

**COLTS NECK TOWNSHIP PLANNING BOARD  
RESOLUTION ADOPTING THE  
2025 FOURTH ROUND HOUSING ELEMENT AND FAIR SHARE PLAN  
ON JUNE 9<sup>TH</sup>, 2025**

**WHEREAS**, on March 20, 2024, Governor Murphy signed P.L.2024, c.2. into law, establishing a new framework for determining and enforcing municipalities' affordable housing obligations under the New Jersey Supreme Court's Mount Laurel doctrine and the New Jersey Fair Housing Act (the "FHA") (N.J.S.A. 52:27D-301 *et al.*); and

**WHEREAS**, pursuant to N.J.S.A. 52:27D-304.1(f)(1)(b), each municipality must adopt a binding resolution no later than January 31, 2025 determining its present and prospective fair share obligation for the Fourth Round; and

**WHEREAS**, pursuant to Administrative Directive #14-24 issued by the Administrative Office of the Courts on December 13, 2024, "[a] municipality seeking a certification of compliance with the [Fair Housing Act] shall file an action in the form of a declaratory judgment complaint and Civil Case Information Statement (Civil CIS) in the county in which the municipality is located" within 48 hours of adopting the municipal resolution of fair share obligations; and

**WHEREAS**, the Township of Colts Neck (the "Township") adopted a binding resolution on January 29, 2025 identifying its present and prospective fair share obligation for the Fourth Round; and

**WHEREAS**, the Township filed a Declaratory Judgement on January 30, 2025 identifying its present and prospective fair share obligation for the Fourth Round and committing to adopting and submitting a fourth round housing element and fair share plan as required by the FHA; and

**WHEREAS**, the FHA now requires, among other actions, that municipalities submit an adopted housing element in fair share plan on or before June 30, 2025;

**WHEREAS**, on March 27, 2025, the Hon. Linda Grasso Jones J.S.C. issued an order finding in favor of the Township's identified affordable housing obligation and authorizing the Township to proceed with preparation and adoption of a fourth round housing plan by June 30, 2025;

**WHEREAS**, upon notice duly provided pursuant to N.J.S.A. 40:55D-13, the Planning Board of the Township of Colts Neck (the "Board") held a public hearing on the 2025 Fourth Round Housing Plan Element and Fair Share Plan on June 9, 2025 during which the document was presented to the public and Board, and opportunity for comments and questions were provided; and

**WHEREAS**, upon the conclusion of the public hearing, the Board determined that the proposed 2025 Fourth Round Housing Plan Element and Fair Share Plan is consistent with the goals and objectives of the Master Plan of the Township of Colts Neck, will guide the use of lands in the municipality in a manner which protects public health and safety and promotes the general welfare in accordance with N.J.S.A. 40:55D-28, and is designed to access to affordable housing to meet present and prospective housing needs in accordance with N.J.S.A. 52:27D-310;

**NOW THEREFORE BE IT RESOLVED**, by motion duly made and seconded, that the Planning Board of the Township of Colts Neck, Monmouth County, State of New Jersey, hereby adopts the 2025 Fourth Round Housing Plan Element and Fair Share Plan.

**BE IT FURTHER RESOLVED** that a written copy of this Resolution certified by the Secretary of the Planning Board to be a true copy to be filed in the office of the Administrative Officer of the municipality, which copy shall be made available to any interested party and available for public inspection during normal business hours.

**BE IT FURTHER RESOLVED** that a proper notice of this decision be published once in the official newspaper of the municipality or in a newspaper in general circulation within the Township.

OFFERED BY: Viola

SECONDED BY: Lutkewitte

ROLL CALL

YES: Torchia Buss, Corsi, Lutkewitte, Sullivan, Viola, Visci, Stivala

NO: Tobia, Taeschler

I hereby certify that this is a true copy of the Planning Board resolution adopting the 2025 Fourth Round Housing Plan Element and Fair Share Plan of the Township of Colts Neck, Monmouth County, State of New Jersey on June 9, 2025.

A handwritten signature in blue ink, reading "Krista A. Hill-Kane", is written over a horizontal line.

Krista A. Hill-Kane, Planning Board Secretary