



## Property Information

## Request Information

## Update Information

File#:	BS-X01693-2510207049	Requested Date:	07/17/2024	Update Requested:
Owner:	LANE, VALERIE	Branch:		Requested By:
Address 1:	4 PIERSON ST	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	SOUTH RIVER, NJ	# of Parcel(s):	1	

## Notes

**CODE VIOLATIONS** Per Borough of South River Department of Zoning there are no Code Violation cases on this property.

Collector: Borough of South River  
Payable: 48 Washington Street, South River, NJ 08882  
Business# 732-257-1999

**PERMITS** Per Borough of South River Building Department there is an Open Permit on this property.

Permit# 15075  
Permit Type: Replace Water Heater

Collector: Borough of South River  
Payable: 48 Washington Street, South River, NJ 08882  
Business# 732-257-1999

Comments: Per Borough of South River Building Department there is an open Permit with Fee's outstanding in the amount of \$77.00 on this property. Please contact Borough of South River Building Department for further queries.

**SPECIAL ASSESSMENTS** Per Borough of South River Tax Collector Department there are no Special Assessments/liens on the property.

Collector: Borough of South River  
Payable: 48 Washington Street, South River, NJ 08882  
Business# 732-257-1999

**DEMOLITION** NO

**UTILITIES**

**WATER**  
Account #: N/A  
Payment Status: DELINQUENT  
Status: Pvt & Lienable  
Amount: \$277.63  
Good Thru: 08/30/2024  
Account Active: Active  
Collector: Borough of South River  
Payable Address: 48 Washington Street, South River, NJ 08882  
Business # 732-257-1999

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

**SEWER & GARBAGE**  
Sewer & Garbage bills are included in the Real Estate Property taxes.

**From:** Alyssa Hager <ahager@southrivernj.org>  
**Sent:** Wednesday, July 31, 2024 5:57 PM  
**Subject:** RE: 4 Pierson St // Open Public Records Request

See attached responsive documents

**Sent:** Sunday, July 21, 2024 4:13 PM  
**To:** Alyssa Hager <[ahager@southrivernj.org](mailto:ahager@southrivernj.org)>  
**Subject:** 4 Pierson St // Open Public Records Request

Hello,

Our firm has been requested to research the referenced property for any **BUILDING PERMITS, CODE VIOLATION & SPECIAL ASSESSMENT FEES** on record in any city, town, village, or port authority.

We kindly request that you advise us of the complete permit history, including all open and expired permits & Code Case or Active Code Lien & Special Assessment Fees Due or Outstanding found for the following property:

**Property Address:** 4 Pierson St, South River, NJ 08882

**BLOCK: 167 LOT: 6**

Open \_\_\_\_\_ Expired \_\_\_\_\_ Closed \_\_\_\_\_ None \_\_\_\_\_

**Open Permit Number:**

**Expired Permit Number:**

**Code Case Number:**

**Code Lien Amount:**

To further assist our clients and facilitate this process, could you please provide general instructions to resolve any permits that are open, expired, or currently pose a concern to the property referenced above.

Also, please confirm if there are any pending or active **LIENS** recorded on the property, and please provide a payoff valid for 30 days from today's date. Please attach documentation of the recorded lien, and provide the book and page number.

**SOUTH RIVER**  
**Block:** 167  
**Lot:** 6  
**Qual:**

**Land Desc:** 55A117  
**Bldg Desc:**  
**Add Lots:**  
**Acreeage:** 0.148 **Class:** 2

**Owners Name:** LAIVE, VALERIE  
**Street Address:** 4 PIERSON ST  
**City & State:** SOUTH RIVER, NJ  
**Property Location:** 4 PIERSON ST

**Land:** 134,400  
**Impr:** 211,600  
**Total:** 346,000  
**Exempt:**

**Reval Date:** 2019/10/01  
**Map:** 22  
**Seq#:** 1927 (#1 of 1)

SALES HISTORY					ASSESSMENT HISTORY				BUILDING PERMITS/REMARKS			
Grantor	Date	Book/Page	Price	Nu#	Year	Land	Impr	Total	Date	Work Description	Amount	Compl.
	10/12/99	4699 /450	140000		2023	134400	211600	346000				
					2024	134400	211600	346000				

