

ORDINANCE OF THE CITY OF GLOUCESTER CITY
County of Camden, State of New Jersey
#O 13 -2020

AN ORDINANCE AMENDING AND SUPPLEMENTING THE CITY OF GLOUCESTER CITY DEVELOPMENT ORDINANCE TO CODIFY AND IMPLEMENT THE PROVISIONS OF THE 2018 MASTER PLAN RE-EXAMINATION REPORT AND OTHER LEGAL REQUIREMENTS

WHEREAS, the Mayor and Common Council of the City of Gloucester City, County of Camden, and State of New Jersey (the "City"), have reviewed the City Master Plan update adopted by the Planning Board of the City of Gloucester City on or about May 16, 2018; and

WHEREAS, the Mayor and Common Council under the authority set forth in the New Jersey Municipal Land Use Law (N.J.S.A. 40:55D:1-1 et seq.) are empowered by law to implement the City Master Plan through the adoption of ordinances; and

WHEREAS, the Mayor and Common Council have deemed it in the best interest of the public health, safety and welfare to implement the City's Master Plan; and

WHEREAS, this Ordinance is the first among many designed to update and codify the provisions of the 2018 Master Plan; and

WHEREAS, on March 19, 2015, Resolution #066-15, in accordance with the provisions of N.J.S.A. 40:55D-28, the Mayor and Common Council of the City of Gloucester City directed the Planning Board to review and, if necessary, amend the 2009 Master Plan Reexamination Report consisting, at a minimum, the following:

- a. Describe the major problems and objectives relating to land development in the municipality at the time of the adoption of the last reexamination report.
- b. Describe the extent to which such problems and objectives have been reduced or have increased subsequent to such date.
- c. Describe The extent to which there have been significant changes in the assumptions, policies, and objectives forming the basis for the master plan or development regulations as last revised, with particular regard to the density and distribution of population and land uses, housing conditions, circulation, conservation of natural resources, energy conservation, collection, disposition, and recycling of designated recyclable materials, and changes in State, county and municipal policies and objectives.
- d. Recommend specific changes for the master plan or development regulations, if any, including underlying objectives, policies and standards, or whether a new plan or regulations should be

prepared.

WHEREAS, this Ordinance was referred to the Planning Board of the City of Gloucester City pursuant to the New Jersey Municipal Land Use laws; and

WHEREAS, the Planning Board of the City of Gloucester City has recommended the adoption of this Ordinance and has determined that it is consistent with the City's Master Plan.

NOW, THEREFORE, be it Ordained by the Mayor and Common Council of the City of Gloucester City, County of Camden and State of New Jersey that the Gloucester City Development Ordinance to codify and implement the provisions of the 2018 Master Plan Re-Examination be supplemented and amended as follows:

SECTION 1: The following amendments, additions and/or revisions shall apply:

- A. The Zoning Map, dated October 16, 1998 is hereby amended by placing all the properties listed below which are presently in the Light Industrial (LI) zone or the Residential Low Density (R-L) zone into the Port Cargo Handling (PCH) zone.
 - 1. The specific property that will be rezoned from the LI zone to the PCH zone, in accordance with the recommendations sent forth in the 2018 Master Plan includes: Block 211, Lot 1 and Block 212, Lot 1.
 - 2. The following identified the property that will be rezoned from the R-L zone to the PCH zone includes: Block 212.01, Lot 2.

SECTION 2: The Gloucester City Development Ordinance, Article VI, Note 12, shall be amended to permit advertising signs, subject to the following conditions:

- A. Advertising signs shall be permitted as an additional principal use of a property;
- B. Advertising signs shall not be subject to the area and bulk requirements found in Article VI, Note 12, Section 4 of this ordinance, or any other requirements set forth in the Gloucester City Development Ordinance but shall be subject to the regulations and conditions found within this ordinance as it relates to advertising signs;
- C. No advertising sign shall be located more than two-hundred (200) feet from the Right-of-Way of the Walt Whitman Bridge (Interstate 76). unless it can be demonstrated that locating an advertising sign within 200 feet of the Right-of-Way of the Walt Whitman Bridge is infeasible due to conditions of the soil, the placement of utilities, or other such conditions which present a practical hardship. In such event an advertising sign may be located no more than 250 feet from the Right-of-Way of the Walt Whitman Bridge;
- D. No advertising sign shall be located closer than one thousand (1,000) feet from any other advertising sign on the same side of the Right-of-Way;
- E. No advertising sign shall be located so as to interfere with the safe sight distances or visibility at any intersection of public or private streets;

- F. No more than two (2) advertising sign structures shall be permitted on any parcel;
- G. Advertising sign faces shall be permitted to have a maximum sign area of 672 square feet;
- H. Advertising sign faces shall have a maximum sign face height 14 feet, and a maximum sign face width of 48 feet;
- I. Each advertising sign structure shall have no more than two (2) advertising sign faces;
- J. Advertising signs may have digital and static sign faces;
- K. Advertising signs shall comply with all applicable State and Federal laws.

*Article VI, Note 12, of the Gloucester City Development Ordinance shall read as follows:

NOTE 12 – PORT CARGO HANDLING ZONE

A. PURPOSE

The purpose of the Port and Cargo Handling Zone shall be to create a zoning district for major port terminals to meet the needs of waterborne Commerce and to regulate such activities in order to preserve and protect adjacent residential uses from the negative influences of noise, vibration, traffic, glare from high intensity lighting and cargo handling activities, stacked containers and other activity common to such port facilities.

1. PERMITTED USES

The following uses shall be permitted in the Port and Cargo Handling (PCH) Zone:

- a. Piers for the mooring of ships and waterborne cargo vessels for the purpose of loading and unloading of cargo. No such pier shall extend beyond the pierhead shown on the zoning map.
- b. Warehouses for the storage of cargo in transit, provided that the cargo is not harmful to humans such as, but not limited to atomic waste, radioactive materials, explosive hazardous waste or other similar cargo.
- c. Outdoor cargo and container storage yards provided that:
 - (1) Such areas are properly screened from public view in compliance with Note 1 of this ordinance;
 - (2) Cargo containers shall be stacked in a tiered manner to provide the following minimum setbacks from any residence, street or Zoning district boundary

SETBACK FROM RESIDENCE STREET OR ZONING DISTRICT BOUNDARY	HEIGHT OF CONTAINERS
50 ft.	2
75 ft.	3
100 ft.	4
150 ft.	>4

- (3) No cargo or substances harmful to humans including but not limited to explosives, hazardous waste, radioactive material, atomic waste or similar cargo may be sorted in such areas at any time;
- (4) Outdoor storage areas shall not be permitted south of Monmouth Street or east of Ellis Street.
- d. Administrative and auxiliary office uses solely intended for occupancy by the Port Operator and shippers using the port facility provided that all such office uses shall have a separate paved parking area for employees and visitors, with a ratio of one (1) parking space for each 200 square feet of gross floor area of office space.
- e. Cranes for the lifting and movement of cargo and containers to and from ships.
- f. Electric substations provided that such facilities are more than 200 feet from any residential use and fenced to prohibit unauthorized access.
- g. Maintenance facilities for motorized land-based equipment used in normal port operations.
- h. Advertising signs, provided that:
 - (1) Advertising signs shall be permitted as an additional principal use of a property;
 - (2) Advertising signs shall not be subject to the area and bulk requirements found in Article VI, Note 12, Section 4 of this ordinance, or any other requirements set forth in the Gloucester City Development Ordinance but shall be subject to the regulations and conditions found within this ordinance as it relates to advertising signs;
 - (3) No advertising sign shall be located more than two-hundred (200) feet from the Right-of-Way of the Walt Whitman Bridge (Interstate 76), unless it can be demonstrated that locating an advertising sign within 200 feet of the Right-of-Way of the Walt Whitman Bridge is infeasible due to conditions of the soil, the placement of utilities, or other such conditions which present a practical hardship. In such event an advertising sign may be located no more than 250 feet from the Right-of-Way of the Walt Whitman Bridge;
 - (4) No advertising sign shall be located closer than one thousand (1,000) feet from any other advertising sign on the same side of the Right-of-Way;
 - (5) No advertising sign shall be located so as to interfere with the safe sight distances or visibility at any intersection of public or private streets;
 - (6) No more than two (2) advertising sign structures shall be permitted on any parcel;
 - (7) Advertising sign faces shall be permitted to have a maximum sign area of 672 square feet;
 - (8) Advertising sign faces shall have a maximum sign face height of 14 feet, and a maximum sign face width of 48 feet;
 - (9) Each advertising sign structure shall have no more than two (2) advertising sign faces;
 - (10) Advertising signs may have digital and static sign faces;
 - (11) Advertising signs shall comply with all applicable State and Federal laws.

