

Little Egg Harbor Township Policy For:

Temporary Occupancy of Substantially Damaged Residential Structures

This policy applies to Homeowners desiring to continue to occupy homes that have been damaged by Super Storm Sandy while waiting funding and/or an available contractor to elevate their home in order to comply with the new State-mandated Base Flood Elevations.

Eligibility:

To be eligible for continued occupancy:

- The property owner must have obtained a substantial damage determination from the Building Department; and
- The property owner must occupy the structure and make repairs necessary to ensure continued habitability of the structure; and
- The property owner needs additional time to comply with the base flood elevation either due to the availability of funding or a qualified contractor.

Process:

Upon determination of eligibility, the property owner must:

- File intent to elevate the structure to or above the advisory base flood elevation within four (4) years.
- Complete Release Form. Release form will be available in the Township Clerk's Office. This form must be notarized and will be recorded in the office of the County Clerk.
- Apply for permits to renovate/repair the structure. The Construction Official will review and may issue permits for renovation once the release form has been completed and notarized.
- The property owner will have four years to comply with the applicable floodplain regulations.
- The Construction Official will track all properties which have been encumbered by the Release form.

Violations and Penalties:

Failure to comply with the elevation and other applicable floodplain regulations within four (4) years shall result in enforcement against the property owner of Chapter 185-8 of the Township Code. The penalty for violation includes vacating the residence, a fine up to \$1,250 and/or imprisonment for not more than ninety (90) days and/or community service of not more than 90 days for each violation.