

**MONROE TOWNSHIP, MIDDLESEX COUNTY**

**ORDINANCE NO.: 0-6-2022-014**

**ORDINANCE OF THE MONROE TOWNSHIP COUNCIL  
AMENDING CHAPTER 39 OF THE CODE OF THE  
TOWNSHIP OF MONROE ENTITLED, "FEES"**

**BE IT ORDAINED** by the Council of the Township of Monroe, County of Middlesex, State of New Jersey that Chapter 39 of the Code of the Township of Monroe is hereby amended as follows: (new text is in red and underlined, text to be deleted is ~~struck~~)

**Chapter 39 FEES**

**SECTION 1.**

**§ 39-3. Fees enumerated.**

**39-3. Fees Enumerated**

The following fees shall be charged by the township for services rendered or licenses or permits issued. All license fees shall be annual unless otherwise noted.

A. General fees.

[Amended 5-7-07 by Ord. No. O-5-2007-018; 12-3-07 by Ord. No. 0-12-2007-043; 11-30-09 by Ord. No. O-11-2009-036; 8-30-10 by Ord. No. O-08-2010-019; 3-7-11 by Ord. No. O-3-2011-005; 3-5-12 by Ord. No. 0-3-2012-006; 3-4-13 by Ord. No. O-3-2013-002; 11-5-14 by Ord. No. O-11-2014-025; 12-29-14 by Ord. No. O-12-2014-034; 6-2-15 by Ord. No. O-6-2015-009; 7-6-16 by Ord. No. O-6-2016-017; 11-9-16 by Ord. No. O-10-2016-033; 12-5-16 by Ord. No. O-11-2016-038; 7-2-2018 by Ord. No. O-6-2018-019; 10-1-18 by Ord. No. O-09-2018-032; 5-3-2021 by Ord. No. O-4-2021-007]

(5) Division of Ambulance Service.

Fees Enumerated.

(d) Ambulance third-party billing fees.

Transport	Mileage
<del>\$750</del> <u>\$950</u>	<del>\$15</del> <u>\$25/mile</u>

C. Construction fees. See fees on the following Schedules I through VII.

[Amended 5-4-09 by Ord. No. 0-5-2009-018; 11-30-09 by Ord. No. 0-2009-036; 3-7-11 by Ord. No. O-3-2011-005; 12-28-12 by Ord. No. 0-12-2012-039; 11-4-15 by Ord. No. 0-11-2015-020; 4-4-16 by Ord. No. 0-2-2016-003; 7-2-2018 by Ord. No. 0-6-2018-019]

Building Subcode Fees Schedule II					
Schedule #1 includes Use Groups: R-2, R-3, R-4, R-5 and U					
Schedule #2 includes Use Groups: F-1, F-2, S-1 and S-2, A-4, A-5					
Schedule #3 includes Use Groups: A-1, A-2, A-3, E, H, I-1, I-2, I-3 and R-1, B, M					
Retaining Walls:					
Up to 4 feet: \$40					
Up to 8 feet: \$80					
Raised patio (flat fee): \$40					
Type of Work	Based On	Schedule #1	Schedule #2	Schedule #3	
J. Other					
Agricultural buildings under N.J.A.C. 5:23-3.2(d). Fees to be computed in accordance with N.J.A.C. 5:23-4.20I2i(1).					

	Decks	Flat Fee	\$200	\$150	\$150
	Antenna/satellite dish/cell tower/windmill*	Flat Fee	\$50	\$50	\$50
	Residential Lawn Shed *+	Flat Fee	\$100		
	Other temporary structures	Flat Fee	\$100	\$500	\$500
	N.J.A.C. 5:23-2.17A(c)1				
K.	Demolition	Flat Fee	R-5: \$200 U: \$25 <u>Single Unit in</u> <u>R-2: \$25</u>	\$350	\$350

