

Park Ridge Ordinance No. 2021-018 Summary

In November 2020, the Borough entered into a Settlement Agreement with Fair Share Housing Center (non-profit affordable housing advocacy group) to settle its affordable housing litigation.

The Settlement requires maintenance of the inclusionary zoning requirements in the NB Neighborhood Business Zone.

The Borough discovered in the course of implementing its Settlement Agreement, however, that the Borough's Zoning Code contains certain inconsistencies and deficiencies related to the NB Zone.

This ordinance corrects those inconsistencies and deficiencies:

- It amends the Zoning Map to add the Redevelopment Area Overlay Zone adopted in 2016 over a portion of the NB Zone, and to remove zones that no longer exist from the map's legend.
- It amends the Zoning Code to remove references to the former B-3 Zone, which was eliminated via ordinance in 2011, but was not codified to remove all references thereto.
- It adds a new Article XIII to the Zoning Code in order to formally codify the Redevelopment Area Overlay Zone regulations, which were adopted in 2016 but never codified.

This ordinance does NOT change any of the existing regulations in either the NB Zone or the Redevelopment Area.