



# City of Newark

City Hall  
920 Broad Street  
Newark, New Jersey 07102

## Legislation Text

---

File #: 18-1594, Version: 1

---

**Dept/ Agency:** Economic and Housing Development

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

**Type of Service:** Referral of Proposed Redevelopment Plan to Central Planning Board

**Purpose:** For Central Planning Board's Review and Consideration, pursuant to N.J.S.A. 40A:12A-7 (e)

**Name of Plan:** Ferry and Main Redevelopment Plan  
**(Address/Block/Lot/Ward)**

**Additional Information:**

By Resolution 7Rm adopted on May 4, 2005, the City of Newark Central Planning Board was authorized to conduct an investigation to determine whether the City of Newark qualified as an Area in Need of Rehabilitation.

By Resolution 7Rdo (AS) adopted on June 15, 2005, the entirety of the City of Newark was declared an Area in Need of Rehabilitation.

**WHEREAS**, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, *et seq.*, as amended and supplemented, ("LHRL") provides a process for municipalities to undertake the redevelopment and improvement of areas in need of rehabilitation; and

**WHEREAS**, pursuant to Resolution 7Rm, adopted on May 4, 2005, the Municipal Council of the City of Newark (the "Municipal Council"), authorized and directed the City of Newark Central Planning Board (the "Central Planning Board") to conduct an investigation to determine whether the City of Newark in its entirety is an area in need of rehabilitation, pursuant to Section 14 of the LHRL; and

**WHEREAS**, pursuant to Resolution 7Rdo(AS) adopted on June 15, 2005, the Municipal Council upon the recommendation of the Central Planning Board after a public hearing, designated the City of Newark in its entirety as an Area in Need of Rehabilitation, in accordance with N.J.S.A. 40A:12A-14 *et seq.*, and said designation became effective on June 17, 2005 upon the transmission of the resolution to the New Jersey Department of Community Affairs by the City Clerk; and

**WHEREAS**, the LRHL authorizes municipalities to adopt redevelopment plans in order to implement and establish standards for the rehabilitation of all or of any part of a rehabilitation area; and

**WHEREAS**, the Council desires to refer the proposed *Ferry and Main Redevelopment Plan* to the Central Planning Board for their review in accordance with N.J.S.A. 40A:12A-7(e).

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

1. The Municipal Council refers the proposed *Ferry and Main Redevelopment Plan* to the

Central Planning Board for review and recommendation in accordance with N.J.S.A. 40A:12A-7(e).

2. Pursuant to N.J.S.A. 40A:12A-7(e), the Central Planning Board shall transmit to the Municipal Council a report within forty-five (45) days after this referral containing its recommendation regarding the proposed *Ferry and Main Redevelopment Plan*. Said report shall include a determination as to whether the *Ferry and Main Redevelopment Plan* is consistent with the Master Plan, and if inconsistent, shall identify the inconsistencies. The report of the Central Planning Board may also include any other matters the Board deems appropriate.
3. Failure of the Central Planning Board to transmit its report within the required forty-five (45) days shall relieve the Municipal Council from the requirements of N.J.S.A. 40A:12A-7(e) with regard to the proposed redevelopment plan or revision or amendment thereof.

### **STATEMENT**

This Resolution refers the proposed *Ferry and Main Redevelopment Plan* to the Central Planning Board for review and recommendation in accordance with N.J.S.A. 40A:12A-7(e).