

BASE MAP REVISED		
DATE	L.S./P.P. NAME	LIC. No.
3-18-2005	CRAIG F. REMINGTON	23924
10-5-2005	CRAIG F. REMINGTON	23924
1-10-2006	CRAIG F. REMINGTON	23924
2-23-2012	CRAIG F. REMINGTON	23924

NOTES:

1. HISTORY: Adopted by the Borough Council of the Borough of Stone Harbor 12-6-2011 by Ord. No. 1394.
 Editor's Note: This ordinance also provided for the repeal of former Ch. 560, Zoning, adopted as Ch. 15 of the 1982 Revised General Ordinances, as amended.

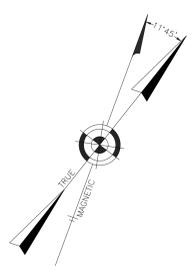
2. ARTICLE I Title and Purpose
 * 560-1. Short title.
 This chapter shall be known and may be cited as the "Zoning Ordinance of Stone Harbor, New Jersey."
 * 560-2. Purpose.
 Pursuant to the Municipal Land Use Law, N.J.S.A. 40:550-1 et seq., and for the purposes set forth therein, the Borough of Stone Harbor, New Jersey, hereby establishes the Zoning Ordinance of Stone Harbor, New Jersey.

ARTICLE II Establishment of Districts
 * 560-5. Classes of districts.
 For the purposes of this chapter, the Borough is divided into eight classes of districts as follows:
 A. Residential "A" District.
 B. Residential "B" District.
 C. Residential B - Parking "B-P" District.
 D. Residential C District
 E. Business District.
 F. Waterfront Business District.
 G. Light Industry District.
 H. Public Use "P" District.
 I. Conservation Management "CM" District.

* 560-6. Zoning Map.
 The districts and their boundaries shall be as shown on the Zoning Map, dated June 1, 2006, updated 3-30-2012, per revision 12-6-2011 Ord. No. 1394 by Remington, Vernick & Walberg Engineers, on file in the office of the Administrative Officer, hereinafter to be referred to as the "Zoning Map of the Borough of Stone Harbor."

ARTICLE III Definitions
 * 560-9. Inclusive words.
 "Used" includes "arranged," "designed" or "intended to be used"; "occupied" includes "designed" or "intended to be occupied"; "building" includes "structure" or "structures" without limitation

3. AREA OF THE BOROUGH OF STONE HARBOR, CAPE MAY COUNTY, NEW JERSEY IS 1,276 ACRES +/- OR 199 SQUARE MILES +/-.



TOWNSHIP OF MIDDLE COUNTY OF CAPEMAY

BOROUGH OF CAPEMAY

TOWNSHIP OF MIDDLE COUNTY OF CAPEMAY



LAST REVISED: 12-6-2011
ZONING DISTRICT DESIGNATIONS

LEGEND

	BLOCK NUMBER
	ARTIFICIAL-BLOCK-LIMIT-LINE
	LOT LINE
	MUNICIPAL BOUNDARY LINE
	COUNTY BOUNDARY LINE
	WATERWAY LINES
	ASSESSMENT LINE
	TIDELANDS LINE
	WETLAND AREA - W.L.A.
	FLOOD HAZARD AREA - F.H.A.
	PIERHEAD OR BULKHEAD LINE
	PIERHEAD OR BULKHEAD LINE (BLOCK LIMIT LINE)

	RESIDENTIAL "A" DISTRICT	A
	RESIDENTIAL "B" DISTRICT	B
	RESIDENTIAL "B-P" DISTRICT	BP
	RESIDENTIAL "C" DISTRICT	C
	BUSINESS DISTRICT	BD
	WATERFRONT BUSINESS DISTRICT	WFBD
	LIGHT INDUSTRY DISTRICT	LI
	PUBLIC USE DISTRICT	P
	CONSERVATION MANAGEMENT DISTRICT	CM

"A" RESIDENTIAL DISTRICT

BLOCK	LOTS
83.01	83.01
83.05	84.01
84.02	84.02
84.04	84.04
85.01	85.01
85.02	85.02
86.01	86.01
86.02	86.02
87.01	87.01
87.02	87.02
88.01	88.01
88.02	88.02
89.01	89.01
89.02	89.02
90.01	90.01
90.02	90.02
90.03	90.03
91.01	91.01
91.02	91.02
92.01	92.01
92.02	92.02
93.01	93.01
93.02	93.02
93.03	93.03
94.01	94.01
94.02	94.02
94.03	94.03
95.01	95.01
95.02	95.02
96.01	96.01
96.04	96.04
96.21	96.21
97.01	97.01
97.02	97.02
98.01	98.01
98.02	98.02
99.01	99.01
99.02	99.02
100.01	100.01
100.02	100.02
101.02	101.02
102.01	102.01
103.01	103.01
103.02	103.02
103.03	103.03
103.06	103.06
103.07	103.07
104.02	104.02
104.04	104.04
105.01	105.01
105.02	105.02
105.21	105.21
106.01	106.01
106.02	106.02
106.04	106.04

"A" RESIDENTIAL DISTRICT

BLOCK	LOTS
107.01	107.01
107.02	107.02
107.04	107.04
108.01	108.01
108.02	108.02
109.01	109.01
109.02	109.02
109.21	109.21
110.02	110.02
110.05	110.05
111.01	111.01
111.02	111.02
112.02	112.02
114.02	114.02
115.02	115.02
116.02	116.02
116.03	116.03
117.03	117.03
118.02	118.02
118.03	118.03
119.02	119.02
119.03	119.03
120.01	120.01
120.03	120.03
121.02	121.02
121.03	121.03
122.02	122.02
122.03	122.03
200.01	200.01
200.02	200.02
200.03	200.03
201	201
202	202
204.02	204.02
209	209
209	209
100.04	100.04
100.05	100.05
101.03	101.03
101.04	101.04
102.03	102.03
102.04	102.04
103.03	103.03
104.03	104.03
105.03	105.03
105.31	105.31
106.03	106.03
107.03	107.03
108.04	108.04
110.04	110.04
203	203

"B" RESIDENTIAL DISTRICT

BLOCK	LOTS
81.03	81.03
82.02	82.02
82.03	82.03
83.02	83.02
83.03	83.03
84.03	84.03
85.03	85.03
85.21	85.21
86.21	86.21
87.03	87.03
87.21	87.21
88.03	88.03
88.04	88.04
88.21	88.21
89.03	89.03
90.03	90.03
91.03	91.03
92.04	92.04
93.03	93.03
93.04	93.04
94.03	94.03
94.04	94.04
95.04	95.04
97.03	97.03
98.03	98.03
98.04	98.04
99.05	99.05
100.03	100.03
100.04	100.04
100.05	100.05
101.03	101.03
101.04	101.04
102.03	102.03
102.04	102.04
103.03	103.03
104.03	104.03
105.03	105.03
105.31	105.31
106.03	106.03
107.03	107.03
108.03	108.03
110.04	110.04
203	203