LAND CALCULATIONS								
Frnt	Eff D	Back L	Tri	Dpf	FFF	Dep	Reason	Value
46	117			1.06		1.00		24380
1	LOT(S)			1.00		1.00		110000

Neigh:  
**VCS:** FS11 **Front Ft Value:** 500  
**Zone:** R-75 **Acre Value:**  
**Min Front:** 75 **Lot Value:** 110000  
**Std Depth:** 100 **Land Value:** 134,400

SITE INFORMATION			
<b>Road:</b> PAVED	<b>Util:</b> SEW/WATER		
<b>Curbs:</b> YES	<b>Gas:</b> YES		
<b>Sidewalk:</b> YES	<b>Elec:</b> YES		
<b>Loc:</b>	<b>Topo:</b> LEVEL		

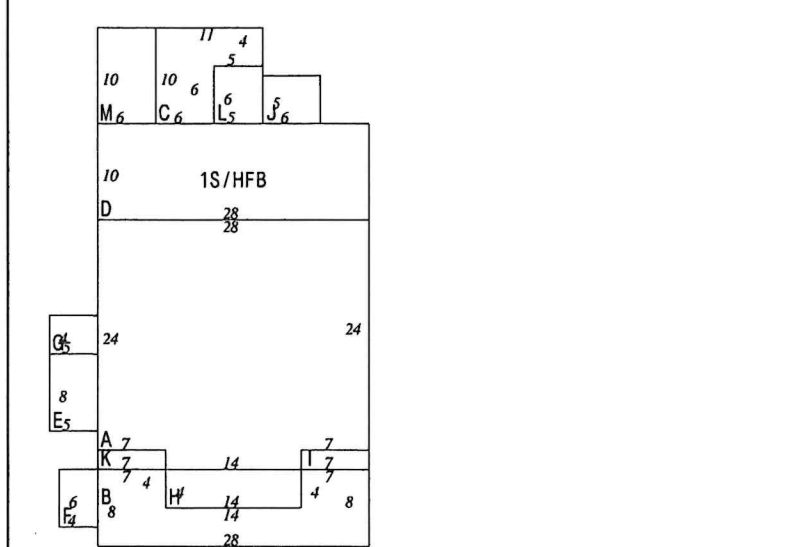
STAFF CONTROL			
<b>Info By:</b> REFUSED	<b>Date:</b> 04/12/19		
<b>Visits:</b> 2	<b>Collector:</b> 17		
<b>Old B:</b>	<b>Prted:</b> 07/25/24		
<b>Old L:</b>	<b>Card:</b> M TIM		

RESIDENTIAL COST APPROACH					
Basement	Area	Rate	Const	Q/F	Mult Value
BASEMENT	1008 x	9.460 +	2220 x	1.00 x	1.00= 11756
BASEMENT FINISH	938 x	13.600 +	1080 x	1.00 x	1.00= 13837

Main Bldg					
FIRST STORY	1064 x	49.180 +	22440 x	1.00 x	1.00= 74768
UPPER STORY	756 x	34.770 +	6840 x	1.00 x	1.00= 33126
BUILT-IN ENCL. PO	56 x	-21.000 +	0 x	1.00 x	1.00= -1176
APARTMENT CONV	1 x	12000 +	0 x	1.00 x	1.00= 12000

Heat/AC					
HW BASEBOARD	1764 x	3.250 +	1200 x	1.00 x	1.00= 6933

**BUILDING SKETCH**



BUILDING INFORMATION	
<b>Class:</b> 16	<b>Roof Type:</b> GABLE
<b>Age/Eff Age:</b> 99 / 35 (Y)	<b>Roof Material:</b> SHINGLE
<b>Exterior Walls:</b> ALUM/VINYL	<b>Room Count:</b> Total Rooms: 9, Bed Rooms: 4
<b>Style:</b> COLONIAL	<b>Row/End:</b> N.A.
<b>Story Height:</b> TWO STORY	<b>Conversion:</b> APARTMENT CONV
<b>Exterior Condition:</b> NORMAL	<b>Number of Units:</b> 2
<b>Interior Condition:</b> NORMAL	<b>Heat Source:</b> GAS
<b>Foundation:</b> CONCRETE BLOCK	<b>Livable Area:</b> 1764 SF

