

THIRD ROUND FAIR SHARE OBLIGATION

As shown in the table below, utilizing the Borough’s credits from the BEBP revised Second Round certified affordable development and the alternative living arrangements credits, the Borough’s total Growth Share Obligation for the Third Round is zero (0). As the BEBP development is an age-restricted development, only 50 percent of the growth share can be fulfilled with age-restricted affordable housing. The total growth share equals 138 units that equates to approximately 69 units allowable for affordable age-restricted housing.

After utilizing two (2) units for the Prior Round Obligation, BEBP development has an “excess” of 87 units. These units can then be added to the senior units from Concetta Tower, which give the Borough a total of 127 “excess” age-restricted affordable housing units. This “excess” clearly covers the 69 allowable units under Round Three. Moreover, the Borough will still have an “excess” of 58 units that can be applied towards any future unaccounted growth.

The other 50 percent of the obligation will be satisfied through the 90 rental credits from the alternative living arrangements within the Borough. After the 69 credits are utilized, the Borough still has 21 “excess” rental units that can be applied towards any future unaccounted growth.

Rehabilitation	13
Prior Round	6
<i>BEBP Development</i>	-2
<i>Alternative Living Credits</i>	-4
Total Obligation	0
Third Round Growth Share	138
<i>BEBP Development</i>	-69
<i>Alternative Living Credits</i>	-69
Total Obligation	0

FAIR SHARE PLAN

Even though Franklin Borough has a Third Round Obligation of zero (0), the Borough recognizes that this is based on projected future growth. The Borough understands that the Growth Share Obligation will be based on actual certificates of occupancy issued and that COAH will be monitoring that number at the three, five and eight year mark of the certified plan.

To this end, the Borough will be utilizing approved mechanisms to account for any growth share obligation not realized in this plan so providing the necessary affordable housing can be effectively handled. Furthermore, the Borough has a 13 unit Rehabilitation Obligation that must be met in the Third Round. The Third Round COAH Obligation is being met through:

- Second Round affordable development credits
- Alternative Living Arrangements credits
- Continuation of the Borough's Rehabilitation Program

Rehabilitation

As part of their Second Round Plan, the Borough utilized a Regional Small Cities grant to develop and administer a rehabilitation program to meet the outlined need. Through this program, the Borough was able to rehabilitate 11 out of the 15 obligated units. At this time, the funding through the program has all been utilized but the Borough plans to continue the program to meet the current Third Round obligation of 13 units. This will be done by applying for another Small Cities grant and with monies collected through recaptured loans. The program will be administered as regulated by NJAC 94-4.3. The plan is to complete two (2) rehabilitations a year starting in 2006 and continuing through 2010 and one (1) unit a year for the last three years (2011-2013). This will give the Borough a total of 13 rehabilitation units.

YEAR	# of Units
2006	2
2007	2
2008	2
2009	2
2010	2
2011	1
2012	1
2013	1
TOTAL	13

The Borough understands that it must provide sufficient funds to complete no less than half of the obligation by year five of the certified plan. The Borough has structured the program to recapture rehabilitation loan funds if the unit is sold prior to end of the affordability controls. This money is placed into a separate interest bearing account and will be used to further fund future rehabilitation projects in the Third Round. To date, a total of \$131,630 has been recaptured through the program.

Development Fee Ordinance

Franklin Borough, as part of their Second Round certified plan, adopted a Development Fee Ordinance in March of 2004 (see Appendix A). In December of 2004, the Borough amended the ordinance and raised the development fee rates to reflect the new rates allowed by the Third Round rules (see Appendix A). To date, a total of \$2,009 has been collected and placed into an interest bearing Housing Trust Fund. Moreover, through a separate developers agreement on a subdivision, another \$7,000 was collected and added to the giving the fund a total of \$11,009 collected under development fees. This fund will be utilized towards affordable housing activities in the Third Round. More specifically, as the Borough currently only has a rehabilitation obligation, the money will be used to supplement affordable housing activities.