"B-P" RESIDENTIAL DISTRICT

BLOCK	LOTS
71.01-78.02	71.01-78.02
71-74, 75.01, & PORTION OF LOT 75.02	71-74, 75.01, & PORTION OF LOT 75.02
71-78	71-78
71-78	71-78
71.01-78.02	71.01-78.02
82.03	82.03
83.03	83.03
83.04	83.04
84.03	84.03
84.31	84.31
85.03	85.03
86.03	86.03
86.04	86.04
87.03	87.03
87.04	87.04
108.03	108.03
108.31	108.31
109.03	109.03
110.31	110.31
110.33	110.33
116.03	116.03
117.03	117.03
201-208	201-208
212-222	212-222
79.01-110.1, 103-108.02, & 110-118	79.01-110.1, 103-108.02, & 110-118
2, 4, 6, 8, 10-52, 54, 56, & 81-82	2, 4, 6, 8, 10-52, 54, 56, & 81-82
1, 3, 5, 7, 9, 11-27, 29, & 31-52.01	1, 3, 5, 7, 9, 11-27, 29, & 31-52.01
111.01-111.03, & 113.01-113.03	111.01-111.03, & 113.01-113.03
115.01-115.03, & 117.01-117.03	115.01-115.03, & 117.01-117.03
119, 133, 135, 137, 139, 141, 143, 149, & 111-118.01	119, 133, 135, 137, 139, 141, 143, 149, & 111-118.01
120.01-120.03, 122, 124, 126, 132, 136, & 138	120.01-120.03, 122, 124, 126, 132, 136, & 138
115-124.02	115-124.02
63	63
111-118	111-118
119-108.02	119-108.02
9, 11, 13, 15, & 17	9, 11, 13, 15, & 17
27, 29, 41, 43, 45, 47, 67, & 69	27, 29, 41, 43, 45, 47, 67, & 69
81, 88.01-88.03, 90.01, 90.02, 92.01-92.03	81, 88.01-88.03, 90.01, 90.02, 92.01-92.03
94.01-94.03, 96.01-96.03, 98.01-98.03, 100	94.01-94.03, 96.01-96.03, 98.01-98.03, 100
102, 104.02, 106.02, 108.03, 108.02, 108.03	102, 104.02, 106.02, 108.03, 108.02, 108.03
110.02, 115, & 109-202	110.02, 115, & 109-202
125.01-127, 210-237, 246-248, & 255-257	125.01-127, 210-237, 246-248, & 255-257
95.04	95.04
95.05	95.05
96.01	96.01
96.03	96.03
96.04	96.04
96.21	96.21
97.02	97.02
97.03	97.03
98.02	98.02
98.03	98.03
107.03	107.03
108.03	108.03
108.04	108.04
108.31	108.31
53.01	53.01

"WFBD" WATERFRONT BUSINESS DISTRICT

BLOCK	LOTS
96.04	96.04
119-128, 128.01-128.04, 131-136, 138-153.01	119-128, 128.01-128.04, 131-136, 138-153.01
80.03	80.03
80.04	80.04
81.04	81.04
81.05	81.05
82.02	82.02
82.03	82.03
83.04	83.04
84.03	84.03
84.31	84.31
85.03	85.03
86.03	86.03
86.04	86.04
87.03	87.03
87.04	87.04
108.03	108.03
108.31	108.31
109.03	109.03
110.31	110.31
116.03	116.03
117.03	117.03
201-208	201-208
212-222	212-222
79-118.02	79-118.02
79-86, 88, 90, & 92-116.02	79-86, 88, 90, & 92-116.02
79.01-101, 103-108.02, & 110-118	79.01-101, 103-108.02, & 110-118
2, 4, 6, 8, 10-52, 54, 56, & 81-82	2, 4, 6, 8, 10-52, 54, 56, & 81-82
1, 3, 5, 7, 9, 11-27, 29, & 31-52.01	1, 3, 5, 7, 9, 11-27, 29, & 31-52.01
102, 104, 106, 108, 108, 110, 112, 114, 116, & 118	102, 104, 106, 108, 108, 110, 112, 114, 116, & 118
153, & 155	153, & 155
150, 154, 156, 158, 160, 162, 164, & 166	150, 154, 156, 158, 160, 162, 164, & 166
123, & 125	123, & 125
9, 11, 13, 15, 17, & 19-22	9, 11, 13, 15, 17, & 19-22
10, 12, 14, 16, & 18-26	10, 12, 14, 16, & 18-26
55-66, 68, & 70	55-66, 68, & 70
71-80, 82, 84, 86, 104.01, 106.01, 108.01, & 110.01	71-80, 82, 84, 86, 104.01, 106.01, 108.01, & 110.01
238-246, & 248-254	238-246, & 248-254
55.01-62, 64, 66, 68, & 70	55.01-62, 64, 66, 68, & 70
80, 82, 84, 86, 88, 90, & 92.01	80, 82, 84, 86, 88, 90, & 92.01
79	79
PORTION OF LOT 1	PORTION OF LOT 1
41	41
CHELSEA PL	CHELSEA PL

ZONING MAP
 BOROUGH OF STONE HARBOR
 CAPE MAY COUNTY NEW JERSEY

SCALE: 1" = 500' DATE: 6-1-2006

CRAIG F. REMINGTON PROFESSIONAL PLANNER LIC. NO. 1877

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Craig F. Remington
 DATE: 12-6-2011
CRAIG F. REMINGTON
 PROFESSIONAL PLANNER LIC. NO. 1877