



Long Beach Township (LBT) Caucus & Public Meetings Monday, March 6th, 2023.

H I G H L I G H T S

Agenda items were routine, and discussion was dominated by questions from duplex and triplex owners about the proposed first-reading ordinance described below.

The only other item discussed in the public session was a problem with the brightness of street and commercial lighting near a Brant Beach home. The resident was assured that Township personnel shall address his concern.

Ordinances Proposed (First Reading) First-reading ordinances are available on the LBT website by the Friday following each public meeting. Find them in the LBT Public Meeting Info section under the Government tab at www.longbeachtownship.com

23-09C: Revises the base charge for water for duplexes and triplexes in an effort to more closely align that base charge with the base water charge paid by owners of single-family homes. Note the base fee for single-family homes remains unchanged at \$1,200 per year for water and sewer combined.

In summary, it is proposed that the charges for duplexes and triplexes would be as follows:

For a duplex, water would be one charge (\$600 for the year) and sewer would be charged **per unit** like it has been in the past (\$600 per unit or \$1,200 total). Thus, the combined base rate total for a duplex would be \$1,800 per year, which is a decrease from \$2,400 per year.

The base charge for water and sewer combined for triplexes would be adjusted from \$3,600 to \$2,400 per year using the same reasoning as a duplex.

In addition, this ordinance proposes that the combined total for water and sewer charges for condos would be adjusted according to the size of the unit.

This ordinance pertains to only certain types of residences. The billing structure for actual water usage for any residential or commercial building remains unchanged.

The commissioners stressed that water usage data will be carefully reviewed at the end of this year – and every year – because new water and sewer rates for the coming year are based on that analysis. They stated that when they did their due diligence before the Township transitioned from a per-fixture water charge system to meters, other municipalities who had also made the switch told them that it takes three years of water usage data before the fee structure really settles in.

23-10C: This ordinance addresses how inspections for lead-based paint in rental dwellings will be handled: it establishes that the Township would contract with a third-party company to handle the inspections, which would be paid for by the owner of the rental property.

During the explanation of this proposed ordinance, Commissioner Lattanzi clarified that the requirement for lead-based paint inspections of rental properties only applies to dwellings built before 1978 **AND** rented more than six months per year. It does not apply to dwellings used for short-term rentals less than six months per year.

23-11: Allows the municipal appropriation budget to be exceeded and establishes a 2023 cap bank.

This ordinance is introduced and passed every year under a different ordinance number. It allows the budget cap of 2.5% imposed by the State of New Jersey to be raised to 3.5%, if needed. At last year's March public meeting, Mayor Mancini said that this ordinance is passed "just in case," but it has not been used "in many years."

23-12C: This ordinance would codify the midnight to 5 am curfew for young people under 18 years of age currently in place within the Township.

Ordinances Passed on Second Reading

23-06: Authorizes a bond for the resurfacing on Pompano Drive in Loveladies by issuing a bond of \$335,000 against the total cost of \$650,000. A Fall 2023 resurfacing date is planned at this time.

23-07C: Authorizes the creation of two new jobs within the Township: Carpentry Supervisor and Human Resources Coordinator.

23-08C: Designates salaries, holiday schedule and overtime compensation for the two newly created positions in 23-07C.