

BOROUGH OF KEANSBURG

**AN ORDINANCE OF THE BOROUGH OF
KEANSBURG, COUNTY OF MONMOUTH, STATE OF
NEW JERSEY AMENDING THE BEACHWAY AVENUE
WATERFRONT REDEVELOPMENT PLAN**

ORDINANCE NO. 1600

WHEREAS, on July 27, 2005, the Borough Council adopted Resolution #171-A determining that the entire Borough is an “area in need of rehabilitation” under the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* (the “LHRL”); and

WHEREAS, on February 22, 2006, the Borough Council adopted Ordinance #1403 adopting a redevelopment plan known as the Beachway Avenue Waterfront Redevelopment Plan to govern lots which were then identified as Block 184, Lots 1, 2 and 3 in the rehabilitation area; and

WHEREAS, on August 25, 2015, the Borough Council adopted Resolution #107 determining that Block 184, Lots 1 and 3 are an area in need of redevelopment under the LRHL; and

WHEREAS, on March 29, 2016, the Borough Council adopted Ordinance #1579 amending the Beachway Avenue Waterfront Redevelopment Plan; and

WHEREAS, the Borough Council subsequently authorized a settlement requiring repeal of Ordinance #1579; and

WHEREAS, the Borough now wishes to adopt an amendment to the Beachway Avenue Waterfront Redevelopment Plan to create an overlay zone governing Block 184, Lots 1, 3 and a portion of Lot 3.01 in the redevelopment/rehabilitation area, which amendment will supersede and replace all previous versions of the Beachway Avenue Waterfront Redevelopment Plan; and

WHEREAS, the Borough’s engineering and planning consultant, T&M Associates, has prepared an Amendment to the Beachway Avenue Waterfront Redevelopment Plan; and

WHEREAS, prior to final passage of this Ordinance, the Amendment to the Beachway Avenue Waterfront Redevelopment Plan was provided to the Borough’s Planning Board for review as to master plan consistency and for any other comments in accordance with *N.J.S.A. 40A:12A-7(e)* of the LHRL; and

WHEREAS, the Borough Council now wishes to approve the Amendment to the Beachway Avenue Waterfront Redevelopment Plan in the form attached hereto as **Exhibit A**.

NOW, THEREFORE, BE IT ORDAINED, by the Borough Council of the Borough of Keansburg, County of Monmouth, and State of New Jersey hereby approves

and adopts the Amendment to the Beachway Avenue Waterfront Redevelopment Plan in the form attached hereto as **Exhibit A**; and

BE IT FURTHER ORDAINED, that all other Ordinances or parts of Ordinances inconsistent herewith are hereby repealed.

BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.