

## RESOLUTION R:196-2024

### RESOLUTION APPROVING THE ASSIGNMENT OF THE REDEVELOPMENT AGREEMENT BETWEEN MONROE TOWNSHIP AND MJ VOORHEES SS, LLC TO 440 BERLIN CROSS KEYS RD LLC

**WHEREAS**, MJ Voorhees SS, LLC (hereinafter referred to as “Assignor”) entered into a Redevelopment Agreement (hereinafter referred to as “Agreement”) with Monroe Township (hereinafter referred to as “Township”) on September 26, 2022, for the redevelopment of the property located at Block 101, Lot 7, Monroe Township, New Jersey, as a multi-level self-storage facility; and

**WHEREAS**, the Monroe Township Planning Board approved the site plan for the property on March 23, 2023, which was memorialized by Resolution PB-14-2023 on April 13, 2023; and

**WHEREAS**, Article 7, Section 7.2, subparagraph (5) of the Agreement permits the assignment of the Agreement, the Project Site, and/or the Project to an assignee approved in writing by the Township, which consent shall not be unreasonably withheld; and

**WHEREAS**, MJ Voorhees SS, LLC has entered into an agreement to sell the subject property to 440 Berlin Cross Keys RD LLC (hereinafter referred to as “Assignee”) and has requested the Township's written consent to assign the Agreement to the Assignee; and

**WHEREAS**, the Assignee is an experienced developer of self-storage facilities and has provided its work experience and qualifications to the Township for review; and

**WHEREAS**, the Assignee has agreed to comply with all terms and conditions of the approved site plan and will utilize the architectural plans approved by the Township in the construction of the multi-level storage facility; and

**WHEREAS**, the Township Council has reviewed the request for the assignment and the qualifications of the Assignee and finds it to be in the best interest of the Township to approve the assignment.

**NOW, THEREFORE, BE IT RESOLVED** by the Township Council of the Township of Monroe as follows:

1. The Township Council hereby consents to the assignment of the Redevelopment Agreement dated September 26, 2022, between Monroe Township and MJ Voorhees SS, LLC, to 440 Berlin Cross Keys RD LLC.
2. The Mayor, Township Clerk and any other relevant Township personnel are hereby authorized to execute any and all documents necessary to effectuate the assignment of the Agreement to 440 Berlin Cross Keys RD LLC.
3. The Township Clerk shall forward a copy of this Resolution, along with the written consent to the assignment, to MJ Voorhees SS, LLC, and 440 Berlin Cross Keys RD LLC.
4. This Resolution shall take effect immediately and a copy shall be made available for public inspection at the offices of the Township Clerk.

**RESOLUTION R:196-2024**

**RESOLUTION APPROVING THE ASSIGNMENT OF THE REDEVELOPMENT AGREEMENT BETWEEN MONROE TOWNSHIP AND MJ VOORHEES SS, LLC TO 440 BERLIN CROSS KEYS RD LLC**

**ADOPTED** at a meeting of the Township Council of the Township of Monroe on June 26, 2024.

**TOWNSHIP OF MONROE**

\_\_\_\_\_  
**CNCL. PRES. CHELSEA VALCOURT**

**ATTEST:**

\_\_\_\_\_  
**Twp. Clerk, Aileen Chiselko, RMC  
or Deputy Clerk, Jennifer Harbison, RMC**

**CERTIFICATION OF CLERK**

The foregoing Resolution was duly adopted at a meeting of the Township Council of the Township of Monroe, County of Gloucester, State of New Jersey, held on the 26<sup>th</sup> day of June 2024 in the Municipal Complex located at 125 Virginia Avenue, Williamstown, New Jersey.

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**Twp. Clerk, Aileen Chiselko, RMC  
or Deputy Clerk, Jennifer Harbison, RMC**

**ROLL CALL VOTE**

	<b>AYES</b>	<b>NAYS</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
<b>Cncl. Adams</b>				
<b>Cncl. Fox</b>				
<b>Cncl. Garbowski</b>				
<b>Cncl. Heverly</b>				
<b>Cncl. McKinney</b>				
<b>Cncl. O'Reilly</b>				
<b>Cncl. Pres. Valcourt</b>				
<b>Tally:</b>				