RESOLUTION #2026-35

RESOLUTION APPROVING A REFUND FOR THE REDEMPTION OF TAX SALE CERTIFICATE ON BLOCK 37, LOTS 1, 2 & 6

WHEREAS, on properties known as block 37, lots 1, 2 & 6, a.k.a. 30 Fulper Rd, 4 & 18 Church St. tax sale certificates #24-00014, #24-00015 & #24-00016 were sold to RAM TAX LIEN FUND II LP on 10/21/24 for premiums of $1,300.00, $3,700.00 & $2,300.00; and

WHEREAS, redemption funds totaling $39,702.38, $76,739.46 & $29,118.86 have been received and processed by the Tax Collector.

NOW THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Flemington, County of Hunterdon, State of New Jersey that redemption funds in the amount of $152,860.70 be issued to RAM TAX LIEN FUND II LP and the records of the Tax Collector be accordingly adjusted.

Adopted: January 26, 2026

ATTEST:

_____
Marcia A. Karrow, Mayor

_____
Carla Conner, Borough Clerk

CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 26th day of January, 2026.

_____
Conner Conner, Borough Clerk

RESOLUTION #2026-36

RESOLUTION APPROVING 2026 DATES FOR THE SIP & STROLL THROUGH THE FLEMINGTON COMMUNITY PARTNERSHIP

WHEREAS, the Flemington Community Partnership holds a Sip & Stroll every third Thursday from May, 2026 through August, 2026; and

WHEREAS, the Flemington Community Partnership is requesting that the Mayor and Council approve the dates below for the Sip & Stroll for the third Thursday from 5:00pm to 8:00pm as follows:

*May 21, 2026
*June 18, 2026
*July 16, 2026
*August 20, 2026

WHEREAS, the Mayor and Council of the Borough of Flemington approves the dates for the 2025 Sip & Stroll.

Adopted: January 26, 2026

ATTEST:

_____
Marcia A. Karrow, Mayor

_____
Carla Conner, Borough Clerk

CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 26th day of January, 2026.

_____
Carla Conner, Borough Clerk

ORDINANCE NO. 2026-01

AN ORDINANCE AMENDING CHAPTERS 7 (TRAFFIC) AND 7A (TRAFFIC SCHEDULES) TO REVISE DAYTIME TIME-LIMITED PARKING AND EVENING RESIDENTIAL PARKING ON CERTAIN STREETS

WHEREAS, the Borough Council wishes to revise daytime time-limited parking and evening residential parking on certain streets in the Borough of Flemington as found in Chapters 7 (Traffic) and 7A (Traffic Schedules) of the Borough's municipal code; and

NOW, THEREFORE, BE IT ORDAINED by the Borough Council of the Borough of Flemington, in the County of Hunterdon, State of New Jersey, that Chapters 7 and 7A shall be amended to include new sections as follows:

SECTION I.

Section 7-4.18 is hereby created and entitled "Residential Permit Parking Only During Certain Hours On Certain Streets" (all text novel):

During certain hours, no person shall park a vehicle upon any of the streets or parts of streets described in Schedule XXIII of Chapter 7A unless:

a. The vehicle is owned or operated on a regular basis by a resident of the street on which such vehicle is parked and the vehicle displays on its driver's side rear window a current residential parking permit in such a manner as to be clearly visible; or
b. The vehicle is owned or operated by a person visiting a resident of the street on which the vehicle is parked and the vehicle displays a current visitor parking permit issued to such resident; or
c. The vehicle is an emergency, public service, telephone or other public utility vehicle rendering service or repairs within the immediate area where parked; or
d. The vehicle is owned or operated by a contractor, service or delivery company bearing the name and address of commercial business and such vehicle is rendering service or making a delivery to a residence within the immediate area where parked.
e. The Chief of Police may, in his discretion, approve permits for nonresidents upon a showing of special need.

Application for permits under subsection 7-4.16 shall be made, in writing, to the Clerk of the Borough of Flemington on forms to be provided by such Clerk. The Clerk shall issue permits if he is reasonably satisfied that the applicant is entitled thereto.

SECTION II.

