

RESOLUTION
City of Elizabeth
Planning Board
Resolution Adopting Redevelopment Study
For Designating Certain Properties as
a Non Condemnation Redevelopment Area.

WHEREAS, the City Council of the City of Elizabeth by Resolution adopted on May 10, 2016 authorized the Planning Board of the City of Elizabeth to conduct a study to determine whether certain property located in the City of Elizabeth, known as 1029-1061 Newark Avenue, also known as Tax account 11-850 as shown on the Tax Map of the City, should be studied to determine whether this property should be designated as a non-condemnation area in need of redevelopment; and

WHEREAS, the Planning Board of the City of Elizabeth conducted a public hearing on Thursday, July 7, 2016 after notice had been effectuated to the affected property owner via certified mail, and published twice as required by law; and

WHEREAS, Harbor Consultants, the City Planners, prepared a Non-Condemnation Redevelopment Study of the aforesaid property in question (the “Study”); and

WHEREAS, the Study, the required map and statement of intent, has been on file with the City Clerk of the City of Elizabeth as required by law; and

WHEREAS, the Study was presented to the Planning Board at its regular hearing of Thursday, July 7, 2016 at which time Michael Mistretta, a licensed professional planner from Harbor Consultants was sworn in and qualified as an expert in his field; he proceeded to present the contents of this Study and respond to questions from the Board and,

WHEREAS, an opportunity was afforded to members of the public and/or interested persons or parties to be heard, ask questions and participate in the Board’s consideration of the Study report; and

WHEREAS, as a result of the Study report submitted, the testimony of Mr. Mistretta, and in due consideration thereof, the Planning Board has determined that it will recommend by way of this aforesaid Resolution, that the findings in the Study report be adopted and the property designated as a non-condemnation area in need of redevelopment.

NOW THEREFORE, BE IT RESOLVED, by the Planning Board of the City of Elizabeth, County of Union, State of New Jersey that the Non-Condensation Redevelopment Study of 1029-1061 Newark Avenue Study Area as prepared by Harbor Consultants dated June 16, 2016, be adopted, and it is hereby recommended for consideration and adoption by the City Council, City of Elizabeth for the property as set forth herein.

The undersigned secretary certifies that the within Resolution was approved by this Board on July 7, 2016 and adopted on September 1, 2016 and memorialized herein pursuant to N.J.S.A. 40:55 D-10(g).

Thomas W. Urban/MR, Planning Board

FOR: _____

AGAINST: _____

ABSTAIN: _____

Commissioners Eligible to Vote: ___ Brown ___ Shallcross ___ Rivera

___ Councilman Torres ___ Moreno ___ Chairman Haas