**Electrical Subcode Fee Schedule  
Schedule III**

Item	Based On	Cost
A.	DEVICES, includes total of: *Devices rated less than 20 amperes	
	Lighting fixtures Receptacles Switches Detectors Light poles Motors - fractional HP Emergency exit lights Communication points Alarm devices/fire alarm control panel(s)	First 10 items \$40 Each additional 25 or portion of 25 items \$50
	<u>Devices rated more than 30 amperes</u>	<u>Flat Fee</u> \$25
E.	SERVICE PANELS & EQUIPMENT RATED IN AMPERES, includes, but not limited to:	
	Service panels	Up to and including 200 amperes \$75
	Subpanels	Up to and including 400 amperes \$180
	Meters	Up to and including 800 amperes \$435
	Solar meters	Up to and including 1,200 amperes \$662
	Disconnects	
	Car chargers/ <u>Devices</u> <u>Supplying car charging</u> Transfer switch *Replacement of service entrance conductors or feeder conductors only	For each additional 400 amperes above 1,200 amperes \$140

**Fire Protection Subcode Fee Schedule  
Schedule V**

Item	Based On	Cost
B.	ALARMS, SIGNAL & SUPERVISORY DEVICES	
	Fire alarm panel Includes, but not limited to, total of: Smoke/heat detectors Carbon monoxide detectors Pull stations Water flow switches Horns, strobes, bells Tamper switches, low/high switches <u>Other detectors/or devices</u>	Each \$150 First 12 items \$50 Each additional 10 or portion of 10 items \$30

D.	SPRINKLER HEADS (wet & dry)	1-100 101-500 501-999 1,000 and over <del>2,000</del> <u>2,000 and over</u>	\$200 \$700 \$1,500 \$2,000 <u>\$100 per 100 heads (or portion thereof)</u>
F.	PRE-ENGINEERED SYSTEMS		
	Wet chemical	Each	\$250
	Dry chemical	Each	\$250
	CO <sub>2</sub> suppression	Each	\$250
	Foam suppression	Each	\$250
	Halon suppression	Each	\$250
	Smoke control systems	Each	\$250
	Kitchen hood exhaust systems	Each	\$250
	Smoke control system	Each	\$400
	<u>Residential Solar</u>	<u>Each</u>	<u>\$50</u>
	<u>Commercial Solar</u>	<u>1-50 panels</u>	<u>\$100</u>
	<u>Commercial Solar</u>	<u>Over 50 panels</u>	<u>\$100 per 100 panels or portion thereof</u>
	Gas or oil-fired appliances	Each	\$60
	Appliances, other: Wood-burning fireplaces or stoves or pellet burning fireplaces	Each	\$150
	Chimney liner	Each	\$125

Plumbing Subcode Fee Schedule Schedule VI		
Fixture/Equipment	Based On	Cost
Commercial heating and equipment (RTU)	Each	<del>\$65</del> <u>200</u>
Roof drains	Each	<del>\$25</del> <u>40</u>
Gas Piping ( <u>Gas Service Re: Connections</u> )	Each	\$65
<u>Pool Hydro Test</u>	<u>Flat Fee</u>	<u>\$45</u>

J. Monroe Township Utility Department fees and charges.  
(Added 11-30-09 by Ord. No. 0-11-2009-036; amended 3-7-11 by Ord. No. 0-3-2011-005; 3-5-12 by Ord. No. 0-12-2012-039; 3-4-13 by Ord. No. 0-3-2013-002; 5-5-14 by Ord. No. 0-5-2014-007; 6-2-15 by Ord. No. 0-6-2015-009; 7-6-16 by Ord. No. 0-6-2016-017; 7-2-18 by Ord.No. 0-6-2018-019 by Ord. No. 0-9-2018-032; 6-5-2019 by Ord. No. 0-5-2019-016]

**Part I. Sewer Service.**

**Section A. Definitions.**

A. "UNIT" shall be defined as follows:

1. Residential:

- (a) Each single-family dwelling.
- (b) Each single-family apartment dwelling in a multiple-family structure or structures.
- (c) For users, other than residential: including each tenant in a nonresidential building, an equivalent dwelling unit of sewage flow shall be deemed to equal gallons per day of sewage flow. Example:  $160163 \text{ gal/day} \times 365 \text{ days} = 58,400 \text{ gal/year}$  or  $14,600 \text{ gal/quarter} = 14,874 \text{ gallons per quarter} = \text{one UNIT.}$