Section 7A-3 is hereby amended as follows (struck through portions are to be removed; bolded and underlined portions are to be added):

In accordance with the provisions of § 7-4.5, no person shall park a vehicle for longer than the time limit shown on any of the following streets or parts of streets.

SCHEDULE III: PARKING TIME LIMITED ON CERTAIN STREETS				
Name of Street	**Sides**	**Time Limit**	**Hours**	**Location**
Maple Avenue	North	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 60 feet east of the easterly curbline of Main Street to a point 35 feet west of the westerly curbline of ~~Broad~~ **Spring** Street
North Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 25 feet north of the northerly curbline of Main Street to a point 131 feet north thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 43 feet north of the northerly curbline of Fulper Road projected to a point 150 feet south of southerly curbline of William Street.
Court Street	North	15 minute visitor parking	8:30 a.m. to 4:30 p.m. Monday through Friday	North side from a point of 25 feet west of westerly curbline of Park Avenue to a point of 131 feet west thereof.
Capner Street [Repealed 7-8-2019 by Ord. No. 2019-15]				
Capner Street	South	15 min.	7:00 a.m. to 6:00 p.m.	From a point 55 feet west of the westerly curb line of Main Street to a point 69 feet west thereof.
Bloomfield Avenue	South	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 50 feet east of easterly curb line of Main Street to a point 65 feet west of the westerly curb line of Broad Street.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 7 feet north of the southerly curb line of William Street projected to point 100 feet north thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 51 feet south of the southerly curb line of Mine Street projected to a point 100 feet south thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 42 feet north of the northerly curb line of Mine Street projected to a point 60 feet north

SCHEDULE III: PARKING TIME LIMITED ON CERTAIN STREETS				
Name of Street	**Sides**	**Time Limit**	**Hours**	**Location**
				thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 169 feet north of the northerly curb line of Mine Street projected to a point 111 feet north thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 92 feet south of the southerly curb line of Court Street projected to a point 60 feet south thereof.
Main Street	West	15 min	9:00 a.m. to 6:00 p.m.	From a point 43 feet south of the southerly curb line of Court Street projected to a point 20 feet south thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 81 feet north of the northerly curb line of Court Street projected to a point 110 feet north thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 229 feet north of the northerly curb line of Court Street projected to a point 39 feet north thereof.
Main Street	West	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 168 feet south of the southerly curb line of Capner Street projected to a point 132 feet south thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 15 feet north of the northerly curb line of William Street projected to a point 25 feet north thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m..	From a point 57 feet north of the northerly curb line of William Street projected to a point 93 feet north thereof.
Main Street	East	15 min.	9:00 a.m. to 6:00 p.m.	From a point 52 feet north of the northerly curb line of Maple Avenue projected to a point 99 feet north thereof.
Main Street	East	15 min.	9:00 a.m. to 6:00 p.m.	From a point 151 feet north of the northerly curb line of Maple Avenue projected to a point 17 feet north

SCHEDULE III: PARKING TIME LIMITED ON CERTAIN STREETS				
Name of Street	**Sides**	**Time Limit**	**Hours**	**Location**
				thereof.
Main Street	East	15 min.	9:00 a.m. to 6:00 p.m.	From a point 37 feet north of the northerly curb line of Chorister Place projected to a point 18 feet north thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 55 feet north of the northerly curb line of Chorister Place projected to a point 76 feet north thereof.
Main Street	East	15 min.	9:00 a.m. to 6:00 p.m.	From a point 34 feet south of the southerly curb line of **Bloom**field Avenue projected to a point 63 feet south thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 118 feet south of the southerly curb line of Bloomfield Avenue to a point 94 feet south thereof.
Main Street	East	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 54 feet north of the northerly curb line of Bloomfield Avenue projected to a point 195 feet north thereof.
North Main Street [Ord. No. 2014-17]	West	30 min.	8:00 a.m. to 6:00 p.m.	From a point 192 feet south of the easterly curb line of Hopewell Avenue projected to a point 276 feet southerly.
Park Avenue	West	15 min.	9:00 a.m. to 6:00 p.m.	From a point 124 feet north of the northerly curbline of Capner Street to a point 22 feet north hereof.
Park Avenue	West	15 min	9:00 a.m. to 6:00 p.m.	From a point 319 feet north of the northerly curb line of Capner Street to a point 22 feet north thereof.
Bloomfield Avenue	South	15 min	9:00 a.m. to 6:00 p.m.	From a point 168 feet east of the easterly curb line of Main Street to a point 25 feet east thereof.
William Street	South	2 hrs.	9:00 a.m. to 6:00 p.m.	From a point 25 feet east of the easterly curbline of Main Street to a ~~point 380 feet easterly~~ **Spring Street**.

