

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

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**RESOLUTION NO.: 2020-14**

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 3.31% (includes 1.5% for heat) for the attached list of apartments, effective April, 2020 through March, 2021, where the maximum is 3.31% 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 March 12, 2020, 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, Louis Amoruso, of Memoli & Company, PC, 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 + 1.5% per year for apartments where the landlord supplies heat; and

**WHEREAS**, The Board accountant, Louis Amoruso, 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 14 day of ~~March~~<sup>May</sup>, 2020, 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 3.31% (includes 1.5% for heat) for the Attached list of apartments is hereby effective April, 2020 through March, 2021, where maximum is 3.31% with heat.
2. The total rent for each apartment commencing April, 2020 through March, 2021 shall be set forth on Schedules A, as prepared by Board accountant, Louis Amoruso, and attached hereto and made a part hereof.

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ROBERT SKINNER, CHAIRMAN  
JACKSON TOWNSHIP RENT LEVELING BOARD

MOVED BY: *D. DiCaspera*

SECONDED BY: *R. Schlecksner*

ROLL CALL

Those In Favor: D. DiBipca, K. Howe, G. Meller, W. Conlts, R. Schbeckner,  
C. Dimeno, E. Skinner

Those Opposed:

Those Absent:

Those ~~Not Voting~~: <sup>Nastaw</sup> M. Reagan-levine

CERTIFICATION

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

May 14, 2020, as copied from the minutes of said meeting.

Dated: 5/14/20

Kathleen Sevcenko  
KATHLEEN SEVCENKO, Secretary  
Jackson Township Rent Control Board