

**AN ORDINANCE TO APPROVE AND ADOPT THE
DURANT REDEVELOPMENT PLAN.**

WHEREAS, at the regular Planning Board meeting of June 2, 2005, the Planning Board reviewed the proposed Durant Redevelopment Study as prepared by Victor E. Vinegra, Municipal Planner and agreed that the properties encompassed in the Redevelopment Study meet the statutory criteria as an area in need of redevelopment; and

WHEREAS, the City Council of the City of Elizabeth adopted a resolution on June 14, 2005 approving and adopting the Planning Board Study for the Durant Redevelopment Area and determined that said area is an area in need of redevelopment in accordance with the recommendation of the Planning Board; and

WHEREAS, the City Council of the City of Elizabeth also authorized the Planning Board to prepare a Redevelopment Plan for the Durant Redevelopment area upon approval of their resolution adopted June 14, 2005, by the Commissioner of the New Jersey Department of Community Affairs which approval has been received; and

WHEREAS, the City Council of the City of Elizabeth has received a copy of the proposed Durant Redevelopment Plan from the Director of the Department of Planning and Community Development; and

WHEREAS, the Planning Board Subcommittee has reviewed the proposed Plan, and will recommend it for approval to the full Board at its July 28, 2005 scheduled meeting;

**NOW, THEREFORE, BE IT ORDAINED BY CITY COUNCIL OF THE
CITY OF ELIZABETH:**

SECTION 1. - The Durant Redevelopment Plan, a copy of which is on file in the Office of the City Clerk of the City of Elizabeth, is approved and adopted in its entirety

The content of the Durant Redevelopment Plan supercedes the applicable provisions of the land development ordinance of the City of Elizabeth as applied to only those properties located in the Redevelopment Plan Area.

If any portion or clause of the Redevelopment Plan is declared invalid for any reason whatsoever, same shall not affect the validity or constitutionality of any other part or portion of the Redevelopment Plan.

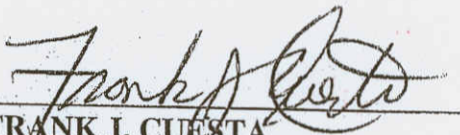
PRESENTED to the Mayor for
APPROVAL or DISAPPROVAL on
AUG 24 2005
City Clerk

SECTION 2. - All ordinances or parts of ordinances inconsistent with the provisions of this ordinance be and the same are hereby repealed.

SECTION 3. - If any portion or clause of this ordinance is declared invalid for any reason whatsoever, same shall not affect the validity or constitutionality of any other part or portion of this ordinance.

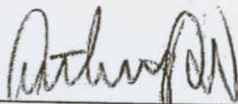
SECTION 4. - The effective date of this ordinance shall be twenty days after its final passage by City Council and approval by the Mayor at the time and in the manner provided by law..

PASSED: 8/23/05


FRANK J. CUESTA
PRESIDENT OF CITY COUNCIL

APPROVED: 8/25/05


J. CHRISTIAN BOLLWAGE
MAYOR

ATTESTED: 
ANTHONY R. PILLO, R.M.C
CITY CLERK

BY CITY COUNCIL AS A WHOLE:

WHEREAS, the Director of the Department of Planning and Community Development has requested authorization to designate Baker Center Development, LLC, as the redeveloper for Block 11, Lots 847, 847A, 848 also known as 829-961, 817-907 and 1001-1013 Newark Avenue; and

WHEREAS, Bakers Center Development LLC's proposed development will consist of a maximum of 700 residential units and 450,000 square feet of retail and commercial space; and

WHEREAS, authorization is also requested for the proper City officials to enter into a Redevelopment Agreement with Baker Center Development, LLC, for the redevelopment of Block 11, Lots 847, 847A, 848, also known as 829-961, 827-907 and 1001-1013 Newark Avenue; now, therefore, be it

RESOLVED that the City Council of the City of Elizabeth designates Baker Center Development, LLC, as the redeveloper for the properties located at 829-961 Newark Avenue, 827-907 Newark Avenue and 1001-1013 Newark Avenue in conjunction with the Durant Redevelopment Plan; and be it

FURTHER RESOLVED that the Mayor, the City Clerk and other proper City Officials are hereby authorized to enter into a Redevelopment Agreement with Baker Center Development, LLC.

ADOPTED BY CITY COUNCIL OF
ELIZABETH, NJ AT MEETING
AUG 23 2005

ANTHONY R. PILLO
CITY CLERK

Mayor	Police Dir.	Personnel	Ed. Adjust.
Dir. Admin.	Pub. Works Dir.	Judge	Plan. Bd.
City Atty.	Recreation Dir.	Assessor	Cap. Fin. Off.
Finance Dir.	Treasurer	Engineer	Policy & Plan. Dir.
Fire Dir.	Auditor	Bd. Educ.	Neigh-Serv-Dir.
MMH Dir.	Purchasing		

Others _____
Date _____ City Clerk *16318*