

CITY COUNCIL

The City of Orange Township, New Jersey

DATE _____ AMENDED NUMBER 11-2023

TITLE: AN ORDINANCE OF THE MUNICIPAL COUNCIL OF THE CITY OF ORANGE TOWNSHIP, ESSEX COUNTY, NEW JERSEY, TO AMEND CHAPTER 74 OF THE MUNIIPAL CODE OF THE CITY OF ORANGE TOWNSHIP, ENTITLED "CONSTRUCTION CODES, UNIFORM".

WHEREAS, a review of the Chapter 74 of the Municipal Code of the City of Orange Township ("Municipal Code"), entitled "Construction Codes, Uniform" revealed the need to clarify and correct certain language, add missing provisions, and update fee schedules relating to Construction Code permit and fee requirements; and,

WHEREAS, amendments to the Municipal Code will resolve these issues and allow for more effective operation of the City's Division of Building & Construction.

NOW THEREFORE, BE IT ORDAINED BY THE MUNICIPAL COUNCIL OF THE CITY OF ORANGE TOWNSHIP, ESSEX COUNTY, NEW JERSEY as follows:

Section 1 Amendment to Municipal Code.

Part II, Chapter 74 (Construction Code, Uniform) of the Municipal Code, as amended, is hereby further amended as follows:

§ 74-3 Construction Codes; Uniform Fees.

A. The fee for a construction permit shall be the sum of the subcode fees listed in Subsection A(1) through (7) hereof and shall be paid to the City of Orange before the permit is issued.

(1) The Building Subcode fee schedule shall be as follows:

....
(g) Fees for inspections and the issuance of certificates of occupancy, approval and compliance shall be as follows:

....
[5] Prior to sale or change in occupancy of any unit in an existing commercial structure or residential structure used for business purposes, a certificate of continued occupancy shall be issued. Four inspectors (building, plumbing/mechanical, electrical and fire protection) are required for this inspection. The certificate of continued occupancy shall be proof that the structure in question complies with all health and safety codes for the ~~Township~~City and State of New Jersey and is considered a legal nonconforming use. All units purchased by an LLC will be required to provide a certificate of formation for all units purchased as well as the LLC's tax ID.

....
(o) Any change in contractor listed on a Building Subcode permit: \$100.

(2) The Plumbing and Mechanical Subcode fee schedules shall be as follows:

- (a) Per fixture, equipment, or appliance connected to the plumbing system, and for each appliance connected to a gas piping/oil piping system: \$20 each.
- (b) Per special device, grease trap, oil separator, refrigeration unit, utility service connection, backflow preventer (Plumbing Subcode only), equipped with test parts, steam boiler, hot-water boiler, solar system, sewer pump, gas tank, and interceptor: \$100 each.

(UNDERSCORES ARE ADDITIONS, {BRACED-STRIKEOUTS} ARE DELETIONS)


A. M. BRATH
CITY ATTORNEY

- (c) For cross-connections and backflow preventers (Plumbing Subcode only) and cross-connections that are subject to testing, requiring reinspection annually, the fee shall be \$75 for each device when they are tested.
- (d) The minimum fee shall be \$100.
- (e) Any change in contractor listed on a Plumbing Subcode permit or Mechanical Subcode permit: \$100.
- (f) Fees listed above are calculated separately for Plumbing Subcode and Mechanical Subcode permits and are not combined where both permits are required.

(3) The Electrical Subcode fee schedule shall be as follows:

- (a) All switches, lighting and receptacles, fans and miscellaneous outlets:
 - [1] ~~One~~ to 50 outlets: \$60.
 - [2] Each additional 25 outlets or fraction thereof: \$15.
- (b) Fixtures:
 - [1] ~~One~~ to 50 outlets: \$60.
 - [2] Each additional 25 outlets or fraction thereof: \$15.
- (c) For service panels/entrance/subpanels:
 - [1] ~~Zero~~ amps to 200 amps: \$75 each.
 - [2] Over 200 amps to 1,000 amps: \$150 each.
 - [3] Over 1,000 amps: \$600 each.
- (d) Electrical devices/generators/transformers:
 - [1] ~~Over 10~~ kW to 10 kW: \$20 each.
 - [2] ~~Over 10.1~~ kW to 45 kW: \$75 each.
 - [3] ~~Over 45.1~~ kW to 112.5 kW: \$150 each.
 - [4] Over 112.5 kW: \$600 each.
- (e) Motors:
 - [1] ~~Over 10~~ HP to 10 HP: \$20 each.
 - [2] Over 10 HP to 50 HP: \$75 each.
 - [3] Over 50 HP to 100 HP: \$150 each.
 - [4] ~~Over 112.5~~ 100 HP: \$600 each.
- (f) Ranges, ovens, surface units:
 - [1] ~~Over one~~ 0 kW to 10 kW: \$20.
 - [2] Over 10 kW: \$75.
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- (m) Solar panels: ~~fee shall be \$300.~~
 - [1] Residential: \$300 per system, plus fees per electrical device/generator/transformer determined in accordance with Subsection A(3)(d) above.
 - [2] Business/Commercial:
 - [a] 0 kW to 100 kW: \$320 per system, plus fees per electrical device/generator/transformer determined in accordance with Subsection A(3)(d) above.
 - [b] Over 100 kW: \$640 per system, plus fees per electrical device/generator/transformer determined in accordance with Subsection A(3)(d) above.

....

(o) Any change in contractor listed on an Electrical Subcode permit: \$100.

(4) The Fire Protection Subcode fee schedule shall be as follows:

....

(l) Any change in contractor listed on a Fire Protection Subcode permit: \$100.

(5) Miscellaneous permits. The following fees shall be paid for the following miscellaneous permits:

.....

(g) Any change in contractor listed on a permit required above: \$100.

(6) Tank removal or abandonment:

.....

(c) Any change in contractor listed on a permit required above: \$100.

(7) The Elevator Subcode fee schedule shall be as follows:

.....

(c) Any change in contractor listed on an Elevator Subcode permit: \$100.

Section 2 Severability of Ordinance Provisions.

Each Section of this Ordinance is an independent Section and any part hereof found unconstitutional, void or ineffective for any cause shall not affect the validity or constitutionality of any other parts hereof.

Section 3 Conflicts and Inconsistencies.

All other Ordinances and parts of Ordinances that conflict or are inconsistent with this Ordinance are hereby repealed, but only to the extent of such conflict or inconsistency.

Section 4 Effective Date.

Following final passage, this Ordinance shall take effect upon the expiration of 20 days after publication, unless otherwise provided by the Municipal Council.

PURPOSE: To amend regulations governing construction subcode permit requirements and fees.

FISCAL IMPACT: None.

Adopted:

Joyce L. Lanier
City Clerk

Tency A. Eason
Council President

Approved:

Dwayne D. Warren, Esq.
Mayor