Law for minor and major subdivisions.		X	X			X	X	X	X		
13. Item:	Meters and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arcs, chords and central angles for all centerlines and right-of-way, and centerline curves on streets.		X				X			X		
14. Item:	Altitude of ownership. Comment: Map Filing Law for minor and major subdivision.	X	X	X	X		X	X	X	X		X
15. Item:	Average of tract to the nearest tenth of an acre (for GDP--to nearest acre).		X	X	X		X	X	X	X		
16. Item:	Date of original and all revisions. Comment: Item necessary for continuity-history of project.		X	X	X		X	X	X	X		
17. Item:	Size and location of any existing or proposed structures with all setbacks dimensioned. Comment: Item important for detailed planning.	X	X	X	X		X	X	X	X		
18. Item:	Location and dimensions of any existing or proposed streets (for GDP and pre-application- concept plan -- general locations). Comment: Item important for detailed planning.	X	X	X	X		X	X	X	N/A		
19. Item:	All proposed lot lines and area of lots in square feet.		X	X			X	X	X	X		
20. Item:	Copy and/or delineation of any existing or proposed deed restrictions or covenants. e	X	X	X	X		X	X	X	N/A		
21. Item:	Any existing or proposed easement or land reserved for or dedicated to public use. e	X	X	X	X		X	X	X	N/A		
22. Item:	Development stages or staging plans (for GDP--general staging). Comment: Not applicable at pre-application- concept plan stage; minor plans usually not built in stages.				X		X	X	X	N/A		

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL													
Item Number	Description	Pre-Application - Concept Plan	Minor Application				Major Application				COMPLETE	INCOMPLETE	WAIVER REQUESTED
			Subdivision		Site Plan	General Development Plan	Subdivision		Site Plan				
			Subdivision	Site Plan			Preliminary	Final	Preliminary	Final			
23. Item:	List of required regulatory approvals or permits. Comment: Basic planning information. #		X	X		X		X		X			X
24. Item:	List of variances required or requested # Comment: Basic planning information.		X	X				X	X		X		
25. Item:	Requested or obtained design waivers or exceptions. # Comment: Describes location of all adjacent structures; not necessary at pre-application-concept plan stages; required at site plan stages; required at site plan only if notice is required by ordinance.		X	X				X	X		X		
26. Item:	Payment of application fees. Comment: Fee not imposed for pre-application conference.	X	X	X			X	X	X		X		
27. Item:	Property owners and lines of all parcels within 200' identified on most recent tax map sheet. Comment: Describes location of all adjacent structures; not necessary at pre-application-concept plan stages; required at site plan only if notice is required by ordinance.					X							
28. Item:	All existing street, water courses, flood plains, wetlands or other environmentally sensitive areas on and within 200' of site. Comment: While detailed specification of environmentally sensitive areas may not be necessary at pre-application-concept plan and GDP stages, general specification of and sensitivity to such conditions is an important planning consideration.							X	X		X		
29. Item:	Existing right-of-way and/or easements on and within 200' of tract. Comment: Rights-of-way and easements are often unknown at the pre-application-concept (see however, item 28).	X		X			X	X	X		X		X
30. Item:	Topographical features of subject property from U.S.G.S. map. Comment: More detailed topographic information is needed for major subdivision.	X		X			X	X	X		X		X

