

BOROUGH OF HILLSDALE
ORDINANCE NO. 19-09
(Adoption)

**ORDINANCE OF THE BOROUGH OF HILLSDALE,
COUNTY OF BERGEN, STATE OF NEW JERSEY, TO
AMEND THE ZONING CODE OF THE BOROUGH BY
AMENDING THE ZONING MAP TO DESIGNATE THE
MIXED USE 1 (MU-1) AND MIXED USE II (MU-2)
DISTRICTS**

WHEREAS, the Borough is desirous of creating a realistic opportunity for the creation of affordable housing within the Borough; and

WHEREAS, in furtherance of this desire, the Borough adopted Ordinance 18-12, which amended and supplemented Chapter 310 of the Borough Code and created the Mixed Use 1 (MU-1) Zone of the Borough on June 12, 2018; and

WHEREAS, Ordinance 18-12 included Block 1201; Lot 11 in the MU-1 Zone; and

WHEREAS, the Borough adopted Ordinance 18-13, which amended and supplemented Chapter 310 of the Borough Code and created the Mixed Use 2 (MU-2) Zone of the Borough on June 12, 2018; and

WHEREAS, Ordinance 18-13 included Block 1102; Lot 2, 3 and 4 in the MU-2 Zone; and

WHEREAS, there exists the need to amend the Borough's Zoning Map in order to incorporate the aforesaid MU-1 and MU-2 Zones.

NOW THEREFORE BE IT RESOLVED by the Borough Council of the Borough of Hillsdale, that Section 310 of the Borough Ordinance is hereby amended as follows:

1. The Borough of Hillsdale Zoning Map, referenced in Section 310 of the Borough Code, is hereby amended to reflect the revisions recited in Borough Ordinance 18-12 and Borough Ordinance 18-13 referenced herein, and to properly designate the MU-1 and MU-2 zones.
2. Such persons as necessary are hereby directed to undertake the aforesaid revisions.

All Ordinances or parts of Ordinances inconsistent herewith are hereby repealed as to such inconsistencies only.

In the event that any word, phrase, clause, section or provision of this Ordinance is found by any Court of competent jurisdiction to be unenforceable, illegal or unconstitutional, such word, phrase, clause or provision shall be severable from the balance of this Ordinance and the remainder of this Ordinance shall remain in full force and effect.

This Ordinance shall take effect upon passage and publication as provided by Law.

Council member	Motion	Second	Yes	No	Absent	Abstain	Recuse
DeRosa, Anthony		X	X				
Escobar, John			X				
Horvath, Zoltan			X				
Lundy, Abby			X				
Pizzella, Frank	X		X				
Segalas, Steven			X				
Ruocco, John							

Adoption: June 11, 2019

Attest: Denise Kohan
Denise Kohan
Municipal Clerk

John J. Ruocco
John J. Ruocco
Mayor