

TOWNSHIP OF WALL
ORDINANCE NO. 10-1995

AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL AMENDING AND SUPPLEMENTING "THE LAND USE AND DEVELOPMENT REGULATIONS OF THE TOWNSHIP OF WALL", ARTICLE IV, "ZONING", SECTION 14-405, "USE RESTRICTIONS", SUBSECTION 14.405.6, "FAST FOOD CONVENIENCE STORES AND RESTAURANTS" PERTAINING TO SUPPLEMENTAL ZONING REGULATIONS, AND PROVIDING FOR A CHANGE IN THE ZONING MAP.

BE IT ORDAINED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL in the County of Monmouth, State of New Jersey as follows:

Section 1. Chapter XIV, "Land Use and Development", of "The Revised General Ordinances of the Township of Wall, 1977", as amended and supplemented, Article IV, "Zoning", Section 14-405, "Use Restrictions", Subsection 14.405.6, "Fast Food Convenience Stores and Restaurants", be and the same is hereby amended and supplemented to add the following subparagraph, which provides an additional supplemental zoning regulation with respect to the aforesaid uses:

"(j) The minimum building footprint of the structure or portion of the structure to be utilized for fast food convenience store or fast food restaurant use shall be 1,000 square feet. Any area that is devoted to use as a fast food restaurant shall provide a minimum of three (3) tables seating a minimum of four (4) persons each."

Section 2. Article Four, "Zoning" of "The Land Use

and Development Regulations of the Township of Wall", Subsection 400.D, "Zoning Map and Districts" be and the same is hereby amended and supplemented by the addition thereto of the following:

"400D.7.q. To delete the following property from the HB-8 Zone and to include the same in the R-10 Zone:

Block 277, Lot 25."

(Property located on State Highway No. 71 at Wreck Pond Brook.)

Section 3. All Ordinances, or parts thereof, inconsistent with the provisions of this Ordinance, be and the same are hereby repealed to the extent of such inconsistency.

Section 4. Should any section, paragraph, clause or any other portion of this Ordinance be adjudged by a Court of competent jurisdiction to be invalid, such judgment shall not affect or impair the remainder of this Ordinance.

Section 5. This Ordinance shall take effect upon its passage and publication according to law.

NOTICE

Notice is hereby given that the forgoing ordinance was introduced and passed on first reading by the Township Committee of the Township of Wall on March 8, 1995 and will be further considered for final passage and adoption at the Wall Township Municipal Building 2700 Allaire Road, Wall Township, New Jersey, on March 22, 1995 at 8:00 p.m., or as soon thereafter as the matter can be reached on the agenda, at which time and place all persons interested therein shall

be given an opportunity to be heard, and during the week prior to and up to and including the date of such meeting, copies of said ordinance will be made available at the Clerk's office in the Township of Wall, to the members of the general public who shall request same.

BEATRICE M. GASSNER, C.M.C.
Township Clerk