

**LAFAYETTE TOWNSHIP
SUSSEX COUNTY, NEW JERSEY**

ORDINANCE 2018-02

AN ORDINANCE TO AMEND CHAPTER XIII OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF LAFAYETTE, ZONING, SECTION 13-5, REGARDING THE DEFINITIONS OF MAJOR AND MINOR SITE PLAN

WHEREAS, the Land Use Board of the Township of Lafayette has reviewed it's current zoning ordinances and determined that changes are necessary to add the definitions of major and minor site plan;

NOW THEREFORE, BE IT ORDAINED by the Township Committee that Chapter XIII of the Revised General Ordinances of the Township of Lafayette, Zoning, shall be and is hereby amended as follows:

Section 1. §13-5 "Definitions" shall be and is hereby amended by the addition of the following definitions:

Major site plan shall mean any site plan not classified as a minor site plan.

Minor site plan shall mean a development plan of a single lot which does not involve any planned development or new street or extension of any off tract improvements, and is within the scope of development specifically permitted by this chapter as a minor site plan as follows:

- a. A change in use involving no building construction other than interior modification or interior structural alteration and no additional off street parking;
- b. Minor exterior structural changes to a non-residential building such as entry enclosures and other structural appurtenances including roof appurtenances;
- c. Alterations to the existing facade of existing non-residential buildings not involving expansions of the square footage of the existing buildings;
- d. Additions to existing non-residential structures between 500 and 2,000 square feet in size;
- e. Removal of vegetation or disturbance of soil in an area between 500 and 4,999 square feet; or
- f. Addition or alteration of parking facilities requiring the addition of between two (2) and five (5) more parking spaces.

Section 2. Should any section, paragraph, sentence, clause or phrase of this Ordinance be declared unconstitutional or invalid for any reason by any Court of competent jurisdiction, such provision(s) shall be deemed severable and the remaining portions of this Ordinance shall remain in full force and effect.

Section 3. All ordinances or parts of ordinances or resolutions that are inconsistent with the provisions of this Ordinance are repealed to the extent of such inconsistency.

Section 4. The Township Clerk is directed to give notice at least ten days prior to the hearing on the adoption of this Ordinance to the County Planning Board and to all others entitled pursuant to the provisions of N.J.S.A. 40:55D-15. The Township Clerk is further directed to refer this Ordinance to the Township Land Use Board, pursuant to N.J.S.A. 40:55D-64. Upon the adoption of this Ordinance, after public hearing, the Township Clerk is further directed to publish notice of the passage and to file a copy of this Ordinance, as finally adopted, with the Sussex County Planning Board, as required by N.J.S.A. 40:55D-16.

Section 5. This Ordinance shall take effect after publication and passage according to law.

NOTICE

The above entitled Ordinance was introduced and passed at first reading by the Lafayette Township Committee at a meeting held on March 6, 2018 and after publication and a public hearing was finally adopted by the Lafayette Township Committee at a meeting held on March 20, 2018.

Mayor:

Municipal Clerk: