

Resolution of the Demarest Governing Body

Resolution No. 118-25

June 23, 2025

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

TITLE: RESOLUTION OF 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/or tree removal; 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>
8 Blanche LLC	8 Blanche Ave.	13-8000-00-8224-06	\$1,219.50
		13-7000-00-7224-02	\$33,840.00

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).

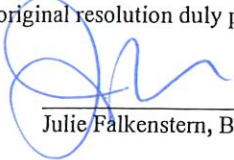
APPROVED:



Mayor Brian Bernstein

CERTIFICATION

I, Julie Falkenstern, Acting 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 June 23, 2025



Julie Falkenstern, Borough Clerk



THE BOROUGH OF DEMAREST
118 SERPENTINE ROAD
DEMAREST, N.J. 07627-2199

201-768-0167 Ext. 114
201-768-2581 FAX

MEMO TO: Chief Financial Officer
FROM: Kevin Burnette
DATE: 6/3/2025
REFERENCE: 8 Blanche Ave Permit # 24-072 DEP0200
Block: 17.06 Lot: 2
Escrow Account Name 8 Blanche LLC

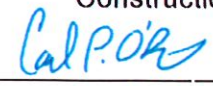
A Certificate of Occupancy was issued for the above-mentioned property.

The services of the Borough Engineer are no longer required for this project.

Therefore, this is your authorization to release the monies in the escrow account.

Thank you.

Signed: 
Kevin Burnette
Construction Official

Attest: 
Carl O'Brien, PE
Borough Engineer

**DEVELOPERS ESCROW
RETURN OF FUNDS REQUEST**

PROJECT ADDRESS 8 Blanche Ave

ACCT #/TYPE/AMOUNT 13-7000-00-7224-02

NAME ON THE ACCOUNT 8 Blanche LLC / Doron Rice

MAILING ADDRESS 57 Cedar Ct. Closter NJ 07624

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:  _____

Date of the request: 5/12/2025

5/5/25
Eng. Letter



Demarest Borough
118 Serpentine Road
Demarest, NJ 07627

Certificate

Construction Code Division
(Certificate of Occupancy)

Date Issued: 5/5/2025
Control Number: C-24-00066
Permit Number: 20240072
Permit Issue Date: 4/11/2024

Identification

Block: 17.06 Lot: 2 Quai: _____
Work Site Location: 8 BLANCHE AVE Demarest Borough, NJ 07627

Owner in Fee: 8 Blandie LLC
Owner Address: 57 Cedar Ct. CLOSTER NJ 07624
Telephone: (646) 509-9029

Contractor: 8 Blandie LLC
Address: 57 Cedar Ct. Closter NJ 07624
Telephone: (646) 509-9029 Fax: _____
License Number or Builders Registration Number: _____
Federal Emp. Number: _____

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 Number: _____

Home Warranty Number: 210 Home Buyer Warranty #NJ150497

Type of Warranty Plan: State Private

Construction Classification: _____ Use Group: R-5

Maximum Occupancy Load: _____ Maximum Live Load: _____

Description of Work/Use: NEW SINGLE FAMILY DWELLING/2000 IRC

Certificate Comments:
20240072+A - Alteration
HVAC Update -HVAC
20240072+B - Alteration
Update fire fuel fired appliances
20240072+C - Alteration
UPDATE sub panels, EV chargers & floor heater

Certificate of Clearance - Lead Abatement 5:17
This serves notice that based on written certification, lead abatement was performed as per NJACS:17 to the following extent:

Total removal of lead-based paint hazards in scope of work
 Partial or limited time period (_____ years); see file

Certificate of Clearance - Asbestos Abatement
This serves notice that based on written certification, asbestos abatement was performed to the following extent:

Total removal of asbestos hazards in scope of work
 Partial or limited time period (_____ years); see file

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: 149

Collected By: Dot Haight

Date Printed: 5/5/2025

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