

RESOLUTION NO: 06-2022

RESOLUTION TO MEMORIALIZE THE ADOPTION OF THE MASTER PLAN RE-EXAMINATION REPORT AND AMENDMENTS TO THE MASTER PLAN OF THE BOROUGH OF BELLMAWR BY THE JOINT LAND USE BOARD OF THE BOROUGH OF BELLMAWR

WHEREAS, pursuant to Municipal Land Use Law 40:55D-89, a reexamination of the master plan and development regulations must be completed at least once every ten (10) years from the previous reexamination; and

WHEREAS, the existing Master Plan for the Borough of Bellmawr was adopted on in 1977 and periodically reexamined thereafter. A reexamination report was adopted in 1996; 2006; 2010; and amendments were adopted in 2002; 2004; 2010; and

WHEREAS, a Reexamination report addressing Borough land development objectives and the status of the goals set forth in the existing master plan for the Borough and making recommendations for changes to the development regulations that would further achieve the original goals or address any significant changes that would occur since the last report was adopted was prepared by Steve Bach, RA, PE, PP, CME and Candace Kanaplue, AICP, PP dated August 2021; and

WHEREAS, public hearings were held on August 2, 2021, regarding this reexamination report and the proposed ordinance amendments to the Master Plan and at this public meeting, the report and proposed amendments to the Master Plan were explained to the public and the public had an opportunity to comment and be heard on the Plan; and

WHEREAS, the Joint Land Use Board considered the comments of the public, the oral presentation of its professionals and reviewed the reexamination report, which report is made a part hereof; and

WHEREAS, based upon the foregoing, the Joint Land Use Board makes the following findings:

1. Pursuant to N.J.S.A. 40:55D-89, a reexamination report to the Master Plan of the Borough of Bellmawr specifically including amendments to the Land Use Element was prepared under the direct supervision of Steve Bach, RA, PE, PP, CME and Candace Kanaplue, AICP, PP which report makes recommendations for changes to the Master Plan and the development regulations that will further advance the goals of the Master Plan and/or address any significant changes that have occurred since the last report was adopted.

2. In this reexamination, consideration was given to the plans for development of adjacent municipalities and communities and the State Development and Redevelopment Plan.

3. Public notice regarding the proposed Master Plan Reexamination was published in the official newspaper of the Borough of Bellmawr and was also sent certified mail to the Clerks of all adjoining municipalities including but not limited to:

- a. Borough of Barrington
- b. Borough of Brooklawn
- c. Township of Deptford
- d. City of Gloucester
- e. Borough of Haddon Heights
- f. Borough of Mt Ephraim
- g. Borough of Runnemede
- h. Borough of Westville

In addition, a copy of the Reexamination report was sent with the appropriate notice to the Camden County Planning Board by certified mail.

4. Copies of the reexamination report for which approval was sought at the hearing were made available for public inspection at least ten (10) days before the date of the hearing.

5. At the public hearing on August 2, 2021 the findings of the reexamination report were explained to the public and the public had an opportunity to be heard and comment on the report.

6. The reexamination report identified certain unfulfilled objectives as set forth in the Master plan and sets forth the ongoing areas of concern for the Borough in the development and usage of the lands within the Borough and other such planning issues.

7. At the public hearing on August 2, 2021 proposed ordinance changes were discussed which would address these areas of concern and the text of these ordinance changes were reviewed and discussed before the public and the public had an opportunity to be heard and comment.

8. The Joint Land Use Board approved the reexamination report and adopts same as amended in its entirety.

9. The Joint Land Use Board directs that the reexamination report and this resolution be transmitted to the Borough of Bellmawr Council pursuant to NJSA 40:55D-26

NOW, THEREFORE, from the findings of fact, the testimony of all relevant parties and the evidence submitted at the public hearing, **BE IT RESOLVED** by the Bellmawr Borough Joint Land Use Board, that the Reexamination report as prepared under the direct supervision of Steve Bach, RA, PE, PP, CME and Candace Kanaplue, AICP, PP, attached hereto and incorporated herein by reference is herewith adopted by the Bellmawr Borough Joint Land Use Board. The Joint Land Use Board finds that the Master Plan and the Reexamination report as prepared meets and addresses the Bellmawr Borough goals and objectives as stated therein.

SAID MOTION WAS MADE AND ADOPTED at the meeting of the Bellmawr Borough Joint Land Use Board on August 2, 2021

ATTEST:


BOROUGH OF BELLMAWR
PLANNING BOARD:


Ray Staszak, Secretary


Dan DiRenzo, Chairman

CERTIFICATION

The foregoing Resolution was adopted at a regular meeting of the Bellmawr Borough Joint Land Use Board on 05/02/2022.


Ray Staszak, Secretary