**Section D. Sewer Connection Fees and Charges.**

- 2. The connection fee for each unit shall be ~~\$3,201~~ \$3399. Connection fees for single family homes not part of a real estate development are payable at the option of the applicant in two installments with the initial installment paid prior to the time of the connection and the second payment due within one year. Interest shall accrue and be due to the Utility Department at 1% per month on the unpaid balance. In the case where the system is under construction but not yet available for connection, connection fees can be paid at the option of the applicant in two (2) installments without interest.

3. For a user other than residential with estimated sewage flows in excess of ~~138~~ 163 gallons per day, the connection fee shall be based on the number of units as defined in Subsection A(2) above. Fractional number of units shall be calculated to the next-highest unit.

~~Pbrrt.~~ Part II. **Water Service**

Section A. Definitions:

A. "UNIT" shall be defined as follows:

1. Residential:

- a) Each single-family dwelling.
- b) Each single-family apartment dwelling in a multiple-family structure or structures.

2. Other than residential: includes each tenant in a nonresidential building, one equivalent dwelling unit of potable water shall equal 172 gallons per day of estimated water consumption or fraction thereof. In a building with more than one tenant or occupant, each separate tenant or occupant shall be calculated separately. Example: ~~172~~169 gal/day x 365 days = ~~62,780~~ 61,685 gal/year = one unit.

3. IRRIGATION: One equivalent unit of nonpotable water used for irrigation shall equal 483 gallons per day of water consumed or fraction thereof. Connection fees set forth in Section K shall be applicable.

**Section I. Miscellaneous.**

2. Water Meters.

The Utility Department reserves the right to install temporary meters during construction of any residential or commercial structure. The fee for installation of temporary meters shall be \$275. Spreader pipes shall not be used and/or installed.

Water meters and remote reading units for all new residential and commercial construction shall be purchased from the Utility Department with 10 days' advance notice. The cost of meters shall be at cost plus an administrative fee of ~~\$50~~\$75 each. The cost of remote reading units shall be at cost, plus an administrative fee of ~~\$32~~\$45 each.

4. Hydrant meter rental

The use of water for building purposes, irrigation, or other construction, shall be metered at a hydrant to be determined by the Utility Department. At the time of application, the user shall pay submit a deposit for the meter as follows:

3/4" meter	\$500
3"	<del>\$1,500</del> <u>\$2,000</u>

**Section K. Potable Water Connection Fees and Charges.**

1. The initial fees for the right to connect directly or indirectly to the Utility Department's water system shall include a connection charge or fee as well as fees for application review and inspection of work to be accomplished by the applicant in keeping with the requirements of the Utility Department's Rules and Regulations. These connection fees, which are one-time initial service charges for the right to connect to the Utility Department's water system, are calculated in accordance with N.J.S.A. 40A: 31-1 1 and are an integral part of this Rate Schedule.
2. The potable water connection fee for each equivalent unit shall be ~~\$2,968~~ \$3105, and the irrigation connection fee using potable water with a separate meter shall be \$1,000.00 per equivalent unit. Connection fees for single family homes not part of a real estate development are payable at the option of the applicant in two (2) installments with the initial installation paid prior to the time of the connection and the second payment due within one year. Interest shall accrue and be due to the Utility Department at 1% per month on the unpaid balance. In case the system is under construction but not yet available for connection, connection fees can be paid at the option of the applicant in two (2) installments without interest. In the case of real estate developers, the connection fees for the development shall be payable at the time of final approval.

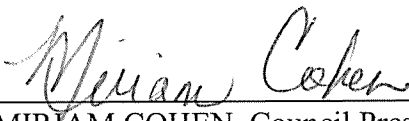
3. For a user other than residential with estimated potable water consumption in excess of 172-169 gallons per day and/or 483 gallons per day for nonpotable irrigation water, then the connection fee shall be based on the number of units as defined in Subsection A(2) above. Fractional number of units shall be calculated to the next highest unit.