SECTION III.

Section 7A-15 is hereby amended as follows (struck through portions are to be removed; bolded and underlined portions are to be added):

In accordance with the provisions of § 7-4.11, the following described locations are hereby designated as parking by permit areas.

SCHEDULE XV: PERMIT PARKING			
Name of Street	**Sides**	**Hours**	**Location**
New Jersey Avenue	Both	7:30 a.m. to 4:30 p.m.	From East Main Street east to the Borough line.
Highland Avenue	Both	7:30 a.m. to 4:30 p.m.	From Elwood Avenue east to the Borough line.
Pennsylvania Avenue	Both	7:30 a.m. to 4:30 p.m.	From Broad Street east to the Borough line.
New York Avenue	Both	7:30 a.m. to 4:30 p.m.	From Broad Street east to the Borough line.
Emery Avenue	Both	7:30 a.m. to 4:30 p.m.	From Broad Street east to the Borough line.
Maple Avenue	Both	7:30 a.m. to 4:30 p.m.	From Broad Street east to the Borough line.
Williams Street	Both	7:30 a.m. to 4:30 p.m.	From Broad Street east to Elwood Avenue.
Elwood Avenue	Both	7:30 a.m. to 4:30 p.m.	From New Jersey Avenue south to Maple Avenue.
Lincoln Circle	Both	7:30 a.m. to 4:30 p.m.	From East Main Street 285 feet south to the terminus of Lincoln Circle.
Regional Court	Both	7:30 a.m. to 4:30 p.m.	From East Main Street 331 feet south to the terminus of Regional Court.
Broad Street	Both	7:30 a.m. to 4:30 p.m.	From New Jersey Avenue south to William Street.
Pennsylvania Avenue	South	7:30 a.m. to 4:30 p.m.	From East Main Street east to Broad Street.
Hopewell Avenue	North	7:30 a.m. to 4:30 p.m.	From East Main Street west to North Main Street.
East Main Street	West	7:30 a.m. to 4:30 p.m.	From Hopewell Avenue south to Monument Street.
~~Court Street~~	~~North~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 242 feet west of the westerly curbline of Main Street to a point 50 feet east of the easterly curbline of Park Avenue.~~
Park Avenue	West	9:00 a.m. to 6:00 p.m.	From Court Street north to North Main Street.
Capner Street [Added 7-8-2019 by Ord. No. 2019-15]	South	7:30 a.m. to 6:00 p.m.	From the easterly curbline of Park Avenue to a point 247 feet east
Capner Street [Added 7-8-2019 by Ord. No. 2019-15]	North	7:30 a.m. to 6:00 p.m.	From the westlery curbline of Park Avenue to a point 149 feet west

SCHEDULE XV: PERMIT PARKING			
Name of Street	**Sides**	**Hours**	**Location**
Park Avenue [Added 7-8-2019 by Ord. No. 2019-15]	West	7:30 a.m. to 6:00 p.m.	From the northlerly curbline of Capner Street to a point 104 feet north

SECTION IV.

Section 7A-17 is hereby amended as follows (struck through portions are to be removed; bolded and underlined portions are to be added):

In accordance with the provisions of § 7-4.13, no person shall park a vehicle for longer than the time limit shown except on Sundays and legal holidays on any of the following streets or parts of streets without a parking permit.

