

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

RESOLUTION No.: 2019-28

RE: Land O' Pines
Application for Rent Increase for Real Estate Taxes

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, Land O' Pines, has duly filed an application seeking a real estate pass-through rent increase effective September 1, 2019 based upon increase in real estate taxes; 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 September 26, 2019, in the Municipal Building of the Township of Jackson at which time the applicant provided evidence as to the accuracy and appropriateness of the rent increase as referenced in the application; and

WHEREAS, the Board accountant, Louis Amoruso of Memoli & Company, PC, has reviewed the application and finds the same to be accurate; and

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

1. The real estate tax assessment for each site has been correctly stated at \$47.38 per unit per month, reflecting an increase of \$1.18 per site.
2. The number of sites was accurately stated at 81.

3. The correct old base rent for the 81 units was included in the application.
4. The analysis provided with the application was footed and cross-footed for accuracy.

NOW, THEREFORE, BE IT RESOLVED, by the said Board that on this 12 day of ~~December~~ 2019, 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 of the applicant for an increase in rent based on real increase in real estate taxes is hereby approved.
2. The appropriate allocation of real estate taxes is \$47.38 per unit per month, reflecting an increase of \$1.18 per site.
3. The old base rent for all 81 units was correctly stated in the application. The total rent for each unit commencing September 1, 2019, shall be as set forth on Schedule A attached hereto and made a part hereof.

MOVED BY: D. D. Capua

SECONDED BY: R. Schleekser

ROLL CALL

Those In Favor: D. DiCappua, G. Miller, R. Schlecksai, C. Dimino, K. Lowe, R. Skinner

Those Opposed:

Those Absent: E. Bowman

Those Not Voting:

CERTIFICATION

The foregoing is a true copy of a memorializing resolution by said Board at its meeting of

December 12, 2019 as copied from the minutes of said meeting.

Dated: 12/12/2019

cc: Land O'Pines

Kathleen Sevcenko
KATHLEEN SEVCENKO, Secretary
Jackson Township Rent Control Board