

ORDINANCE O.2232-2024

AN ORDINANCE AMENDING SECTIONS 36-7 “MAJOR SUBDIVISIONS”, 36-6.1 “SKETCH PLAT; APPLICATION REQUIREMENTS”, 36-9.6 “PRELIMINARY SITE PLANS”, 36-9.7 “FINAL SITE PLAN”, 27-2.11 “LARGE WATER SERVICES”, and 36-8.2 “PRELIMINARY SITE PLAN APPROVAL” OF THE CODE OF THE TOWNSHIP OF EDISON TO UPDATE ELECTRONIC SUBMISSIONS REQUIREMENTS ON APPLICATIONS FOR DEVELOPMENT

WHEREAS, the Township of Edison (hereinafter referred to as the “Township”) is a public body corporate and politic in the County of Middlesex, State of New Jersey; and

WHEREAS, the Township wishes to amend Sections 36-7 “Major Subdivisions”, 36-6.1 “Sketch Plat; Application Requirements”, 36-9.6 “Preliminary Site Plans”, 36-9.7 “Final Site Plan”, 27-2.11 “Large Water Services”, and 36-8.2 “Preliminary Site Plan Approval” of the code of the Township of Edison; and

WHEREAS, the Township wishes to update and modernize the use of electronic records with respect to applications submitted to the Township; and

NOW, THEREFORE, BE IT ORDAINED, by the Township Council of the Township of Edison, in the County of Middlesex, State of New Jersey that Section 36-7 “Major Subdivisions” of the Code of the Township of Edison is hereby amended to read as follows:

Deletions are noted by ~~strikethrough~~

Additions are indicated by **bold underline**

Language that remains unchanged is not highlighted in any way.

SECTION I

§36-7 MAJOR SUBDIVISIONS

§36-7.1 Preliminary Approval

- a. Submissions for Preliminary Major Subdivision. An applicant shall file with the administrative official, at least three (3) weeks prior to the date of a regular meeting of the Board, the following documents:
 1. Six (6) completed copies of the major subdivision application form;
 2. Four (4) copies of any protective covenants, deed restrictions or easements, either presently affecting the property or proposed in the subdivision, such as a conservation, drainage or utility right-of-way or a sight triangle;
 3.
 - (a) Fourteen (14) folded copies of the preliminary plat of the proposed major subdivision.
 - (b) ~~A compact disc~~ **A digital storage device accessible by the Township** containing an electronic copy of the preliminary plat of the proposed major subdivision in PDF format.
 - (c) A mylar copy shall be submitted upon preliminary approval.

All other provisions of §36-7 “Major Subdivisions” are to remain unchanged.

BE IT FURTHER ORDAINED, that Section 36-6.1 “Sketch Plat; Application Requirements” of the Code of the Township of Edison is hereby amended to read as follows:

§36-6.1 Sketch Plat; Application Requirements

a. Sketch Subdivision. An applicant shall file with the administrative official, at least three (3) weeks prior to the date of a regular meeting of the board, the following documents **in both hard copy and on a digital storage device accessible by the Township**:

1. Six (6) completed copies of the Township subdivision application form. The form shall be obtained from the Planning Board Secretary.

All other provisions of §36-6.1 “Sketch Plat; Application Requirements” are to remain unchanged.

BE IT FURTHER ORDAINED, that Section 36-9.6 “Preliminary Site Plans” of the Code of the Township of Edison is hereby amended to read as follows:

§36-9.6 Preliminary Site Plans

Except for small additions or changes, twelve (12) folded copies of the plat and six (6) copies of the application **along with appropriately formatted digital copies of the same** shall be filed, size twenty-four by thirty-six (24 x 36) inches. All site plans shall comply with the requirements hereinafter set forth and shall contain the following information and date if applicable:

All other provisions of §36-9.6 “Preliminary Site Plans” are to remain unchanged.

BE IT FURTHER ORDAINED, that Section 36-9.7 “Final Site Plan” of the Code of the Township of Edison is hereby amended to read as follows:

§36-9.7 Final Site Plan

a. One (1) mylar or equivalent copy, twelve (12) folded black-on-white prints and three (3) copies of the application form for final approval **along with appropriately formatted digital copies of the same** shall be submitted at least three (3) weeks prior to the date of the regular Board meeting. Unless the preliminary site plan is approved without changes, the final plat shall have incorporated all changes or modifications by the Board. The plan shall be drawn in accordance with subsection 36-9.6, and, further, as-built drawings of all site improvements to be dedicated to the Township shall accompany the final site plan submission.

All other provisions of §36-9.7 “Final Site Plan” are to remain unchanged.

BE IT FURTHER ORDAINED, that Section 27-11.2 “Large Water Services” of the Code of the Township of Edison is hereby amended to read as follows:

§27-2.11 Large Water Services.

Application for installation of water services of two inches or greater, whether for fire service, domestic service or both, and for all water services, regardless of their size, for two-family or larger residences must be submitted to the Water and Sewer Utility for approval. The plans must contain:

a. Three sets of plans must be submitted with the application (one for the record, one to the Building Department, one to the owner); also, ~~a CD~~ **a digital storage device accessible by the Township** with the drawing in PDF format is to be submitted with the application.

All other provisions of §27-11.2 “Large Water Services” are to remain unchanged.

BE IT FURTHER ORDAINED, that Section 36-8.2 “Preliminary Site Plan Approval” of the Code of the Township of Edison is hereby amended to read as follows:

§38-8.2 Preliminary Site Plan Approval

a. Site Plan Application. An applicant shall file with the administrative official, at least three (3) weeks prior to the date of the regular meeting of the Board, the following documents:

1. Six (6) completed copies of the Township site plan application form;
2. Four (4) copies of any protective covenants, deed restrictions or easements presently affecting the property;
3.
 - (a) Fourteen (14) folded copies of the preliminary plat of the proposed site plan.
 - (b) ~~A compact disc~~ **a digital storage device accessible by the Township** containing an electronic copy of the preliminary plat of the proposed site plan in PDF format.
 - (c) A mylar copy shall be submitted upon preliminary approval.

All other provisions of §36-8.2 “Preliminary Site Plan Approval” are to remain unchanged.

SECTION II

SEVERABILITY. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be unconstitutional or invalid, such decision shall not affect the remaining portions of this Ordinance, which shall otherwise remain in full force and effect.

SECTION III

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

SECTION IV

EFFECTIVE DATE. This ordinance shall take effect immediately upon this passage and publication in accordance with the law.

FIRST READING **August 28, 2024**
FINAL READING **September 9, 2024**