2. PROHIBITED USES

Although it shall be understood that any use which is not specifically permitted in Section 2 above and in Article X, Section 1B, is prohibited, the following uses and activities are specifically prohibited in the PCH District:

- a. Residential uses
- b. Retail uses
- c. Salvage yards of any type
- d. Junk yards
- e. Marine repair yards

3. AREA AND BULK REQUIREMENTS

- a. Minimum parcel size - 15 Acres
- b. Minimum property frontage
 - (1) Street - 500 feet
 - (2) Delaware River and/or Newton Creek- 1,500 ft.
- c. Minimum setbacks
 - (1) Buildings and structures
 - (a) front -35 ft.
 - (b) side - 40 ft.
 - (c) Exceptions to setback requirements: The setback of a building from the street may be reduced to 0 ft. provided that either:
 - 1) All office space is located in the portion of the building adjacent to the street and building entrances for office employees and visitors are located on the street frontage, or;
 - 2) The street wall of a warehouse or storage building is painted with a mural depicting important events in the history of Gloucester City, welcoming visitors to Gloucester City or, other scenes as approved by the Planning Board. No loading and other activity shall occur on the street side of the building.
 - (2) Storage Area for Containerized Cargo
 - (a) front -50 ft.
 - (b) side - 50 ft.
- d. Maximum Building Height - 35 ft.
- e. Maximum Impermeable Coverage - 80%

4. PARKING AND LOADING

See Note 9.

5. BUFFERS

Buffers shall be provided as required in Note 1 except where building setbacks are reduced pursuant to Section 4.c.(1)(c).

6. SIGNS

See Note 20

7. PERFORMANCE STANDARDS

Any port of cargo handling use in the City of Gloucester City shall adhere to the following standards:

- a. Dissemination of smoke, dust, odors, fumes, and other noxious gases shall be within the limits of the industrial tolerance standards of the State Department of health, Bureau of Adult Health, and Gloucester City.
- b. Liquid wastes and effluent shall be discharged in to an approved existing sewage treatment plant in accordance with that plant's regulations, or shall treat its own wastes and effluent in a treatment plant or process which is in compliance with the State Statutes and with the requirements of the State Department of Health, and Gloucester City.
- c. Precaution against fire hazards, radiation, explosion, proper handling and storage of materials and structural design, and safeguards for the health of works shall comply with the State Statutes and requirements of the State Department of labor and Industry.
- d. No vibration, noise or glare shall be evident at any point more than one hundred and fifty (150) feet from the source of said vibration, noise or light.
- e. All permitted uses and accessory activities shall be confined within completely enclosed buildings with the exception of off-street parking, loading, and delivery areas, accessory fuel storage, parking for vehicles and construction equipment and the outdoor storage of cargo containers.
- f. No cargo or substance harmful to humans including, but not limited to, explosives, atomic waste, radioactive material, hazardous waste or other similar cargo may be stored in the PCH Zone.

SECTION 3: The Gloucester City Development Ordinance, Article VI, Note 20, shall be amended to permit advertising signs within the Port Cargo Handling (PCH) zoning district of the City, subject to the following restrictions:

1. Advertising signs shall be freestanding signs only. No advertising sign shall be permitted to be a roof-mounted sign, banner sign, awning, canopy, or wall sign;
2. The maximum sign area of any advertising sign face shall be six-hundred seventy-two (672) square feet;
3. No advertising sign structure shall have more than two (2) sign faces;
4. The maximum height of any advertising sign shall be 75 feet above the grade of the roadway on the Walt Whitman Bridge. The height measurement shall be from the roadway's centerline at grade directly perpendicular to the sign.
5. Electronic or digital advertising signs with changeable messages may be permitted, however no animation, flashing, or flickering of lighting shall be permitted;

6. Electronic or digital advertising signs with changeable messages shall have a minimum message duration of eight (8) seconds per message;
7. Non-electronic or non-digital advertising sign faces may be externally illuminated provided that all lighting is designed to be directed towards the advertising sign and minimize any potential light spillover onto adjoining properties;

*Article VI, Note 20, of the Gloucester City Development Ordinance shall read as follows:

NOTE 20 – SIGN CONTROLS

1. Purpose

It is the intent of these regulations to provide attractive, coordinated, informative, and efficient signing for uses in the city. Each site plan application shall include a sign plan showing the specific design, location, size, construction and illumination in compliance with the following regulations.

