

ORDINANCE #23-02

**ADOPTING NINTH AVENUE REDEVELOPMENT PLAN  
FOR ENTIRETY OF BLOCK 126, LOTS 1 & 1.01 AND BLOCK 135, LOTS 43.03, 43.05 & 43.06**

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

**WHEREAS**, the Borough Planner prepared a Redevelopment Plan for the entirety of Block 126, Lots 1 & 1.01 and Block 135, Lots 43.03, 43.05 & 43.06; and

**WHEREAS**, pursuant to N.J.S.A. 40A:12A-7, the Redevelopment Plan was referred to the Runnemede Borough Planning Board ("Planning Board") for a consistency review with the master plan and to provide an opportunity for the Planning Board to make recommendations concerning any inconsistency with the master plan and concerning any other matters the Planning Board deems appropriate; and

**WHEREAS**, the Borough Committee has reviewed and considered the recommendations of the Planning Board regarding the proposed amendments to the Redevelopment Plan; and

**NOW, THEREFORE, BE IT ORDAINED, BY THE RUNNEMEDE BOROUGH COMMITTEE, COUNTY OF CAMDEN, STATE OF NEW JERSEY, AS FOLLOWS:**

**Section 1.** The Redevelopment Plan for the entirety of Block 126, Lots 1 & 1.01 and Block 135, Lots 43.03, 43.05 & 43.06 (the "Redevelopment Plan") is hereby adopted.

**Section 2.** The Redevelopment Plan meets the criteria, guidelines, and conditions set forth at N.J.S.A. 40A:12A-7 and is otherwise in conformance with the provisions of the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq.

**Section 3.** The Redevelopment Plan is consistent with the Borough of Runnemede's Master Plan or is designed to effectuate the Master Plan.

**Section 4.** The Redevelopment Plan shall constitute an overlay of existing zoning and the Official Zoning Map is hereby amended to reflect the overlay zone as set forth in the Redevelopment Plan.

**Section 5.** If any provision of this Ordinance shall be held invalid by any court of competent jurisdiction, the same shall not affect the other provisions of this Ordinance except so as far as the provision so declared invalid shall be severable from the remainder of the portion thereof.

**Section 6.** All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed.

**Section 7.** This Ordinance shall take effect immediately upon adoption and publication according to law.

BOROUGH OF RUNNEMEDE



Beth Miller, Deputy Borough Clerk



Nick Kappatos, Mayor

NOTICE

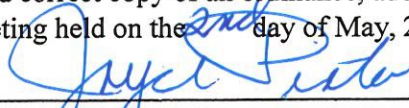
The above ordinance was introduced and passed on first reading at a meeting of the Borough Council of the Borough of Runnemede held on the 28<sup>th</sup> day of March, 2023, and will be taken up for final consideration and passage at a meeting of the Borough Council of said Borough of Runnemede 24 N. Black Horse Pike, Runnemede, New Jersey on the 2<sup>nd</sup> day of May, 2023, at which time and place all persons interested will be heard.



Beth Miller, Deputy Clerk  
Upon First Reading

CERTIFICATION

I HEREBY CERTIFY that the foregoing is a true and correct copy of an ordinance, adopted by the Borough Council of the Borough of Runnemede at a meeting held on the 2nd day of May, 2023.

  
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Joyce Pinto, Clerk

Upon Final Passage

Passed on First Reading

Adopted on Second Reading

Name	Passed on First Reading				Adopted on Second Reading			
	Yes	No	Abstain	Absent	Yes	No	Abstain	Absent
Kelly	✓							✓
Laubenstein	✓				✓			
Passio	✓				✓			
Cepero	✓				✓			
Farrell	✓				✓			
Ranieri	✓				✓			