

## SPRINGFIELD TOWNSHIP

### ORDINANCE 2024-01

#### CONFIRMING CHANGES IN THE MUNICIPAL CODE CONSISTENT WITH ORDINANCE 2023-09 CREATING THE SPRINGFIELD LAND DEVELOPMENT BOARD

**WHEREAS**, Springfield Township adopted Ordinance 2023-09 combining the Planning and Zoning Board of Adjustment into the single Land Development Board and included language to adjust the remainder of the Code for consistency with that ordinance; and

**WHEREAS**, General Code, the publisher of the Township Code, asked for greater detail in amending the various sections of the Code that referenced either the Planning Board, the Zoning Board or both former Boards; and

**NOW, THEREFORE, BE IT ORDAINED** by the Township Council of the Township of Springfield, County of Burlington, State of New Jersey, that the Township Code is repealed, replaced or amended as follows consistent with Ordinance 2023-09:

**Section 1.** Amendments to Chapter 5 of the Township Code entitled “Administration of Government.”

- A. The term “Planning Board” in §§5-14, 5-19, 5-23, and 5-38 is amended to read “Land Development Board.”
- B. The term “Zoning Board,” “Zoning Board of Adjustment,” or “Board of Adjustment” in §§5-14 and 5-19 are repealed.
- C. Chapter 5, Section 39 and Chapter 5-79 through 5-85 are repealed in their entirety and replaced with the term “[reserved]” to preserve such sections for future use.

**Section 2.** Amendments to Chapter 18 of the Township Code entitled “Land Use Procedures.”

- A. The Title of Article III is amended to read “General Provisions for the Land Development Board.”
- B. The term “Planning Board” in §§18-24, 18-25, 18-27, 18-28 18-29, 18-33, 18-34, 18-35, 18-38B, 18-39, 18-42, 18-43, 18-44, 18-45, and 18-49, is amended to read “Land Development Board.”
- C. The term “Zoning Board,” “Zoning Board of Adjustment,” or “Board of Adjustment” in §§18-24, 18-25, 18-27, 18-28, 18-33, 18-34, 18-35 and 18-49 are repealed.
- D. The term “Zoning Board of Adjustment” in §18-47 is amended to read “Land Development Board.”

**Section 3.** Amendments to Chapter 35 of the Township Code entitled “Affordable Housing.”

- A. The term “Planning Board” in §§35-6, 35-21, 35-38 and 35-40 is amended to read “Land Development Board.”
- B. The term “Zoning Board,” “Zoning Board of Adjustment,” or “Board of Adjustment” in §§35-21 and 35-40 are repealed.

**Section 4.** Amendments to Chapter 91 of the Township Code entitled “Fees.”

- A. The term “Planning Board” in §§91-10 is amended to read “Land Development Board.”
- B. The term “Zoning Board” in §§91-10 is repealed.

**Section 5.** Amendments to Chapters 95, 119, and 171 of the Township Code entitled “Firearms,” “Landscaping” and “Soil Removal” respectively.

- A. The term “Planning Board” in §§119-4 and 171-1 is amended to read “Land Development Board.”
- B. The term “Zoning Board of Adjustment” in §95-2 is amended to read “Land Development Board.”

**Section 6.** Amendment to Chapter 164-1 of the Township Code entitled “Site Plan Review.”

- A. Chapter 164-1A shall now read as follows:

Except as hereinafter provided, there shall be no building permit or certificate of occupancy issued for any new construction or for any enlargement, alteration or addition to any existing structure for any commercial or industrial use, office building, garden apartment, apartment or structure designed for multifamily use where such use or uses are permitted by Chapter 215, Zoning, unless the developer submits a site plan to and final approval is granted pursuant to a resolution of the Land Development Board. No certificate of occupancy shall be given unless all construction conforms with the approved site plan.

- B. The term “Planning Board” in §§ 164-6, 164-7, 164-8, 164-11, 164-18, 164-19, 164-20, and 164-24 is amended to read “Land Development Board.”

**Section 7.** Amendments to Chapter 185 of the Township Code entitled “Subdivision of Land.”

- A. The term “Planning Board” in §§185-2, 185-3, 185-4, 185-5, 185-6, 185-7, 185-23, 185-22, 185-26, 185-34, 185-35, 185-37, 185-40, 185-41, 185-42, 185-43, and 185-44 is amended to read “Land Development Board.”
- B. The terms “Zoning Board” or “Board of Adjustment” in §§185-2 and 185-3 are repealed.

**Section 8.** Amendments to Chapter 215 of the Township Code entitled “Zoning.”

- A. The term “Zoning Board of Adjustment” or “Board of Adjustment” in §§215-7, 215-9, 215-69, 215-102, 215-103, 215-147 and 215-149 is amended to read “Land Development Board.”
- B. The term “Planning Board” in §§215-9, 215-14, 215-16, 215-24, 215-40, 215-46, 215-49, 215-86, 215-99, 215-127, 215-129, 215-130, 215-131, 215-132, 215-133, 215-134, 215-142, 215-144 is amended to read “Land Development Board.”
- C. The terms “Zoning Board,” “Zoning Board of Adjustment” or “Board of Adjustment” in §§215-16, 215-133, 215-134, 215-144 are repealed.

**Section 9. REPEALER, SEVERABILITY AND EFFECTIVE DATE**

- A. Repealer. Any and all Ordinances inconsistent with the terms of this Ordinance are hereby repealed to the extent of any such inconsistencies.
  
- B. Severability. In the event that any clause, section, paragraph or sentence of this Ordinance is deemed to be invalid or unenforceable for any reason, then the Township Council hereby declares its intent that the balance of the Ordinance not affected by said invalidity shall remain in full force and effect to the extent that it allows the Township to meet the goals of the Ordinance.
  
- C. Effective Date. This Ordinance shall take effect upon proper passage in accordance with the law.

**1st Reading: February 14, 2024**

Council	Motion	2 <sup>nd</sup>	Ayes	Nays	Abstain	Absent
Mr. Eaton	X		X			
Mr. Hermesmann			X			
Mr. McDaniel			X			
Mr. Sobotka		X	X			
Mayor Frank			X			

**Public Notice : February 19, 2024**

**2 Reading: Public Hearing: March 13, 2024**

Council	Motion	2 <sup>nd</sup>	Ayes	Nays	Abstain	Absent
Mr. Eaton		X	X			
Mr. Hermesmann			X			
Mr. McDaniel			X			
Mr. Sobotka	X		X			
Mayor Frank			X			

## **CERTIFICATION**

I HEREBY CERTIFY that the foregoing is a true copy of the ordinance that was introduced after first reading at a meeting of the Springfield Township Council held on February 14, 2024 and adopted after a public hearing at a meeting of the Springfield Township Council held on March 13, 2024.

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Brandy Boyington,  
Acting Township Clerk