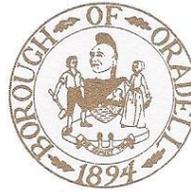


# **BOROUGH OF ORADELL**

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## **NOTICE FROM THE ORADELL BUILDING DEPARTMENT**

During the current CoVid19 emergency, please note the following guidelines pertaining to the Oradell Building Department:

### **Construction inspections:**

- Until further notice, the only inspections that will be performed during this period are inspections that take place **outside** (footing, foundation, backfill, trench, exterior framing) or inside a **vacant** new construction. Vacant means that the property is uninhabitable and has no Certificate of Occupancy. Contractors or property owners are not to be in the area of inspection.

### **Certificate of Continued Occupancy - CCO (resale/rental):**

- Application needs to be completed during this time. In addition to the application, buyer's and seller's email addresses will be required.
- No CCO can be issued with open/outstanding permits or items requiring permits that were failed to be obtained.
- A letter from the buyer's attorney acknowledging that they are responsible to obtain the CCO inspection within 60 days of the restrictions being lifted or when the Building Department opens to its full and normal operations. The letter should also state that the buyers take full responsibility for any and all permits, inspections, repairs and items that are found during the CCO inspection by the Borough when the inspection is performed.
- A letter from the seller's attorney stating, to the best of their knowledge, all smoke/carbon alarms, are up-to-date, in the proper location and are functioning properly. The correct fire extinguisher is mounted in the proper location and operational. Please note that the sellers will take full responsibility for repairs or modifications to any items listed above that are functioning incorrectly at the time of the inspection and any open/outstanding or unobtained permits.
- Letters can be emailed to the Building Department at [rbob@oradell.org](mailto:rbob@oradell.org) .

We apologize for any inconvenience these temporary procedures may cause. The Borough of Oradell is committed to keeping its residents and employees safe during this difficult time of uncertainty.