

**TOWNSHIP OF PARSIPPANY-TROY HILLS  
MORRIS COUNTY, NEW JERSEY  
ORDINANCE NO. 2024:11**

**ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF  
PARSIPPANY-TROY HILLS, COUNTY OF MORRIS, STATE OF NEW JERSEY,  
AMENDING CHAPTER 205, HIGHLANDS REGIONAL MASTER PLAN, OF  
THE CODE OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS**

**WHEREAS**, to maintain and safeguard light, air and open space and preservation of natural resources consistent with the objectives of the Highlands Regional Master Plan; and

**WHEREAS**, to ensure development of land sustains the health and welfare benefits of the occupants of a parcel of land and the surrounding public by these objectives,

**WHEREAS**, the Township concludes the adjustment to the threshold for consistency review with the Highlands Master Plan are needed to promote these objectives; and

**NOW THEREFORE, BE IT ORDAINED**, by the Township Council of the Township of Parsippany-Troy Hills, Morris County, New Jersey, as follows:

**SECTION I:**

Chapter 205, Highlands Regional Master Plan, Section 205-2 A (1), Applicability, of the Township Code is hereby amended as follows:

- (1) For residential development, create two or more dwelling units on any tax lot;

**SECTION II:**

Any article, section, paragraph, subsection, clause, or other provision of the Code of the Township of Parsippany-Troy Hills inconsistent with the provisions of this ordinance is hereby repealed to the extent of such inconsistency.

**SECTION III:**

If any section, paragraph, subsection, clause, or provision of this ordinance shall be adjudged by a court of competent jurisdiction to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause, or provision so adjudged, and the remainder of this ordinance shall be deemed valid and effective.

**SECTION IV:**

This ordinance shall take effect upon its passage and publication, and filing with the Morris County Planning Board, and as otherwise provided for by law.