Growth Share Ordinance

Franklin Borough has also adopted a Growth Share Ordinance in response to the new Third Round regulations (see Appendix B). A Growth Share ordinance was adopted shortly after the new Third Round regulations came into effect but that has recently been repealed and replaced with a the new revised version found in Appendix B. The ordinance applies to all zones within the municipality and applies inclusionary zoning techniques and fees for both residential and non-residential development. The ordinance requires the construction of one affordable unit for every eight market rate built within a development and one affordable unit for every 25 jobs created through non-residential development based on COAH's UCC categories. The ordinance also requires every development, regardless of size, to pay a growth share fee in lieu of construction under the premise that every development contributes to the total growth share of the Borough overall and in essence overrides the current Development Fee Ordinance.

To date, under the old ordinance, a total of \$24,075 has been collected and has been placed in the interest bearing Housing Trust Fund. This fund will be utilized towards affordable housing activities in the Third Round.

APPENDIX A

BOROUGH OF FRANKLIN
ORDINANCE #2-2004

AN ORDINANCE AMENDING THE FRANKLIN BOROUGH
COMPREHENSIVE LAND DEVELOPMENT CODE, ARTICLE 14,
AFFORDABLE HOUSING, TO ESTABLISH MANDATORY
AFFORDABLE HOUSING DEVELOPMENT FEES.

Section 1. Purpose. In Holmdel Builder's Association v Holmdel, 121 N.J. 550 (1990), the New Jersey Supreme Court determined that mandatory development fees are authorized by the Fair Housing Act of 1985, N.J.S.A. 52:27D-301 et seq., and the State Constitution subject to the Council on Affordable Housing developing rules. The purpose of this ordinance is to establish standards for the collection, maintenance and expenditure of development fees pursuant to COAH's rules. Fees collected pursuant to this ordinance shall be used for the sole purpose of providing low and moderate income housing. This section shall be interpreted within the framework of COAH's rules on development fees.

Section 2. Definitions.

COAH means the New Jersey Council on Affordable Housing established under the Fair Housing Act of 1985.

Development Fees means money paid by an individual, person, partnership, association, company or corporation for the improvement of property as permitted by COAH rules and regulations, N.J.A.C. 5:93-8 et seq.

Equalized Assessed Value means the value of property determined by the Municipal Tax Assessor through a process designed to ensure that all property in Franklin is assessed at the same assessment ratio or ratios required by law. Estimates at the time of a construction permit may be obtained by the Tax Assessor utilizing estimates for construction cost. Final equalized assessed value will be determined at project completion by the Tax Assessor.

Section 3. Development Fees.

A. Residential Development Fees.

1. Within the residential zoning districts, developers shall pay a development fee of one-half (1/2) percent of the equalized assessed value for residential development or the coverage amount of the Home Owner Warranty document of a for-sale unit or the appraised value on the document utilized for construction financing for a rental unit, provided no increased density is permitted.
2. If a "d" variance is granted pursuant to N.J.S.A. 40:55D-70d(5), then the additional residential units realized (above what is permitted by right under the existing zoning) will incur a bonus development fee of six (6) percent rather than the development fee of one-half (1/2) of one (1) percent. However, if the zoning on a site has changed during the two year period preceding the filing of the "d" variance application, the density for purposes of calculating the bonus development fee shall be the highest density permitted by right during the two-year period preceding the filing of the "d" variance application.

B. Non-residential Development Fees.

All non-residential developers shall pay a fee of one (1) percent of the equalized assessed value on the document utilized for construction financing. If a "d" variance is granted pursuant to N.J.S.A. 40:55D-70d(4), then the additional floor area realized (above what is permitted by right under the existing zoning) will incur a bonus development fee of six (6)

percent of the equalized assessed value or the appraised value of the document utilized for construction financing.

C. Additional Development Fees.

The Borough may provide for additional development fees as allowed by N.J.S.A. 5:93-8.1 et seq. as currently adopted or as may be amended in the future.