<b>Plumbing</b>	3 FIXTURE BATH	4- 2 x	2595.000 +	0 x	1.00 x	1.00= 5190
	2 FIXTURE BATH	0- 1 x	1895.000 +	0 x	1.00 x	1.00= -1895
	JACUZZI	1 x	3295.000 +	0 x	1.00 x	1.00= 3295

Fireplace						
<b>Attic</b>	FIN ATTIC	700 x	9.110 +	840 x	1.00 x	1.00= 7217

Deck/Patio					
ENCLOSED PORCH	198 x	26.990 +	1092 x	1.00 x	1.00= 6436
OPEN PORCH	70 x	10.920 +	437 x	1.00 x	1.00= 1201
DECK	124 x	5.310 +	182 x	1.00 x	1.00= 840
PATIO	60 x	4.850 +	218 x	1.00 x	1.00= 509

DEPRECIATION			
<b>Physical:</b> 29 %	<b>Auto:</b> Y		
<b>Func Obs:</b> %	<b>Over Imp:</b> %		
<b>Econ Obs:</b> %	<b>Under Imp:</b> %		
	<b>Final Net:</b> 0.71		

<b>Baths:</b> M:4 A: O:	<b>Base Cost:</b> 174037	<b>CCF:</b> 1.65	<b>Cost New:</b> 287161
<b>Kitchens:</b> M:2 A: O:	<b>Net Cond:</b> 0.71		<b>Bldg Value:</b> 203884

NOTES	
TENANT NO	
LC W OWNER-OCCUPIED	

<b>Garage</b>	DET GARAGE	288 x	15.910 +	3096 x	1.00 x	0.61 x	1.65= 7728
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<b>Land:</b> 134,400	<b>Impr:</b> 211,600	<b>Total:</b> 346,000
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A: 2S/.9HFB/FA d2016cd24r7d2r14u2r7u24128 700  
 B: EP d50r1cu417d8r28u817d4114 168  
 C: DECK cd10r6u6r5u4111 80  
 D: 1S/HFB d1016cd10r28 280  
 E: OP d34111cd8r5 40  
 F: DECK d46110cd6r4 24  
 G: DECK d30111cd4r5 20  
 H: 2S/CR/BIEP d46r1cd4r14 24  
 I: 1S/HFB d44r15cd2r7 M: PATIO 16cd10r6 56  
 J: EP d5r11cd5r6 N:  
 K: 1S/HFB d4416cd2r7 O:  
 L: OP d4r6cd6r5 P:

Scale: 20

# LIST OF APPLICATIONS

Site Address 4 PIERSON

July , 30 2024

3:56:14PM

Control No	App Date	Perno	Per dt	UpdateNo	CCO No	CCO Dt	Close Dt	Block	Lot	Qual	Description	CCO Fee				
Owner name		Site Address		Owner Address			MunWvd	All Wvd	Use Grp							
CUFT	SQFT	Bldg	Elec	Fire	Plumb	Elev	Mech	BFee	EFee	FFee	Pfee	Elev Fee	Mfee	Tr Fee	CCO Fee	
Cost Const	Alt Const	Cost Demol		CO Date	CA Date		Cfee	Badm	EAdm	FAdm	PADM	VAdm	MAdm	Alt Fee	CO Fee	
App Type							Hfee		Gfee		TFee	Sfee	DCA Min.	Tot Fee		
15075	12/30/2014	0		0							167	6				REPLACE WATER HEATER
LANE, VALERIE		4 PIERSON ST		4 PIERSON ST								R-5				
0.00	0.00			Yes				\$0.00	\$0.00	\$0.00	\$75.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
\$ 0.00	\$ 900.00	\$ 0.00					\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2.00	\$0.00	
P							\$0.00		\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$77.00

Never paid for  
open permit