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL		Pre-Application - Concept Plan	Minor Application		General Development Plan	Major Application				COMPLETE	INCOMPLETE	WAIVER REQUESTED
Item Number	Description		Subdivision	Site Plan		Subdivision		Site Plan				
						Preliminary	Final	Preliminary	Final			
31.	Item: Existing and proposed contour intervals based on U.G.S. & G.S. datum. Contours to extend at least 200' beyond subject property as follows: up to 3% grade - 1' 3% + grade - 2' Comment: Major site plan and subdivision requires level of detail of Item 31 as opposed to Item 30.					X	X	X	X			X
32.	Item: Boundary, limits, nature and extent of wooded areas, specimen trees, and other significant physical features (detail may vary). Comment: Basic for good planning.	X	X		X	X	X	X	X	X		
33.	Item: Existing system of drainage of subject site and of any larger tract or basin of which it is a part. Comment: See Item 31. Extensive level of detail required only for major subdivision and site plan.					X						X
34.	Item: Drainage Area Map. Comment: Necessary for major application; inapplicable at GDP stage.					X	X	X	X			X
35.	Item: Drainage Calculations. Comment: Required for minor applications if deemed necessary by Planning Board; not required at GDP stage because storm water management evaluated at major subdivision and site plan stage.		X			X	X	X	X	X	X	
36.	Item: Proposed utility infrastructure plans, including sanitary sewer, water, storm water management, telephone, electric & cable TV. Comment: Information necessary for minor site plan because of potential effect on utility systems. Only general location for electric, telephone and cable TV required.		X			X	X	X	X			X
37.	Item: Proposed utility infrastructure plans, including sanitary sewer, water, storm water management, telephone, electric and cable TV. Comment: Information necessary for minor site plan because of potential effect on utility systems. Only general location for telephone, electric and cable TV required.					X	X	X	X			X

ALL DOCUMENTS MUST BE PREPARED,
SIGNED AND SEALED BY NEW JERSEY
LICENSED PROFESSIONAL

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL.												
Item Number	Description	Pre-Application - Concept Plan	Minor Application		General Development Plan	Major Application				COMPLETE	INCOMPLETE	WAIVER REQUESTED
			Subdivision	Site Plan		Subdivision		Site Plan				
						Preliminary	Final	Preliminary	Final			
38. Item:	Soil Erosion and Sediment Control Plan. Comment: Required for soil disturbance over 5,000 sq. ft.			X			X			X		
39. Item:	Spot and finished elevations at all property corners, corners of all structures or dwellings, existing or proposed first floor elevations. Comment: Not required for minor subdivision because not involving construction of buildings.			X	X		X			X		
40. Item:	Construction details as required by ordinance. Comment: Such level of detail necessary only for major applications.						X			X		
41. Item:	Road and paving cross-sections and profiles. Comment: See Item 40.						X			X		
42. Item:	Proposed street names. Comment: Applicable only when new road is proposed.						X			X		
43. Item:	New block and lot numbers confirmed with local assessor or municipal designee. Comment: Needed whenever a new lot is created.						X			X		
44. Item:	Lighting plan & details. Comment: Not applicable for minor subdivision because just creating lots.		X									
45. Item:	Landscape plan & details prepared by a professional landscape architect Comment: Required for site plans because of magnitude of required landscaping			X			X			X		
46. Item:	Solid waste management plan. Comment: Site plan consideration only; see Item 44.						X			X		
47. Item:	Site identification signs, traffic control signs, and directional signs. Comment: See Item 44.			X						X		

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL.												
Item Number	Description	Pre-Application - Concept Plan	Minor Application		General Development -Plan	Major Application				COMPLETE	INCOMPLETE	WAIVER REQUESTED
			Subdivision	Site Plan		Subdivision		Site Plan				
						Preliminary	Final	Preliminary	Final			
48. Item: Sight triangles. Comment: Necessary even for minor applications because sight triangle easement created.			X	X		X	X	X	X			X
49. Item: Vehicular and pedestrian circulation patterns (less detail necessary for pre-application-concept plan and GSP stages). Comment: See Item 44.		X		X	X	X	X	X	X			X
50. Item: Parking plan showing spaces, size and type, aisle width, curb cuts, drives, driveways, and all ingress and egress areas and dimensions. Comment: See Item 44.				X								X
51. Item: Preliminary architectural plan and elevations. Comment: Not required where building is not proposed.				X								
52. Item: Plans and legal documents for compliance with West Orange COA11 Ordinances.			X	X	X	X	X	X	X	X	N/A	

a Proposed restrictions or covenants do not have to be included for pre-application-concept plan and GDP.
 b Conditional approval may be granted subject to other regulatory approvals.