Section 4. Eligible exaction, ineligible exaction and exemptions:

- A. Developers of low and moderate income units shall be exempt from paying development fees.
- B. Developers of existing residential structures shall be exempt from paying a development fee.
- C. Developers that have received preliminary or final approval prior to the effective date of this ordinance shall be exempt from paying a development fee unless the developer seeks a substantial change in the approval.
- D. Developers of any church, library, school, college, governmental facility, hospital for humans, nursing home or public utility shall be exempt from paying a development fee.

Section 5. Collection of Fees.

- A. Developers shall pay fifty (50) percent of the calculated development fee to the Borough of Franklin at the issuance of building permits. The developer shall submit to the Housing Officer an estimate of the assessed value of the new construction and lot to be verified if required by the Tax Assessor.
- B. Developers shall pay the remaining fee to the Borough of Franklin upon the issuance of certificates of occupancy. At the issuance of certificates of occupancy, the Tax Assessor shall calculate the equalized assessed value and the appropriate development fee. The developer (or owners upon default) shall be responsible for paying the difference between the fee calculated at certificates of occupancy and the amount paid at building permit.

Section 6. Housing Trust Fund.

- A. There is hereby created an interest bearing housing trust fund in the name of Franklin Borough with Lakeland Bank for the purpose of receiving development fees from developers. All development fees paid by developers pursuant to this ordinance shall be deposited in this fund. No money shall be expended from the housing trust fund unless the expenditure conforms to a spending plan approved by COAH.
- B. If COAH determines that the Borough of Franklin is not in conformance with COAH's rules on development fees, COAH is authorized to direct the manner in which all development fees collected pursuant to this ordinance shall be expended. Such authorization is pursuant to this ordinance, COAH's rules on development fees, and the written authorization from the governing body to Lakeland Bank.

Section 7. Use of Funds.

- A. Money deposited in the housing trust fund may be used for any activity approved by COAH for addressing the Borough of Franklin's low and moderate income housing obligation. Such activities may include, but are not necessarily limited to: housing rehabilitation, new construction, regional contribution agreements, the purchase of land for low and moderate income housing, extensions and/or improvements of roads and

infrastructure to low and moderate income housing sites, assistance designed to render units more affordable to low and moderate income households, and administrative costs necessary to implement the Borough of Franklin's housing element. The expenditure of all money shall conform to a spending plan approved by COAH.

- B. At least thirty (30) percent of the revenues collected shall be devoted to render units more affordable. Example of such activities include, but are not limited to: down payment closing cost assistance, low interest loans and rental assistance.

No more than twenty (20) percent of the revenues collected each year shall be expended on administrative costs necessary to develop, revise, or implement the housing plan element of the Borough Master Plan. Examples of eligible administrative activities include personnel, consultant services, space costs, consumable supplies, and rental or purchase of equipment directly associated with plan development or plan implementation.

- C. Development fee revenue shall not be expended to reimburse the Borough of Franklin for housing activities that preceded a first or second round of substantive certification.

Section 8. Expiration of Ordinance.

This ordinance shall expire if:

- A. COAH dismisses or denies the Borough's petition for substantive certification.
- B. COAH revokes substantive certification or this ordinance.
- C. The substantive certification expires prior to the Borough's filing an adopted housing element with COAH, petitioning for substantive certification or receiving COAH's approval of this ordinance.

Section 19. Effective Date. This Ordinance shall take effect after publication and passage according to law.



Douglas Kistler, Mayor

ATTEST



Rachel Heath, Clerk/Administrator

NOTICE

TAKE NOTICE that the above entitled ordinance was introduced at a regular meeting of the Borough Council of the Borough of Franklin on March 9, 2004, and will be considered for final passage after public hearing at a regular meeting of the Borough Council of the Borough of Franklin to be held on March 23, 2004, at 7:00 p.m. in the Municipal Building, 46 Main Street, Franklin, New Jersey.



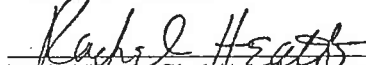
Rachel Heath, Clerk/Administrator

BOROUGH OF FRANKLIN
LEGAL NOTICE

ORDINANCE #2-2004

AN ORDINANCE AMENDING THE FRANKLIN BOROUGH
COMPREHENSIVE LAND DEVELOPMENT CODE, ARTICLE 14,
AFFORDABLE HOUSING, TO ESTABLISH MANDATORY
AFFORDABLE HOUSING DEVELOPMENT FEES.

NOTICE is hereby given that the above Ordinance was introduced and passed on first reading at a meeting of the Borough Council of the Borough of Franklin, in the County of Sussex, State of New Jersey, held in the Municipal Building on the 9th day of March 2004, and the same came up for final passage at a meeting of the said Borough Council on the 23rd day of March 2004, at which time, after persons interested were given an opportunity to be heard concerning said ordinance, the same was passed and will be in full force in the Borough according to law by order of the Borough Council of the Borough of Franklin, County of Sussex and State of New Jersey.



Rachel Heath, Clerk/Administrator

BOROUGH OF FRANKLIN

AN ORDINANCE AMENDING THE FRANKLIN BOROUGH LAND
DEVELOPMENT CODE, TO AMEND THE MANDATORY AFFORDABLE
HOUSING DEVELOPMENT FEES

ORDINANCE #20-2004

WHEREAS, The Franklin Borough Mayor and Council previously adopted Franklin Borough Ordinance 2-2004 which established mandatory affordable housing development fees, as allowed by the New Jersey Council on Affordable Housing ("COAH"), and COAH has recently adopted substantive amendments to its rules which include a provision for increased development fees.

WHEREAS, The Mayor and Council of the Borough of Franklin desire to increase the development fees in accordance with the amended COAH rules.

BE IT ORDAINED by the Mayor and Council of the Borough of Franklin, as follows:

Section 1. Franklin Borough Ordinance # 2-2004 is amended as follows:

- A. Existing ordinance section 3 "Development Fees", "Subsection A" "Residential Development Fees (1)" is amended to replace "(one-half (1/2) percent)" with "one percent".
- B. Existing ordinance section 3 "Development Fees", "Subsection B" "Non-residential Development Fees" is amended to replace "one (1) percent" with "two (2) percent".

Section 2. Existing ordinance section 5 "Collection of Fees" is amended to add the following prior to existing section "A". "Developers that are required to pay the development fees as provided in this ordinance shall pay the fee in effect at the time that the developer applies for its building permits. Such payments are to be made in accordance with the following schedule:"

Section 3. Repealer. All ordinances or parts of ordinances or resolutions inconsistent or in opposition to the provisions of this Ordinance are hereby repealed in their entirety.

Section 4. Effective Date. This ordinance shall take effect after publication and passage according to law.

Section 5. Severability. If any provision of this ordinance or the application of this ordinance to any person or circumstances is held invalid, the remainder of this ordinance shall not be affected and shall remain in full force and effect.

NOTICE

TAKE NOTICE that the above entitled ordinance was introduced at a regular meeting of the Borough Council of the Borough of Franklin on December 14, 2004, and will be considered for final passage after public hearing at a regular meeting of the Borough Council of the Borough of Franklin to be held on December 28, 2004, at 7:00 p.m. in the Municipal Building, 46 Main Street, Franklin, New Jersey.

BOROUGH OF FRANKLIN
LEGAL NOTICE

ORDINANCE #20-2004

AN ORDINANCE AMENDING THE FRANKLIN BOROUGH LAND
DEVELOPMENT CODE, TO AMEND THE MANDATORY
AFFORDABLE HOUSING DEVELOPMENT FEES

NOTICE is hereby given that the above Ordinance was introduced and passed on first reading at a meeting of the Borough Council of the Borough of Franklin, in the County of Sussex, State of New Jersey, held in the Municipal Building on the 14th day of December 2004, and the same came up for final passage at a meeting of the said Borough Council on the 28th day of December 2004, at which time, after persons interested were given an opportunity to be heard concerning said ordinance, the same was passed and will be in full force in the Borough according to law by order of the Borough Council of the Borough of Franklin, County of Sussex and State of New Jersey.


