

**RESOLUTION OF MEMORIALIZATION OF THE
JACKSON TOWNSHIP RENT LEVELING BOARD**

RESOLUTION NO.: 2016-48

RE: PLEASANT GARDEN APARTMENTS
Application for CPI Increase

BE IT RESOLVED, by the local Rent Control Board of the Township of Jackson, County of Ocean and State of New Jersey, as follows:

WHEREAS, PLEASANT GARDEN APARTMENTS, has duly filed an application seeking a Consumer Price Index (CPI) rent increase of 1.6% (includes 1.5% for heat) for the attached list of apartments, effective August, 2016, where the maximum is 1.6% with heat; The effective date for each unit is referenced on the attached Schedule A; and

WHEREAS, proper notice of the application was provided by the applicant as required by Ordinance; and

WHEREAS, a public hearing was held on said application on July 14, 2016, in the Municipal Building of the Township of Jackson at which time the applicant provided evidence as to the accuracy and appropriateness of the CPI Increase as referenced in the application; and

WHEREAS, the Board accountant, Juan Bellu, has reviewed the application and finds the same to be accurate; and

WHEREAS, The Rent Leveling Ordinance for the Township of Jackson provides for rent increase not to exceed CPI + 1.6% per year for apartments where the landlord supplies heat; and

WHEREAS, The Board accountant, Juan Bellu, has confirmed that heat is provided by the landlord relative to the apartments which are subject matter of this application; and

WHEREAS, the rental increase for each of the apartments set forth in the application is less than the maximum permitted by the Ordinance; and

WHEREAS, the Board has determined that the applications for rental increases should not be effective until after the Board has had the opportunity to review and vote on the applications;

WHEREAS, said Board having considered said application, testimony and exhibits submitted, if any, makes the following findings:

NOW, THEREFORE, BE IT RESOLVED, by the said Board that on this 28 day of July, 2016, based upon the findings herein above stated, the application is hereby granted subject to the following conditions, together with all stipulations of the applicant:

1. The application for CPI increase of 1.6% (includes 1.5% for heat) for the attached list of apartments is hereby effective August, 2016, where maximum is 1.6% with heat.
2. The total rent for each apartment commencing August, 2016 shall be set forth on Schedules A, as prepared by Board accountant, Juan Bellu, and attached hereto and made a part hereof.

MOVED BY: E. Bannan

SECONDED BY: R. Schleckser

ROLL CALL

Those In Favor: E. Bannan, R. Schleckser, G. Miller, D. DiCapoa, R. Skinner

Those Opposed:


Those Absent: S. Brown, K. Lowe

Those Not Voting: (Abstain) N. Stallone, C. Dimino

CERTIFICATION

The foregoing is a true copy of a memorializing resolution by said Board at its meeting of July 28, 2016, as copied from the minutes of said meeting.

Dated: July 28, 2016


KATHLEEN SEVCENKO, Secretary
Jackson Township Rent Control Board