

ORDINANCE NO. 16-2017

ORDINANCE OF THE TOWNSHIP OF LIVINGSTON AMENDING CHAPTER 170 OF THE CODE OF THE TOWNSHIP OF LIVINGSTON

WHEREAS, the 2007 Master Plan notes that zone district lines sometimes run through a lot with the result that the lot is a split-zoned lot that straddles two or more districts, thus necessitating variances in order that the lot can be developed; and

WHEREAS, the said Plan also recognized that there are areas where variances have created marked differences between the applicable zoning and uses in place; and

WHEREAS, the said Plan recommends that district boundaries be adjusted to eliminate split-lots, and that areas with disparity between permitted uses and actual uses due to variances should be re-zoned to bring the actual use into permitted status when consistent with good planning; and

WHEREAS, Lots 18, 19 and 20 in Tax Block 4300 are each split-zoned lots partially within the B-1 General Business District and partially within the R-4 Residence District with uses appropriate to the B-1 General Business District, and Lots 16 and 17 in Tax Block 4300 are entirely within the R-4 Residence District but are part of the off-street parking area for Lots 18, 19 and 20;

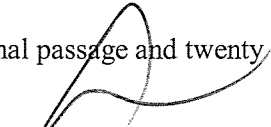
NOW, THEREFORE BE IT ORDAINED, by the Township Council of the Township of Livingston, in the County of Essex, State of New Jersey, as follows:

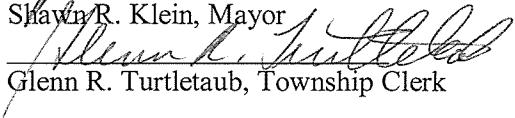
Section 1. The Zoning Map referenced in § 170-86 of the Code of the Township of Livingston, as heretofore amended, is further amended to achieve the rezoning and designation of specific lots as follows:

- A. Rezone Lots 18, 19 and 20 in Tax Block 4300, presently split-zoned lots in both the B-1 General Business District and the R-4 Residence District, to the B-1 General Business District; and
- B. Rezone Lots 16 and 17, presently in the R-4 Residence District, to the B-1 General Business District.

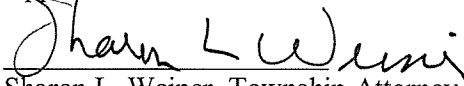
Section 2. Except as hereby amended, the Code of the Township of Livingston shall remain in full force and effect.

Section 3. This Ordinance shall take effect upon final passage and twenty days from the date of publication in accordance with law.


Shawn R. Klein, Mayor


Glenn R. Turteltaub, Township Clerk

Approved as to form:


Sharon L. Weiner, Township Attorney

Introduced: July 10, 2017