

ORDINANCE #2134-11

ORDINANCE OF THE CITY OF WOODBURY AUTHORIZING THE CITY OF WOODBURY TO EXECUTE AN AGREEMENT TO TRANSFER AND TO TRANSFER REAL PROPERTY TO GLOUCESTER COUNTY HABITAT FOR HUMANITY

WHEREAS, the City of Woodbury is the title owner of real property commonly known as 79 Wallace Street, being Block 110, Lot 15 and 83 Wallace Street, being Block 110, Lot 16 on the tax map of the City of Woodbury (hereinafter “the Properties”); and

WHEREAS, the Properties were acquired for purposes of residential rehabilitation through a Community Housing Development Organization (CHDO); and

WHEREAS, the City of Woodbury has no need for the properties for municipal purposes; and

WHEREAS, Gloucester County Habitat For Humanity (GCHFH) is a duly incorporated non-profit Community Housing Development Organization (CHDO); and

WHEREAS, GCHFH, wishes to develop said properties for the purpose of constructing housing for low or moderate income persons or families; and

NOW, THEREFORE, BE IT ORDAINED that:

1. That the Mayor is hereby authorized to enter into an agreement to transfer ownership of the Properties to GCHFH for the nominal consideration of One Dollar (\$1.00) and any and all necessary or advisable documentation to effectuate such transfer consistent with the within Ordinance pursuant to N.J.S.A. 40A:12-21(1); and

2. That such agreements shall require the construction of residential housing within twenty-four (24) months or in accordance with N.J.S.A. 40A:12-21(1) the properties may revert back to the City of Woodbury; and

3. That the residential structure may be modular but must be designed to meet the mix of the surrounding homes and the neighborhood aesthetics. The aesthetic design of the residential structure shall be subject to the prior approval of the Woodbury City Council; and

4. That such Properties will be resold subject to GCHFH’s standard restrictions and any restrictions on resale or otherwise required by the County of Gloucester in the event GCHFH obtains County funding and shall comport with all COAH requirements necessary for such properties to be counted toward the City of Woodbury’s low and moderate housing requirements.

THE FOREGOING was introduced by the City Council of the City of Woodbury at a regular meeting held on March 14, 2011. This Ordinance will be considered for adoption at final reading and public hearing to be held on March 28, 2011 at 7:30 p.m. or at such time as may be determined and announced, in City Hall, Council Chambers, 33 Delaware Street, Woodbury, New Jersey, at which time and place all persons interested will be given the opportunity to be heard concerning said Ordinance. During the time prior to and up to and including the date of such meeting, copies of said Ordinance will be made available at the City Clerk's Office without charge to the members of the general public who may request same.

C. BARRY SLOANE,
President of Council

Attest: _____
GAIL R. SCHEFFLER, Clerk

Approved: _____
HARRY R. RISKIE, Mayor