



Property Information		Request Information		Update Information
File#:	BS-W01469-3586541283	Requested Date:	10/25/2023	Update Requested:
Owner:	SEAN DACOSTA	Branch:		Requested By:
Address 1:	186 Tuxedo Pkwy	Date Completed:	11/16/2023	Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Newark, NJ	# of Parcel(s):	1	

## Notes

- CODE VIOLATIONS** Per City of Newark Zoning Department there are Multiple Open Code Violation case on this property. Comments: Per City of Newark Zoning Department there are Multiple Open Code Violation case on this property. Please refer the attached document for more information & contact City of Newark Zoning Department at (973) 424-4116 for further queries
- Payable : City of Newark Zoning Department  
Address : 920 Broad Street, Newark, NJ 07102  
Business #: (973) 424-4116
- PERMITS** Per City of Newark Building Department there are no Open/Pending/Expired Permits on this property.
- Payable : City of Newark Building Department  
Address : 920 Broad Street, Newark, NJ 07102  
Business #: (973) 424-4116
- SPECIAL ASSESSMENTS** Per City of Newark Treasurer office there are no special assessments/liens on the property.
- Payable : City of Newark Tax Collector  
Address : 920 Broad Street, Newark, NJ 07102  
Business #: (973) 424-4116
- UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED
- DEMOLITION** NO
- UTILITIES** WATER/SEWER  
Account #: 0000063  
Payment Status: DUE  
Status: Pvt & Lienable  
Amount : \$39.28  
Good Thru: 11/30/2023  
Account Active: YES  
Collector: Newark Water and Sewer Utilities - City of Newark  
Payable Address: 920 Broad Street Newark, New Jersey 07102  
Business # (973) 733-6303.  
UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED
- GARBAGE  
GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN

City of Newark Customer Service contact numbers (973) 733-3960, 3961, 3962, 3790, 3791 or 3792



# City of Newark

Online Inquiry & Payment

Account#

147706

B/L/Q:

04276 / 00054

Principal:

\$0.00

Owner:

DACOSTA, SEAN

Bank Code:

660

Interest:

\$0.00

Address:

743 S 16TH ST

Deductions:

0.00

Total:

\$0.00

City/State:

NEWARK, NJ 07103

Int.Date:

10/25/2023

Location:

186 TUXEDO PKWY

L.Pay Date:

7/28/2023

;

Account#

Block

**Department of Engineering**  
**Dolores Wooden, P.E., C.M.E.**  
Director  
920 Broad Street, Room 412  
Newark, New Jersey 07102  
Tel: 973-733-8520  
Fax: 973-733-4772

## Memorandum

**TO:** Ms. Kecia Daniels, City Clerk

**FROM:** Sushil -Nagpal  
Construction Official

**DATE:** November 9<sup>th</sup> 2023

**SUBJECT:** ENG-23-1421

**COPY TO:** Samora Noguera  
Opra Supervisor

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Pursuant to ENG-23-1421 please be advised that the Uniform Construction Code has no record of permits nor violations for 186 Tuxedo Parkway.



# CITY OF NEWARK

**City Hall**  
920 Broad St  
Newark, NJ 07102  
www.ci.newark.nj.us

**Ras J. Baraka**  
MAYOR

DEPARTMENT OF ENGINEERING

**Philip Scott**  
Director

**Thomas McDonald**  
Manager Code Enforcement

Phone: (973) 877-9579  
(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

## NOTICE OF VIOLATION

Reference No: 2023-058445

Date of Inspection: 09/08/2023

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
15:8-2(a)	Exterior Violations	Owner/ Operator / Agent must cut and remove all overgrown grass, weeds, shrubs, and trees from the premises	

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**High weeds at rear of structure.**

Number of days to correct violations : 3

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Steven Ham

Supervisor's Signature

## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

### CONTENTS OF NOTICE OF VIOLATION (ITEMS 54-A)

If you have been notified that certain violations must be corrected within a certain number of days a re-inspection will be made after the expiration of that time period and all violations must be corrected or a court complaint will be issued against you for failure to comply with ordinances of the CITY OF NEWARK.

