

**BOROUGH OF WOODBURY HEIGHTS, GLOUCESTER COUNTY, NEW JERSEY**

**NOTICE OF FAIRNESS HEARING FOR THE BOROUGH OF WOODBURY HEIGHTS, COUNTY OF GLOUCESTER ("BOROUGH") REGARDING A SETTLEMENT AGREEMENT RELATED TO THE BOROUGH'S OBLIGATION TO PROVIDE AFFORDABLE HOUSING TO LOW AND MODERATE INCOME HOUSEHOLDS**

**DOCKET NO. GLO-L-910-15**

**PLEASE TAKE NOTICE** that on May 22, 2018 beginning at 2 p.m., there will be a Fairness Hearing (the "Hearing") before the Honorable Anne McDonnell, P.J.Ch. at the Gloucester County Court House, 1 N. Broad Street, Court Room 203, Woodbury New Jersey 08096.

The purpose of the Hearing is for the Court to consider whether the terms of a Settlement Agreement (the "Settlement Agreement") between the Borough and Fair Share Housing Center ("FSHC") will meet the Borough's obligation to provide a realistic opportunity to satisfy the Borough's rehabilitation, Prior Round and Third Round "Fair Share" of the regional need for housing affordable to low income and moderate income households pursuant to the Mount Laurel decisions and their progeny, the Fair Housing Act, N.J.S.A. 52:27D-301, et seq., the substantive applicable regulations of the New Jersey Council on affordable housing ("COAH"), the New Jersey Supreme Court's March 10, 2015 decision in the matter of In re N.J.A.C. 5:96 & N.J.A.C. 5:97, 221 N.J. 1 (2015), and other applicable laws.

The Settlement Agreement fully addresses the existing components of the Borough's affordable housing obligations for the period 1987-2025, including the Borough's Prior Round and its Third Round present and prospective need obligations, as adjusted pursuant to the Borough's realistic development potential. The proposed Settlement Agreement provides a detailed list of the Borough's total affordable housing obligation and compliance mechanisms demonstrating the Borough's compliance with those affordable housing obligations. The full text of the Settlement Agreement is available for public inspection and/or photocopying (at requestor's expense) during the normal business hours of the Borough Hall at the Borough Clerk's Office located at 500 Elm Avenue, Woodbury Heights, NJ 08097 and is posted on the Borough's website at [www.bwhnj.com](http://www.bwhnj.com).

On the date of the Hearing, the Court will conduct a Fairness Hearing to determine whether the Settlement Agreement is fair to low and moderate income households and creates a realistic opportunity for satisfaction of the Borough's affordable housing obligations. The Borough will seek an Order formally approving the Settlement Agreement, subject to appropriate conditions, if any, that may be imposed by the Court, which Order will entitle the Borough to protection from any Mount Laurel builder's remedy lawsuits for a period to be determined by the Court.

Any interested person may appear and be heard at the Fairness Hearing scheduled May 22, 2018 on the Settlement Agreement and shall have the opportunity to present any position on the Settlement Agreement. Objections or comments by any interested person shall first be filed with the Court at the above address on or before Friday, May 11, 2018, with duplicate copies forwarded by mail and email to the attention of the following:

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Janet Pizzi, Borough Clerk  
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This notice is provided pursuant to the directive of the Court and is intended to inform interested parties of the proposed Settlement Agreement and informs such parties that they are able to comment on said Settlement Agreement before the Court reviews and evaluates whether to approve the Settlement Agreement. This notice does not indicate any view by the Court as to the fairness, reasonableness or adequacy of the Settlement Agreement or whether the Court will approve the Settlement Agreement.

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Janet Pizzi, Borough Clerk\Administrator  
Borough of Woodbury Heights