

OK

**BOROUGH OF EMERSON
COUNTY OF BERGEN
NOTICE OF ADOPTION**

Introduced: May 6, 2014

Adopted: May 20, 2014

NOTICE IS HEREBY GIVEN that the following ordinance was adopted on the second reading after a Public Hearing at the Regular Meeting of the Borough Council of the Borough of Emerson on the 20th day of May, 2014. A copy of Ordinance 1479-14 is on file in the Borough Clerk's Office in the Municipal Building, 1 Municipal Pl., Emerson, NJ 07630.

ORDINANCE NO. 1479-14

AN ORDINANCE AMENDING THE ZONING MAP OF THE BOROUGH OF EMERSON TO REFLECT THE REZONING THAT WAS ADOPTED 2006 IN ACCORDANCE WITH THE BOROUGH'S 2006 CENTRAL BUSINESS DISTRICT PLAN.

WHEREAS, the Mayor and Council adopted an Ordinance No. 1305-06 on July 11, 2006 rezoning several blocks and lots from the LBE and a portion of LBW and a portion of the RC zone districts to CBD-10 and CBD-15 districts; and renaming the remaining lots in the LBE & LBW districts LB.

WHEREAS, the current zoning map does not reflect this rezoning; and

WHEREAS, these amendments to the Zoning Ordinance of the Borough of Emerson are substantially consistent with the land use plan element, and the housing plan element of the Master Plan of the Borough of Emerson and the 2006 Central Business District Plan; and

WHEREAS, the Municipal Planner has recommended this modification to the Zone Plan, and for good cause shown

IT IS HEREBY ORDAINED by the Mayor and Council of the Borough of Emerson, County of Bergen, and State of New Jersey, as follows:

Section I: The Zoning Map of the Borough of Emerson is hereby amended to include all of those properties described on the Tax Map of the Borough of Emerson as all of Blocks 412, 419, and 615 and tax lots 2 & 16 on Block 420 and tax lots 1 & 10-18 on Block 422 and tax lots 1,16, 17, 19-24 on Block 616 and tax lot 1 on Block 617.01 within the CBD-10 zone district.

Section II: The Zoning Map of the Borough of Emerson is hereby amended to include all of those properties described on the Tax Map of the Borough of Emerson as all of Blocks 610 and 613 and tax lots 2 -6 on Block 603 and tax lots 3&4 on Block 606 within the CBD-15 zone district.

Section III: All other sections of the Zoning Code and the Zoning Map of the Borough of Emerson are to remain unchanged, unless specifically modified by the terms of this Ordinance.

Section III: This ordinance shall become law upon adoption, publication, and notification, as required by law.

APPROVED

Carlos Colina, Mayor

ATTEST:

Jane Dietsche RMC, Deputy Borough Clerk