References: (Ord. 15:8-2), (Ord. 29:3-2), (Ord. 29:18-1), (Ord. 29:19-2), (Ord. 39:18-1)

Any person served with any notice referred to hereto may request a hearing thereon, provided said request is made in writing and filed with the manager of the Division of Inspection and Enforcement, 44 MT. Prospect Ave Newark, New Jersey 07107, within 5 days after the notice was served. Upon receipt of such request the Manager shall set a time and place for such hearing to be held no later than 25 days after the receipt and filing of such request. The Manager shall give a 10 day written notice of such hearing by certified registered mail to such person. If the manager at such hearing shall determine that no cause was shown why the notice of violation should be modified or withdrawn, the violation complaint of the notice therefore shall be abated, repaired or corrected within 15 days from the date of such hearing, except where it shall appear that by reason of the existing violation there is an immediate danger to the life, health or safety of the occupant or to others. In that situation that person may be required to abate or repair the condition forthwith. Reference (Ord. 18:1-2.4) (Ord.18:1-2.5)

If at such hearing the manager shall find that the violation cannot be reasonably abated within the time set forth in the notice he may extend the time for the complaint to such period as in his judgment the circumstances shall warrant. Reference (Ord. 18:1-3.4) (Ord.18:1-2.5)

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Title 15 with the exception of 15:8-2a and Title 29 except where provided, it shall not be necessary for the manager to first give notice of the violation before instituting proceeding in the municipal court for a penalty for violation of any of the provisions. Each day's failure to comply with any such provision shall constitute a separate offense. Reference (Ord. 18:1-2.6) (Ord.18:1-2.7)

### ORDER TO CEASE OPERATING FORTHWITH (ITEM 54B)

If you have been inspected and observed in violation of the Zoning, Licensing, or Construction Ordinance of the CITY OF NEWARK, you are ordered to cease operating forthwith pending final compliance action or final court disposition. Each day's failure to comply with any such provision shall constitute a separate offense.

Reference (Ord. Title 5) (Ord. Title 8) (Ord. Title 16) (Ord. Title 12) (Ord. Title 29) (Ord. Title 40)

### PROPERTY DECLARED UNFIT FOR HUMAN HABITATION ITEM 54D

It has been determined that the property is unfit for human habitation or occupancy of use by reason of its being infested with disease, or by reason of its being in a condition dangerous to health or life, or to be likely to cause a sickness among the occupants, or by reason of its being so decayed, unsanitary, unsafe, or vermin infested that it creates a serious hazard to the health or safety of the occupants or the public, or by reason of lack of safe illumination, ventilation or sanitation facilities adequate to protect the health or safety of the occupants or to the public, or to be likely to increase the risk of fire or other calamities.

If the manager of the Division of Inspections and Enforcement determines after notice and hearing as specified, the building under the consideration if unfit for human habitation or occupancy he shall issue a cause to be served upon the owner and parties in the interest an order to vacate and have the building vacated and closed within the time set forth in the order. If the owner fails to repair, alter or improve the building, then the owner shall be required to demolish the said building within a reasonable time.

When it is determined that a building or dwelling unit is unfit for human habitation within the meanings of the Housing Code, no person shall thereafter unless pursuant to stay by a court of competent jurisdiction receive rental, offer for rent, or permit the occupancy of said building or dwelling unit it has been determined that the condition causing the premises to be unfit for human habitation has been abated or removed and that the premises are again fit for human habitation.

References 18:11-1) (18:11-1.2), (18:11-1.3) (18:11-1.4) (18:11-1.5) (18:11-1.6)

### LEAD POISON CONTROL VIOLATION NOTICES

The mentioned areas are to be scraped to the bare wood and or plaster removing all paint to a height of four (4) feet from floor. At that time and before re-painting you are to notify this department so that a re-inspection may be made. When the paint has been removed to our satisfaction, you will be given permission to re-paint with a substance, whose total non-volatile ingredients contain not more than one (1) year percent of lead by weight.



