

ORDINANCE NO. 2015-4

ORDINANCE AMENDING AND SUPPLEMENTING  
CHAPTER XII "OPEN HOUSING PRACTICES; RENT CONTROL;  
PROTECTED TENANCY", SECTION 12-2 "RENT CONTROL"  
OF THE REVISED GENERAL ORDINANCES  
OF THE BOROUGH OF RED BANK

Councilwoman Horgan offered the following ordinance on final reading and moved its adoption:

**WHEREAS**, the Mayor and Council of the Borough of Red Bank believe that the work of the Borough's Rent Leveling Board will be enhanced by the addition of two alternate members;

**NOW, THEREFORE, BE IT ORDAINED** by the Governing Body of the Borough of Red Bank that Chapter XII of the Revised General Ordinances of the Borough of Red Bank, Monmouth County, Section 12-2, "Rent Control" is hereby amended and supplemented as follows:

**SECTION ONE:** Subsections 12-2.5 is hereby amended and supplemented as follows (stricken text denotes deletions, underlined text denote additions):

**12-2 RENT CONTROL.**

**12-2.5 Rent Leveling Board Established.** There is hereby created a Rent Leveling Board within the Borough of Red Bank. The Board shall consist of five (5) members, plus two (2) Alternate Members, who shall be designated at the times of their appointment as "Alternate No. 1" and "Alternate No. 2". The members of the Board shall be appointed by the governing body and their terms of office shall be for a period of three (3) years each, with each member serving without compensation. An alternate member may participate in discussions of the proceedings but may not vote except in the absence or disqualification of a regular member. A vote shall not be delayed in order that a regular member may vote instead of an alternate member. In the event that a choice must be made as to which alternate member is to vote, Alternate No. 1 shall vote first. Except as provided herein, the powers herein granted to the Rent Leveling Board are advisory powers and its actions shall be subject to review by the governing body of the Borough as hereinafter provided.

**SECTION TWO:** Any ordinances or portions thereof which are inconsistent with the provisions of this Ordinance are hereby repealed as of the effective date of this Ordinance. All other provisions of the Revised General Ordinances are ratified and remain in full force and effect.

**SECTION THREE:** If any provision of this Ordinance or the application of such provision to any person or circumstance is declared invalid, such invalidity shall not affect the other provisions or applications of this Ordinance which can be given effect, and to this end, the provisions of this Ordinance are declared to be severable.

**SECTION FOUR:** This Ordinance shall take effect immediately upon its passage and adoption according to law.

Seconded by Councilman Zipprich and adopted on roll call by the following vote:

	Yes	No	Abstain	Absent
Councilman Murphy	( X )	( )	( )	( )
Councilwoman Burnham	( X )	( )	( )	( )
Councilwoman Horgan	( X )	( )	( )	( )
Councilwoman Schwabenbauer	( X )	( )	( )	( )
Councilman Zipprich	( X )	( )	( )	( )
Councilman DuPont	( )	( )	( )	( X )

Date: March 11, 2015