SCHEDULE XVII: PARKING TIME LIMITED ON CERTAIN STREETS WITHOUT PARKING PERMIT				
Name of Street	**Sides**	**Time Limit**	**Hours**	**Location**
Capner Street	North	2 hours	9:00 a.m. to 6:00 p.m.	From a point 149 feet west of the westerly curbline of Park Avenue to a point 25 feet east of the easterly curbline of Allen Street.
~~Maple Avenue~~	~~North~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 25 feet east of the easterly curbline of Spring Street to a point 25 feet from the westerly curbline of Broad Street.~~
Mine Street	North	2 hours	9:00 a.m. to 6:00 p.m.	From a point 125 feet of the westerly curbline of Main Street to a point 25 feet east of the easterly curbline of Park Avenue.
~~Spring Street~~	~~East~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 25 feet north of the northerly curbline of William Street to a point 50 feet south of the southerly curbline of Maple Avenue.~~
~~Spring Street~~	~~East~~ **~~West~~**	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 50 feet north of the northerly curbline of William Street to a point 25 feet south of the southerly curbline of Maple Avenue.~~
~~Spring Street~~	~~East~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 25 feet north of the northerly curbline of Maple Avenue to a point 268 feet south of the southerly curbline of Bloomfield Avenue~~ **~~Chorister Place projected~~**~~.~~
~~Spring Street~~	~~West~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 50 feet north of the northerly curbline of Maple Avenue to the southerly~~

SCHEDULE XVII: PARKING TIME LIMITED ON CERTAIN STREETS WITHOUT PARKING PERMIT				
Name of Street	**Sides**	**Time Limit**	**Hours**	**Location**
				~~curbline of Chorister Place.~~
~~Spring Street~~	~~West~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From the northerly curbline of Chorister Place to a point 54 feet north thereof.~~
~~Spring Street~~	~~West~~	~~2 hours~~	~~9:00 a.m. to 6:00 p.m.~~	~~From a point 25 feet south of the southerly curbline of Bloomfield Avenue to a point 50 feet south thereof.~~
Spring Street	**West**	**2 hours**	**9:00 a.m. to 6 p.m.**	**From a point 25 feet south of the southerly curbline of Bloomfield Avenue to a point 280 feet south thereof.**
Court Street	**North**	**2 hours**	**9 a.m. to 6:00 p.m.**	**From a point 242 feet west of the westerly curbline of Main Street to a point 50 east of the easterly curbline of Park Avenue.**

SECTION IV.

Section 7A-23 is hereby created and entitled "Residential Permit Parking Only During Certain Hours on Certain Streets" (all text novel):

In accordance with the provisions of § 7-4.16, parking shall only be permitted by residential permit or by other applicable provision of the aforementioned section.

SCHEDULE XXIII: RESIDENTIAL PERMIT PARKING ONLY DURING CERTAIN HOURS ON CERTAIN STREETS			
Name of Street	**Sides**	**Hours**	**Location**
Bloomfield Avenue	South	6:00 p.m. to 9:00 a.m.	From a point 25 feet east of the easterly curbline of Spring Street to a point 65 feet west of the westerly curbline of Broad Street.
Court Street	North	6:00 p.m. to 9:00 a.m.	From a point 242 feet west of the westerly curbline of Main Street to a point 50 east of the easterly curbline of Park Avenue.
Spring Street	West	1:00 a.m. to 9: a.m.	From a point 25 feet south of the southerly curbline of Bloomfield Avenue to a point 280 feet south thereof.

SECTION V.

In accordance with the provisions of subsection 7-4.16, parking shall only be permitted by residential permit or by other applicable provision of the aforementioned section.

SCHEDULE XXI: RESIDENTIAL PERMIT PARKING (24-HOUR)		
Name of Street	**Sides**	**Location**
~~Bloomfield Avenue~~	~~Both~~	~~From Spring Street to Broad Street~~
~~Court Street~~	~~Both~~	~~From Park Avenue to Main Street~~
~~Maple Avenue~~	~~Both~~	~~From Broad Street to Main Street~~
~~Spring Street~~	~~Both~~	~~Entire length~~
West Road	Both	From North Main Street to Southerly Terminus of West Street
~~William Street~~	~~Both~~	~~From Main Street to Broad Street~~
Spring Street	**West**	**From a point 20 feet north of the northerly curbline of Chorister Place to a point 100 feet north thereof**
Spring Street	**Both**	**From Chorister Place to William Street**
Maple Avenue	**North**	**From Broad Street to Spring Street**
Willia Street	**South**	**From Broad Street to Spring Street**

SECTION VI. If any part of this ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of the ordinance.

