WHEREAS, due to the widespread hardships suffered by the Township residents resulting from the COVID-19 pandemic, including business closures, unemployment, loss of income, illness and additional catastrophes impeding residents’ ability to keep current on rent payments, the Township Council enacted Ordinance O-20-08 establishing a temporary moratorium on residential rent increases for the period from May 1, 2020 through July 31, 2020, and

WHEREAS, the Township Council on August 4, 2020 by Ordinance O-20-20 amended O-20-08 to extend the temporary moratorium until December 31, 2020, AND BY Ordinance O-20-24 extended the temporary moratorium until March 31, 2021; and

WHEREAS, Ordinance O-20-24 provided that in the event that the State of Emergency declared by Governor Murphy in connection with the COVID-19 pandemic remains in effect after March 31, 2021, the Township Council is authorized to further extend the temporary moratorium for one or more periods not to exceed three months each, by resolution of a majority of the members of the governing body; and

WHEREAS, by Executive Order 222, promulgated on February 17, 2021, Governor Murphy declared that the state of health emergency continues to exist throughout the State of New Jersey; now, therefore, be it

RESOLVED, by the Mayor and Council of the Township of Montclair that pursuant to Ordinance O-20-08, as amended by O-20-24, the temporary rent increase moratorium previously established by O-20-08 is extended and shall remain in full force and effect through and until June 30, 2021.