**SECTION 2.** All ordinances or parts of ordinances inconsistent with the provisions of this ordinance shall be and the same are hereby repealed.

**SECTION 3.** If any section, paragraph, subdivision, clause or provision of this ordinance shall be adjudged invalid, such adjudication shall apply only to the section, paragraph, subdivision, clause or provision so adjudged and the remainder of the ordinance shall be deemed valid and effective.

**SECTION 4.** This ordinance shall take effect twenty days after final passage, adoption and publication as provided by law.


**SO ORDAINED,** as aforesaid.

  
 \_\_\_\_\_  
 MIRIAM COHEN, Council President

RECORDED VOTE – INTRODUCTION – June 27, 2022						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilman Dipierro			X			
Councilwoman Schneider		X	X			
Councilwoman Siegel			X			
Council V. President Van Dzura	X		X			
Council President Cohen			X			

**NOTICE**

Notice is hereby given that the foregoing Ordinance was introduced and passed on first reading at a meeting of the Monroe Township Council held on June 27, 2022. Said Ordinance will again be read and considered for final passage at the next scheduled meeting of the Monroe Township Council to be held on August 1, 2022, at 6:30 p.m. at the Monroe Township Municipal Building, 1 Municipal Plaza, Monroe Township, New Jersey 08831. At said time and place all persons having an interest in the foregoing Ordinance will be granted an opportunity to be heard concerning the same prior to consideration for final passage by the Council.

  
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 CHRISTINE ROBBINS, Deputy Township Clerk

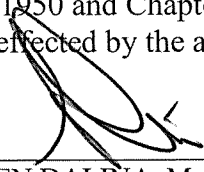
RECORDED VOTE – SECOND READING & FINAL ADOPTION – August 1, 2022						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilman Dipierro			X			
Councilwoman Schneider		X	X			
Councilwoman Siegel						X
Council V. President Van Dzura	X		X			
Council President Cohen			X			

**ORDINANCE NO.: O-6-2022-014**

**ORDINANCE OF THE MONROE TOWNSHIP COUNCIL  
AMENDING CHAPTER 39 OF THE CODE OF THE  
TOWNSHIP OF MONROE ENTITLED "FEES"**

**MAYORAL APPROVAL**

By virtue of the Optional Municipal Charter Law of 1950 and Chapter 3, Section 19 of the Code of the Township of Monroe, my approval of this Ordinance is effected by the affixing of my signature hereto.



\_\_\_\_\_  
STEPHEN DALINA, Mayor

Date signed: 8/2/2022

MONROE TOWNSHIP UTILITIES DEPARTMENT (MTUD)  
 METHODS FOR CALCULATING THE WATER AND SEWER CONNECTION FEES  
 (6/1/2022)

<b>1. CONNECTION FEE FOR WATER SERVICE USAGE (Based on the prior calendar year's data, e.g., 2021 historical data for calculating the "2022 Connection Fee")</b>	
<i>(NOTE: Make all changes in the <u>WATER</u> worksheet and they will be copied to the <u>WATER &amp; SEWER</u> worksheet!)</i>	
Information Required	
1.	TOTAL NUMBER OF <u>ACCOUNTS SERVICED BY THE MTUD</u>
2.	NUMBER OF <u>RESIDENTIAL ACCOUNTS SERVICED BY THE MTUD</u>
3.	TOTAL WATER USAGE IN 1,000 GALLONS/YEAR (1,000 GPY)
4.	TOTAL WATER USAGE, GALLONS PER DAY (GPD)
5.	RESIDENTIAL WATER USAGE, GPD/Residential Account = GPD/EDU
6.	ATTRIBUTED NUMBER OF SERVICE UNITS = Total Water Usage/(GPD/EDU)
7.	RETIRED DEBT SERVICE & CAPITAL EXPENDITURES, \$
8.	CONNECTION FEE, \$/SERVICE UNIT

