

The Breakers Brigantine, New Jersey Rules and Regulations

1. Trash day is **Monday**.
 - a. All trash must be put in cans with lids - No plastic bags outside of trash cans since birds and animals will get into them.
 - b. Do not to put out trash before 4:00 Sunday night.
 - c. Empty trash cans must be removed from the curbside by 4:00 pm on Monday afternoon.

Recycle day is every other **Monday** - use blue recycle cans

The current schedules for trash and recycle pickup are available here:

<https://brigantinebeach.org/general-information/#toggle-id-8>

If you or your tenant miss Recycling/Trash Day - recyclables (glass, aluminum, plastic, cardboard, and paper) and household trash can be dropped off at the public works yard, located at 3605 Bayshore Avenue, with an entrance on 38th Street. The yard is open every weekday between 7:30 a.m. and 4:00 p.m. and weekends between 12:00 p.m. and 4:00 p.m.

Violations of trash / recycle rules should be reported to Brigantine Public Works at (609) 266-7800.

2. Do not use barbecues on decks - violation of Brigantine Fire Code. **Report violations to (609) 266-7600 ext. #307.**
3. Do not block neighbors' driveways or vehicle will be ticketed or towed. **Report violations to (609) 266-7414.**

4. The City of Brigantine has an **occupancy limit** law:

Every room occupied for sleeping purposes by one occupant shall contain at least 70 square feet of floor area, and every room occupied for sleeping purposes by more than one person shall contain at least 50 square feet of floor area for each occupant thereof. While not every unit is exactly the same size, in general, this mean that the occupancy limit for a Breakers Unit is 9 persons.

Report violations to (609) 266-7414.

5. The City of Brigantine enforces a **“noise” ordinance**. “Noise” is defined as any sounds of such level and duration as to be or tend to be injurious to human health or welfare or which would unreasonably interfere with the enjoyment of life or property. The noise ordinance includes the following provisions:

A. No person shall cause, suffer, allow or permit to be made verbally or mechanically any noise disturbance.

B. No person shall cause, suffer, allow or permit the following acts:

(1) Animals and birds: owning, possessing or harboring any pet animal or pet bird that frequently, or for continued duration, makes sounds that create a noise disturbance across a residential real property line. For the purpose of this section, a "noise disturbance from a barking dog" shall be defined as that created by a dog barking continually for 10 minutes or intermittently for 30 minutes unless provoked.

(4) Loudspeakers and public-address systems: using or operating of any loudspeaker, public-address system or similar device between the hours of 10:00 p.m. and 8:00 a.m. the following day, such that the sound therefrom creates a noise disturbance across a residential real property line.

(5) Sound reproduction systems: operating, playing or permitting the operation or playing of any radio, television, phonograph or similar device that reproduces or amplifies sound in such a manner as to create a noise disturbance for any person other than the operator of the device.

Report violations of the Brigantine noise ordinance to (609) 266-7414.

6. For those unit owners that rent out their units, it would be helpful if you supply the Board with contact information in case of emergency. The contact can be the unit owner or the unit owner's realtor. Remember that you are responsible for your tenant's compliance with all Breakers governing documents including these Rules and Regulations. See attached Rental Contact Form.
7. Unit owners and tenants are expected to be respectful of the property rights of all Breakers unit owners.

**The Breakers
Brigantine, New Jersey
Rental Contact Information**

Unit Owner Name: _____

Breakers Unit Number: _____

Emergency Contact Name: _____

Emergency Contact Phone No. _____

Emergency Contact Email: _____

Emergency Contact Text No. _____