

**TOWNSHIP OF WARREN  
RESOLUTION NO. 2018-129**

**RECINDING RESOLUTION NO. 2017-94 AND AUTHORIZING FUNDING AGREEMENT WITH RUDR SJ URBAN RENEWAL REDEVELOPMENT, LLC**

**WHEREAS**, the Township Committee of the Township of Warren (the "Township Committee"), by Resolution No. 2016-278 dated December 8, 2017, authorized the Planning Board of the Township of Warren to undertake a preliminary investigation to determine whether certain lands identified as Block 78, Lot 12 situated in the Township of Warren, Somerset County, New Jersey, should be declared an "area in need of redevelopment" according to the criteria set forth in the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* (the "LRHL"); and

**WHEREAS**, by Resolution adopted after a public hearing held by the Planning Board in accordance with the LRHL, the Planning Board recommended to the Township Committee that Block 78, Lot 12 be designated as "an area in need of redevelopment" pursuant to the LRHL; and

**WHEREAS**, the Township Committee subsequently designated Block 78, Lot 12 as an "area in need of redevelopment" pursuant to the LRHL (the "Redevelopment Area"); and

**WHEREAS**, a Funding Agreement between 181 Gaurisuta Realty, LLC was prepared and approved by the Township Committee by Resolution No. 2017-94 adopted on March 16, 2017, but never signed by the Redeveloper nor were any funds posted with the Township; and

**WHEREAS**, a new urban renewal entity has been created to redevelop the Redevelopment Area, namely RUDR SJ URBAN RENEWAL REDEVELOPMENT, LLC; and

**WHEREAS**, in order to create uniformity of documentation, a new Funding Agreement has been prepared to establish an escrow fund with the Township to provide for the payment of the Township's professionals (including the Planning Board's professionals), whether employees of the Township or consultants retained by the Township or the Planning Board, to among other things, (i) prepare the Preliminary Investigation Report, (ii) conduct hearing(s) before the Planning Board on said Preliminary Investigation Report, (iii) prepare a Redevelopment Plan in accordance with the provisions of Section 7 of the Redevelopment Law, (iv) prepare any and all reports, memoranda, correspondence, resolutions, ordinances required by the Redevelopment Law, and (v) prepare and negotiate any Redevelopment Agreement and Financial Agreement (hereinafter collectively the "Township Professional Work").

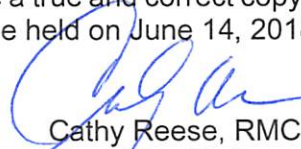
**NOW, THEREFORE, BE IT RESOLVED** by the Township Committee of the Township of Warren, in the County of Somerset, State of New Jersey, as follows:

1. The foregoing recitals are incorporated herein as if set forth in full.
2. The Mayor and Township Clerk are hereby authorized to execute the Funding Agreement which is on file in the Township Clerk's Office.
3. The Township Clerk is hereby directed to forward execution copies of the Funding Agreement to Richard Sasso, Esq. counsel for RUDR SJ URBAN RENEWAL REDEVELOPMENT, LLC, together with a certified copy of this Resolution, with instructions that at least two (2) fully executed copies be returned to the Township Clerk, together with a check in the amount of \$25,000.00 representing the initial payment required under the Funding Agreement.
4. The Township's Chief Financial Officer is hereby directed to establish a separate escrow account to pay all Township professionals for work performed in connection with the redevelopment of the Redevelopment Area.
5. Resolution No. 2017-94 is hereby rescinded in its entirety and shall have no further legal force or effect; provided, however, that any and all Township professional work heretofore performed may be billed to the \$25,000 posted by the Redeveloper under the Funding Agreement approved by this Resolution.
6. This Resolution shall take effect immediately.

INTRODUCED	SECONDED	COMMITTEE	AYE	NAY	ABSTAIN	ABSENT
	x	LAZO	x			
		MARION	x			
		GARAFOLA	x			
x		DINARDO	x			
		SORDILLO	x			

CERTIFICATION

I, Cathy Reese, Township Clerk of the Township of Warren, in the County of Somerset, New Jersey, do hereby certify the foregoing to be a true and correct copy of a resolution adopted at a meeting of the Township Committee held on June 14, 2018.

  
 Cathy Reese, RMC  
 Township Clerk