



# **TOWN OF DOVER**

## **MAYOR AND BOARD OF ALDERMEN**

**ORDINANCE NO. 04-2012**  
**ORDINANCE OF THE MAYOR AND BOARD OF ALDERMEN OF THE**  
**TOWN OF DOVER AMENDING CHAPTER 236, LAND USE AND DEVELOPMENT, ARTICLE IV, ZONING.**

**BE IT ORDAINED** by the Mayor and Board of Alderman of the Town of Dover, County of Morris and state of New Jersey as follows:

### **Section 1**

The Code of the Town of Dover, Chapter 236, LAND USE AND DEVELOPMENT Article IV, Zoning. shall be amended as follows to provide for certain uses on floors above and/or below street level.

Table 236-17.1 – 3 is replaced with the following:

Permitted Uses By Building Type Summary table											
Building Types	Permitted Uses										
	Dwelling Unit	Hotel	Business/Professional Office	Bank	Retail Sales and Service	Drive-Through Uses	Restaurant	Theater	Music & Dance Studios, And Fitness Centers	Club /Fraternal Organization	Civic Use/Community Center
Commercial Block (CO)	Pu	P	Pul	P	P	N	P	P	Pul	Pu	P
Liner Building (LB)	Pu	Pu	P	P	P	N	P	P	P	Pu	P
Townhouse (TH)	P	N	N	N	N	N	N	N	N	N	N
Courtyard Building (CY)	Pu	Pu	P	P	P	N	P	P	P	Pu	P
Corner Building (CR)	Pu	P	Pul	P	P	N	P	P	Pul	Pu	P
Civic Building (CI)	N	N	N	N	N	N	N	N	P	P	P
Multi-Family Building (MF)	P	N	N	N	N	N	N	N	N	N	N
All Existing Buildings	Pu	P	Pul	P	P	N	P	P	Pul	Pu	P
<b>P</b>	Permitted (All Floors) Principal Use – Use may be provided on all floors in this Building Type										
<b>Pu</b>	Permitted (Upper Floors – Above Street Level) Principal Use – Use may only be provided on the upper floors (above street level) of this Building Type										
<b>Pul</b>	Permitted (Upper or Lower Floors – Above or below Street Level) Principal Use – Use may only be provided on the upper or lower floors (above or below street level) of this Building Type										
<b>N</b>	Not Permitted – Use is prohibited in this Building Type										

Table 236-17.1- 1

**Section 2**

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies.

**Section 3**

If any article, section, subsection, paragraph, phrase or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase or sentence shall be deemed severable.

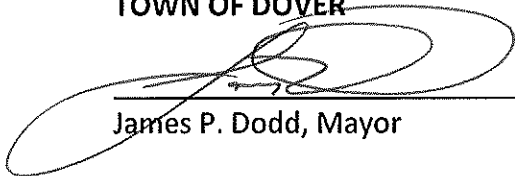
**Section 4**

This ordinance shall take effect immediately upon final publication as provided by law.

ATTEST:

  
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Margaret Verga, Clerk

TOWN OF DOVER

  
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James P. Dodd, Mayor