2. General Regulations

The following regulations shall apply to all permitted and pre-existing nonconforming signs:

- a. Only those signs identifying the name, business, occupant, service, address or product offered or sold on the premises shall be permitted to be erected. Coming events, community bulletin boards and time and temperature signs shall also be permitted.
- b. Signs within the interior of a structure, designed to be seen and read from the exterior, shall be considered as part of any maximum signs area.
- c. Signs attached to a principal structure shall not extend above the roof line of the parapet.
- d. Electronic or digital advertising signs with changeable messages may be permitted, however no animation, flashing, or flickering of lighting shall be permitted;
- e. Electronic or digital advertising signs with changeable messages shall have a minimum message duration of eight (8) seconds per message;
- f. Unless otherwise stipulated in this ordinance, the top of free-standing signs shall not exceed the height limit of principal structures in the zone where located or 25 feet; whichever is less.
- g. With the exception of awning or canopy signs in the CRO and RC&S districts, no sign, whether permanent or temporary, other than municipal, county or state signs, shall be erected within the right-of-way of any street or approved sight easements nor shall any sign be located to constitute a traffic hazard. No sign, be it of a political, educational, charitable, civic, professional, religious or like nature, or of personal nature, shall be erected upon any utility pole, tree, light standard, or monument located within the right-of-way of any street or on any public property.
- h. All temporary signs, excluding banner signs for business or commercial establishments, announcing or advertising any political, educational, charitable, civic, professional, religious or like campaign or event, shall be removed by the advertiser within five days after the event shall have taken place. No permit shall be required for such temporary signs, provided that:
 - (1) Only one sign is permitted per lot or parcel held under common ownership;
 - (2) The area of an individual sign does not exceed 16 sq. ft. in a residential district and. 64 sq. ft. in a commercial or industrial district;
 - (3) The height from the ground to the top of the sign shall not exceed 6ft in a residential district;
 - (4) The minimum setback for signs in a residential district shall be 5 ft. from a right-of-way line

or side property line provided that no sign shall be placed in a sight triangle.

- i. Advertising signs shall not be permitted in any zoning district in the city, except for the Port Cargo Holding (PCH) District.
- j. Whenever a sign shall become structurally unsafe or endangers the safety of the building or the public, the building inspector shall order such sign be made safe or removed. Such order shall be complied with within ten (10) days of the receipt of such order by the person owning or using the sign, or the owner of the building or premises on which such sign is affixed or erected.
- k. Freestanding signs shall not be located closer than the following distances to the street rights-of-way:

<u>Area of Sign</u>	<u>Minimum Distance</u>
Less than 25 square feet	20 feet
26 – 75 square feet	25 feet
76 or more square feet	30 feet

The Planning Board shall be authorized to waive the strict application of this paragraph if, because of local site conditions, strict adherence would cause inconvenience to the public or constitute a hazard or be inconsistent with acceptable landscaping design.

- l. The area surrounding ground signs shall be kept neat clean, free of litter and landscaped. The tenant; owner or occupant to which the sign applies, shall be responsible for maintaining the condition of the area.
- m. Directional signs having areas of less than four and one-half square feet (4.5 sq. ft.) are exempt from area and location regulations, but shall be shown on an approved site plan and further providing they do not constitute a hazard to the traveling public.
- n. All signs shall be kept in good repair, which shall include replacement or repair of broken structural elements, casings or faces, maintenance of legibility, and all lighting elements working. Whenever a sign shall become structurally unsound or a hazard to the public or a building, the building inspector shall order the sign to be made safe or removed. Such order shall be complied with within ten (10) days of the receipt thereof by the building owner or the occupant to which the sign applies.
- o. Any location where business goods are no longer sold or produced or where services are no longer provided shall have 90 days to remove any remaining or derelict on premises signs following notification by the city and at the expense of the owner of such property. Where due written notification has been given by the city and compliance has not been made within the required 90-day period, the city may cause removal of such sign and charge the cost of such removal to the owner.
- p. Applicants shall also comply with all applicable county, state and federal sign regulations.
- q. No sign shall be erected containing information on it which states or implies that a property may be used for any purpose not permitted under the provisions of the City's Zoning Ordinance as it applies to the property on which the sign is located.
- r. No sign shall be illuminated between the hours of 10 p.m. and 7 a.m. the following morning, unless the business or use so advertised is Open to the public later than 10 p.m. in which case the establishment may keep its sign illuminated until the business closes, but not after.
- s. Portable signs shall be permitted only in the RC&S. and CRO districts subject to compliance with

the regulations in Section 8 of this Note. Portable signs shall not be permitted in any other zoning district of the city. All signs shall be appropriately anchored.

