

**TOWNSHIP OF WYCKOFF  
MEMORIAL TOWN HALL  
340 FRANKLIN AVENUE  
WYCKOFF, NEW JERSEY**

**ORDINANCE #2071**

**NOTICE**

NOTICE IS HEREBY GIVEN, that the proposed Ordinance was introduced and passed on first reading at a special meeting of the Wyckoff Township Committee, of the Township of Wyckoff, Bergen County, New Jersey, held on February 24, 2026 and that said Ordinance will be taken up for further consideration for final passage at a Special meeting of the said Wyckoff Township Committee to be held in the Municipal Court Room at Memorial Town Hall, 340 Franklin Avenue, Wyckoff, New Jersey, on the 12th of March, 2026, at 6:30 P.M., or as soon thereafter as the matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning the same.

TAKE FURTHER NOTICE, that the Municipal Clerk has posted a copy of said Ordinance on the Bulletin Board in Memorial Town Hall, posted it on the website under "Legal Notices from the Clerk" and will make copies of the Ordinance available to members of the general public who request the same.

Nancy A. Brown, RMC  
Township Clerk

The ORDINANCE referred to is as follows:

**ORDINANCE #2071**

**AN ORDINANCE AMENDING THE LAND USE ORDINANCE OF THE TOWNSHIP OF WYCKOFF TO AMEND SECTION 186-49 OF CHAPTER 186 ZONING, TO ADD ONE NEW INCLUSIONARY OVERLAY ZONE (AHO-7) TO BE CONSISTENT WITH AND DESIGNED TO EFFECTUATE THE TOWNSHIP'S ADOPTED 2025 ROUND 4 HOUSING ELEMENT AND FAIR SHARE PLAN AND 2025 MEDIATION AGREEMENT WITH FAIR SHARE HOUSING CENTER**

**Ordinance #2071**

**Ordinance to add one new inclusionary overlay zone (AHO-7) to 135 & 139 Franklin Avenue.**

**Summary:** Establishes an overlay zone at the property known as 135 & 139 Franklin Avenue, Township of Wyckoff, County of Bergen, State of New Jersey (*Block 208, Lots 76 & 77*) to permit inclusionary development of townhouses and multi-family residences at a density of 8 dwelling units per acre and an affordable housing set-aside of 20%. This amendment is in order to satisfy Wyckoff's constitutional obligation to provide for its fair share of low and

moderate-income housing. It is also consistent with the Mediation Agreement entered into with Fair Share Housing Center, its 2025 Housing Element and Fair Share Plan, and the 2026 Amendment to its Housing Element and Fair Share Plan.

For the February 27, 2026, issue of the Ridgewood News  
Account #1184873 – No Affidavits