Patricia A. Leasure, Acting Borough Clerk

APPENDIX B

BOROUGH OF FRANKLIN

AN ORDINANCE AMENDING THE GROWTH SHARE SECTION OF THE LAND DEVELOPMENT ORDINANCE AS WELL AS AMENDING THE BOROUGH'S FEE ORDINANCE CHAPTER 119 ORDINANCE # 8 - 2005

WHEREAS, In 2004, The Franklin Borough Mayor and Council adopted Ordinance No. 19 – 2004 which provided for a Growth Share Component to address the Borough's obligation to construct low and moderate-income housing under the Council on Affordable Housing's ("COAH") Third Round Regulations. The Mayor and the Council now desire to amend the ordinance in order to address comments made by the COAH, as well as to make the ordinance more comprehensive.

BE IT ORDAINED by the Mayor and Council of the Borough of Franklin that Franklin Borough Ordinance No. 19 -2004 is repealed in its entirety and replaced as follows:

Section 1. Growth Share.

The Growth Share requirements contained in this ordinance apply to construction in all zones within the Borough. Responsibility for constructing an affordable housing unit or making a contribution in lieu of construction shall be as provided for under this ordinance. Furthermore, this ordinance shall apply regardless of whether a sub-division or site plan is involved in the creation of the lot under construction or if the construction is on a pre-existing lot. The obligation for growth share construction or a contribution in lieu of construction shall apply regardless of whether or not the property owner or developer has obtained preliminary or final approval for the construction. For buildings currently under construction, the property owner is responsible for complying with the Growth Share requirements in this ordinance if a certificate of occupancy for the construction has not been issued prior to the adoption of this ordinance. For all other construction, the triggering mechanism for Growth Share responsibility shall be the issuance of a building permit for new construction.

Section 2. Residential Development.

- a. Residential Developments between one (1) and seven (7) units shall be required to provide a cash contribution as set in the Borough's Fee Ordinance, Chapter 119, for each unit constructed.
- b. Residential Developments of eight (8) units or more shall be required to construct one (1) residential affordable housing unit for every eight (8) housing units constructed.
- c. Residential Developments of nine (9) to Eleven (11) units shall be required to comply with §2.b plus a cash contribution as set in the Borough's Fee Ordinance, Chapter 119 for each housing unit over 8 and up to 11.

- d. Residential Developments of twelve (12) to sixteen (16) units shall be required to construct (2) of the twelve (12) to sixteen (16) units as affordable housing units.
- e. Residential Developments of sixteen (16) units or more shall follow the pattern established in §2b and c for calculation purposes.

Section 3. Non-residential Development.

For non-residential developments, the following chart contains the requirements for constructing affordable housing units by such developers. In the event the proposed development contains less than the minimum square footage needed to create one affordable housing unit, a cash contribution as set in the Borough's Fee Ordinance, Chapter 119, shall be made by the developer.

Description	Square Feet generating One Affordable Housing Unit
Office buildings, including banks, corporate offices, etc.	8,333
Mercantile uses (retail stores, strip malls, and similar uses	25,000
Factories	12,500
Warehouse, Lumberyards and Mausoleums	125,000
Hazardous uses	25,000
Movie theaters	12,500
Casino/Night club	8,333
Restaurants, libraries and lecture halls	8,333
Churches	Excluded
Bleachers and stadiums	Excluded
Schools K-12	25,000
Institutional uses, such as hospitals, nursing homes, assisted living facilities and jails	12,500
Hotels and motels	31,250

Section 4. General Provisions.

