

Brent Stephens  
116 Park Ave., Elmer, NJ

View from Park Ave neighbors looking West toward subject property



View from Elmer St neighbors looking S/SE toward subject property



Brent Stephens  
116 Park Ave., Elmer, NJ

View S along old Railroad Bed  
Adjacent commercial use to the West



View looking SW from abandoned lot  
Note existing depressed curb/driveway

