

TOWNSHIP OF MEDFORD

ORDINANCE 2018 – 24

AN ORDINANCE AMENDING THE TOWNSHIP CODE
CHAPTER 84 ENTITLED
“HOUSING STANDARDS”

WHEREAS, Medford Township has experienced multiple issues with residential properties in which owners are renting the property in whole or by rooms, resulting in violations of the Township Land Development Ordinances, unintended damage to the dwelling, and interruptions to neighborhood character; and

WHEREAS, the Township Council recognizes the recent increase in rental properties and violations within the Township and wishes to institute an inspection process to insure the health, welfare and safety of tenants as well as compliance with Zoning requirements; and

WHEREAS, said recent events has called to the Township Council’s attention a need to add an Inspection provision to Chapter 84 of the Township Code.

NOW THEREFORE BE IT ORDAINED by the Township Council of the Township of Medford in the County of Burlington and State of New Jersey, that the Code of the Township of Medford be hereby amended as follows:

SECTION ONE: § 84-7 “Inspections” is added and will read as follows:
“Inspections: All rental residential buildings and premises subject to this code are subject to inspection annually and/or at the time of change of use, ownership or tenancy by the Construction Code Official. At the time of such inspections, all parts of the premises must be available and accessible for such inspections, and the owner, operator, resident and occupant are required to provide the necessary arrangement to facilitate such inspections. Such inspections shall be made during regular hours of the business occupying said premises unless there is reason to believe a violation exists of a character which is an immediate threat to safety requiring inspection and abatement without delay. The property owner is responsible for said Inspection fees as contained in Chapter 71 of the Township Code”

Further, "Powers of Enforcement Official" will now be referred to as § 84-8. "Interpretation" will now be referred to as § 84-9; and "Violations and Penalties" will now be referred to as §84-10.

SECTION TWO: All Ordinances and provisions thereof inconsistent with the provisions of this Ordinance shall be and are hereby repealed to the extent of such inconsistency

SECTION THREE: If any section, paragraph, subdivision, clause or provision of this ordinance shall be adjudged invalid, such adjudication shall apply only to the section, paragraph, subdivision, clause or provision and the remainder of this ordinance shall be deemed valid and effective.

SECTION FOUR: This ordinance shall take effect immediately upon final passage and publication according to law.

Township of Medford

Ordinance 2018-24

“An Ordinance Amending the Township Code Chapter Entitled “Housing Standards”

The above entitled ordinance was passed on first reading at a meeting of the Township Council of the Township of Medford on December 4, 2018. It will be further considered for final passage after a public hearing at the regularly scheduled meeting to be held on December 18, 2018 at the Public Safety Building, 91 Union Street, Medford, New Jersey at 7:00 PM, at which time and place any persons desiring to be heard upon the same will be given the opportunity to be heard. Copies of this ordinance will be made available at the Municipal Clerk’s office to members of the general public who shall request them.



Katherine Burger, RMC
Municipal Clerk

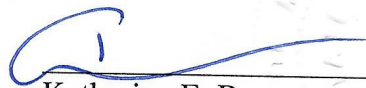
Township of Medford

Notice of Final Adoption

Ordinance 2018-24

“An Ordinance Amending the Township Code Chapter Entitled “Housing Standards”

Notice is hereby given that the Ordinance as entitled above was adopted following second reading and public hearing at a regular meeting of the Township Council of the Township of Medford, County of Burlington, State of New Jersey, held at the Public Safety Building, 91 Union Street, Medford, New Jersey on December 18, 2018.



Katherine E. Burger
Township Clerk

