

**TOWNSHIP OF MOORESTOWN**

**RESOLUTION 110-2022**

**DIRECTING THE PLANNING BOARD OF  
THE TOWNSHIP OF MOORESTOWN TO CONDUCT A PRELIMINARY  
INVESTIGATION TO DETERMINE WHETHER THE LANDS IDENTIFIED AS  
BLOCK 1400 LOTS 13, 14 AND 15 AND BLOCK 900 LOTS 3, 7, 8 AND 9,  
COMMONLY REFERRED TO AS THE PULVERIZING SERVICES PROPERTY,  
CONSTITUTE A CONDEMNATION AREA IN NEED OF REDEVELOPMENT**

WHEREAS, N.J.S.A. 40A:12A-6 provides that the governing body of a municipality may by Resolution authorize the Planning Board to undertake a preliminary investigation to determine whether a delineated area constitutes a condemnation area in need of redevelopment in accordance with the criteria set forth in NJ.S.A. 40A:12A-5; and

WHEREAS, the Township Council of the Township of Moorestown (“Council”) seeks to have the Planning Board undertake a Preliminary Investigation of property commonly referred to as the Pulverizing Services Property, more specifically known as Block 1400 Lots 13, 14 and 15 and Block 900 Lots 3, 7, 8 and 9 (collectively, the “Property”); and

WHEREAS, a determination that the Property is a condemnation area in need of redevelopment would enable the adoption of a redevelopment plan that, among other things, would allow for the acquisition of the Property and restoration of the Property to a productive use that contributes to the tax base; and

WHEREAS, the Township Council of the Township of Moorestown believes it is in the best interest of the Township and its residents to have the Planning Board perform a Preliminary Investigation of the Property to determine if it is a condemnation area in need of redevelopment;

NOW, THEREFORE, BE IT RESOLVED, that in accordance with N.J.S.A. 40A:12A-6 the Township Council of the Township of Moorestown directs the Planning Board to undertake a preliminary investigation to determine whether the Property identified as Block 1400 Lots 13, 14 and 15 and Block 900 Lots 3, 7, 8 and 9 constitutes a condemnation area in need of redevelopment based upon the criteria set forth in N.J.S.A. 40A:12A-5, and the Planning Board is requested to report back to the Township Council as to the results of its preliminary investigation; and

BE IT FURTHER RESOLVED that the Township's professional staff, insofar as other professional services are required, are hereby authorized to render professional services to assist in the Planning Board's review.

VOTE:  
GILLESPIE  
MAMMARELLA  
LAW  
VAN DYKEN  
ZIPIN

Certified to be a true and correct copy  
of a Resolution adopted by the  
Township Council at its regular  
meeting on March 14, 2022.

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Patricia L. Hunt, RMC  
Township Clerk

## TOWNSHIP COUNCIL AGENDA REPORT

Meeting Date: March 14, 2022

Subject: Directing The Planning Board Of The Township Of Moorestown To Conduct A Preliminary Investigation To Determine Whether The Lands Identified As Block 1400, Lots 13, 14 And 15 And Block 900 Lots 3, 7, 8 And 9, Commonly Referred To As The Pulverizing Services Property, Constitute An Area In Need Of Redevelopment

Submitted by: Kevin Aberant, Township Manager

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### RECOMMENDATION

Adopt.

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### PREVIOUS ACTION

Discussion at 2/28/2022 Township Council Meeting

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### BACKGROUND

The Property is a 24 acre site on New Albany Road declared a Superfund site by the United States Environmental Protection Agency (“EPA”), and which was the subject of a cleanup supervised by the EPA.

A determination that the Property is an area in need of redevelopment would enable the adoption of a redevelopment plan that, among other things, would allow for the acquisition of the Property and restoration of the Property to a productive use that contributes to the tax base.

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### FISCAL IMPACT

To be determined.

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### CONCURRENCES