<b>2. CONNECTION FEES FOR SEWER SERVICE USAGE (Based on the prior calendar year's data, e.g., 2021 historical data for calculating the "2022 Connection Fee")</b>	
<i>(NOTE: Make all changes in the <u>SEWER</u> worksheet and they will be copied to the <u>WATER &amp; SEWER</u> worksheet!)</i>	
Information Required	
1.	TOTAL NUMBER OF <u>ACCOUNTS SERVICED BY THE MTUD</u>
2.	NUMBER OF <u>RESIDENTIAL ACCOUNTS SERVICED BY THE MTUD</u>
3.	TOTAL SEWER USE IN 1,000 GALLONS/YEAR (1,000 GPY)
4.	TOTAL SEWER USE, GALLONS PER DAY (GPD)
5.	RESIDENTIAL SEWER USE, GPD/Residential Account = GPD/EDU
6.	ATTRIBUTED NUMBER OF SERVICE UNITS = Total Sewer Usage/(GPD/EDU)
7.	RETIRED DEBT SERVICE & CAPITAL EXPENDITURES, \$
8.	CONNECTION FEE, \$/SERVICE UNIT

**2022 WATER CONNECTION FEE -- CALCULATION OF ATTRIBUTED SERVICE UNITS FOR YEAR ENDING 12/31/2021**

**2021 - WATER SERVICE USAGE**

WATER SERVICE USAGE CLASSES	Number of Accounts	Number of Residential Accounts	Total Water Usage in 1,000 gallons/year (1,000 GPY)	Total Water Usage, GPD	Total Residential Water Usage, GPD	Total Water Usage, %	GPD/EDU
365	Single-family Residences	11,058	946,610	2,593,452	3,683,507	88.8%	173
	Multi-family Residences	15	774	2,121			
Residential	Townhome Residences	10,265	397,096	1,087,934	3,683,507	88.8%	173
	Commercial	464	145,224	397,874			
	Hotels	2	4,101	11,236			
	Schools	8	2,755	7,548			
	Public	52	15,806	43,304			
	Hydrants	15	2,031	5,564			
	TOTALS	21,879	21,338	1,514,397			
<b>TOT. RESIDENTIAL (=R+T+M)</b>		---	21,338	---	3,683,507	88.8%	173

Total Water usage, GPY	1,514,397,000
Total Water Usage (Residential), GPY	1,344,480,000
Total Usage (Residential), GPD	3,683,507
GPD/EDU	173

**ROLLING FIVE-YEAR AVERAGE, GPD/EDU WATER**

12/31/2014	---
12/31/2015	189
12/31/2016	184
12/31/2017	168
12/31/2018	165
12/31/2019	164
12/31/2020	177
12/31/2021	173
5-Year Rolling Average GPD/EDU	169

Total Water usage, GPY	1,514,397,000
Residential Water usage, GPY	1,344,480,000
Non-Residential Water Usage, GPY	169,917,000
Number of Days per Year	365
Residential, GPD	3,683,507
5-Year Rolling Average GPD/EDU	169
Total Water Usage, GPD	4,149,033
ATTRIBUTED SERVICE UNITS = (Total Water Usage, GPD)/(GPD/EDU)	24,503



