

**BOROUGH OF PALMYRA**

**ORDINANCE NO. 2013-1**

**AN ORDINANCE AMENDING SECTION 304(F) OF THE  
LAND DEVELOPMENT CODE OF THE BOROUGH OF PALMYRA**

BE IT ORDAINED by the governing body of the Borough of Palmyra, in the County of Burlington and State of New Jersey as follows:

The definition of **Accessory Building or Structure** contained within **SECTION 204** of the Land Development Code of the Borough of Palmyra shall be replaced as follows:

**Accessory Building or Structure:** A subordinate building or structure, the use of which is customarily associated with and is subordinate and incidental to a principal building or structure, and is located on the same tax lot therewith, including but not limited to the following:

- 1 Above ground deck
- 2 Dog houses and pens
3. Fence or wall
4. Freestanding air conditioning machinery
5. Patio, porch, gazebo
6. Play equipment and playhouses
7. Private garage, carport
8. Private greenhouse
9. Storage shed for personal, non-commercial use
- 10 Studios and workshops
11. Solar power panels

- 12 Enclosed areas devoted for trash and/or recyclable containers generated by the principal use
- 13 Bus shelters or bus stand
- 14 Sculpture, fountain
- 15 Trampolines
- 16 Emergency power generators
17. Communication towers

**SECTION 304(F)** of the Land Development Code of the Borough of Palmyra shall be re-titled from Accessory Buildings to Accessory Buildings and Structures and shall be supplemented to include the following:

No accessory building in any zone shall have a gross floor area greater than 600 square feet. Prior to the construction of any accessory building or structure, an applicant must submit a survey to the Zoning Official setting forth the precise location of the accessory building or structure and obtain a construction permit. The Zoning Official shall determine if the proposed accessory use is necessarily and customarily associated with, and is incidental and subordinate to the primary use.

The exterior of any accessory structure shall match the color and material of the principal structure of which it is accessory to, to the maximum extent possible. The roofing material of any accessory structure shall match the color of the roof of the principal structure of which it is accessory to. No accessory structure shall cause any increase in the on-site parking for the primary use. A garage shall not be used for commercial purposes in any

residential zone. Only one garage, whether attached or detached, shall be permitted per residential dwelling. The number of accessory buildings and structures in a residential zone shall not exceed two per lot.

All other ordinances in conflict or inconsistent with this ordinance are hereby repealed, to the extent of such conflict or inconsistency. In the event of any inconsistencies between the provisions of this ordinance and any prior ordinance of Palmyra, the provisions hereof shall be determined to govern. All other parts, portions and provisions of the ordinances of the Borough of Palmyra are hereby ratified and confirmed, except where inconsistent with the terms hereof.

If any article, section, subsection, paragraph, 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 and they shall remain in full force and effect, and to this end the provisions of this ordinance are hereby declared severable.

This ordinance shall take effect immediately upon final passage and publication according to law.

**CERTIFICATION OF CLERK**

I, Barbara Sheipe, Borough Clerk of the Borough of Palmyra, County of Burlington, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of an

ordinance adopted/introduced by the Borough Council at a Regular Meeting of said Council held on February 19, 2013 and said ordinance to be adopted at a Regular Meeting to be held on March 18, 2013.

  
Barbara Sheipe, Borough Clerk