- a. In the case of residential developments that are required to construct a unit, the first growth share unit must be constructed after the fourth building permits has been issued for the market rate units. No additional building permits will be issued until the growth share unit has been constructed. After the growth share unit has been constructed, the developer may apply for up to four additional building permits. This pattern shall continue to the extent that additional growth share units are to be constructed. In the case of non-residential construction, the developer shall advise the Borough of how and where it intends to construct the unit(s) prior to the issuance of the building permit for the non-residential construction. The affordable housing unit must be constructed prior to the issuance of the certificate of occupancy for the non-residential unit. In the event that a payment in lieu of

construction is to be made regardless whether it is residential or non-residential unit, the amount per unit shall be the amount in effect at the time the property owner or developer obtains the building permit. Thirty (30%) percent of the payment in lieu of construction shall be paid at the time that the building permit is issued and the balance shall be paid in full prior to the issuance of the certificate of occupancy.

- b. At the Borough's discretion, alternative mechanisms permitted under COAH's regulations may be permitted in place of on site construction of affordable units including but not limited to the purchase of an existing market-rate house at another location in Franklin Borough and conversion to an affordable deed restricted housing unit conforming to COAH rules, participation in gut rehabilitation and a contribution to the Housing Trust Fund for the municipal housing rehabilitation obligation.
- c. Full compliance with the affordable housing requirements is mandatory and non-waivable. The applicant must demonstrate to the Borough that the affordable housing obligation will be satisfied prior to obtaining the first building permit with compliance being a continuing condition during construction.
- d. All affordable units shall comply with all COAH requirements, including but not limited to containing a thirty-year deed restriction as required by COAH.
- e. Affordable units: 50 % of the units shall be low income and 50% moderate income as required by COAH.
- f. Bedroom mix shall be in accordance with current COAH rules in effect at the time the building permit is issued.
- g. The affordable housing structures shall be consistent in size and architectural features with the neighborhood or as approved by the Planning and/or Zoning Board. Additionally, in the case of a multi-unit development the affordable units must be fully integrated with the market rate units.

Section 5. Chapter 119, Growth Fee Ordinance, is amended as follows:

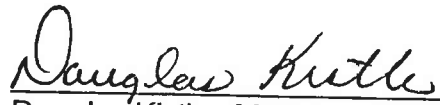
- a. Growth Share Contribution in lieu of construction for residential development \$17,750 per market rate residential unit constructed.
- b. Non-residential development cost for construction of a COAH residential unit \$142,000. In the event the developer is responsible for less than one unit the contribution in lieu of construction shall be determined by multiplying the cost for construction of a residential COAH (\$142,000) unit by the fraction consisting of the square footage of the proposed construction divided by the square footage for the proposed use contained in the chart found in section 3 of Franklin Borough Ordinance # 8 - 2005 (Growth Share Ordinance).

Section 6. The Municipal Clerk is hereby directed to give notice at least ten days prior to the hearing on the adoption of this ordinance to the County Planning Board and to all other entities thereto pursuant to the provisions of N.J.S.A. 40:55D-15. The Municipal Clerk is further directed to refer this Ordinance to the Borough Planning Board, pursuant to N.J.S.A. 40:55D-64. Upon the adoption of this ordinance, after public hearing thereon, the Municipal Clerk is further directed to publish notice of the passage thereof and to file a copy of this ordinance, as finally adopted, with the Sussex County Planning Board, as required by N.J.S.A. 40:55D-16.

Section 7. Severability. If any provision of this ordinance or the application of this ordinance to any person or circumstances is held invalid, the remainder of this ordinance shall not be affected and shall remain in full force and effect.


Section 8. Repealer. All ordinances or parts of ordinances or resolutions inconsistent or in opposition to the provisions of this Ordinance are hereby repealed in their entirety.

Section 9. Effective Date. This ordinance shall take effect after publication and passage according to law.



Douglas Kistle, Mayor

ATTEST:



Patricia Leasure, Clerk

NOTICE

TAKE NOTICE that the above entitled ordinance was introduced at a regular meeting of the Borough Council of the Borough of Franklin on March 22, 2005, and will be considered for final passage after public hearing at a regular meeting of the Borough Council of the Borough of Franklin to be held on April 12, 2005, at 7:00 p.m. in the Municipal Building, 46 Main Street, Franklin, New Jersey.




