

TOWNSHIP OF PEQUANNOCK

ORDINANCE NO. 2019-15

ORDINANCE TO AMEND CHAPTER 152 OF THE CODE OF THE TOWNSHIP OF PEQUANNOCK, SECTION 152.03, "BUILDING SEWERS; CONNECTIONS; FEES; PUBLIC SEWER SYSTEM EXTENSION"

WHEREAS, the Township Council of the Township of Pequannock wishes to amend the above captioned ordinance to identify the calculation of sewer rental charges:

NOW, THEREFORE, BE IT ORDAINED by the Township Council of the Township of Pequannock, in the County of Morris, and State of New Jersey, as follows:

Section 1. Chapter 152, "Sewer," of the Code of the Township of Pequannock, Section 152.03, "Building Sewers; Connections; Fees; Public Sewer System Extension," subsection 152.03.050, "Sewer Rental Fees", is amended to read in its entirety as follows:

§ 152.03.050 Sewer rental fees.

The sewer rental fees and charges for residential, commercial and industrial or other premises connected to the sanitary sewer system shall be as follows:

- A. For each one-family dwelling (or equivalent- dwelling-unit) per annually:

Year	Per EDU
2020	\$988
2021	\$1,056
2022 and until further amendment	\$1,068

- B. For the purpose of this section, the following types of units shall be assigned a proportionate share of equivalent dwelling units:

Single-family residence	1.0 EDU's
Attached single-family unit	0.9 EDU's (condominium ownership)
Attached apartment unit	0.6 EDU's

Any single building that contains more than one unit (commercial and/or residential) will be considered a Multiple/Mixed use. Each separate unit will be billed regardless of the number of physical connections into the sewerage system.

Multiple buildings on the same property shall be billed as individual units, regardless of the number of physical connections into the sewerage system.

Each unit and/or building connecting into the sewerage system must be separately metered.

A senior citizen housing facility financed and governed by the New Jersey Housing Finance Agency shall be considered to be a single commercial enterprise for the purpose of this section.

- C. Commercial, industrial and all other nonresidential sewer uses shall be billed based on water consumption at a rate of (as indicated below) per thousand gallons of water used, with a minimum charge of the rate then current for 1 EDU.

Year	Per 1,000 Gallons
2020	\$11.52
2021	\$12.31
2022 and until further amendment	\$12.45

Where the premises do not use water service, the annual sewer rental fee and charge shall be estimated based on type of use and size of use in accordance with good engineering practice.

Section 2. Chapter 152, "Sewer," of the Code of the Township of Pequannock, Section 152.03, "Building Sewers; Connections; Fees; Public Sewer System Extension," subsection 152.03.140, "Assessment; Capacity Fee", subsection B., shall be amended to read in its entirety as follows:

- B. In addition to any service charges or assessments, a separate charge in the nature of a connection/capacity fee is hereby imposed upon the person making the connection. The fee is hereby established in the amount of \$3,500 for each equivalent dwelling unit. An equivalent dwelling unit (EDDY) is defined as a single-family dwelling of three bedrooms estimated to generate 300 gallons per day of sewage. Connection/capacity fee for all single-family dwellings, apartments and condominiums shall be based on the number of bedrooms per unit. All commercial, mixed-use (commercial plus residential in the same structure), multifamily, industrial or other enterprises, including schools, churches, and hospitals shall pay a fee equal the number of equivalent-dwelling-units comprising such use times the equivalent dwelling unit rate. The capacity fees per user type are as follows:

User Type	Bedrooms	GPD	Fee
*Single family	2	225	\$ 2,625
(1 EDDY)	3	300	\$ 3,500
	4	375	\$ 4,375
Apartment/condo	1	150	\$ 1,750
(1 EDDY)	2	225	\$ 2,625
	3	300	\$ 3,500

*Each additional bedroom adds 75 GPD and \$875

Commercial:

Office: Actual GPD X EDDY or 0.125 gal/sf/day X EDDY

Store: Actual GPD X EDDY or 0.125 gal/sf/day x EDDY

Beauty salon: Actual GPD X EDDY OR 120 gal/sink/day X EDDY

Connection/capacity Fees for commercial uses not specified herein shall be based on known water consumption from billing records or estimated by the Township Engineer using criteria specified in N.J.S.A. 7:9A.

Commercial connection/capacity fees calculated under this section which amount to less than 1 EDDY shall be charged the fee for 1 EDDY.

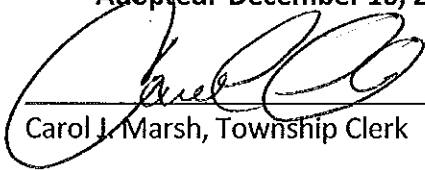
Section 3. If any section or provision of this Ordinance shall be held invalid in any Court of competent jurisdiction, the same shall not affect the other sections or provisions of this Ordinance, except so far as the section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

Section 4. All Ordinances or parts of Ordinances which are inconsistent herewith are hereby repealed to the extent of such inconsistency.

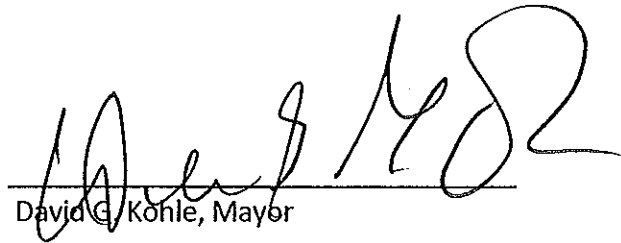
Section 5. This Ordinance shall take effect immediately after final passage and publication in the manner provided by law.

Introduced: November 12, 2019

Adopted: December 10, 2019



Carol J. Marsh, Township Clerk



David G. Kohle, Mayor