

Resolution of the Demarest Governing Body

Resolution No. 190-24

October 28, 2024

Council Member	Motion	Second	Yes	No	Abstain	Absent
Jiang		✓	✓			
Fox	✓		✓			
Marks			✓			
Slowikowski			✓			
Reiss			✓			
Collins			✓			

TITLE: RESOLUTION AUTHORIZING ACTION TO RELEASE ESCROW

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WHEREAS, the following applicant(s) posted escrow monies with the Borough for payment to Borough professionals in conjunction with development; and

WHEREAS, Borough professionals have determined that all required improvements have been satisfactorily completed and all fees due for services rendered have been received;

<u>Applicant</u>	<u>Address</u>	<u>Account</u>	<u>Amount</u>
Sean Breitstein	42 Duane Lane	13-7000-00-7223-01	\$27,054.00
Sean Breitstein	42 Duane Lane	13-8000-00-8222-36	\$95.00
Sean Breitstein	42 Duane Lane	13-8000-00-8223-02	\$262.70

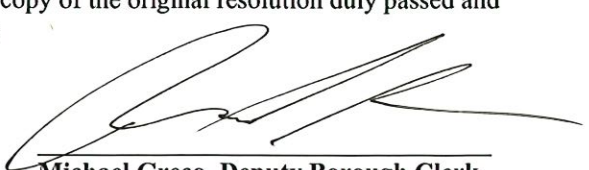
NOW THEREFORE, BE IT RESOLVED, that the Chief Financial Officer is and hereby authorized to return the balance of escrow monies to the applicant(s).

CERTIFICATION



Brian Bernstein, Mayor

I, Michael Greco, Deputy Borough Clerk, of the Borough of Demarest, in the County of Bergen and the State of New Jersey do hereby certify that the foregoing Resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting on October 28, 2024



Michael Greco, Deputy Borough Clerk

**DEVELOPERS ESCROW
RETURN OF FUNDS REQUEST**

PROJECT ADDRESS 42 Duane Ln Demarest NJ 07627

ACCT #/TYPE/AMOUNT Performance 13-7000-00-7223-01...\$27,054.00
Engineering 13-8000-00-8222-36
Soil Moving 13-8000-00-8223-02

NAME ON THE ACCOUNT Sean Breitstein

MAILING ADDRESS 42 Duane Ln
Demarest NJ 07627

Please issue a refund of my Escrow account(s) for the property listed above.

I understand that the payout needs approval from the proper authority, and must be authorized by Resolution of the governing body.

Please provide address to mail check(s) or contact information if you would like to pick up once ready.

Signature: Sean Breitstein

Date of the request: 8/8/24



Demarest Borough
118 Serpentine Road
Demarest, NJ 07627

Certificate

Construction Code Division
(Certificate of Occupancy)

Date Issued: 9/24/2024
Control Number: 12259
Permit Number: 20230017
Permit Issue Date: 2/16/2023
Certificate Number: 20230017

Identification

Block: 118 Lot: 6.01
Work Site Location: 42 DUANE LANE Demarest Borough, NJ

Owner in Fee: BREITSTEIN, SEAN & ALLISON
Owner Address: 33 WILLIAM ST DEMAREST NJ 07627
Telephone: _____

Contractor: S & B CONSTRUCTION INC.
Address: 304 HARRINGTON AVE CLOSTER NJ 07624
Telephone: (201) 784-9236 Fax: _____
License Number or Builders Registration Number: _____
Federal Emp. Number: 22-2859088

Home Warranty Number: _____
Type of Warranty Plan: State Private
Construction Classification: _____
Maximum Occupancy Load: _____
Description of Work/Use: New residential home
Use Group: R-5
Maximum Live Load: _____

Certificate Comments:
20230017+A - Alteration Update- temp service
20230017+B - Alteration Update fire- fireplaces
20230017+C - Alteration Update fire fuel fired appliances

Certificate of Occupancy
This serves notice that said building or structure has been constructed in accordance with the New Jersey Uniform Construction Code and is approved for occupancy.


Certificate of Approval
This serves notice that the work completed has been constructed or installed in accordance with the New Jersey Uniform Construction Code and is approved. If the permit was issued for minor work, this certificate was based upon what was visible at the time of inspection.

Certificate of Continued Occupancy
This serves notice that based on a general inspection of the visible parts of the building there are no imminent hazards and the building is approved for continued occupancy.

Temporary Certificate of Compliance
The following conditions must be met no later than _____ or the owner will be subject to fine or order to vacate. This certificate has an expiration date of: _____
Conditions to be met:

Certificate of Compliance
This serves notice that said potentially hazardous equipment has been installed and/or maintained in accordance with the New Jersey Uniform Construction Code and is approved for use until _____

Temporary Certificate of Occupancy
The following conditions must be met no later than: _____ or the owner will be subject to fine or order to vacate. This certificate has an expiration date of: _____
Conditions to be met:

Construction Official: 
U.C.C. Form (rev. 08/05) Fee: \$150.00

Check Number: 1017 Date Printed: 9/24/2024
Collected By: dh Page 1

Dot Haight

From: Nick Chelius <nick.chelius@collierseng.com>
Sent: Friday, October 25, 2024 11:38 AM
To: Diana Pizzulli; Dot Haight
Cc: Mary Tappen
Subject: RE: 42 Duane escrow release DEP0174

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Dot,

I just finished reviewing my invoices for this month, we are writing off the outstanding effort so there will be no further bills on this account.

You can release remaining escrow to the applicant.

Thank you,

Nick Chelius, PE
Project Manager | Government Services
Mt. Arlington, New Jersey

Colliers Engineering & Design
nick.chelius@collierseng.com
Direct: 201 775 1283 | Cell: 973 941 6995 | Main: 877 627 3772
colliersengineering.com | affiliated authorized entities



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From: Diana Pizzulli <diana.pizzulli@collierseng.com>
Sent: Thursday, October 24, 2024 12:46 PM
To: Dot Haight <dhaight@demarestnj.gov>
Cc: Nick Chelius <nick.chelius@collierseng.com>; Mary Tappen <mary.tappen@collierseng.com>
Subject: RE: 42 Duane escrow release DEP0174

Hi Dot,

There are no outstanding invoices for this. **HOWEVER**, there is some unbilled effort.

Nick will be doing his invoices next week so we'll know if there will be one more invoices for this project or not.