

ORDINANCE NO. 20-12

**ORDINANCE OF THE TOWNSHIP OF LOPATCONG,
COUNTY OF WARREN, STATE OF NEW JERSEY,
TO AMEND AND REVISE CHAPTER 243 ENTITLED “ZONING AND LAND USE” TO
DELETE SECTIONS 243-75(A)(2) AND 243-77.3(C)(1)(c) TO REMOVE WAREHOUSES
AND DISTRIBUTION CENTERS AS PERMITTED USES IN THE ROM AND PD
ZONES.**

WHEREAS, the Lopatcong Township Council wishes to amend its Land Use and Zoning Ordinance to remove warehouses and distribution centers as permitted uses in the ROM and PD districts.

NOW THEREFORE BE IT ORDAINED by the Council of the Township of Lopatcong, County of Warren, State of New Jersey that Chapter 243 entitled “Zoning and Land Use”, Sections 78.1 and 83 are amended and revised as follows:

Section 1

Section 243-75 ROM Research Office and Manufacturing Zone, Subsection A shall be amended to delete Subsection 2.

~~243-75(A)(2) Warehouse and distribution centers.~~

Section 2

Section 243-77.3 PD Planned Development Overlay District, Subsection C Use Regulations, Subsection (1) Principal Uses shall be amended to delete subsection (c).

~~243-77.3(C)(1)(c) Flexible office/warehouse uses, provided that no building is located within 400 feet from the right-of-way of U.S. Route 22.~~

Section 3

Severability. The various parts, sections and clauses of this Ordinance are hereby declared to be severable. If any part, sentence, paragraph, section or clause is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby.

Section 4

Repealer. Any ordinances or parts thereof in conflict with the provisions of this Ordinance are hereby repealed as to their inconsistencies only.

Section 5

Effective Date. This Ordinance shall take effect upon final passage and publication as provided by law.

NOTICE

NOTICE is hereby given that the foregoing Ordinance was introduced to pass on first reading at a regular meeting of the Council of the Township of Lopatcong held on November 4, 2020 and ordered published in accordance with the law. Said Ordinance will be considered for final reading and adoption at a regular meeting of the Township Council to be held on December 2, 2020 at 6:30 p.m. or as soon thereafter as the Township Council may hear this Ordinance at the Municipal Building, 232 S. Third Street, Phillipsburg, New Jersey, at which time all persons interested may appear for or against the passage of said Ordinance.

Margaret B. Dilts, RMC
Township Clerk