



3D RENDERING - BIRD'S-EYE VIEW 1

**AB**  
**AB design studio, inc.**  
 architecture | interior design | urban planning  
 420 E HALEY STREET 12421 VENICE BLVD.  
 SANTA BARBARA, CA 93101 LOS ANGELES, CA 90095  
 project team

CLAY AURELL  
 NJ ARCHITECT LICENSE #:  
 21A102285300  
 AUGUSTIN PEYCHINOV  
 NJ ARCHITECT LICENSE #  
 21A102205400  
 SITE / CIVIL / LAND SURVEYOR:  
 NEGLIA ENGINEERING ASSOC.  
 34 PARK AVE.  
 LYNDHURST, NJ 07071  
 TEL. (201) 939-8805  
 EMAIL:  
 nea@negliaengineering.com

SEAL:  
  


submittals / revisions  
**PRINT DATE: 2/7/2024**  
 10.18.2023  
 PLANNING / ZONING SUBMISSION #1  
 02.07.2024  
 RE-ISSUED FOR PLANNING / ZONING APPROVAL #1

project info  
 PROJECT: 23023.00  
**78-88 LOCUST AVE**  
 PROJECT ADDRESS:  
 78 Locust Avenue  
 Bloomfield New Jersey  
 OWNER CONTACT:  
 Vernon Construction + Development  
 (212) 421-2000

**A8.01**  
 3D RENDERINGS

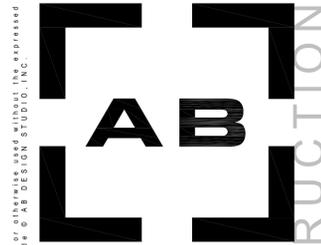
FOR REGULATORY APPROVAL ONLY. NOT FOR CONSTRUCTION

COPYRIGHT 2024, ALL RIGHTS RESERVED. THIS DOCUMENT IS THE PROPERTY OF AB DESIGN STUDIO, INC. AND MAY BE USED FOR THE PROJECT ONLY. ANY REUSE, REPRODUCTION, OR DISTRIBUTION OF THIS DOCUMENT WITHOUT THE EXPRESS WRITTEN PERMISSION OF AB DESIGN STUDIO, INC. IS STRICTLY PROHIBITED. ANY VIOLATION OF THIS AGREEMENT WILL BE PROSECUTED TO THE FULL EXTENT OF THE LAW. ALL RIGHTS RESERVED BY CALIFORNIA LAW AND TITLE 17, U.S. CODE © AB DESIGN STUDIO, INC.





3D RENDERING - LOOKING FROM LOCUST AVENUE 1



**AB design studio, inc.**  
 architecture | interior design | urban planning  
 420 E HALEY STREET SANTA BARBARA, CA 93101 12421 VENICE BLVD. LOS ANGELES, CA 90095  
 project team

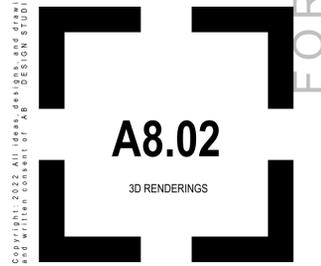
CLAY AURELL  
 NJ ARCHITECT LICENSE #: 21A102285300  
 AUGUSTIN PEYTCHEV  
 NJ ARCHITECT LICENSE #: 21A102205400

SITE / CIVIL / LAND SURVEYOR:  
 NEGLIA ENGINEERING ASSOC.  
 34 PARK AVE.  
 LYNDHURST, NJ 07071  
 TEL. (201) 939-8805  
 EMAIL: nea@negliaengineering.com



submittals / revisions  
**PRINT DATE: 2/7/2024**  
 10.18.2023  
 PLANNING / ZONING SUBMISSION #1  
 02.07.2024  
 RE-ISSUED FOR PLANNING / ZONING APPROVAL #1

project info  
 PROJECT: 23023.00  
**78-88 LOCUST AVE**  
 PROJECT ADDRESS: 78 Locust Avenue, Bloomfield New Jersey  
 OWNER CONTACT: Vernon Construction + Development (212) 421-2000



FOR REGULATORY APPROVAL ONLY. NOT FOR CONSTRUCTION