

TOWNSHIP OF PENNSAUKEN
COUNTY OF CAMDEN, NEW JERSEY

ORDINANCE NO. 2021-10

**AN ORDINANCE OF THE TOWNSHIP OF PENNSAUKEN, COUNTY OF CAMDEN,
STATE OF NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR CERTAIN
PROPERTIES KNOWN AS BLOCK 4924, LOTS 8, 9, 10 AND 11**

WHEREAS, the Township Committee of the Township of Pennsauken (“Township”) following referral to and upon recommendation of, the Pennsauken Township Planning Board (“Planning Board”), desires to adopt the Redevelopment Plan, for a certain area in need of non-condemnation redevelopment at Block 49242, Lots 8, 9, 10 and 11, within the Township of Pennsauken, Camden County, New Jersey, which Plan has been prepared by T&M Associates, dated January 29, 2021, and is incorporated herein and made a part hereof by reference; and

WHEREAS, the Planning Board has examined and considered said proposed Redevelopment Plan regarding the subject designated non-condemnation redevelopment area; and

WHEREAS, the Planning Board conducted a public meeting on July 28, 2020 concerning the Plan, which was open to the public and where said Plan was explained and discussed and members of the public had an opportunity to pose questions and submit concerns; and

WHEREAS, the Planning Board has, through Resolution No. P2020-10, reported that the proposed Plan is consistent with the Township Master Plan and has recommended that the Plan be adopted by the Township Committee; and

WHEREAS, the Plan, upon adoption by this Ordinance, is expected to facilitate redevelopment/development of the non-condemnation redevelopment area, and to provide new opportunities for private non-residential development within the US Route 130 Corridor in association with the development of a new public community center for the benefit and enjoyment of Pennsauken Township residents.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED, by the Township Committee of the Township of Pennsauken that, with the recommendation of the Planning Board to adopt the proposed Redevelopment Plan, such recommendation is accepted and the Plan is hereby adopted.

BE IT FURTHER ORDAINED by the Township Committee of the Township of Pennsauken that the Redevelopment Plan prepared by T&M Associates for the subject non-condemnation redevelopment area, be and hereby is adopted to govern the Redevelopment Area

comprised of Block 4924, Lots 8, 9, 10 and 11.

BE IT FURTHER ORDAINED the Township Committee declares and determines the Redevelopment Plan meets the criteria, guidelines and conditions set forth in N.J.S.A. 40A:12A-7, provides realistic opportunities for the planning development and rehabilitation of the Township and specifically the Redevelopment Area, and is otherwise in conformance with N.J.S.A. 12A-1 et seq.

BE IT FURTHER ORDAINED that any prior Ordinances or Plans which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of such inconsistencies.

BE IT FURTHER ORDAINED that this Ordinance shall become effective twenty (20) days following final passage and publication as required by law, as the Ordinance adopting the Redevelopment Plan for these designated areas, and zoning and redevelopment maps for the areas, as applicable.

STATEMENT

Notice is hereby given that the foregoing proposed Ordinance was introduced by the Township Committee of the Township of Pennsauken, Camden County, New Jersey at its regular meeting which was held by ZOOM video conference open to the public, on February 18, 2021 and a public hearing upon the said Ordinance will be conducted by the Township Committee at a meeting on Thursday, **APRIL 1, 2021 at 6:00 p.m. via a ZOOM** video conference, open to the public. During the week prior and up to including the date of such meeting, copies of the full ordinance will be mailed at no cost via an email clerk@twp.pennsauken.nj.us or phone call 856-665-1000 x124 request, to the Pennsauken Township's Clerk office for the members of the general public who shall request the same.

Pamela Scott-Forman
Township Clerk