**Introduced: February 22, 2016**

**Adopted:**

**THE TOWNSHIP OF SOUTH ORANGE VILLAGE**

**ORDINANCE #2016-08**

**AN ORDINANCE OF THE TOWNSHIP OF SOUTH ORANGE VILLAGE APPROVING THE ORANGE LAWN REDEVELOPMENT PLAN FOR BLOCK 1304, LOT 6**

**WHEREAS**, on March 9, 2015, in Resolution 2015-45, the Board of Trustees of the Township of South Orange (the “**Trustees**”), pursuant to and in accordance with the requirements of the *Local Redevelopment and Housing Law, N.J.S.A.* 40A:12A-1 *et seq.* (the “LRHL”), designated the entire Village as an “Area in Need of Rehabilitation” which designation permits the Village to adopt Redevelopment Plans for specific properties; and

**WHEREAS**, the property identified as Block 1304, Lot 6 on the Village’s Tax Maps is an approximately 16 acre parcel of land occupied by the Orange Lawn Tennis Club (“Orange Lawn”); and

**WHEREAS**, in accordance with the LRHL, the Village requested the preparation of a redevelopment plan and such plan has been developed to include strict controls on the project layout including maintaining appropriate buffers, limiting the impacts on surrounding properties, and controlling the size, scale, location and aesthetic and architectural appearance of the townhouses to maintain a harmonious relationship with the surrounding neighborhood; and

**WHEREAS**, the Village Planner prepared a redevelopment plan reflecting the above conditions, entitled “Orange Lawn Redevelopment Plan”, dated as of February 22,, 2016 (the “Redevelopment Plan”); and

**WHEREAS,** the Trustees have reviewed and considered the attached proposed Redevelopment Plan; and

**WHEREAS**, pursuant to the LRHL, specifically *N.J.S.A.* 40A:12A-7(e); the Village Planning Board must review the Redevelopment Plan and transmit its recommendations relating to the Redevelopment Plan to the Board of Trustees prior to final adoption; and

**WHEREAS,** upon receipt and review of the Village Planning Board’s recommendations relating to the Redevelopment Plan, the Board of Trustees believes that the adoption of the Redevelopment Plan is in the best interests of the Village; and

**WHEREAS**, after consulting with Planners, Redevelopment Counsel and Village staff as well as the Village Administrator, the Trustees have determined that the attached Orange Lawn Redevelopment Plan is in the best interests of the Village and will best facilitate the appropriate development of the Orange Lawn Property; and

**NOW THEREFORE, BE IT ORDAINED** by the Board of Trustees of the Township of South Orange Village, in the County of Essex, New Jersey as follows:

1. The Village Planning Board is hereby directed to review the Redevelopment Plan, attached hereto as **Exhibit A**, and provide their recommendations thereon pursuant to the provisions of *N.J.S.A.* 40A:12A-7(e).

2. Contingent upon the receipt of the Village Planning Board’s recommendations, the Redevelopment Plan is hereby adopted pursuant to the terms of *N.J.S.A.* 40A:12A-7 of the Redevelopment Law.

3. The Orange Lawn Redevelopment Plan supersedes the South Orange Development and Zoning Ordinances for the Property.

4. This ordinance shall be part of the South Orange Development Ordinance as though codified and set forth fully herein.

5. If any part of this Ordinance shall be deemed invalid, such parts shall be severed and the invalidity thereby shall not affect the remaining parts of this Ordinance.

6. The Clerk of the Village shall forward a copy of this Ordinance and the Orange Lawn Redevelopment Plan to the Planning Board for its review and report pursuant to N.J.S.A. 40A:12A-7(e), and a copy of this ordinance and the Orange Lawn Redevelopment Plan shall be available for public inspection at the office of the Village Clerk during regular business hours.

7. This Ordinance shall take effect as provided by law.

APPROVED:

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Sheena C. Collum

Village President

ATTEST:

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Susan Caljean

Village Clerk