



DUMONT RENT LEVELING BOARD

MEETING MINUTES

SESSION: This is a meeting of the Rent Leveling Board of the Borough of Dumont, held at 50 Washington Ave, Dumont, NJ.

Tuesday, June 14, 2021 at 7:30 PM

SUNSHINE LAW: The notice requirements of the Open Public Meetings Act of the State of New Jersey have been satisfied by the inclusion of the time, date and location of this public meeting of this Rent Leveling Board meeting of the Borough of Dumont by means of communication equipment, N.J.S.A. 10:4-8(b) on the Borough website, Borough Hall and Facebook.

ROLL CALL:

Ralph Williams	Homeowner - Chairman	P
Michael Versace	Landlord	P
Jennifer Grom	Tenant	P
Kevin Grom	Tenant - Alternate	A
Jimmy Chae	Council Liaison	P

BUSINESS: Open to Public

- Chairman Williams asks for a motion to open to the public. Motion by Jennifer Grom, 2nd by Michael Versace. All in favor.
- No public comments. Chairman Williams asks for a motion to close to the public. Motion by Jennifer Grom, 2nd by Michael Versace. All in favor.

BUSINESS: Approval of March 8, 2021 Minutes

- Chairman Williams asks for a motion to approve the March 8, 2021 Minutes. Motion by Jennifer Grom, 2nd by Michael Versace. All in favor.

BUSINESS: Resolution #21-02 - Appoint Rent Leveling Board Attorney

- Chairman Williams asks for a motion to accept the Resolution to Appoint Carlos Rendo (Mulkay and Rendo) as Rent Leveling Board Attorney.
- Motion by Jennifer Grom, 2nd by Michael Versace.

ROLL CALL:

Ralph Williams	Homeowner - Chairman	Y
Michael Versace	Landlord	Y
Jennifer Grom	Tenant	Y

BUSINESS: Other Business

- Jennifer Grom states that she would like more clarification on Rent Leveling Board procedures. She also states that she would like a PDF document that informs residents of their rights. She would like an online tenant complaint form, to make it easier for tenants. She expresses her interest in having a table at Dumont Day to be able to meet residents. She also states that she thinks the Rent Leveling Ordinance should be modified to specifically include or exclude single family homes. She says the current Ordinance does not address all types of properties in town.
- Mr. Rendo states that the Board needs to make a motion to present a case to the Mayor and Council to amend the Rent Leveling Ordinance (chapter 322-1). Ms. Grom makes a motion to present a case to the Mayor and Council. Councilman Chae suggests a discussion before a motion. Ms. Grom and Mr. Versace discuss the idea. Ms. Grom states that other local towns do have single family homes listed in their ordinance. After a discussion, Ms. Grom makes a motion to table the motion. 2nd by Michael Versace. All in favor.



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- No further business. Chairman Williams asks for a motion to close the meeting. Motion by Jennifer Grom, 2nd by Michael Versace. All in favor.
- Meeting over at 7:30pm.