

ORDINANCE OF THE TOWNSHIP OF LAKEWOOD, COUNTY OF OCEAN, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING ARTICLE II (DEFINITIONS), SECTION 18-200-B (DEFINITION OF TERMS) AND ARTICLE III (DESIGN STANDARDS), SECTION 18-807 (OFF-STREET PARKING, LOADING AND CIRCULATION) OF CHAPTER XVIII, UNIFIED DEVELOPMENT ORDINANCE

WHEREAS, the Township of Lakewood has adopted an Ordinance to regulate the nature and extent of the uses of land and of buildings and structures thereon for the purposes set forth in the Municipal Land Use Law N.J.S.A. 40:55D et seq., and to exercise the power to zone and regulate land development granted to municipalities of the State of New Jersey; and

WHEREAS, the Township of Lakewood seeks to modify the Unified Development Ordinance to include provisions for the definition of attics and habitable attics and off-street parking therefor.

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Lakewood, County of Ocean, and State of New Jersey, that Chapter XVIII of the Unified Development Ordinance is amended and supplemented as follows:

SECTION 1. Chapter XVIII of the Unified Development Ordinance of the Township of Lakewood, Article II (Definitions), Section 18-200-B (Definition of Terms), shall be amended and supplemented by the addition of the following:

* * *

Attic: The unfinished space between the ceiling assembly and the roof assembly.

Attic, Habitable: An attic that has a stairway as a means of access and egress, and in which the ceiling area at a height of seven feet above the attic floor is not more than one-third the area of the next floor below.

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SECTION 2. Chapter XVIII of the Unified Development Ordinance of the Township of Lakewood, Article VIII (Design Standards), Section 18-807-A (Off-Street Parking, Loading and Circulation) shall be amended and supplemented by the addition of the following:

A. Minimum Standards. Off-street parking space, together with appropriate access thereto, shall be provided in accordance with the following minimum standards:

1. Residential developments shall provide parking in accordance with the requirements of the Residential Site Improvement Standards for single-family

detached dwellings with up to five (5) bedrooms. The parking requirements for single-family detached dwellings with six (6) or more bedrooms shall be as follows:

- 6 Bedroom – 3.5 (4 spaces)
- 7 Bedroom – 4.0 (4 spaces)
- 8 Bedroom – 4.5 (4 spaces)
- 9 Bedroom – 5.0 (5 spaces)
- 10 Bedroom – 5.5 (5 spaces)

Note: Basements shall be considered two (2) bedrooms in determining the number of bedrooms in a dwelling. and Habitable Attics shall be considered one (1) bedroom in determining the number of bedrooms in a dwelling.

SECTION 3. All ordinances or parts of ordinances inconsistent herewith are hereby repealed to the extent of such inconsistency.

SECTION 4. If any section, subsection, paragraph, sentence or any part of this ordinance is adjudged unconstitutional or invalid, such judgment shall not affect, impair or invalidate the remainder of this ordinance not directly involved in the controversy in which such judgment shall have been rendered.

SECTION 5. This ordinance shall take effect immediately upon final passage and publication as required by law.

NOTICE

PUBLIC NOTICE is hereby given that the foregoing ordinance was introduced at a meeting of the Township Committee of the Township of Lakewood, in the County of Ocean and State of New Jersey on the **13th day of July, 2017**, and was then read for the first time. The said Ordinance will be further considered for final passage by the Township Committee in the Town Hall at 7:30 p.m. on **November 8, 2017**. At such time and place or any time or place to which said meeting may be adjourned, all persons interested will be given an opportunity to be heard concerning said ordinance.

Kathryn Hutchinson, RMC
Township Clerk