

**ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF
DEPTFORD ADOPTING THE SECOND REVISION TO THE CLEMENTS
BRIDGE ROAD REDEVELOPMENT PLAN,
PURUSANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW,
N.J.S.A. 40A:12A-1 ET SEQ.**

WHEREAS, the Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-1 et seq., the “LRHL”) provides a procedure for the adoption of a redevelopment plan for all or a portion of a duly designated redevelopment area; and

WHEREAS, the Township Council of the Township of Deptford’s Resolution R.37.13, adopted January 28, 2013, authorized the Deptford Township Planning Board to conduct a preliminary investigation to determine if the Clements Bridge Road Study Area met the statutory criteria for designation as an area in need of redevelopment; and

WHEREAS, the Deptford Township Planning Board held a public hearing on the findings of the preliminary study and recommended the Clements Bridge Road Study Area as an “Area in Need of Redevelopment” on April 3, 2013; and

WHEREAS, the Deptford Township Planning Board found that the statutory criteria for an area in need of redevelopment under N.J.S.A. 40A:12A-5(a), (b) and (h) were met for all or part of the areas proposed to be designated for redevelopment; and

WHEREAS, the Township Council of the Township of Deptford accepted the Planning Board’s recommendation and designated the site as a redevelopment area on April 15, 2013; and

WHEREAS, the Clements Bridge Road Redevelopment Area is located on the south side of Clements Bridge Road across from the Plaza at Deptford shopping center and on the west side of Greenbriar Court across from the Deptford Center rehabilitation facility; and

WHEREAS, the Clements Bridge Road Redevelopment Area constitutes a total redevelopment area of 30.48 acres and includes Block 199, Lots 24 and 24.01 (formerly Lots 24-32) on the tax assessment maps of the Township of Deptford; and

WHEREAS, the Township Council’s Resolution R.37.13 also authorized the Planning Board to draft a Redevelopment Plan; and

WHEREAS, the Clements Bridge Road Redevelopment Plan was adopted by ordinance of the Township Council on November 27, 2013 after publication of notice and a public hearing; and

WHEREAS, subsequently the Clements Bridge Road Redevelopment Plan, revised July 11, 2016, was adopted by the Township Council on August 1, 2016 as Ordinance O.12.16; and

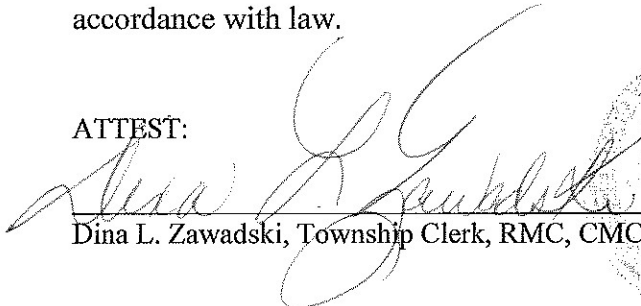
WHEREAS, the Township Council has reviewed the second revision to the Clements Bridge Road Redevelopment Plan, dated September 26, 2018, and has forwarded said Plan to the Planning Board for review pursuant to N.J.S.A. 40A:12A-7(e); and

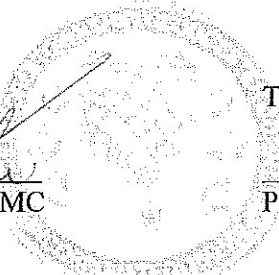
WHEREAS, on October 3, 2016 the Planning Board, together with the Board’s professionals, reviewed the second revision to the Clements Bridge Road Redevelopment Plan, and the Planning Board has recommended the adoption of said Plan, which is attached hereto as Exhibit A, to the Township Council; and

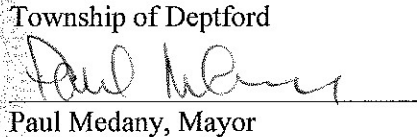
NOW THEREFORE, be it ordained by the Mayor and Council of the Township of Deptford as follows:

1. The second revision to the Clements Bridge Road Redevelopment Plan, as filed in the Office of the Township Clerk, attached hereto as Exhibit A and incorporated herein as if stated in full, is hereby approved and adopted pursuant to N.J.S.A. 40A:12A-7.
2. All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistency.
3. If the provisions of any section, subsection, paragraph, subdivision or clause of this ordinance shall be judged invalid by a court of competent jurisdiction, such order of judgment shall not affect or invalidate the remainder of any section, subsection, paragraph, subdivision or clause of this ordinance.
4. This ordinance shall take effect immediately upon final passage and publication in accordance with law.

ATTEST:

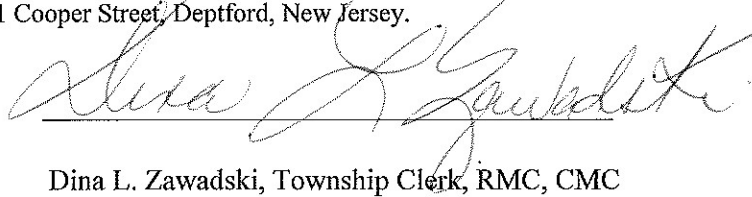

 Dina L. Zawadski, Township Clerk, RMC, CMC



Township of Deptford

 Paul Medany, Mayor

CERTIFICATION

The foregoing Ordinance was introduced at a Regular Meeting of Township Council of the Township of Deptford held on the 1st Day of October, 2018 and will be considered for final passage and adoption at a Work Session Meeting at which time any person interested therein will be given an opportunity to be heard. Said meeting to be held on the 22nd day of October, 2018 at the Municipal Building, 1011 Cooper Street, Deptford, New Jersey.


 Dina L. Zawadski, Township Clerk, RMC, CMC

RECORD OF VOTE – Introduction O.15.18					RECORD OF VOTE – Adoption O.15.18				
Council Member	Yes	No	Abstain	Absent	Council Member	Yes	No	Abstain	Absent
Medany	✓				Medany	✓			
Hufnell	✓				Hufnell	✓			
Barnshaw	✓				Barnshaw	✓			✓
Lamb	✓				Lamb	✓			
Love	✓				Love	✓			
Schocklin	✓				Schocklin	✓			✓
Scott	✓				Scott	✓			