

**ORDINANCE OF THE TOWNSHIP OF DEPTFORD ADOPTING THE
REDEVELOPMENT PLAN FOR THE FIVE POINTS NORTH AND CENTRAL
REDEVELOPMENT AREA WITHIN THE TOWNSHIP OF DEPTFORD**

WHEREAS, the Township of Deptford, (the "Township"), in the County of Gloucester, State of New Jersey, designated the Five Points Redevelopment Area within the Township of Deptford as an "area in need of redevelopment" pursuant to N.J.S.A. 40A:12A-1 et seq.; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7, a Governing Body may adopt, revise or amend a redevelopment plan for an "area in need of redevelopment"; and

WHEREAS, in order to facilitate the development and rehabilitation of the Township, the Township has determined it is in the best interest of the Township to adopt a Redevelopment Plan for the Five Points North and Central Redevelopment Areas within the Township of Deptford, which pertains to approximately 340 acres of the total and consists of Block 387.01, Lots 19, 23, 26, 31-34, 36, 44-50, 55-57, 64-66, 68, 69 and 81 (the "Redevelopment Plan"); and

WHEREAS, the Redevelopment Plan provides a broad overview for the planning, development, redevelopment and rehabilitation of the Township for purposes of improving conditions within the Township; and

WHEREAS, the Township Council has determined that it is in the best interest of the Township to adopt the Redevelopment Plan to effectuate redevelopment and rehabilitation within the Township; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-7, the governing body referred the Redevelopment Plan to the Planning Board for review and approval following introduction and first reading; and

WHEREAS, following a public meeting, the Planning Board recommended adoption of the Redevelopment Plan by the Township Council.

NOW THEREFORE BE IT ORDAINED by the Township Council of the Township of Deptford as follows:

Section 1. The Township hereby adopts the Redevelopment Plan for the Township of Deptford, attached hereto.

Section 2. Mayor and Council declares and determines that said Plan meets the criteria, guidelines and conditions set forth in N.J.S.A. 40A:12A-7, provides realistic opportunities for the development and rehabilitation of the Township and is otherwise in conformance with N.J.S.A. 40A:12A-1, et seq.

Section 3. The governing body of the Township of Deptford shall have, be entitled to, and is hereby vested all power and authority granted by the aforementioned statutory provisions to effectuate the Redevelopment Plan.

Section 4. The Redevelopment Plan shall supersede any other local development regulation to the extent set forth in the Plan and the Township of Deptford Zoning Map is hereby amended to conform with the provisions of the Redevelopment Plan.


Section 5. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section 6. In the event any clause section or paragraph of the ordinance is deemed invalid or unenforceable for any reason, it is the intent of Township Council that the balance of the Ordinance remains in full force and effect to the extent it allows the Township to meet the goals of the Ordinance.

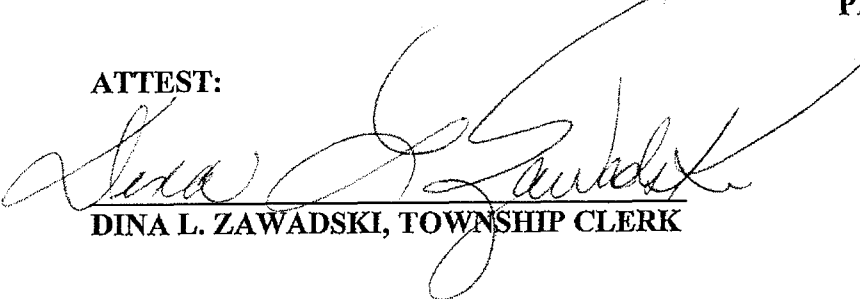
Section 7. This Ordinance shall take effect after final adoption and publication according to law.



TOWNSHIP OF DEPTFORD


PAUL MEDANY, MAYOR

ATTEST:


DINA L. ZAWADSKI, TOWNSHIP CLERK

CERTIFICATION

The foregoing Ordinance was introduced at a Regular Meeting of Township Council of the Township of Deptford held on the 10th day of July, 2017 and will be considered for final passage and adoption at a Regular Meeting at which time any person interested therein will be given an opportunity to be heard. Said meeting to be held on the 7th day of August, 2017 at the Municipal Building, 1011 Cooper Street, Deptford, New Jersey.


DINA L. ZAWADSKI, TOWNSHIP CLERK

Introduction

Council Member	Resolution No.	Ordinance No.	Yes	No	Abstain	Absent
		O.15.17				
Medany			✓			
Hufnell			✓			
Barnshaw			✓			
Lamb						✓
Love			✓			
Schocklin			✓			
Scott			✓			

Adoption

Council Member	Resolution No.	Ordinance No.	Yes	No	Abstain	Absent
		O.15.17				
Medany			✓			
Hufnell			✓			
Barnshaw			✓			
Lamb			✓			
Love			✓			
Schocklin			✓			
Scott			✓			