SECTION VII. Should any section, paragraph, sentence, or clause of this ordinance be declared unconstitutional or invalid for any reasons, the remaining portions of this ordinance shall not be affected thereby and shall remain in full force and effect and, to this end, the provisions of this ordinance are hereby declared severable.

SECTION VIII. This ordinance shall take effect upon adoption and publication in the manner prescribed by New Jersey general law.

Introduced: January 26, 2026

Adopted:

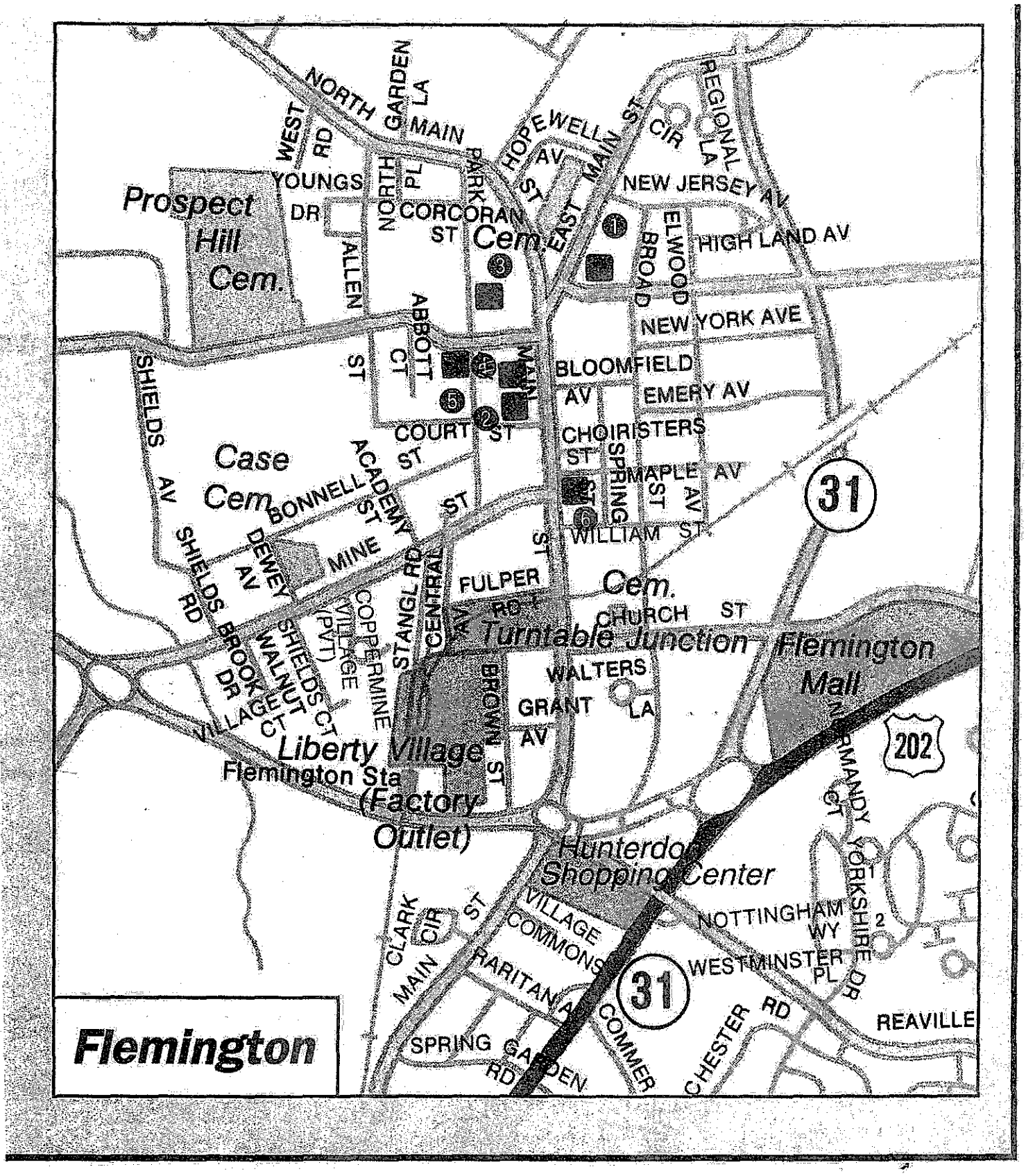
ATTEST:

_____

Marcia A. Karrow, Mayor

_____

Carla Conner, Borough Clerk


Flemington
NORTH GARDEN LA
MAIN
WEST RD
YOUNGS DR
Prospect Hill Cem.
PARK PL
CORCORAN ST
Cem.
HOPEWELL AV
MAIN ST
EAST
REGIONAL CIR
LA
NEW JERSEY AV
HIGH LAND AV
ELWOOD
BROAD
NEW YORK AVE
ALLEN
ABBOTT CT
ST
MAIN
BLOOMFIELD AV
EMERY AV
CHOIRISTERS ST
SPRING ST
MAPLE AV
AV
WILLIAM ST
COURT ST
SHIELDS AV
Case Cem
BONNELL ST
ACADEMY ST
ST
DEWEY AV
MINE
SHIELDS RD
CENTRAL AV
STANGL RD
FULPER RD
ST
Cem.
CHURCH ST
Turntable Junction
Flemington Mall
COPPERMINE VILLAGE (PVT)
SHIELDS CT
WALNUT BROOK DR
VILLAGE CT
BROWN ST
WALTERS
GRANT AV
LA
Liberty Village
Flemington Sta
(Factory Outlet)
202
NORMANDY CT
YORKSHIRE DR
1
2
Hunterdon Shopping Center
VILLAGE COMMONS
NOTTINGHAM WY
WESTMINSTER PL
CLARK CIR
MAIN ST
RARITAN
31
COMMER
CHESTER RD
REAVILLE
SPRING GARDEN RD
31

ORDINANCE NO. 2026-02

AN ORDINANCE ESTABLISHING SECTION 2640 OF THE BOROUGH OF FLEMINGTON'S ZONING ORDINANCE ENTITLED "ADMINISTRATION AND ENFORCEMENT"

WHEREAS, the Borough's Zoning Ordinance, Chapter 26, reflects the Borough's desired control of parcels within the municipality; and

WHEREAS, it appears that the Borough's zoning ordinance does not contain specificity on how Borough personnel are to enforce and administer the zoning code to ensure compliance within the Borough; and

WHEREAS, Section 2640 of the zoning ordinance is reserved for future ordinance codification; and

WHEREAS, the following changes have been cleared by the administration and the Borough attorneys;

NOW, THEREFORE, BE IT ORDAINED, by the governing body of the Borough of Flemington, County of Hunterdon, State of New Jersey, that Chapter 26 entitled "Zoning" is hereby amended as follows:

SECTION I.

Section 2640 is hereby created and entitled "Administration and Enforcement" and shall read as follows:

§ 2640.1 **Enforcement.**

A. The provisions of this chapter shall be administered and enforced by the Zoning Officer, Police Department, or Code Enforcement Official of the Borough. In no case shall a permit be granted for the construction, alteration or use of any building where the proposed construction, alteration or use thereof would be in violation of any provision of this chapter. It shall be the duty of the Zoning Officer or their duly authorized assistant to cause any building, plans or premises to be inspected or examined and to order in writing the remedying of any conditions found to exist in violation of any provision of this chapter.

B. Zoning violations. Each of the following types, categories or classes of cases may be prosecuted by the Borough Prosecutor or the Borough Attorney in the appropriate forum by the filing therewith of a summons by the Zoning Officer or Engineer of the Borough or their designee:

(1) Violation of any site plan or subdivision approval granted by the Borough's Joint Planning/Zoning Board ("Board"), including the failure or refusal to comply with any

details set forth in the approved plans or any condition or conditions of approval as set forth in the approving Board's resolution;
(2) Violation of any "D" variance approval granted by the Board;
(3) Violation of any "C" variance granted by the Board;
(4) Violation of any easement granted to or running in favor of the Borough of Flemington or to any other municipal entity, body or board;
(5) Violation of any court order (including a consent order) issued by a judge of any court of competent jurisdiction relative to any land use or land development case or controversy;
(6) Violation of any zoning agreement entered into between the Borough and any property owner;
(7) Violation of any agreement between the Borough and a named defendant which was entered into to resolve a Municipal Court zoning case; or
(8) Violation of any requirement of the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq., relative to any land within the Borough of Flemington.

