

CITY OF CAMDEN REDEVELOPMENT AGENCY
RESOLUTION SUMMARY

Economic Development

Resolution No.: 04-08-26A

Resolution Title:

**Resolution Terminating the Redeveloper Designation and Related Agreements
with Elite Holdings IV, LLC for SE 19th Street and Carman Street
Designated as Block 1210, Lot 1 of the City of Camden Tax Map**

Project Summary:

- The City of Camden is the owner of a 1.6 acre vacant and unimproved site designated as Block 1210, Lot 1 of the City of Camden Tax Map (the "Project Site").
- CRA by Resolution 06-11-25A conditionally designated Elite Holdings IV, LLC as Redeveloper of the Project Site for development of a proposed auto repair and fabrication facility to serve primarily fleet operations in an area surrounded by several new industrial and warehouse uses.
- The City intended to convey Block 1210, Lot 1 to the CRA for the above redevelopment purpose.
- Elite Holdings IV, LLC did not agree to purchase the property for the appraised value and ultimately advised that that did not wish to proceed with the project for internal reasons. And as such, by mutual agreement, CRA and Elite seek to terminate the redeveloper designation and any related agreements so that the Project Site may be marketed for redevelopment to others.

Purpose of Resolution:

1. Terminate a Redeveloper Designation
2. Terminate Related Cost Agreement and Redevelopment Agreement, if any

Award Process:

N/A

Cost Not To Exceed:

N/A

Total Project Cost:

N/A

04-08-26A

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WHEREAS, the City of Camden Redevelopment Agency (“CRA”) is charged with the duty of redevelopment throughout the City of Camden; and

WHEREAS, pursuant to the Local Redevelopment and Housing Law (“LRHL”), the Admiral Wilson North Redevelopment Plan designates the CRA to implement the Redevelopment Plan and authorizes the CRA to enter into agreements with redevelopers to undertake redevelopment projects in furtherance of the Redevelopment Plan; and

WHEREAS, the City of Camden owns land described as SE 19th Street and Carman Streets designated as Block 1210, Lot 1 of the City of Camden Tax Map (the “Project Site”); and

WHEREAS, CRA by Resolution 06-11-25A conditionally designated Elite Holdings IV, LLC as Redeveloper of the Project Site for purposes of developing a proposed auto repair and fabrication facility to serve primarily fleet operations in an area surrounded by several new industrial and warehouse uses; and

WHEREAS, CRA and Elite could not reach an agreement for the purchase price of the Project Site and have mutually agreed it is in the best interests of the CRA and Elite to terminate the redeveloper designation and any related agreements to enable CRA to market the site for redevelopment by others.

NOW THEREFORE BE IT RESOLVED by the governing body of the City of Camden Redevelopment Agency that the Redeveloper Designation of Elite Holdings IV, LLC is hereby terminated and any related agreements as to land known as SE 19th Street and Carman Streets designated as Block 1210, Lot 1 of the City of Camden Tax Map; and

BE IT IS FURTHER RESOLVED that the Executive Director, or her designee, is hereby authorized and directed to take all actions and execute all other documents necessary to effectuate the purposes of this resolution.

04-08-26A (cont'd)

ON MOTION OF: Christopher Collins

SECONDED BY: Gilbert Harden, Sr.

COMMISSIONER	AYES	NAYS	ABSTENTIONS
Christopher Collins	X		
Gilbert Harden, Sr.	X		
Tasha Gainey-Humphrey	X		
Ian K. Leonard	X		
Jose Javier Ramos			
Maria Sharma			

Ian K. Leonard

Ian K. Leonard
Chairperson



ATTEST:

Olivette Simpson
Executive Director

The above has been reviewed and approved as to form.

Mark P. Asselta

Mark P. Asselta, Esq.
Board Counsel

Exhibit A
Aerial Photo
Block 1210 Lot 1