ALL DOCUMENTS MUST BE PREPARED, SIGNED AND SEALED BY NEW JERSEY LICENSED PROFESSIONAL.

REVISED: 8/30/05 aw

F:\Forms & Awards\PB-ZBA\PB-FRM\CHECKLIST\CHECKLIST.FRM



TOWNSHIP OF WEST ORANGE

66 MAIN STREET, WEST ORANGE, N.J. 07052

OFFICE OF THE TAX COLLECTOR

SUSAN McCARTNEY

Mayor

KATHY LONGO

Tax Collector

Tel: (973) 325-4075

Fax: (973) 736-9182

Email: taxcollector@westorange.org

VERIFICATION OF TAXES & SEWER CHARGES PAID

DATE: 8/28/29

BLOCK: 129

LOT: 60

NAME: PEREZ, JUAN & ZENOBIA

ADDRESS: 66 WHITTLESEY AVENUE

TAXES PAID UNTIL: 10/31/25

2025 SEWER PAID

YES

NO



AN EQUAL OPPORTUNITY EMPLOYER

www.westorange.org

Buffer Report

THE TOWNSHIP OF WEST ORANGE

Office of the Assessor

66 Main Street

West Orange, New Jersey 07052

Telephone: (973) 325-4060

Facsimile: (973) 669-4859

Highlighted feature(s)

Parcel Limits (1)

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	129	60		66 WHITTLESEY AVENUE	PEREZ, JUAN & ZENOBIA	4018 MAPLETON DRIVE	CHANTILLY, VA	20151	66 Whittlesey Avenue, West Orange, NJ, 07052

§

List of adjoining feature(s) that intersect 200 foot buffer from Parcel Limits.

Adjoining Properties (49)

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	126	7		75 WHITTLESEY AVENUE	OGE, STEPHANIE & DUVALSAINT, BRIAN	75 WHITTLESEY AVE	WEST ORANGE, NJ	07052	75 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	8		71 WHITTLESEY AVENUE	WILLIAMS, MARGARET	71 WHITTLESEY AVE.	WEST ORANGE, NJ	07052	71 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	10		67 WHITTLESEY AVENUE	LEMA, JOSE D & MARIA G	67 WHITTLESEY AVENUE	WEST ORANGE, NJ	07052	67 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	10.01		67 WHITTLESEY AVENUE	LEMA, JOSE D & MARIA G	67 WHITTLESEY AVENUE	WEST ORANGE, NJ	07052	67 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	10.02		65 WHITTLESEY AVENUE	TSILIKOS, ANN & GEORGE	3 MANKER DR	FLORHAM PARK, NJ	07932	65 Whittlesey Avenue, West Orange, NJ, 07052

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	126	14		63 WHITTLESEY AVENUE	ECHEVARRIA, ELIZABETH	63 WHITTLESEY AVENUE	WEST ORANGE, NJ	07052	63 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	15		61 WHITTLESEY AVENUE	REYES, ALTAGRACIA	61 WHITTLESEY AVE	WEST ORANGE, NJ	07052	61 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	16		59 WHITTLESEY AVENUE	BENOIT, MARIE L+BIEN-AIME, JEANNINE	59 WHITTLESEY AVE	WEST ORANGE, NJ	07052	59 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	17		57 WHITTLESEY AVENUE	ANDREWS, VIBERT O. & DIANA	57 WHITTLESEY AVE.	WEST ORANGE, N.J.	07052	57 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	18		55 WHITTLESEY AVENUE	NOCIOLO, PAULA	55 WHITTLESEY AVE	WEST ORANGE, NJ	07052	55 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	126	19		118 FRANKLIN AVENUE	LOUIS, SAUVEUR & CLAIRIZEMENE & NATHANA	118 FRANKLIN AVE	WEST ORANGE, NJ	07052	118 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	126	20		120 FRANKLIN AVENUE	HERNANDEZ, GUSTAVO	120 FRANKLIN AVE.	WEST ORANGE, N.J.	07052	120 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	126	22		122 FRANKLIN AVENUE	MNCK PROPERTIES LLC,	122 FRANKLIN AVE	WEST ORANGE, NJ	07052	122 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	126	25		128 FRANKLIN AVENUE	ESCOBAR, RUBEN O. & MIRIAM L	25 WEAVER PLACE	EAST HANOVER, NJ	07936	128 Franklin Avenue, West Orange, NJ, 07052