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**Ras J. Baraka**  
MAYOR

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**Philip Scott**  
Director

**Thomas McDonald**  
Manager Code Enforcement

Phone: (973) 877-9579  
(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2023-045155

Date of Inspection: 7/12/2023

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
Housing Code	18:3-1.2	Owner/Operator must provide suitable and sufficient receptacles for the storage of waste and household trash. (GARBAGE CANS)	
18:3-1.6(a)	Exterior Violations	Must remove all accumulation of garbage, rubbish, and debris from exterior.	

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**At my time of inspection garbage and debris are present on exterior of property**

Number of days to correct violations : 1

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Oneeze Brooks

Supervisor's Signature

## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

### CONTENTS OF NOTICE OF VIOLATION (ITEMS 54-A)

If you have been notified that certain violations must be corrected within a certain number of days a re-inspection will be made after the expiration of that time period and all violations must be corrected or a court complaint will be issued against you for failure to comply with ordinances of the CITY OF NEWARK.

References: (Ord. 15:8-2), (Ord. 29:3-2), (Ord. 29:18-1), (Ord. 29:19-2), (Ord. 39:18-1)

Any person served with any notice referred to hereto may request a hearing thereon, provided said request is made in writing and filed with the manager of the Division of Inspection and Enforcement, 44 MT. Prospect Ave Newark, New Jersey 07107, within 5 days after the notice was served. Upon receipt of such request the Manager shall set a time and place for such hearing to be held no later than 25 days after the receipt and filing of such request. The Manager shall give a 10 day written notice of such hearing by certified registered mail to such person. If the manager at such hearing shall determine that no cause was shown why the notice of violation should be modified or withdrawn, the violation complaint of the notice therefore shall be abated, repaired or corrected within 15 days from the date of such hearing, except where it shall appear that by reason of the existing violation there is an immediate danger to the life, health or safety of the occupant or to others. In that situation that person may be required to abate or repair the condition forthwith. Reference (Ord. 18:1-2.4) (Ord.18:1-2.5)

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### ORDER TO CEASE OPERATING FORTHWITH (ITEM 54B)

If you have been inspected and observed in violation of the Zoning, Licensing, or Construction Ordinance of the CITY OF NEWARK, you are ordered to cease operating forthwith pending final compliance action or final court disposition. Each day's failure to comply with any such provision shall constitute a separate offense.

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It has been determined that the property is unfit for human habitation or occupancy of use by reason of its being infested with disease, or by reason of its being in a condition dangerous to health of life, or to be likely to cause a sickness among the occupants, or by reason of its being so decayed, unsanitary, unsafe, or vermin infested that it creates a serious hazard if the health or safety of the occupants or the public, or by reason of lack of safe illumination, ventilation or sanitation facilities adequate to protect the health or safety of the occupants or to the public, or to be likely to increase the risk of fire or other calamities.

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When it is determined that a building or dwelling unit is unfit for human habitation within the meanings of the Housing Code, no person shall thereafter unless pursuant to stay by a court of competent jurisdiction receive rental, offer for rent, or permit the occupancy of said building of dwelling unit it has been determined that the condition causing the premises to be unfit for human habitation has been abated or removed and that the premises are again fit for human habitation.

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### LEAD POISON CONTROL VIOLATION NOTICES

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Phone: (973) 877-9579  
(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2023-044681

Date of Inspection: 7/10/2023

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
Housing Code	18:3-1.2	Owner/Operator must provide suitable and sufficient receptacles for the storage of waste and household trash. (GARBAGE CANS)	
18:3-1.6(a)	Exterior Violations	Must remove all accumulation of garbage, rubbish, and debris from exterior.	

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**There's debris consisting of black garbage bags on the curb in front of the property**

Number of days to correct violations : 1

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Haneef Russell

Supervisor's Signature



## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

### CONTENTS OF NOTICE OF VIOLATION (ITEMS 54-A)

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References: (Ord. 15:8-2), (Ord. 29:3-2), (Ord. 29:18-1), (Ord. 29:19-2), (Ord. 39:18-1)

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**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2022-012774

Date of Inspection: 3/1/2022

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
No violation listed.			

