

ORDINANCE NO. 2019 – 6

AN ORDINANCE OF THE TOWNSHIP OF BARNEGAT, COUNTY OF OCEAN, STATE OF NEW JERSEY AMENDING AND SUPPLEMENTING CHAPTER 64 OF THE TOWNSHIP CODE ENTITLED “RENT LEVELING” AND SPECIFICALLY SECTION 2 THEREOF ENTITLED “DETERMINATION OF RENTS”.

NOW THEREFORE BE IT ORDAINED by the Township Committee of the Township of Barnegat, County of Ocean, State of New Jersey that Chapter 64 of the Township Code entitled “Rent Leveling” and Section 2 thereof entitled “Determination of Rents” and Subsection A thereof entitled “The Establishment of Rent Between a Landlord and Tenant to Whom This Ordinance is applicable shall hereafter be determined by the following provisions:” Be amended and supplemented to include Subsection 4 to read as follows:

SECTION 1. §64-2A(4) Increase By Agreement.

Where the Landlord and the Tenants effectuate a rent increase by agreement, the agreement shall be in writing, signed by the Landlord and signed by the Tenants representing 75% plus 1 of the occupied rental units affected by the rent increase. Such rental increases by agreement shall take effect in accordance with the terms and conditions thereof and a copy of such agreement shall be filed with the Rent Leveling Board within 45 days of the execution of the document. ~~During the term of said agreement between the Landlord and Tenants, the Rent Leveling Board shall have no jurisdiction over the rent set and disputes thereof arising from the agreement.~~

SECTION 2. All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

SECTION 3. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by a court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions hereof.

SECTION 4. This ordinance shall take effect after second reading and publication as required by law

LAW OFFICES OF
CHRISTOPHER J. DASTI
COUNSELLOR AT LAW
900 NEWARK AVENUE
P.O. BOX 779
FORKED RIVER, N.J. 08731

NOTICE

NOTICE IS HEREBY GIVEN that the foregoing ordinance was introduced and passed by the Township Committee on first reading at a meeting of the Township Committee of the Township of Barnegat on the 5th day of February, 2019, and will be considered for second and final passage at a meeting of the Township Committee to be held on the 5th day of March, 2019, at 6:30PM. at the Municipal Building located at 900 West Bay Avenue, Barnegat, New Jersey, at which time and place any persons desiring to be heard upon the same will be given the opportunity to be so heard.

**Michele Rivers, RMC,
Township Clerk**

CERTIFICATION

I, Michele Rivers, Municipal Clerk of the Township of Barnegat, County of Ocean, State of New Jersey do hereby certify by my hand and seal that the foregoing Ordinance was introduced and passed at a meeting of the Township Committee on the 5th day of February 2019, and finally adopted after Public Hearing at a meeting held on the 5th day of March, 2019 in the Municipal Complex, 900 West Bay Avenue, Barnegat, NJ

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Michele Rivers, RMC
Municipal Clerk