

**BOROUGH OF MOUNTAIN LAKES
MORRIS COUNTY, NEW JERSEY**

ORDINANCE 18-25

AN ORDINANCE OF THE BOROUGH OF MOUNTAIN LAKES AMENDING CHAPTER 245, "LAND USE AND ZONING", OF THE BOROUGH CODE AND ESTABLISHING A SEVEN MEMBER PLANNING BOARD

BE IT ORDAINED by the Borough Council of the Borough of Mountain Lakes, in the County of Morris and State of New Jersey, as follows:

SECTION 1. The Revised General Ordinances of the Borough of Mountain Lakes Chapter 245, Section 245-4 entitled "Establishment; membership", shall be amended to read, in its entirety, as follows:

245-4 Establishment; membership.

There is hereby established, pursuant to N.J.S.A. 40:55D-1 et seq., in the Borough, a Planning Board of seven members and two alternate members consisting of the following classes:

A. Regular members.

(1) Class I. The Mayor of the Borough.

(2) Class II. One of the officials of the Borough other than a member of the Council, to be appointed by the Mayor, the member of the Environmental Commission who is also a member of the Planning Board as required by N.J.S.A. 40:56A-1 shall be deemed to be the Class II Planning Board member

(3) Class III. A member of the Council to be appointed by it.

(4) Class IV. four other citizens of the Borough to be appointed by the Council. The members of Class IV shall hold no other Borough office.

B. Alternate members.

(1) Two alternate members shall be appointed to the Planning Board by the Council. They shall meet all qualifications of Class IV members. At the time of their appointment, they shall be designated by the Mayor as "Alternate No. 1" and "Alternate No. 2."

(2) Alternate members may participate in discussions of the proceedings but may not vote except in the absence or disqualification of a regular member of any class. A vote shall not be delayed in order that a regular member may vote instead of an alternate member. In the event that a choice must be made as to which alternate member is to vote, Alternate No. 1 shall vote.

SECTION 2. If any section or provision of this Ordinance shall be held invalid in any Court of competent jurisdiction, the same shall not affect the other sections or provisions of this Ordinance, except so far as the section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

SECTION 3 All Ordinances or parts of Ordinances which are inconsistent herewith are hereby

repealed to the extent of such inconsistency.

SECTION 4. This Ordinance shall take effect immediately after final passage and publication in the manner provided by law.

XX

CERTIFICATION: I hereby certify the foregoing to be a true and correct copy of the ordinance duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on November 10, 2025.

Cara Fox
Cara Fox, Borough Clerk

Introduced: 10/27/25

Adopted: 11/10/25

Name	Motion	Second	Aye	Nay	Absent	Abstain	Motion	Second	Aye	Nay	Absent	Abstain
Cannon					X				X			
Howley			X						X			
Menard	X		X				X		X			
Sheikh			X						X			
Tsai		X	X					X	X			
Mullenburg			X						X			
Barnett			X						X			