

TOWN OF HARRISON

COUNTY OF HUDSON

ORDINANCE NO. 1379

**AN ORDINANCE OF THE TOWN OF HARRISON, COUNTY OF HUDSON, STATE OF NEW JERSEY, ADOPTING AN AMENDMENT TO THE REDEVELOPMENT PLAN FOR THE WATERFRONT REDEVELOPMENT AREA**

WHEREAS, the Mayor and Council of the Town of Harrison (“Town”) desire to adopt amendments to the Waterfront Redevelopment Plan; and

WHEREAS, the Town previously established a Redevelopment Area, pursuant to the Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-1 et. seq.), which area is commonly referred to as the “Waterfront Redevelopment Area”; and

WHEREAS, a Redevelopment Plan for the redevelopment area entitled Harrison Waterfront Redevelopment Plan was prepared by Heyer, Gruel, & Associates and adopted by Ordinance Number 1077 on July 23, 2003; and

WHEREAS, an Amended Redevelopment Plan for the redevelopment area entitled Amended Harrison Waterfront Redevelopment Plan 2012 was prepared by Heyer, Gruel, & Associates and adopted by Ordinance Number 1262 on April 24, 2012; and

WHEREAS, since the adoption of the Redevelopment Plan, subsequent amendments have been adopted; and

WHEREAS, due to questions regarding the interpretation of the Redevelopment Plan, it is prudent to further amend the Redevelopment Plan to clarify certain provisions; and

WHEREAS, the Mayor and Council desire to amend the Redevelopment Plan as set forth below.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE TOWN OF HARRISON, COUNTY OF HUDSON, STATE OF NEW JERSEY AS FOLLOWS:

THAT: The subsection of the Redevelopment Plan entitled “**LAND USE PLAN - Residential District – Bulk Standards - Height**,” is hereby amended to read as follows:

“Height: In accordance with the Building Heights map. Parking structures attached to residential buildings are permitted to exceed the height of the adjoining residential building by not more than one (1') foot as measured from the highest point of the roof/parapet of the residential building to the highest point of the parapet of the parking structure. Parking of cars is permitted on the roof of parking structures creating a functional additional level of parking provided the structure complies with the height standard contained herein.”

THAT: All prior Ordinances, which are inconsistent with the provisions of this Ordinance, as well as any prior versions of the above referenced Redevelopment Plan, are hereby repealed to the extent of such inconsistency.

THAT: This Ordinance shall become effective immediately upon final passage and publication as required by law.

/s/ James P. Doran

Councilman James P. Doran

Introduced: 12-04-2018

I, Paul J. Zarbetski, Town Clerk of the Town of Harrison, County of Hudson, State of New Jersey, hereby certify that at a Meeting of the Mayor and Council held on December 4, 2018 the foregoing Ordinance passed on first reading.

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Paul J. Zarbetski, Town Clerk

Town Council	Moved	Seconded	Yes	No	Abstain	Absent
L. BENNETT		X	X			
M. DOLAGHAN			X			
J. DORAN	X		X			
J. HUARANGA			X			
C. MANDAGLIO			X			
A. MILLAN						X
F. NASCIMENTO			X			
E. VILLALTA			X			
J. FIFE			X			

Adopted: 12-14-2018

Approved:

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Mayor James A. Fife

I, Paul J. Zarbetski, Town Clerk of the Town of Harrison, County of Hudson, State of New Jersey, hereby certify that at a Meeting of the Mayor and Council duly held on December 14, 2018 the foregoing Ordinance, previously published according to law, was adopted on second reading, approved by the Mayor, spread in full in the ordinance book, and published according to law.

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Paul J. Zarbetski, Town Clerk

Town Council	Moved	Seconded	Yes	No	Abstain	Absent
L. BENNETT	X		X			
M. DOLAGHAN		X	X			
J. DORAN						X
J. HUARANGA			X			
C. MANDAGLIO						X
A. MILLAN						X
F. NASCIMENTO						X
E. VILLALTA			X			
J. FIFE			X			