

ORDINANCE NO. 2024-8

AN ORDINANCE AMENDING CHAPTER 530, ENTITLED ZONING

BE IT ORDAINED by the Mayor and Council of the Borough of Wood-Ridge, County of Bergen, New Jersey, as follows:

SECTION 1. Chapter 530, entitled Zoning, is hereby amended as follows:

1. Under Section B of Chapter 530-4, entitled Word usage; definitions, the following definitions are hereby added to the existing list:

Commercial Use – Any nonresidential use

Nonresidential Use – All uses of a building that are not residential uses

Residential Use – The use of a building as a dwelling

2. Section G of Chapter 530-32, entitled Walls and fences, is replaced in its entirety with the following:

G. Any wall or fence erected on any corner lot shall comply with all provisions of this Chapter and subchapter and with the following additional provisions:

- (1) One of the two lot lines that fronts on a street shall be designated as the front lot line for the purpose of establishing the lot's front yard and a wall or fence shall not be erected in the front yard except if specifically permitted by the provisions of this subchapter entitled walls and fences.
- (2) A wall or fence may be erected on the second lot line that fronts on a street, that is not designated as the front lot line, provided that said lot line is not adjacent to the front yard of the adjoining lot. If said lot line is adjacent to the front yard of the adjoining lot, then any wall or fence erected may not be closer than 12 feet to the subject's second lot line that fronts on a street.

3. Section A of Chapter 530-86, entitled Zoning Officer designated, is replaced in its entirety with the following:

A. The Zoning Officer of the Borough of Wood-Ridge and any Deputy, Assistant, or Special Assistant Zoning Officers, respectively, are hereby designated and authorized by the Mayor and Borough Council to administer and enforce all the provisions of this chapter.

4. Under Chapter 530-86, entitled Zoning Officer designated, the following new section is hereby established:

D. All members of the Borough Police Department, licensed officials and inspectors and certified technical assistants of the Borough Construction Code Office,

licensed officials and inspectors of the Fire Prevention Bureau, all Property Maintenance Code Enforcement Officers including all Deputies or Assistants thereof, and the Borough Engineer, respectively, are hereby designated as Special Assistant Zoning Officers for the purposes of assisting the Zoning Officer and enforcing the provisions of this chapter, pursuant to the supervision and direction of the Zoning Officer.

SECTION 2. All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

SECTION 3. If any subchapter, section, subsection, part, provision, or the total of any of the abovementioned publications are held to be invalid or unenforceable by any court, the findings or judgments of which court are applicable in the State of New Jersey, that the balance and remainder of such publication shall remain in full force and effect as an Ordinance of the Borough of Wood-Ridge.


SECTION 4. This Ordinance shall become effective immediately upon adoption and publication according to law.

ATTEST:



GINA AFFUSO
Borough Clerk

APPROVED:



PAUL A. SARLO
Mayor

Introduced:	4-3-24
Published:	4-8-24
Adopted:	4-17-24
Published:	4-22-24