§ 2640.2 **Zoning Permit.**

Zoning permits shall hereafter be requested from the Zoning Officer prior to construction, erection or alteration of any structure or part of a structure or use of a structure or land. All requests for zoning permits shall be made in writing by the owner or his authorized agent and shall include a statement of the use or intended use of the building or structure or land and shall be accompanied by a plan of the plat showing thereon the exact size, shape and location of all proposed structures and all existing structures and such other information as may be necessary to provide for the enforcement of this chapter.

§ 2640.3 **Certificate(s) of Occupancy.**

It shall be unlawful to use or permit the use of any building or premises or part thereof hereafter created, located, erected, changed in use or ownership, converted or enlarged wholly or partly until a certificate of occupancy has been issued for that premises certifying that the structure or use complies with the provisions of this chapter. Such certificates of occupancy shall be granted or denied within ten (10) days from the date that a written application is filed with the Zoning Officer and Construction Official.

§ 2640.4 **Violations and Penalties.**

The owner or agent of a building or premises where and upon which a violation of any provision of these regulations shall have been committed or shall exist, or the lessee or tenant of any part of the building or premises in which such violation shall have been committed or shall exist, or the agent, architect, building contractor or any other person who shall commit, take part or assist in any such violation or who shall maintain any building or premises in which any violation of this chapter shall exist, shall for each and every violation, after plea, trial, and/or conviction by the Municipal Court Judge, be fined not exceeding $500 or imprisoned for a term not to exceed

ninety (90) days, or both. For each and every day that a violation is permitted or suffered to exist, a separate offense shall be construed to have been perpetrated.

§ 2640.5 **Injunctive Relief.**

In case any development is undertaken, occupied or used in violation of this chapter or any rule, regulation or order made under the authority of this chapter, or in case such violation is threatened, the Zoning Officer, in his own official behalf or on behalf of the municipality or any municipal agency or any interested party, in addition to other remedies, may institute any appropriate action or proceedings to prevent such violation or to restrain, correct or abate such violation or to prevent any illegal act, conduct, business, occupancy or use in or about the premises that are the subject of the development; provided that no such action or proceeding shall be instituted by the Zoning Officer in any court other than the Municipal Court, except in case of emergency, unless the governing body shall first have authorized the same.

§ 2640.6 **Records.**

The Zoning Officer shall maintain in this office a record of all development permits and development certificates of occupancy and all actions, proceedings or complaints taken, instituted or filed by him.

SECTION II.

If any part of this ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of the ordinance.

SECTION III.

Should any section, paragraph, sentence, or clause of this ordinance be declared unconstitutional or invalid for any reasons, the remaining portions of this ordinance shall not be affected thereby and shall remain in full force and effect and, to this end, the provisions of this ordinance are hereby declared severable.

SECTION IV.

The Clerk shall cause a copy of this ordinance as adopted to be filed with the County Planning Board pursuant to N.J.S.A. 40:55D-16 and a summary published as required by N.J.S.A. 40:49-2.1.

SECTION V.

Prior to adoption, the Clerk shall forward a copy of this ordinance for a consistency review by the Borough Land Use Board pursuant to N.J.S.A. 40:55D-26.

SECTION VI.

All Borough of Flemington ordinances or parts of ordinance inconsistent with enactment are hereby repealed to the extent of such inconsistency.

SECTION VII.

This ordinance shall take effect upon adoption and publication in the manner required by New Jersey general law.