**2022 SEWER CONNECTION FEE -- CALCULATION OF ATTRIBUTED SERVICE UNITS FOR YEAR ENDING 12/31/2021**

2021 - SEWER SERVICE USAGE							
SEWER SERVICE USAGE - CLASSES	Number of Accounts	Number of Residential Accounts	Total Sewer Usage, 1,000 gallons/year (1,000 GPY)	Total Sewer Usage, GPD	Total Residential Sewer Usage, GPD	Total Sewer Usage, %	GPD/EDU
<b>365</b>							
Single-family Residences	10,741		915,974	2,509,518			
Multi-family Residences	11	21,017	569	1,559	3,593,312	93.7%	171
<b>Residential</b>							
Townhome Residences	10,295		395,016	1,082,236			
Commercial	360		83,460	228,658			
Hotels	0		0	0			
Schools	8		2,735	7,493		6.3%	
Public	30		2,220	6,082			
Non-residential							
Hydrants							
<b>TOTALS</b>	<b>21,415</b>	<b>21,017</b>	<b>1,399,974</b>	<b>3,835,545</b>	<b>3,593,312</b>	<b>100.0%</b>	<b>---</b>
<b>TOT. RESIDENTIAL (=R+T+M)</b>	<b>---</b>	<b>21,017</b>	<b>---</b>	<b>---</b>	<b>3,593,312</b>	<b>93.7%</b>	<b>171</b>
Total Sewer Usage, GPY	1,399,974,000						
Total Sewer Usage (Residential), GPY	1,311,559,000						
Total Sewer Usage (Residential), GPD	3,593,312						
GPD/EDU	171						
<b>ROLLING FIVE-YEAR AVERAGE, GPD/EDU</b>							
<b>SEWER</b>							
	12/31/2014						
	12/31/2015						
	12/31/2016						
	12/31/2017						
	12/31/2018						
	12/31/2019						
	12/31/2020						
	12/31/2021						
<b>5-Year Rolling Average GPD/EDU</b>	<b>163</b>						
Total Sewer Usage, GPY	1,399,974,000						
Residential Sewer Usage, GPY	1,311,559,000						
Non-Residential Sewer Usage, GPY	88,415,000						
Number of Days per Year	365						
Residential, GPD	3,593,312						
5-Year Rolling Average GPD/EDU	163						
Total Sewer Usage, GPD	3,835,545						
<b>ATTRIBUTED SERVICE UNITS=(Total Sewer Usage, GPD)/(GPD/EDU)</b>	<b>23,532</b>						

<u>WATER</u>	<u>2022</u>
<b><u>RETIRED DEBT SERVICE</u></b>	
PREVIOUS BALANCE	\$ 46,208,076
ADD CURRENT YEAR	
PRINCIPAL	880,270
INTEREST	563,345
PREPAID BONDS	-
TOTAL RETIRED DEBT	\$ 47,651,691
<b><u>CAPITAL EXPENDITURES</u></b>	
PREVIOUS BALANCE	\$ 28,869,918
CY CAPITAL IMPROVEMENT	4,492
LESS: CASH CONTRIBUTION	(443,952)
TOTAL CAPITAL EXPENSES NOT FUNDED	\$ 28,430,458
<b><u>WATER CONNECTION FEE</u></b>	
RETIRED DEBT SERVICE	\$ 47,651,691
CAPITAL EXPENDITURES	28,430,458
TOTAL	\$ 76,082,149
<b>NUMBER OF ATTRIBUTED SERVICE UNITS</b>	24,503
<b>CONNECTION FEE</b>	<b>\$3,105</b>

<b><u>SEWER</u></b>	<b><u>2022</u></b>
<b><u>RETIRED DEBT SERVICE</u></b>	
PREVIOUS BALANCE	\$ 68,965,786
ADD CURRENT YEAR	
PRINCIPAL	1,023,700
INTEREST	694,723
DEBT SERVICE PAYMENT TO MCUA	1,024,593
PREPAID BONDS	-
TOTAL RETIRED DEBT SERVICE	\$ 71,708,802
<b><u>CAPITAL EXPENDITURES</u></b>	
PREVIOUS BALANCE	\$ 8,436,722
CY CAPITAL IMPROVEMENT	4,491
LESS: CASH CONTRIBUTION	(171,349)
TOTAL CAPITAL EXPENSES NOT FUNDED	\$ 8,269,864
<b><u>SEWER CONNECTION FEE</u></b>	
RETIRED DEBT SERVICE	\$ 71,708,801
CAPITAL EXPENDITURES	8,269,864
TOTAL	\$ 79,978,665
NUMBER OF ATTRIBUTED SERVICE UNITS	23,532
CONNECTION FEE	<b>\$3,399</b>