

ORDINANCE NO. ___-2014

**AN ORDINANCE OF THE TOWNSHIP OF WOOLWICH,
COUNTY OF GLOUCESTER, STATE OF NEW JERSEY,
AMENDING CHAPTER 144 OF THE WOOLWICH TOWNSHIP
CODE TO EXEMPT COAH QUALIFIED RENTAL UNITS**

**BE IT ORDAINED BY THE COMMITTEE OF THE TOWNSHIP OF
WOOLWICH AS FOLLOWS:**

WHEREAS, the Township of Woolwich previously established a rental property registration program requiring annual registrations and inspections; and

WHEREAS, The Oaks at Weatherby, LLC, filed suit against the Township of Woolwich challenging the rental property registration and inspection program; and

WHEREAS, the parties participated in good faith settlement negotiations through their respective counsel; and

WHEREAS, the parties wish to resolve the matter without admission of any fault or wrongdoing; and

WHEREAS, the parties have reached a settlement in which the Township of Woolwich has agreed to exempt COAH qualified rental units from the rental registration and inspection program while keeping the remainder of Chapter 144 in place and while continuing to enforce the pre-existing requirements for Certificate of Occupancy inspections and related fees; and

WHEREAS, the purpose of this Ordinance is to amend Chapter 144 of the Woolwich Township Code to effectuate the above purpose.

NOW THEREFORE BE IT ORDAINED by the Township Committee of the Township of Woolwich in the County of Gloucester and State of New Jersey, that the

following language is hereby added to the definition of “**RENTAL OR LEASED UNITS**” at §144-1 of the Woolwich Township Code:

Properly qualified and compliant COAH rental units are exempted from this definition, thereby exempting such units from the requirement of annual registrations and inspections. However, all other requirements pertaining to the issuance of Certificates of Occupancy, with their attendant inspections and fees, shall remain in full force and effect.

Introduced at a regular meeting of the Township of Woolwich Committee held on the ____ day of April, 2014 and passed upon a second reading of the Woolwich Township Committee held on the ____ day of May, 2014.

TOWNSHIP OF WOOLWICH

Sam Maccarone, Mayor

ATTEST:

Jane DiBella, Clerk