

**PLANNING BOARD OF THE BOROUGH OF ATLANTIC HIGHLANDS  
RESOLUTION ADOPTING STUDY AREA MAP AND BASIS STATEMENT FOR  
MOTHER THERESA REDEVELOPMENT AREA.**

**WHEREAS**, the Planning Board (hereinafter the "Board") of the Municipality of **Atlantic Highlands** (hereinafter the "Municipality") is established by Ordinance adopted pursuant to the authority set forth in the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq.; and

**WHEREAS**, pursuant to N.J.S.A. 40A:12A-1 et. seq provides a mechanism to empower and assist local governments in efforts to promote programs of redevelopment; and

**WHEREAS**, the Local Redevelopment and Housing Law sets forth a specific procedure for establishing an area in need of redevelopment; and

**WHEREAS**, Pursuant to N.J.S.A. 40A:12A-6, the governing body of the municipality, by resolution adopted on November 6, 2019, authorized the Planning Board to undertake a preliminary investigation to determine whether a proposed area is in need of redevelopment meeting the criteria set forth in N.J.S.A. 40A:12A-5 for a "Non-Condensation Redevelopment Area; and

**WHEREAS**, the Board has engaged Thomas Planning Associates, L.L.C. to undertake a preliminary investigation as to whether or not the property known as Mother Theresa School qualifies as a non-condemnation redevelopment area under the Local Redevelopment and Housing Law, N.J.S.A. 40:12A-5; and

**WHEREAS**, Thomas Planning Associates, L.L.C. has completed its preliminary investigation report; and

**WHEREAS**, Pursuant to N.J.S.A. 40A:12A-6.b.(1) the Planning Board is required to prepare a map showing the boundaries of the proposed redevelopment areas and the location of the various parcels of property included therein (Study Area Map) with an appended statement setting forth the basis for the investigation; and

**Statement:**

The attached "Study Area Map" shows the boundaries of the Mother Teresa School property. On November 6, 2019, the Atlantic Highlands Borough Council adopted Resolution 186-2019 authorizing and directing the Planning Board to undertake a preliminary investigation as to whether or not the Mother Teresa School property (Study Area) qualifies as a non-condemnation redevelopment area under the Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-5). In accordance with the Resolution of the Borough Council, the Planning Board authorized the Borough Planner on March 5, 2020 to investigate the Study Area pursuant to N.J.S.A. 40A:12A-1 et seq. including the preparation of a redevelopment area boundary map, preparing a report setting forth the basis for the investigation and including the findings of the property investigation.

**WHEREAS**, THE Planning Board has prepared a Study Area Map and Statement attached hereto pursuant to the statutory requirement.

**NOW, THEREFORE BE IT RESOLVED** on this 4th day of February, 2021, that the Planning Board of the Borough of Atlantic Highlands does hereby adopt the attached Study Area Map and Statement in compliance with the aforesaid requirements of the Local Redevelopment and Housing Law.

**BE IT FURTHER RESOLVED** that copies of this Resolution and the attached Study Area Map and Statement Report shall be filed with the records of the Planning Board and sent to the Governing Body of the Municipality.

OFFERED BY: Mrs. Murray

SECONDED BY: Mr. Neff


ROLL CALL INDICATED:

YES: Mr. Dougherty, Mr. Caecamo, Mr. McGoldrick, Mr. Neff, Mrs. Murray  
Mr. Colangelo, Mr. Crowther

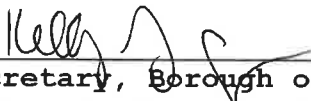
NO:

ABSTAIN:

ABSENT: Mr. Crowley, Mr. Pepe

  
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Chairman, Borough of Atlantic  
Highlands Planning Board

**I HEREBY CERTIFY** that the foregoing is a true and exact copy of the Resolution adopted by the Atlantic Highlands Planning Board at its meeting conducted on the 4<sup>th</sup> day of February, 2021.

  
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Secretary, Borough of Atlantic  
Highlands Planning Board