

# TOWNSHIP OF MAPLE SHADE

## Ordinance 2019-02

AN ORDINANCE AMENDING SECTION 205 OF THE TOWNSHIP CODE  
OF THE TOWNSHIP OF MAPLE SHADE REGARDING  
THE COLLECTION OF NON-RESIDENTIAL DEVELOPMENT FEES AND RESIDENTIAL  
DEVELOPMENT EXEMPTIONS

WHEREAS, the Township Council previously adopted Ordinance 2009-26 to create Sections 205-96 through 205-104 establish standards for the collection, maintenance and expenditure of development fees as permitted by the Fair Housing Act, N.J.S.A. 52:27d-301 et. seq. and the Statewide Non-residential Development Fee Act, N.J.S.A. 40:55C-8.1 through 8.7; and;

WHEREAS, these code sections were amended pursuant to Ordinance 2016-25; and

NOW THEREFORE, BE IT ORDAINED by the Township Council of the Township of Maple Shade, County of Burlington as follows:

**Section 1:** Section 205-106 B. 1. is hereby revised as follows:

1. The following shall be exempt from payment of the affordable housing fee:
  - a) Single family dwellings (new construction) that are not part of a subdivision approval.
  - b) Two family dwellings (new construction) that are not part of a subdivision approval.
  - c) Additions and improvements to an existing single-family dwelling.
  - d) Additions and improvements to an existing two-family dwelling.

**Section 2.** Section 205-108 of the Township Code, entitled Collection Procedures (for Development Fees) is hereby revised to replace subsection H with the following;

No temporary or final certificate of occupancy shall be issued until the developer has paid the development fee or the estimated development fee pursuant to F or G above.

**Section 3.Repealer.** Any and all other ordinances inconsistent with any of the terms and provisions of this ordinance are hereby repealed to the extent of such inconsistencies.

**Section 4.Severability.** In the event that any section paragraph, clause phrase, term, provision or part of this ordinance shall be adjudicated by a court of competent jurisdiction to be involved or unenforceable for any reason, such judgment shall not effect, impair or invalidate the

remainder thereof, but shall be confined in its operation to the section, paragraph, clause, term, provision or part thereof directly involved in the controversy in such judgment shall be rendered.

**Section 5.** This ordinance shall take effect immediately upon adoption and publication according to law.

Introduction: March 28, 2019

COUNCIL	MOTION	SECOND	AYES	NAYS	ABSTAIN	ABSENT
Manchello						x
Nunes		x	x			
Volpe	x		x			
Wiest						x
Kauffman			x			

**CERTIFICATION**

I hereby certify the foregoing to be a true copy of an Ordinance adopted by the Maple Shade Township Council at a meeting held on May 9, 2019.

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 Andrea T. McVeigh, Township Clerk

Adoption: May 9, 2019

COUNCIL	MOTION	SECOND	AYES	NAYS	ABSTAIN	ABSENT
Manchello	x		x			
Nunes			x			
Volpe		x	x			
Wiest			x			
Kauffman			x			