- t. Banner signs shall be permitted at business or commercial establishments provided that: there shall be no more than one (1) banner signs per establishment at one time up to a maximum four (4) signs per year; such signs shall be erected for no longer than thirty (30) days per sign; the text of these signs shall not be repeated during any calendar year (January 1st to December 31st) at each establishment; the total area of banner signs per establishment shall not exceed thirty (30) square feet; and banner signs shall be affixed to the building facades only. The permit number and expiration date of the sign shall be written in two (2) inch high black letters and located in the lower right-hand corner of the sign. Prior to erection of banner signs, the owners of each establishment must file an application form, prepared and provided by the Building Inspector, and application fee of \$10.00 per sign with the Building Inspector. No banner signs will be permitted in the Historic District without prior approval from the Gloucester City Historic Preservation Commission. Failure to submit the required application and fee, or failure to remove a banner sign by the expiration date may result in a fine of \$50.00 per day for each day that the sign is erected illegally.

3. Name Plate and Identification Signs for Single-Family Dwellings

A sign indicating the name or address of the occupant may be permitted, provided that the sign shall be no larger than two square feet (2 sq. ft.). A permitted home occupation may be included with the name of the occupant. Only one sign per dwelling unit is permitted in addition to a mailbox identification sign.

4. Sales or Rental Signs

Signs advertising the sale or rental of the premises upon which they are located may be permitted, provided that:

- a. The size of any such sale or rental sign shall not exceed eight square feet (8 sq. ft.) The height of any such sign shall not exceed six feet (6 ft.);
- b. Not more than one sign is placed upon any property;
- c. Such signs shall be promptly removed when premises are sold or rented;
- d. Developments with four or more homes for sale or industrial or commercial properties may be advertised on a sign not to exceed 32 square feet (32 sq. ft.) in an area eight feet (8 ft.) in height. One such sign shall be permitted on each frontage, if the development fronts on more than one street. All development signs shall be removed with 96 percent (95%) of the lots have been initially sold.

5. Institutional Signs

Signs of schools, colleges, churches and other institutions of a similar public or semi-public nature may be erected and maintained, provided that:

- a. The size of any free-standing sign shall not exceed 30 sq. ft, the height no more than 8 ft., and not more than one such sign is to be placed on a property, unless such property fronts upon more than one street, in which instance a sign may be erected on each frontage.
- b. Signs affixed to the facade of the structure shall be permitted, provided the sign shall not exceed five percent (5%) of the building facade.

6. Signs in Non-Residential Districts, Excluding the CRO and RS&C Districts, for Single-Tenant and Single-Structure Developments

Business signs may be erected and maintained when in compliance with the following provisions:

- a. The total gross advertising area of all signs, other than free-standing signs, on any one property shall not be greater than five percent (5%) of the area of the building face fronting on the street the maximum area of all signs, except free-standing signs, shall not exceed 100 sq. ft.
- b. One free-standing sign shall be permitted on any property. The total advertising area shall not exceed five percent (5%) of the building face fronting on the street, but in no event shall it be greater than 100 sq. ft.

7. Signs for Planned Developments, Shopping Centers or Industrial Parks

Shopping centers, industrial parks, planned developments, multi-tenant structures or multi-structure uses shall be governed by the following regulations:

- a. Each such development shall submit a signing plan to the Planning Board for approval. Such signing plan shall include details on:
 - (1) letter style,
 - (2) lighting,
 - (3) color,
 - (4) construction and materials,
 - (5) height of sign,
 - (6) height above grade or below roof line,
 - (7) locations; and
 - (8) standards.
- b. The signing plan shall be based on an integrated design theme to include all of the elements of (1) through (8) above. All of the above elements shall be designed to be in harmony and consistent with each other, the architectural and materials of principal structures and the landscaping plan

The Planning Board shall determine if a proposed signing plan meets the goals and objectives of this subsection.
- c. The total area of all signs affixed to a structure shall not exceed five percent (5%) of the building facade of the structure. The Planning Board may permit total sign area up to seven percent (7%) of the building facade if, in the Planning Board's judgment, such additional area shall assist in developing a harmonious and integrated sign plan in accordance with the goals and objectives of this subsection.
- d. Only one free-standing sign shall be permitted on any single property, regardless of the number of establishments on the property, except that the Planning Board may authorize an additional free-standing sign if the property has access from more than one public street.

8. Sign Control Applicable in the CRO and RC&S Districts

- a. The total area of all building mounted signs, including, but not limited to wall, projecting and window signs shall not exceed 5% of the facade of the building that faces the street.