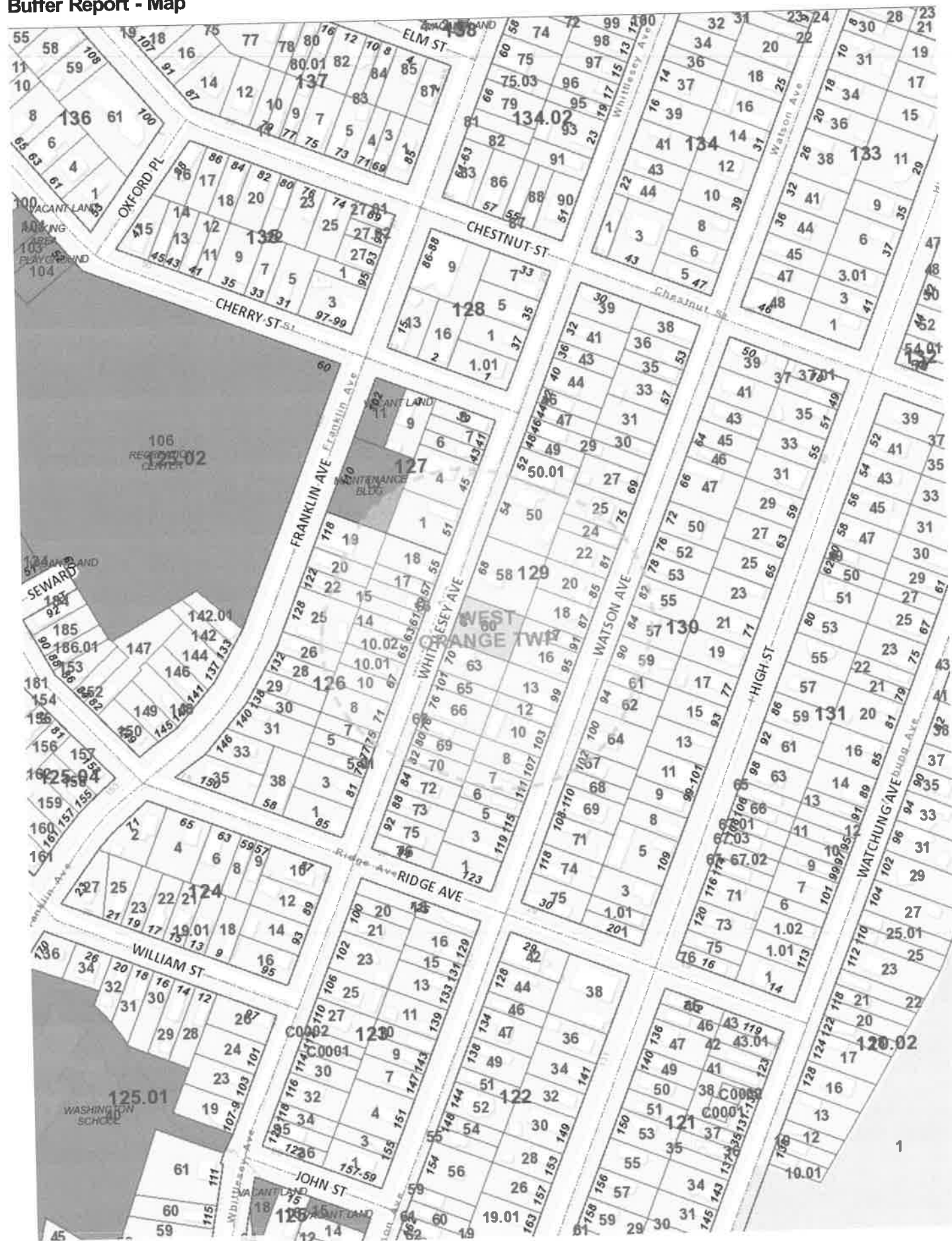
Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	126	26		130 FRANKLIN AVENUE	SMITH, KATHLEEN & DAVID	130 FRANKLIN AVENUE	WEST ORANGE, NJ	07052	130 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	126	28		132 FRANKLIN AVENUE	DP HOMEBUILDERS LLC	349 9TH AVE	PATERSON, NJ	07514	132 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	127	1		51 WHITTLESEY AVENUE	BRADY, KEVIN R	803 ATLANTIC AVENUE	POINT PLEASANT BEACH, NJ	08742	51 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	127	4		45 WHITTLESEY AVENUE	WATSON, ANDRE & VANESSA	39 LLEWELLYN AVE	WEST ORANGE, NJ	07052	45 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	127	13		110 FRANKLIN AVENUE	TOWNSHIP OF WEST ORANGE	66 MAIN ST	WEST ORANGE, N.J.	07052	110 Franklin Avenue, West Orange, NJ, 07052
West Orange Township	129	7		111 WATSON AVENUE	MC GEOUGH, NORA M	111 WATSON AVENUE	WEST ORANGE, N.J.	07052	111 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	8		107 WATSON AVENUE	CAVE, ERIC	107 WATSON AVE	WEST ORANGE, NJ	07052	107 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	10		103 WATSON AVENUE	PEREZ, LUIS E	103 WATSON AVE	WEST ORANGE, NJ	07052	103 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	12		101 WATSON AVENUE	CJ PROPERTY MANAGERS, LLC	101 WATSON AVE	WEST ORANGE, NJ	07052	101 Watson Avenue, West Orange, NJ, 07052

