

RESOLUTION OF THE CITY OF GLOUCESTER CITY
County of Camden, State of New Jersey
#R 141 -2023

**RESOLUTION AUTHORIZING EXECUTION OF AN AMENDED TECHNICAL AND
COST PROPOSAL WITH E2 PROJECT MANAGEMENT FOR ARCHAEOLOGICAL
CONSULTING RELATED TO THE PROPOSED REDEVELOPMENT OF BLOCK 48,
LOT 2.01 ON THE OFFICIAL TAX MAP OF THE CITY OF GLOUCESTER CITY,
CAMDEN COUNTY, STATE OF NEW JERSEY**

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq., as amended and supplemented (the “Redevelopment Law”), provides a process for municipalities to participate in the redevelopment and improvement of areas in need of rehabilitation or redevelopment; and

WHEREAS, by way of Resolution 091-96, adopted on April 4, 1996, the Mayor and Council of the City of Gloucester City (the “City Council”) formally declared Block 48, Lots 2, 2.01 and 4, formerly known as Block 48, Lots 2 and 4, and portions of the abutting and adjoining streets an area in need of redevelopment (the “Redevelopment Area”) pursuant to the Redevelopment Law; and

WHEREAS, pursuant to its plans for the revitalization of the City of Gloucester City, the City Council adopted a redevelopment plan for the Redevelopment Area entitled “Coast Guard Redevelopment Area Plan” dated March 1996 (the “Redevelopment Plan”) setting forth plans for the development, redevelopment, and rehabilitation of the Redevelopment Area; and

WHEREAS, the property identified on the City’s Official Tax Map as Block 48, Lot 2.01 (the “Property”) is located within the Redevelopment Area; and

WHEREAS, by way of Resolution 173-2020, adopted on September 24, 2020, the City Council appointed Capodagli Property Company, LLC (“CPC”) as Conditional Redeveloper of the Property; and

WHEREAS, the Redevelopment Law provides for a process for redevelopment entities to enter into agreements with redevelopers to carry out and effectuate the terms of a redevelopment plan; and

WHEREAS, E2 Project Management LLC (“E2PM”) has consulted with CPC regarding certain covenants and restrictions against the Property enforced by the New Jersey State Historic Preservation Office (“SHPO”); and

WHEREAS, since January 2021, CPC has been seeking approval from SHPO for development of the Property; and

WHEREAS, by way of Resolution 148-2021, adopted on July 22, 2021, the City Council engaged E2PM to assist the City in obtaining SHPO approval for the proposed redevelopment of the Property; and

WHEREAS, on June 23, 2023, SHPO granted approval of the proposed redevelopment of the Property and now requires the City and CPC to initiate consultation with New Jersey's state and federally recognized tribes to gain the input of New Jersey's Native American community as it relates to the proposed redevelopment of the Property; and

WHEREAS, E2PM has submitted Amendment 1 to its Technical and Cost Proposal (the "Amended Proposal"), which sets forth E2PM's costs and services related to obtaining Native American input; and

WHEREAS, the City has reviewed E2PM's Amended Proposal and approves of the same; and

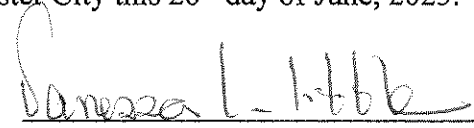
WHEREAS, the City is entitled to deduct any and all costs associated with the Amended Proposal from CPC's redevelopment escrow account as E2PM's services are being performed in furtherance of CPC's due diligence as Conditional Redeveloper of the Property.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Gloucester City, County of Camden, State of New Jersey as follows:

1. The aforementioned recitals are incorporated herein as though fully set forth at length.
2. That the City Council does hereby authorize the execution of Amendment 1 to the Technical and Cost Proposal ("Amended Proposal") between the City of Gloucester City and E2 Project Management.
3. The terms of such Proposal shall permit E2 Project Management to initiate consultation with and solicit input from New Jersey's state and federally recognized tribes to gain the input of New Jersey's Native American community as it relates to the proposed redevelopment of Block 48, Lot 2.01 on the Official Tax Map of the City of Gloucester City.
4. That the City Council does hereby authorize the Mayor, Administrator and/or City Clerk to execute the Amended Proposal and the same are designated as the authorized persons to act on behalf of the City in connection therewith.
5. This Resolution shall take effect immediately.


Dayl R. Baile, Mayor

Passed by Mayor and Common Council of Gloucester City this 26th day of June, 2023.


Vanessa L. Little, City Clerk