- b. Signs shall be themed to be consistent with the styles and materials shown in sub-section f.
- c. Wall signs shall be placed below the window on the second floor but no higher than 15 feet above the sidewalk.
- d. Awning or canopy signs may be installed provided that:
 - (1) The style of awning or canopy is compatible with the architectural character of the building.
 - (2) The maximum size of the lettering on the awning or canopy shall be 1 foot.
 - (3) There shall be a minimum vertical clearance of 7.5 feet between the bottom of the awning or canopy and the sidewalk.
 - (4) Awning or canopy signs may extend up to 4 ft. into the street right-of-way.
- e. Sandwich board signs or easel signs advertising daily specials for cafes and restaurants shall be permitted provided that:
 - (1) The maximum height of the sign shall not exceed 4 ft. and the maximum area shall not exceed 12 sq. ft.
 - (2) The signs do not block public access.
 - (3) The signs are placed adjacent to the building.
 - (4) The signs are removed nightly.
- f. Sign Materials and Theming for the CRO and RC&s Districts
The following plates depict the types and style of signs appropriate for uses in the- CRO and RC&S districts.

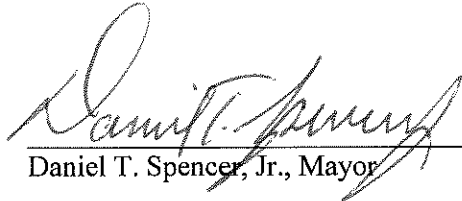
9. Sign Control Applicable to Advertising Signs in the PCH District

- a. Advertising signs shall be freestanding signs only. No advertising sign shall be permitted to be a roof-mounted sign, banner sign, awning, canopy, or wall sign;
- b. The maximum sign area of any advertising sign face shall be six-hundred seventy-two (672) square feet;
- c. No advertising sign structure shall have more than two (2) sign faces;
- d. The maximum height of any advertising sign shall be 75 feet above the grade of the roadway on the Walt Whitman Bridge. The height measurement shall be from the roadway's centerline at grade directly perpendicular to the sign;
- e. Electronic or digital advertising signs with changeable messages may be permitted, however no animation, flashing, or flickering of lighting shall be permitted;
- f. Electronic or digital advertising signs with changeable messages shall have a minimum message duration of eight (8) seconds per message;
- g. Non electronic and non-digital advertising sign faces may be externally illuminated provided that all lighting is designed to be directed towards the advertising sign and minimize any potential light spillover onto adjoining properties;
- h. Advertising signs may overhang Passaic Street.

SECTION 4: All prior ordinances inconsistent with this ordinance are repealed only to the extent of such inconsistency.

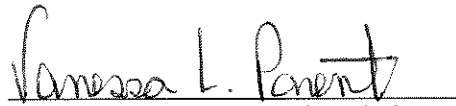
SECTION 5: if any section, subsection, paragraph, sentence or other part of this Ordinance is adjudged unconstitutional or invalid, such judgment shall not affect, impair or invalidate the remainder of this Ordinance, but shall be confined in its effect to the section, subsection, paragraph, sentence or other part of this Ordinance directly involved in the controversy in which said judgment shall have been rendered and all other provisions of this Ordinance shall remain in full force and effect.

SECTION 6: This Ordinance shall take effect immediately upon final adoption and publication in the manner prescribed by law.


Daniel T. Spencer, Jr., Mayor

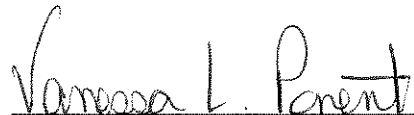
Passed on First Reading: August 27, 2020.

Adopted by the Mayor and Common Council of Gloucester City this 24th day of September, 2020.


Vanessa Parent, RMC, City Clerk

PUBLIC MEETING

NOTICE is hereby given that the foregoing ORDINANCE was introduced and passed at a meeting of the Common Council of the City of Gloucester City, County of Camden, New Jersey, held on the 27th day of August, 2020 and will be considered for final passage after a public hearing at a meeting of the Common Council of the City of Gloucester City to be held on the 24th day of September, 2020 at 7:30 pm in the evening prevailing time at 313 Monmouth Street, Gloucester City, New Jersey.



Vanessa L. Parent, City Clerk

I hereby certify that the foregoing ORDINANCE was approved for final adoption by the Mayor and Common Council of the City of Gloucester City, County of Camden, State of New Jersey at a regularly scheduled meeting held on the 24th day of September, 2020.



Vanessa L. Parent, City Clerk