

**AN ORDINANCE AMENDING CHAPTER 165, SECTION 86 OF THE REVISED
GENERAL ORDINANCES OF THE BOROUGH OF WHARTON, COUNTY OF
MORRIS, STATE OF NEW JERSEY**

BE IT ORDAINED by the Governing Body of the Borough of Wharton that Chapter 165, Section 86: Zoning Map: A and B, of the revised general ordinances of the Borough of Wharton is hereby amended as follows:

§ 165-86. Zoning Map.

A. The location and boundaries of said districts are hereby established on the Zoning Map of the Borough of Wharton prepared by Burgis Associates, dated August 1, 1997, as amended or supplemented, which hereby is made a part of this chapter. Said map or maps and all notations, reference and designations shown thereon shall be, as such, a part of this chapter as if the same were fully described and set forth herein.

- (1) The Zoning Map shall be amended to designate Lots 32, 33 and 34 in Block 703 in the OAL Zone District.**
- (2) The Borough of Wharton Zoning Map is hereby amended to designate Block 903, Lot 2, as an MB Mixed Business Zone District per the accompanying Revised Zoning Map, dated July 14, 2003.**
- (3) Zoning Map should be amended to designate Lot 1 in Block 403 in the ALR Zone District.**
- (4) The Zoning Map of the Borough of Wharton shall be amended to designate Lots 3 and 30 in Block 703 in the CBD Zone District.**

B. The location and boundaries of said districts are hereby established on the Zoning Map of the Borough of Wharton prepared by Burgis Associates, dated September 22, 2005, as amended or supplemented, which hereby is made a part of this chapter. The Zoning Map designates the following blocks and lots as follows:

Block	Lot	Existing Zone	New Zone
501	29, 30, 31, 33, 35, 38, 39	RM-75	R-75
703	1, 2, 4-24	RM-75	R-75
1203	1-9	RM-75	R-75

Block	Lot	Existing Zone	New Zone
1212	8-12.01	RM-75	R-75
1309	1-6	RM-75	R-75
1310	1-5	RM-75	R-75
1308	9-16	RM-75	R-75
1311	1-4	RM-75	R-75
1301	1-6	RM-75	R-75
1302	1-2 and 2.01	RM-75	R-75
1303	1-4	RM-75	R-75
1304	1-3	RM-75	R-75
1305	1-12	RM-75	R-75
1601	1,1.01, 18-24	RM-75	R-75
1605	2, 3.01, 3	RM-75	R-75
1703	All lots	RM-75	R-75
1706	1-4	RM-75	R-75
1712	All lots	RM-75	R-75
1801	3-11	RM-75	R-75
1901	1-17	RM-75	R-75
2002	11-16	RM-75	R-75
2003	1-5	RM-75	R-75
301	1	I-1	I-1 with Municipal Overlay
801	3	I-1	I-1 with Municipal Overlay
903	2.01	I-1	I-1
1801	20-40	RM-75	R-15
1318	5, 6	CBD	RM-75
1312	1-4	RM-75	R-75
1603	1-10	RM-75	R-75
1201	16	R-10	R-10 with R-75 Overlay
1805	2	RM-75	R-75
703	35-41	RM-75	RM-75 with OAL Overlay

Block	Lot	Existing Zone	New Zone
1319	1	RM-75/CBD	CBD
1001	2	I-1	MB
106	23	B-1	AH-3
102	48, 49, 50	B-1	AH-4
All block and lots within the municipality			AH-OO

First Reading: April 20, 2020
Second Reading: May 18, 2020

BOROUGH OF WHARTON

ATTEST:

Gabrielle Evangelista,
Borough Clerk

WILLIAM J. CHEGWIDDEN,
MAYOR