

September 10, 2014

ASSEMBLY BILL NO. 2479
(First Reprint)

ADVANCE COPY

To the General Assembly:

Pursuant to Article V, Section I, Paragraph 14 of the New Jersey Constitution, I am returning Assembly Bill No. 2479 (First Reprint) with my recommendations for reconsideration.

This bill would amend State law governing the construction of elevators in multiple dwellings by increasing the size of the conforming elevators, by requiring the marking of those elevators as capable for use by emergency medical services, and by limiting the requirement for the construction of larger elevators to structures four or more stories above grade or below grade plane. I fully support the underlying objectives of these sensible reforms.

The bill, however, extends its application beyond "multiple dwellings" to any newly constructed "buildings," requiring all new buildings to have a conforming elevator if they meet the four-story threshold. Under current law, one- and two-family residences are not included in the definition of "multiple dwellings," and thus are not required to have conforming elevators. By expanding the elevator requirement to all "buildings," this bill would potentially require certain one- and two-family residences to have large elevators capable of accommodating stretchers. Such a requirement on private homeowners is neither reasonable nor necessary.

Therefore, I am recommending that the bill be revised to clearly state that one- and two-family residences are not subject to the bill's elevator requirement. With this amendment, the bill will still accomplish its intended goals without imposing unreasonable requirements on private homeowners.

STATE OF NEW JERSEY
EXECUTIVE DEPARTMENT

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Accordingly, I herewith return Assembly Bill No. 2479
(First Reprint) and recommend that it be amended as follows:

Page 2, Section 1, Line 32:

After "markings." insert
"This act shall not
apply to one- and two-
family residences."

Respectfully,

[seal]

/s/Chris Christie
Governor

Attest:

/s/ Christopher S. Porrino
Chief Counsel to the Governor