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

Number of days to correct violations : 0

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Rickey Danzey

Supervisor's Signature

## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

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### LEAD POISON CONTROL VIOLATION NOTICES

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(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2020-043244

Date of Inspection: 7/6/2020

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
No violation listed.			

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**Garbage out on Monday collection days is Tuesdays and fridays receptacle garbage bag at the curb**

Number of days to correct violations : 0

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Latrice McQueen

Supervisor's Signature

## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

### CONTENTS OF NOTICE OF VIOLATION (ITEMS 54-A)

If you have been notified that certain violations must be corrected within a certain number of days a re-inspection will be made after the expiration of that time period and all violations must be corrected or a court complaint will be issued against you for failure to comply with ordinances of the CITY OF NEWARK.

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Any person served with any notice referred to hereto may request a hearing thereon, provided said request is made in writing and filed with the manager of the Division of Inspection and Enforcement, 44 MT. Prospect Ave Newark, New Jersey 07107, within 5 days after the notice was served. Upon receipt of such request the Manager shall set a time and place for such hearing to be held no later than 25 days after the receipt and filing of such request. The Manager shall give a 10 day written notice of such hearing by certified registered mail to such person. If the manager at such hearing shall determine that no cause was shown why the notice of violation should be modified or withdrawn, the violation complaint of the notice therefore shall be abated, repaired or corrected within 15 days from the date of such hearing, except where it shall appear that by reason of the existing violation there is an immediate danger to the life, health or safety of the occupant or to others. In that situation that person may be required to abate or repair the condition forthwith. Reference (Ord. 18:1-2.4) (Ord.18:1-2.5)

If at such hearing the manager shall find that the violation cannot be reasonably abated within the time set forth in the notice he may extend the time for the complaint to such period as in his judgment the circumstances shall warrant. Reference (Ord. 18:1-3.4) (Ord.18:1-2.5)

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### ORDER TO CEASE OPERATING FORTHWITH (ITEM 54B)

If you have been inspected and observed in violation of the Zoning, Licensing, or Construction Ordinance of the CITY OF NEWARK, you are ordered to cease operating forthwith pending final compliance action or final court disposition. Each day's failure to comply with any such provision shall constitute a separate offense.

Reference (Ord. Title 5) (Ord. Title 8) (Ord. Title 16) (Ord. Title 12) (Ord. Title 29) (Ord. Title 40)

### PROPERTY DECLARED UNFIT FOR HUMAN HABITATION ITEM 54D

It has been determined that the property is unfit for human habitation or occupancy of use by reason of its being infested with disease, or by reason of its being in a condition dangerous to health of life, or to be likely to cause a sickness among the occupants, or by reason of its being so decayed, unsanitary, unsafe, or vermin infested that it creates a serious hazard if the health or safety of the occupants or the public, or by reason of lack of safe illumination, ventilation or sanitation facilities adequate to protect the health or safety of the occupants or to the public, or to be likely to increase the risk of fire or other calamities.

If the manager of the Division of Inspections and Enforcement determines after notice and hearing as specified, the building under the consideration if unfit for human habitation or occupancy he shall issue a cause to be served upon the owner and parties in the interest an order to vacate and have the building vacated and closed within the time set forth in the order. If the owner fails to repair, alter or improve the building, then the owner shall be required to demolish the said building within a reasonable time.

When it is determined that a building or dwelling unit is unfit for human habitation within the meanings of the Housing Code, no person shall thereafter unless pursuant to stay by a court of competent jurisdiction receive rental, offer for rent, or permit the occupancy of said building or dwelling unit it has been determined that the condition causing the premises to be unfit for human habitation has been abated or removed and that the premises are again fit for human habitation.

References 18:11-1) (18:11-1.2), (18:11-1.3) (18:11-1.4) (18:11-1.5) (18:11-1.6)

### LEAD POISON CONTROL VIOLATION NOTICES

The mentioned areas are to be scraped to the bare wood and or plaster removing all paint to a height of four (4) feet from floor. At that time and before re-painting you are to notify this department so that a re-inspection may be made. When the paint has been removed to our satisfaction, you will be given permission to re-paint with a substance, whose total non-volatile ingredients contain not more than one (1) year percent of lead by weight.



