

ORDINANCE NO. 1667

AN ORDINANCE OF THE BOROUGH OF KEANSBURG, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, ADOPTING A SECOND AMENDMENT TO THE BEACHWAY AVENUE WATERFRONT REDEVELOPMENT PLAN

WHEREAS, on February 22, 2006, the Borough Council adopted Ordinance 1403, pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "**LRHL**"), adopting a redevelopment plan regarding the development of a phased residential project (the "**Project**") on property then identified as Block 184, Lots 1, 2 and 3 on the Borough's tax map, and now identified as Block 184, Lots 1, 3, and a portion of Lot 3.01 (the "**Project Site**"), known as the Beachway Avenue Waterfront Redevelopment Plan (the "**Redevelopment Plan**"); and

WHEREAS, on August 4, 2015, the Borough entered into a redevelopment agreement (the "**Redevelopment Agreement**") with Arisa/Harvestate at Keansburg, LLC (the "**Redeveloper**") for the redevelopment of the Project Site in accordance with the Redevelopment Plan; and

WHEREAS, on June 21, 2017, the Borough Council adopted Ordinance No. 1600, pursuant to the LRHL, adopting an amendment to the Redevelopment Plan (the "**First Amended Redevelopment Plan**") to create an overlay zone governing the Project Site; and

WHEREAS, the First Amended Redevelopment Plan superseded and replaced the Redevelopment Plan in its entirety; and

WHEREAS, in February of 2018, the Borough and the Redeveloper entered into a First Amendment to Redevelopment Agreement (the "**First Amendment**"); and

WHEREAS, the Borough has determined to make certain further amendments to the First Amended Redevelopment Plan that it deems to be in its best interest and in furtherance of the public purposes of the LRHL and the First Amendment; and

WHEREAS, the Borough's engineering and planning consultant, T&M Associates, has prepared a Second Amendment to the Redevelopment Plan (the "**Second Amended Redevelopment Plan**"); and

WHEREAS, it is the Borough's intent that the Second Amended Redevelopment Plan, once adopted, will supersede and replace the First Amended Redevelopment Plan; and

WHEREAS, prior to the final passage of this Ordinance, the Second Amended Redevelopment Plan was referred 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 LRHL; and

WHEREAS, the Borough Council now wishes to approve and adopt the Second Amended 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, that the Borough Council hereby approves and adopts the Second Amended Redevelopment Plan in the form attached hereto as **Exhibit A**.

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.

Mr. Cusick asked for a roll call vote to ADOPT Ordinance #1667:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza		✓	✓			
Mr. Foley					✓	
Mr. Hoff	✓		✓			

INTRODUCTION: January 27, 2021

ADOPTION: February 17, 2021

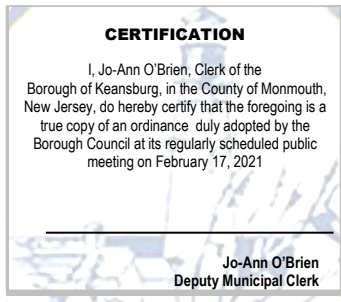


EXHIBIT A

The Second Amendment to the Redevelopment Plan