

**RESOLUTION OF THE SEA BRIGHT PLANNING/ZONING BOARD
ACCEPTING THE SEA BRIGHT RIVER PROPERTIES REDEVELOPMENT PLAN
AS CONSISTENT WITH THE SEA BRIGHT MASTER PLAN**

WHEREAS, the subject area known as the River Properties redevelopment Area, Block 13, Lots 13, 14, 15, 18, 20, 21 and 22 and Block 14, Lots 12 and 14 and Block 15, Lots 5, 8, 10, 11 and 12 on the Sea Bright Tax Map was deemed to be an area in need of redevelopment by the Borough Council in Resolution 102-2019, adopted on May 21, 2014, pursuant to a report prepared by Cofone Consulting Group, LLC, entitled "Condemnation Redevelopment Investigation for Shrewsbury River Properties"; and

WHEREAS, the "Sea Bright River Properties Redevelopment Plan" was prepared by Cofone Consulting Group, LLC, dated April 2020; and

WHEREAS, the proposed Redevelopment Plan proposes new planning goals and zoning standards for the future development of the Area; and

WHEREAS, on Tuesday, July 28, 2020, the Planning Board of the Borough of Sea Bright, Monmouth County, New Jersey held a virtual public hearing at 7:30 p.m. to obtain comments on the Sea Bright River Properties Redevelopment Plan, at which time testimony was taken from Christine Cofone, Professional Planner and comments were received from the public; and

WHEREAS, the Board reviewed the Plan, considered the testimony and the comments from the public and determined that the "Sea Bright River Properties Redevelopment Plan" is consistent with the Sea Bright Master Plan.

NOW, THEREFORE. BE IT RESOLVED by the Sea Bright Unified Planning Board that it has determined that the "Sea Bright River Properties Redevelopment Plan" prepared by Cofone Consulting Group, LLC, dated April 2020 is deemed to be consistent with the Sea Bright Master Plan.

BE IT FURTHER RESOLVED that the Board Secretary is hereby authorized and directed to cause a certified copy of this Resolution to be sent to the Borough Clerk and to make same available to all other interested parties.

I certify the foregoing to be a true copy of a Resolution by the Sea Bright Planning/Zoning Board memorialized on August 25, 2020.

Candace B. Mitchell
Candace Mitchell, Secretary
Sea Bright Planning/Zoning Board

Adopted on a roll call on a motion by Boardmember Bills
and Seconded by Boardmember DeSio

Roll call vote:

Bills – Aye Cashmore – Aye Cunningham - Aye DeGiulio - Aye

DeSio – Aye Kelly - Abstain Leckstein – Aye Nott – Absent

Smith – Absent Wray - Absent Gorman - Abstain

C. Lance Cunningham

C. Lance Cunningham, Chairman
Sea Bright Planning/Zoning Board