## CITY OF NEWARK

City Hall  
920 Broad St  
Newark, NJ 07102  
www.ci.newark.nj.us

**Ras J. Baraka**  
MAYOR

DEPARTMENT OF ENGINEERING

**Philip Scott**  
Director

**Thomas McDonald**  
Manager Code Enforcement

Phone: (973) 877-9579  
(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2020-020204

Date of Inspection: 3/27/2020

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
Housing Code	18:3-1.2	Owner/Operator must provide suitable and sufficient receptacles for the storage of waste and household trash. (GARBAGE CANS)	

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**While inspecting property Inspector Walker noticed that owner did not have garbage bags in storage bin or trash cans in front of property this is a nuisance to the Westward community of Newark.**

Number of days to correct violations : 10

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Anthony Walker

Supervisor's Signature

## STATEMENT OF YOUR RIGHTS AND OBLIGATIONS (54 - C)

### CONTENTS OF NOTICE OF VIOLATION (ITEMS 54-A)

If you have been notified that certain violations must be corrected within a certain number of days a re-inspection will be made after the expiration of that time period and all violations must be corrected or a court complaint will be issued against you for failure to comply with ordinances of the CITY OF NEWARK.

References: (Ord. 15:8-2), (Ord. 29:3-2), (Ord. 29:18-1), (Ord. 29:19-2), (Ord. 39:18-1)

Any person served with any notice referred to hereto may request a hearing thereon, provided said request is made in writing and filed with the manager of the Division of Inspection and Enforcement, 44 MT. Prospect Ave Newark, New Jersey 07107, within 5 days after the notice was served. Upon receipt of such request the Manager shall set a time and place for such hearing to be held no later than 25 days after the receipt and filing of such request. The Manager shall give a 10 day written notice of such hearing by certified registered mail to such person. If the manager at such hearing shall determine that no cause was shown why the notice of violation should be modified or withdrawn, the violation complaint of the notice therefore shall be abated, repaired or corrected within 15 days from the date of such hearing, except where it shall appear that by reason of the existing violation there is an immediate danger to the life, health or safety of the occupant or to others. In that situation that person may be required to abate or repair the condition forthwith. Reference (Ord. 18:1-2.4) (Ord.18:1-2.5)

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### ORDER TO CEASE OPERATING FORTHWITH (ITEM 54B)

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### PROPERTY DECLARED UNFIT FOR HUMAN HABITATION ITEM 54D

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If the manager of the Division of Inspections and Enforcement determines after notice and hearing as specified, the building under the consideration if unfit for human habitation or occupancy he shall issue a cause to be served upon the owner and parties in the interest an order to vacate and have the building vacated and closed within the time set forth in the order. If the owner fails to repair, alter or improve the building, then the owner shall be required to demolish the said building within a reasonable time.

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DEPARTMENT OF ENGINEERING

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Director

**Thomas McDonald**  
Manager Code Enforcement

Phone: (973) 877-9579  
(973) 877-9578

**DACOSTA, SEAN**  
743 S 16TH ST  
NEWARK NJ 07103

# NOTICE OF VIOLATION

Reference No: 2019-048453

Date of Inspection: 9/26/2019

Location: 186 TUXEDO PKWY

Block / Lot No: 04276 / 00054

Your property have been inspected and observed in violation of the below mentioned ordinance of the City of Newark.

Code	Type	Description	Remarks
No violation listed.			

### INSPECTION FINDINGS/ REASONS FOR VIOLATION

**Left voicemail for complainant**

Number of days to correct violations : 0

**ALL VIOLATIONS MUST BE CORRECTED WITHIN THE TIME SPECIFIED ABOVE OR ALL LEGAL ACTIONS WILL BE TAKEN AGAINST YOU.**

Inspector : Oyetunde Popoola

Supervisor's Signature



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