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	129	13		99 WATSON AVENUE	VARGAS-MERINO, BALTAZAR	99 WATSON AVE	WEST ORANGE, NJ	07052	99 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	16		95 WATSON AVENUE	JEAN, PATRICK THOMAS	95 WATSON AVE	WEST ORANGE, NJ	07052	95 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	17		91 WATSON AVENUE	WILSON, MARQUES	91 WATSON AVE	WEST ORANGE, NJ	07052	91 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	18		87 WATSON AVENUE	PEREZ, KENNETH	87 WATSON AVE.	WEST ORANGE, NJ	07052	87 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	20		85 WATSON AVENUE	LOUIS-CHARLES, GUILENE ET AL.	85 WATSON AVE	WEST ORANGE, NJ	07052	85 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	22		81 WATSON AVENUE	ROSARIO, SHARON M.	81 WATSON AVE.	WEST ORANGE, NJ	07052	81 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	24		77 WATSON AVENUE	GARCIA, ALFREDO	77 WATSON AVE	WEST ORANGE, NJ	07052	77 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	25		75 WATSON AVENUE	CARR, DJIBRIL & SAFIYA	75 WATSON AVE	WEST ORANGE, NJ	07052	75 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	50		54 WHITTLESEY AVENUE	HOCH, MARZANNA	1 MOUNTAIN AVE	WEST ORANGE, NJ	07052	54 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	58		68 WHITTLESEY AVENUE	PEREZ, JOHNY R.	4018 MAPLETON DRIVE	CHANTILLY, VA	20151	68 Whittlesey Avenue, West Orange, NJ, 07052

