



City of Newark

City Hall
920 Broad Street
Newark, New Jersey 07102

Legislation Text

File #: 14-2034, Version: 1

Dept/ Agency: Economic & Housing Development

Action: () Ratifying (X) Authorizing () Amending

Type of Service: Determination for Area in Need of Redevelopment

Purpose: Central Planning Board recommendation that area is in need of redevelopment

List of Property:

(Address/Block/Lot/Ward)

360 New York Avenue/Block: 996/Lots: 1, 2, 3 and 60/East Ward

Additional Information:

WHEREAS, on September 9, 2014, the Municipal Council of the City of Newark, New Jersey adopted 7R3-a (s) 09092014 directing the Central Planning Board of the City of Newark to conduct an investigation to determine whether the area surrounding 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60) (the "Study Area") (East Ward) should be declared an "area in need of redevelopment" pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. ("LRHL") and to write a redevelopment plan accordingly if the area is recommended to be declared as such; and

WHEREAS, on November 24, 2014, the Newark Central Planning Board held a public hearing and memorialized the decision of that hearing on the same date. Paul Grygiel, AICP, PP, presented the document entitled "Area in Need of Redevelopment Study 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60), Newark, NJ" dated October 2014 and advised the Central Planning Board that the property met the criteria "for redevelopment and recommended that the Municipal Council designate 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60) as "An Area in Need of Redevelopment" in accordance with the LRHL; and

WHEREAS, Mr. Grygiel testified before the Central Planning Board and presented his findings and recommended finalization and adoption of the redevelopment study and report; and

WHEREAS, the to-be-designated properties in the study area meet Criteria d in accordance with the Local Housing and Redevelopment Law (NJSA 40A:12A-1 et. seq.); and

WHEREAS, the Central Planning Board recommends that the Municipal Council of the City of Newark adopt the report entitled "Area in Need of Redevelopment Study 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60), Newark, NJ" as finalized in accordance with its resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE MUNICIPAL COUNCIL OF THE CITY OF NEWARK, NEW JERSEY, THAT:

SECTION 1: The Municipal Council hereby adopts the Central Planning Board's recommendation and hereby finds that 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60) shall be designated as an "Area in Need of Redevelopment", pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq.

SECTION 2: The Director of the Department of Economic and Housing Development shall file a copy of this Resolution, the Central Planning Board's Preliminary Investigation, the final version of the document entitled "Area in Need of Redevelopment Study 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60), Newark, NJ" in its final form and dated February 15, 2012 pursuant to the Central Planning Board's resolution, and a copy of the map prepared by the Central Planning Board in the Office of the City Clerk.

SECTION 3: The City Clerk is hereby directed to transmit a copy of this Resolution to the Commissioner of New Jersey Department of Community Affairs for review, in accordance with N.J.S.A. 40A:12A-6(b)(5).

SECTION 4: Within ten (10) days of the adoption of this resolution, the Central Planning Board shall serve a notice of the determination of the City Council to designate 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60) as an "Area in Need of Redevelopment" upon each person, if any, who filed a written objection thereto and supplied an address to which such notice can be sent.

SECTION 5: The Central Planning Board is instructed to prepare a redevelopment plan for 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60)

STATEMENT

This resolution designates 360 New York Avenue (Block: 996, Lots: 1, 2, 3 and 60) as an Area in Need of Redevelopment in accordance with the Local Housing and Redevelopment Law (NJSA 40A:12A-1 et. seq.) and the Central Planning Board is instructed to prepare a redevelopment plan.