

CITY OF WOODBURY, NEW JERSEY

ORDINANCE NO. 2280-18

**ORDINANCE OF THE CITY OF WOODBURY
AUTHORIZING PURSUANT TO *N.J.S.A.* 40A:12A-8(b) THE
PURCHASE OF BLOCK 75, LOT 35 AND BLOCK 75, LOT 33
ON THE CITY OF WOODBURY TAX MAPS FROM PCII
REO, LLC TO FACILITATE THE REDEVELOPMENT
PLAN FOR THE DOWNTOWN BUSINESS DISTRICT**

WHEREAS, PCII REO, LLC obtained title to 25 West Centre Street and 29 West Centre Street by way of a tax sale foreclosure. These lands are also designated as Block 75, Lot 35 and Block 75, Lot 33 on the current tax map of the City of Woodbury, County of Gloucester, State New Jersey; and

WHEREAS, by Resolution No. 09-113 adopted on May 11, 2009, the Woodbury City Council designated the downtown business district as an area in need of redevelopment pursuant to *N.J.S.A.* 40A:12A-5 and *N.J.S.A.* 40A:12A-6; and

WHEREAS, 25 West Centre Street, also known as Block 75, Lot 35 and 29 West Centre Street, also known as Block 75, Lot 33 were both designated as areas in need of redevelopment in the downtown business district; and

WHEREAS, the Woodbury City Council authorized preparation of a Redevelopment Plan by Group Melvin Design to assist with the redevelopment of the downtown business district; and

WHEREAS, on May 24, 2010, Group Melvin Design created a Redevelopment Plan for the Downtown Business District; and

WHEREAS, 25 West Centre Street, also known as Block 75, Lot 35 and 29 West Centre Street, also known as Block 75, Lot 33 are both included in the Redevelopment Plan for the downtown business district; and

WHEREAS, now the City of Woodbury wishes to acquire from PCII REO, LLC both 25 West Centre Street and 29 West Centre Street in order to facilitate the redevelopment of the downtown business district; and

WHEREAS, to *N.J.S.A.* 40A:12A-8(b) authorizes the City of Woodbury to acquire said properties upon such terms as the Township deems reasonable in conjunction with the Redevelopment Plan of which the properties are a part in order to facilitate the redevelopment of the downtown business district.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Woodbury, County of Gloucester, State of New Jersey as follows:

SECTION I.

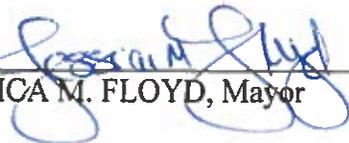
1. The City of Woodbury is hereby authorized and directed to enter into an agreement for the purchase and sale of Block 75, Lot 35 and Block 75, Lot 33 with PCII REO, LLC whose address is 1000 Haddonfield-Berlin Road, Suite 203, Voorhees, New Jersey 08403. The agreement authorized by this Ordinance is on file in the office of the City Clerk and may be inspected during regular office hours.
2. The City of Woodbury approves the purchase and deed to Block 75, Lot 35 and Block 75, Lot 33 to be used to facilitate the redevelopment of the downtown business district.
3. The Mayor and City Clerk, are hereby authorized to execute all documents necessary to effectuate the hereinabove described conveyances.

SECTION II.

If any section, paragraph, subsection, clause or provision of this Ordinance shall be adjudged by a Court of competent jurisdiction to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause or provision so adjudged and the remainder of this Ordinance shall be deemed valid and effective.

SECTION III.

This Ordinance shall take effect immediately upon final passage and publication according to law.



JESSICA M. FLOYD, Mayor

Attest:



DANEEN D. FUSS, City Clerk

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Date introduced: 02-13-18
Date advertised: 02-18-18
Date adopted: 02-27-18

NOTICE

The Ordinance published herein was introduced and passed upon first reading at a meeting of the Mayor and Council of the City of Woodbury, in the County of Gloucester and State of New Jersey, held on **February 13, 2018**. It will be further considered for final passage, after public hearing hereon, at a meeting of said Mayor and Council to be held in the City's Municipal Building, 33 Delaware Street, Woodbury, New Jersey 08096, in the City, on **February 27, 2018** at 7:00 P.M. During the week prior and up to and including the date of such meeting, copies of said Ordinance will be made available at the Clerk's office at the Municipal Building, 33 Delaware Street, in the City, to the members of the general public who shall request the same.



Daneen D. Fuss
City Clerk