

**RESOLUTION OF THE PLANNING BOARD OF THE TOWNSHIP OF LOPATCONG,
WARREN COUNTY, NEW JERSEY, ADOPTING A 2019 MASTER PLAN
REEXAMINATION REPORT PERTAINING TO THE HIGHLANDS REGIONAL
MASTER PLAN AND AMENDING THE MASTER PLAN OF THE TOWNSHIP OF
LOPATCONG SO AS TO INCORPORATE THE CONCLUSIONS AND
RECOMMENDATIONS AS PROVIDED THEREIN**

WHEREAS, THE PLANNING BOARD OF THE TOWNSHIP OF LOPATCONG adopted a comprehensive Master Plan in May of 1989 and further adopted periodic reexaminations of the Master Plan on April 15, 1996, and September 20, 2000, and a comprehensive reexamination of the Master Plan in 2004; and

WHEREAS, the Township of Lopatcong Planning Board has adopted amendments to the Master Plan on June 22, 2005, December 6, 2005, December 12, 2005, May 26, 2010, February 8, 2012, and June 26, 2013, pertaining to various elements of the Master Plan and Master Plan reexaminations. The most recent amendment to the Master Plan pertains to the Housing Element and Fair Share Plan adopted on August 22, 2018; and

WHEREAS, the Board has determined the need and desirability to reexamine the Township of Lopatcong Master Plan and identify specific changes necessary to achieve consistency with the Highlands Regional Master Plan and to incorporate specific regulatory provisions required by the Highland's Council for the protection of municipally important ground water recharge areas and so as to conform with the Highlands Regional Master Plan; and

WHEREAS, the Master Plan Reexamination Report for the Highlands Element of the Master Plan was prepared by George Ritter, P.P., and dated September 2019; and

WHEREAS, the Township of Lopatcong Planning Board conducted a public hearing regarding the Master Plan Reexamination Report and its recommendations and conclusions on October 23, 2019, said hearing having been noticed and conducted in accordance with the provisions of N.J.S.A. 40:55D-89, N.J.S.A. 40:55D-11 and N.J.S.A. 40:55D-13; and

WHEREAS, the Planning Board of the Township of Lopatcong is satisfied that the Master Plan Reexamination Report pertaining to the Highlands Element of the Master Plan comprehensively addresses the requirements as provided for in the Municipal Land Use Law as codified at N.J.S.A. 40:55D-1 et seq. relating to such reports; and

WHEREAS, the Planning Board of the Township of Lopatcong finds that the opinions, conclusions and recommendations as contained within the 2019 Master Plan Reexamination Report pertaining to the Highlands Element of the Master Plan as presented are accurate and incorporate same into this Resolution and further believes it to be within the best interest of the Township of Lopatcong to adopt the 2019 Master Plan Reexamination Report pertaining to the Highlands Element of the Master Plan and to so amend the Township of Lopatcong Master Plan so as to incorporate such recommendations and conclusions as contained within said report.

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of the Township of Lopatcong, that it hereby adopts the 2019 Master Plan Reexamination Report pertaining to the Highlands Element of the Master Plan as prepared by George Ritter, P.P., and further amends the Township of Lopatcong Master Plan so as to incorporate such recommendations and conclusions as contained therein.

The foregoing is a true copy of the Resolution adopted by the Planning Board of the Township of Lopatcong at its meeting of November 25, 2019

Date: Nov 25, 2019



Margaret B. Dilts, Planning Board Secretary