Introduced: January 26, 2026

Adopted:

ATTEST:

_____

Marcia A. Karrow, Mayor

_____

Carla Conner, Borough Clerk

ORDINANCE NO. 2026-03

AN ORDINANCE AMENDING CHAPTER 12 LAND DEVELOPMENT DEFINITIONS OF THE BOROUGH CODE AND CHAPTER 26 ZONING OF THE BOROUGH CODE

WHEREAS, the Borough seeks to facilitate creative solutions to parking requirements as a method ease burdens of property owners and to support economic development;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Flemington, the County of Hunterdon, that Chapter 26 of the Code of the Borough of Flemington (the "Code"), entitled "Zoning," is hereby amended and supplemented as follows:

Section I. *Section 2629 of the Code, entitled "Parking: Number of Spaces ," is hereby amended to read as follows (additions are shown as thus; deletions are shown as ~~thus~~);*

F. ~~*When housing is included in mixed-use development, a shared parking approach to the provision of parking shall be permitted, provided however the applicant demonstrates the adequacy of parking for the development in accordance with best design practice.*~~

Excess parking spaces, defined as those which exceed the required parking pursuant to §2629, may be utilized by an off-site entity, subject to the following:

1. *Use of the excess parking spaces shall not result in noncompliant parking for the uses at that location unless relief from the required parking is granted by the Planning Board.*
2. *Use of the excess parking spaces by an off-site entity shall not satisfy any portion of the required parking unless relief from the required on-site parking is granted by the Planning Board.*
3. *Allocation of one or more excess parking spaces to an off-site entity shall be subject to a zoning permit. The Zoning Officer shall verify that the identified parking spaces may be allocated to an off-site user without creating a noncompliant parking condition on the site. Relief from required parking may only be granted by the Planning Board.*
4. *Any change in use of a site with excess parking spaces allocated to an off-site entity shall be subject to parking requirements pursuant to §2629. The allocated excess parking spaces may not satisfy any portion of the required parking.*
5. *The excess parking spaces allocated to an off-site entity may be marked and designated as being available to the off-site users.*
6. *An off-site entity may consist of, but is not limited to, customers of a use, employees of a use, or residents.*
7. *The arrangement between the site with excess parking spaces and off-site entity is not subject to Borough approval.*

G. When, in the judgment of the local approving authority, on-street parking is available, then only that proportion of the parking requirement which is not available on the street shall be provided on site or in off-street parking facilities. A length of 23 feet per on-street parking space shall be used in calculating the number of available on-street parking spaces.

H. Shared Parking. Where an applicant persuasively demonstrates that 2 or more parking generators have complementary parking demand as demonstrated using accepted shared parking analyses, the approving authority may permit an appropriate reduction in the required total number of parking spaces.

Section II. ***Severability***

If any section, part of any section, or clause or phrase of this ordinance is for any reason held to be invalid or unconstitutional, such decision shall not affect the remaining provisions of this ordinance. The governing body of the Borough of Flemington declares that it would have passed the ordinance and each section and subsection thereof, irrespective of the fact that any one or more of the subsections, sentences, clauses or phrases may be declared unconstitutional or invalid.

Section III. ***Effective Date.***

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

Introduced: January 26, 2026

Adopted:

ATTEST:

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Marcia A. Karrow, Mayor

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Carla Conner, Borough Clerk

RESOLUTIONS #2026-37

RESOLUTION AUTHORIZING THE HIRING OF MARK WALYGA AS A FLEMINGTON BOROUGH POLICE OFFICER

WHEREAS, there exists a vacancy in the position of probationary Police Officer in the Police Department; and

WHEREAS, the Chief of Police and Mayor recommended that Mark Walyga be hired as a Police Officer with the Borough of Flemington Police Department, with a start date on or about February 16, 2026, contingent upon the successful completion of the following:

1. Successful completion of the Police Academy

2. Background Investigation

3. Psychological Evaluation

4. Medical Examination

5. Mayor and Council approval

WHEREAS, Mr. Walyga shall start at the Probationary step, with a starting salary of $56,174.

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Flemington, County of Hunterdon, State of New Jersey, that Mr. Mark Walyga is hereby hired pursuant to the terms of this resolution and the appropriate labor contract, and

BE IT FURTHER RESOLVED, that for seniority purposes, his date of hire (anniversary date) shall be his actual start date, which, as stated above, is estimated to be on or about February 16, 2026.

Adopted: January 26, 2026

ATTEST:

_____

Marcia A. Karrow, Mayor

_____

Carla Conner, Borough Clerk

CERTIFICATION

I, Carla Conner, Borough Clerk of the Borough of Flemington, County of Hunterdon, State of New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution duly authorized by the Mayor and Council on this 26th day of January, 2026.

_____

Carla Conner, Borough Clerk