

**AN ORDINANCE AMENDING CHAPTER 15, “RENT CONTROL”, SECTION 15-3, “RENT LEVELING BOARD”; SUBSECTION 15-3.1, “RENT LEVELING BOARD; CREATION; ORGANIZATION”, OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEST ORANGE, TO ADD A COUNCIL LIAISON TO THE RENT LEVELING BOARD’S MEMBERSHIP**

**BE IT ORDAINED BY THE MUNICIPAL COUNCIL OF THE TOWNSHIP OF WEST ORANGE, NEW JERSEY** that Chapter 15, “Rent Control”, of the Revised General Ordinances of the Township of West Orange be and is hereby amended as follows:

**I. PURPOSE**

The purpose of this ordinance is to add the position of Council Liaison to the membership of the Rent Leveling Board.

**II. CHAPTER 15, “RENT CONTROL”, SECTION 15-3, “RENT LEVELING BOARD”; SUBSECTION 15-3.1, “RENT LEVELING BOARD; CREATION; ORGANIZATION”, SHALL BE AND HEREBY ARE AMENDED TO INCORPORATE THE FOLLOWING:**

**§ 15-3.1 Rent Leveling Board; Creation; Organization.**

[1972 Code § 17-3.1; Ord. No. 318-74 § 1; Ord. No. 632-81 § 1; Ord. No. 645-82 § 1; Ord. No. 1030-90 § 1]

- a. There is hereby created a West Orange Rent Leveling Board (Board) which shall consist of seven members appointed as hereinafter set forth. All members must be bona fide residents of the Township and shall serve without compensation except as otherwise provided by ordinance.
- b. Each member of the Township Council shall appoint one member of the Board who shall serve coterminous with the Council member making the appointment.
- c. In addition to those Board members appointed by each Council member there shall be two Board members appointed by majority vote of the Township Council, each of whom shall be appointed for a two-year term except that the terms of these members first appointed shall be as follows:
  1. One member shall be appointed for a term of one year.
  2. One member shall be appointed for a term of two years.

Thereafter the successor of each member appointed by a majority vote of the Council shall be appointed for a term of two years and until the appointment and qualification of a successor.
- d. A vacancy during the term of any member shall be filled for the unexpired portion thereof only.

- e. The Township Council may remove any regular member of the Board for cause upon written charges served upon the member and after a hearing thereon at which the members shall be entitled to be heard and represented by counsel.
- f. A member shall not be permitted to act on any matter in which he/she has either directly or indirectly any personal or financial interest.
- g. All appointments to the Board shall be by resolution of the Township Council.
- h. The Township Council shall annually nominate and select by majority vote one of its members to be Council Liaison to the Rent Leveling Board for the calendar year. The Council Liaison shall be a non-voting member of the Board.

**III. REPEAL OF CONFLICTING ORDINANCES**

Any Ordinances of the Township which are in conflict with this Ordinance are hereby repealed to the extent of such conflict.

**IV. SEVERABILITY**

If any part of this Ordinance shall be deemed invalid, such parts shall be severed and the invalidity thereof shall not affect the remaining parts of this Ordinance.

**V. EFFECTIVE DATE**

This Ordinance shall take effect upon final passage and publication in accordance with the law.

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**Robert D. Parisi, Mayor**

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**Cindy Matute-Brown, Council President**

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**Karen J. Carnevale, R.M.C.  
Municipal Clerk**

**Introduced: January 26, 2021**

**Adopted: February 9, 2021**

### **Legislative History**

The purpose of this ordinance is to add a member of the Township Council as Council Liaison to the Rent Leveling Board. The Council Liaison shall be a non-voting member of the Board.