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2011 RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWNSHIP OF BLOOMFIELD, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY, DIRECTING THE TOWNSHIP OF BLOOMFIELD PLANNING BOARD TO PREPARE AMENDMENTS TO THE BLOOMFIELD CENTER REDEVELOPMENT PLAN – PHASE I AND THE BLOOMFIELD CENTER REDEVELOPMENT PLAN – PHASE II.

WHEREAS, in or about October, 2008, the Mayor and Council of the Township of Bloomfield adopted the Bloomfield Center Redevelopment Plan – Phase I (“BCRP-I”) to guide development of certain parcels located in Blocks 220, 225, 227, 228, 242, 243 and 255 which had been designated as either an Area in Need of Redevelopment or an Area in Need of Rehabilitation pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq. (“LRHL”). The area governed by BCRP-I is known as the “Bloomfield Center Redevelopment District – Phase I” (“BCRD-I”); and

WHEREAS, in or about October, 2009, the Mayor and Council of the Township of Bloomfield adopted the Bloomfield Center Redevelopment Plan – Phase II (“BCRP-II”), to guide development of certain parcels located in Blocks 153, 225, 226, 241, 244, 253, 301, 302 and 311 which had been designated as an Area in Need of Rehabilitation pursuant to the LRHL. The area governed by BCRP-II is known as the “Bloomfield Center Redevelopment District – Phase II” (“BCRD-II”); and

WHEREAS, following the procedures set forth in the LRHL, the Planning Board undertook an investigation of Block 228 and Block 220, Lot 40, which were included in the BCRD-I, to determine whether those parcels met the criteria for designation as an area in need of redevelopment. The Planning Board investigation resulted in the Mayor and Council adopting a resolution in or about October, 2010, designating the entirety of Block 228 and Block 220, Lot 40 as an Area in Need of Redevelopment. A refined redevelopment plan covering only Block 228 and Block 220, Lot 40 was adopted in or about February, 2011; and

AD AS TO FORM AND PROCEDURE
ON BASIS OF FACTS SET FORTH
Director of Law - Township Attorney

WHEREAS, except for Block 228 and Block 220, Lot 40, development of all other parcels in the BCRD-I and the BCRD-II remain governed by BCRP-I and BCRP-II, respectively; and

WHEREAS, the Mayor and Council of the Township of Bloomfield now recognize that the uses permitted by BCRP-I and BCRP-II may be too restrictive and that the procedural requirements for property owners in the BCRD-I and BCRD-II to obtain new tenants are at best ambiguous and at worst onerous; and

WHEREAS, the LRHL, and specifically N.J.S.A. 40A:12A-7(f), authorizes the Governing Body to direct the Planning Board to prepare amendments or revisions to a redevelopment plan.

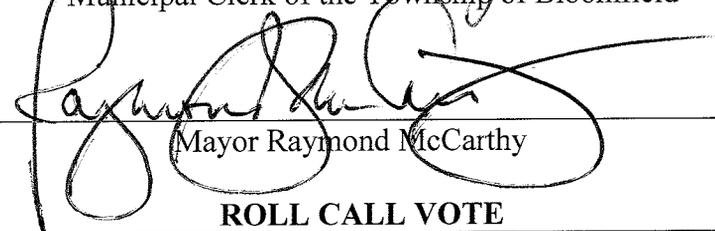
NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Township of Bloomfield, Essex County, New Jersey, as follows:

1. The Mayor and Council for the Township of Bloomfield hereby directs the Township of Bloomfield Planning Board to review BCRP-I and BCRP-II and to prepare any amendments or revisions it deems appropriate to the uses permitted in the BCRD-I and the BCRD-II and which clarify and simplify the procedures for obtaining zoning permits for potential tenants and occupants of existing buildings in the BCRD-I and BCRD-II; and
2. The Planning Board may also propose any other amendments or revisions to BCRP-I and BCRP-II for consideration by the Mayor and Council; and
3. The Township of Bloomfield Planning Board shall transmit the proposed amendments to the Mayor and Council for their consideration in accordance with the provision of N.J.S.A. 40A:12A-7(f); and
4. This Resolution shall take effect immediately.

I hereby certify that this Resolution was duly adopted by the Township Council of the Township of Bloomfield at a meeting of said Township Council held on July 11, 2011.



 Municipal Clerk of the Township of Bloomfield



 Mayor Raymond McCarthy

ROLL CALL VOTE

MAYOR & COUNCIL	YES	NO	ABSTAIN	ABSENT
COUNCILWOMAN LITTERIO	✓			
COUNCILMAN JOANOW	✓			
COUNCILMAN RUANE	✓			
COUNCILWOMAN DUNIGAN	✓			
COUNCILMAN VENEZIA	✓			
COUNCILMAN HAMILTON	✓			
MAYOR McCARTHY	✓			

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I hereby approve / disapprove of the passage of the attached Resolution.



Yoshi Manale
Township Administrator

If the Township Administrator disapproves of the attached resolution the reasons are as follows: