

ORDINANCE NO. 8 – 2024

**GREENWICH TOWNSHIP
GLOUCESTER COUNTY**

**ORDINANCE AMENDING CHAPTER 520 (PROPERTY MAINTENANCE) OF THE
GREENWICH TOWNSHIP CODE AS IT RELATES TO VACANT, ABANDONED AND
FORECLOSED PROPERTIES WITHIN THE TOWNSHIP OF GREENWICH,
COUNTY OF GLOUCESTER, STATE OF NEW JERSEY**

WHEREAS, Chapter 520, Article II of the Greenwich Township Code addresses Property Maintenance for Vacant, Abandoned and Foreclosed Properties; and

WHEREAS, Chapter 520 was amended by Ordinance 8-2022 in an effort to comply with P.L. 2021, Chapter 444 and

WHEREAS, further amendments to Chapter 520 are necessary in order to comply with P.L. 2021, Chapter 444 (N.J.S.A. 40:48-2.12s3); establish a more comprehensive property registration program that will identify multiple parties responsible to address safety and aesthetic concerns to minimize the negative impact and conditions that occur as a result of vacancy, absentee ownership and the foreclosure process and

WHEREAS, the Mayor and Council recognize that it is in the best interest of the public health, safety and welfare to establish a more regulated method to discourage registrable property owners and mortgagees from allowing their properties to be abandoned, neglected or left unsupervised; and

NOW, THEREFORE, BE IT ORDAINED by the Township Council of the Township of Greenwich, Gloucester County, New Jersey that the Greenwich Township Code is hereby amended as follows:

SECTION 1. The following shall be added/changed to **Section 520-4 Definitions.**

1. All words, terms, and phrases used within this Article shall be defined and interpreted consistent with their meanings as outlined within N.J.S.A. 40:48-2.12s3 may be amended from time to time.
2. Add **RESPONSIBLE PARTY-** the title holder of a vacant and abandoned property or a creditor responsible for the maintenance of a property pursuant to **N.J.S.A.** 46:10B-51;

SECTION 2. §520-7 REGISTRATION, NOTICE AND OTHER CREDITOR REQUIREMENTS shall be amended as follows:

1. §520-7(e) though (g) shall be deleted.

SECTION 3. Repeal All ordinances at variance with this chapter are hereby repealed.

SECTION 4. Effective This Ordinance shall take effect twenty (20) days after adoption and publication as required by law.

Introduced at a meeting of the Mayor and Council of the Township of Greenwich held on the 18th day of March, 2024 and passed upon a second reading of the Mayor and Council held on the ___ day of _____, 2024 and effective twenty (20) days after adoption and publication as required by law.

INTRODUCTION: March 18, 2024

Council	Motion	Second	Ayes	Nays	Abstain	Absent
Councilman Chila						
Councilman DiMenna						
Councilman Nastase						
Councilwoman Tranquillo						
Mayor Giovannitti						

TOWNSHIP OF GREENWICH

By: _____
Vincent Giovannitti, Mayor

I, Holly Tropea, do hereby attest the above Ordinance 8-2024 was introduced at a meeting of the Mayor and Council of the Township of Greenwich on March 18, 2024. A public hearing will occur on April 15, 2024 at 7:00 P.M.

ATTEST:

Holly Tropea, RMC, CMR
Municipal Clerk

ADOPTION: April 15, 2024

Council	Motion	Second	Ayes	Nays	Abstain	Absent
Councilman Chila						
Councilman DiMenna						
Councilman Nastase						
Councilwoman Tranquillo						
Mayor Giovannitti						

I, Holly Tropea, do hereby attest the above Ordinance 8-2024 was adopted at a meeting of the Mayor and Council of the Township of Greenwich on April 15, 2024 after a public hearing which was scheduled for April 15, 2024. Said Ordinance shall take effect in accordance with the law.

ATTEST:

Holly Tropea, RMC, CMR
Municipal Clerk

On this _____ day of _____ 2024, I hereby approve the above Ordinance **8-2024**.

Vincent Giovannitti
Mayor