

ORDINANCE NO. 19-2009

AN ORDINANCE OF THE MAYOR AND COMMITTEE OF THE TOWNSHIP OF HARRISON, COUNTY OF GLOUCESTER, STATE OF NEW JERSEY TO AMEND THE CODIFIED LAND DEVELOPMENT ORDINANCES OF THE TOWNSHIP OF HARRISON, SPECIFICALLY ARTICLE III CHAPTER 225- 16.1 *ET SEQ* ENTITLED “VB VILLAGE BUSINESS DISTRICT” TO CLARIFY THE PERMITTED USES IN THE VILLAGE BUSINESS DISTRICT.

BE IT ORDAINED by the Township Committee of the Township of Harrison in the County of Gloucester as follows:

SECTION I. The codified Land Development Ordinances of the Township of Harrison are hereby amended by deleting and repealing Section 225-16.1 C. and replacing it with the new Section 225-16.1 C. to read as follows:

Section 225-16.1. VB Village District

- C. Use regulations. A building or buildings may be erected, altered or used on a lot for any one of the following uses, or a combination of the uses enumerated below, provided they are situated within a planned development:
- (1) Office uses, to include administrative, general, medical and professional.
 - (2) Bed-and-breakfast.
 - (3) Personal service, limited to: barbershop, beauty shop, tailor shop, and dressmaker.
 - (4) Laundry drop-off/pick-up, and dry cleaners, provided no on-site processing.
 - (5) Restaurant, other than drive-through, to include ~~outdoor~~ **a sidewalk café, or outdoor seating.**
 - (6) Coffee shop or tea room, other than drive-through, to include outside service.
 - (7) Travel agency.
 - (8) Physical fitness and martial arts centers.

- (9) Banks and other financial institutions.
- (10) Dance studio.
- (11) Public community facilities, limited to libraries and post offices.
- (12) Photography or artist studio or gallery.
- (13) Shoe repair.
- (14) Ice cream parlor.
- (15) Bakery.
- (16) Retail stores and boutiques for the retail of: antiques, jewelry, flowers, books and stationary, clothing, dry goods, hardware, sporting goods, newspapers and magazines, camera, luggage, gourmet food, cosmetics, tobacco products, craft and hobby materials, radio, television, and music equipment and entertainment systems, confections, and general gifts.
- (17) Butcher shop.
- (18) Substation, telephone, electric and gas utilities, sewerage lift stations, water pumping stations, or similar public utilities facilities.
- (19) Permitted principal uses enumerated for the Professional Office District (§225-70).

SECTION II. VALIDITY: The provisions of this ordinance are declared to be severable, and if any section, subsection, sentence, clause or part thereof is, for any reason, held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of any remaining sections, subsections, sentences, clauses or part of this ordinance.

SECTION III. REPEALER: All Ordinances or parts thereof, which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of such inconsistency.

SECTION IV. ENACTMENT: When effective. This Ordinance shall take effect immediately upon final passage and publication in accordance with law.

TOWNSHIP OF HARRISON

BY: _____
LOUIS F. MANZO, MAYOR

ATTEST:

**_____
DIANE L. MALLOY, Acting Municipal Clerk**

NOTICE

The above Ordinance was introduced and passed on first reading at the meeting of the Township Committee of the Township of Harrison, in the County of Gloucester, held on the 18th day of May 2009, and will be considered for final passage at a meeting to be held by the Township Committee at the Municipal Building located at 114 Bridgeton Pike, Mullica Hill, New Jersey, at 7:30 PM on the 1st day of June 2009, at which time and place any person interested will be given an opportunity to be heard.

INTRODUCED: MAY 18 2009

ADOPTED: JUN 1, 2009

**_____
Diane Malloy, Acting Township Clerk**