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	129	60		66 WHITTLESEY AVENUE	PEREZ, JUAN & ZENOBIA	4018 MAPLETON DRIVE	CHANTILLY, VA	20151	66 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	63		70 WHITTLESEY AVENUE	CHARLES SAMSON, MARANATHA & HERODE	70 WHITTLESEY AVE	WEST ORANGE, NJ	07052	70 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	65		101 WATSON AVENUE	CJ PROPERTY MANAGERS, LLC	101 WATSON AVE	WEST ORANGE, NJ	07052	101 Watson Avenue, West Orange, NJ, 07052
West Orange Township	129	66		76 WHITTLESEY AVENUE	CHARLES, ROSE M & DEBORAH M	76 WHITTLESEY AVE	WEST ORANGE, NJ	07052	76 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	68		78 WHITTLESEY AVENUE	BLAISE, YVESNA (TRUSTEE)	78 WHITTLESEY AVE	WEST ORANGE, NJ	07052	78 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	69		80 WHITTLESEY AVENUE	LOPEZ, ALBERTO J ORCON & DAGA, MARGO	80 WHITTLESEY AVE	WEST ORANGE, NJ	07052	80 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	129	70		82 WHITTLESEY AVENUE	PINEDA, WILFREDO & LEMUS, MARTHA	82 WHITTLESEY AVE	WEST ORANGE, NJ	07052	82 Whittlesey Avenue, West Orange, NJ, 07052
West Orange Township	130	53		78 WATSON AVENUE	GALE-BEATTY, YOLANDA	78 WATSON AVE	WEST ORANGE, NJ	07052	78 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	55		82 WATSON AVENUE	GILKES, ALICIA	82 WATSON AVE	WEST ORANGE, NJ	07052	82 Watson Avenue, West Orange, NJ, 07052

Municipality	Block	Lot	Qualifier	Parcel Address	Owner Name	Owner Street	Owner CityState	Owner Zip	Property Mailing
West Orange Township	130	57		84 WATSON AVENUE	LLIGUICOSTA, JORGE	84 WATSON AVE	WEST ORANGE, NJ	07052	84 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	59		90 WATSON AVENUE	GADDIE, SHAVON P	90 WATSON AVENUE	WEST ORANGE, NJ	07052	90 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	61		92 WATSON AVENUE	WINFIELD, KAREN	92 WATSON AVENUE	WEST ORANGE, N.J.	07052	92 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	62		94 WATSON AVENUE	ZAMORA-PADILLA, ADRIANA	94 WATSON AVE	WEST ORANGE, NJ	07052	94 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	64		100 WATSON AVENUE	FERNANDEZ, FLORENTINO & ALBA	100 WATSON AVE	WEST ORANGE, NJ	07052	100 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	67		102 WATSON AVENUE	CONSTANT, MERCELIA & FRESNEL	102 WATSON AVE	WEST ORANGE, NJ	07052	102 Watson Avenue, West Orange, NJ, 07052
West Orange Township	130	68		104 WATSON AVENUE	BAZAN, JOSE A & HEATHTER P	104 WATSON AVE.	WEST ORANGE, NJ	07052	104 Watson Avenue, West Orange, NJ, 07052

Buffer Report - Map



PUBLIC UTILITIES

ELECTRIC & GAS

Public Service Electric & Gas Company
Manager - Corporate Properties
80 Park Plaza, T6B
Newark, NJ 07102

WATER

New Jersey American Water Company
167 John F. Kennedy Parkway
Short Hills, NJ 07078

CABLE TV

Comcast Cablevision
800 Rahway Avenue
Union, NJ 07083

TELEPHONE

Verizon
1 Verizon Way
Basking Ridge, New Jersey 07920-1025

SEWER

Township of West Orange
Municipal Building
66 Main Street
West Orange, NJ 07052