Patricia Leasure, Clerk

**BOROUGH OF FRANKLIN
LEGAL NOTICE**

ORDINANCE #8-2005

**AN ORDINANCE AMENDING THE GROWTH SHARE SECTION
OF THE LAND DEVELOPMENT ORDINANCE AS WELL AS
AMENDING THE BOROUGH'S FEE ORDINANCE CHAPTER 119**

NOTICE is hereby given that the above Ordinance was introduced and passed on first reading at a meeting of the Borough Council of the Borough of Franklin, in the County of Sussex, State of New Jersey, held in the Municipal Building on the 22nd day of March 2005, and the same came up for final passage at a meeting of the said Borough Council on the 12th day of July 2005, at which time, after persons interested were given an opportunity to be heard concerning said ordinance, the same was passed and will be in full force in the Borough according to law by order of the Borough Council of the Borough of Franklin, County of Sussex and State of New Jersey.


Patricia A. Leasure, Borough Clerk

APPENDIX C

**FRANKLIN BOROUGH PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT**

46 Main Street
Franklin, NJ 07416

(973) 827-9280 Ext.115
Fax (973) 827-2733

July 20, 2005

**ALTERNATE LIVING ARRANGEMENTS
IN FRANKLIN BOROUGH**

Concetta Towers, 75 Catlin Road, B43, L13.02

Contact: Connie Regoli (973) 209-2808.

This building contains 40 units.

One bedroom rental units of income restricted housing.

It is owned by John J. Ambrosio.

West Wind Hall, 25 Main Street, B43, L13.01

Contact: Ron Keller (973) 827-6575

This is a licensed residential health care facility with 35 beds. In addition, there are 5 one-bedroom apartments, 1 three-bedroom apartment and 1 two-bedroom apartment.

Sussex County Association for Retarded Citizens (SCARC)

251 Munsonhurt Road, B73, L8.01

Contact: Richard Lecher, Director (973) 383-7442

This is a group home (supportive housing) with 3 residences.

Sussex County Association for Retarded Citizens (SCARC)

52-54 Davis Road, B38, L9.03

Contact: Richard Lecher, Director (973) 383-7442

This is a duplex house, supportive living with 2 units.

Community Hope, 43 Butler Street, B23.06, L7

Contact: Mike Armstrong (973) 463-9600

Supportive living for women with disabilities-4 beds

Sunrise House, 47 Main Street, B34, L19

Contact: Beth Nathans (973) 827-5489

Halfway house-1 year residence

Temporary transitional housing with 12 beds

Franklin Senior Housing, Mill Street, B16, L78.01

Proposed 94 units low income, age restricted apartment housing

Samaritan Inn, 48 Weichert Road, B34, L22.02

Catholic Family Community Services

Contact: Sister Thomasina or Cindy Everitt (973) 827-4702

Office only?

APPENDIX D

PUBLIC NOTICE

BOROUGH OF FRANKLIN

The Borough of Franklin, New Jersey will hold a public hearing on August 4, 2005 at 7:00 PM in the Franklin Borough Municipal Building, 46 Main Street, Franklin, NJ.

The purpose of the hearing is as follows: (1) to explain federal and state guidelines, (2) to review eligible and proposed program activities, (3) to consider proposals for an application under the Small Cities Community Development Block Grant Program, and (4) to receive citizen comments and recommendations.

Total funds available: \$8,953,909

At least 70 percent of the funds available must be used for activities that primarily benefit people of low and moderate income. None of the funds requested will result in displacement or relocation of people.

Eligible activities include:

1. Acquisition of real property;
2. Acquisition, construction, or installation of public facilities;
3. Code enforcement in deteriorated or deteriorating areas;
4. Clearance, demolition, and rehabilitation of buildings;
5. Special projects to remove architectural barriers which restrict accessibility of the elderly and handicapped;
6. Provision of public services;
7. Activities necessary to develop: a comprehensive community development plan; and policy planning management capacity to enable the recipient to more effectively administer the program;
8. Payment of reasonable administrative costs; and
9. Activity carried out by public or private non-profit organizations.

The Borough of Franklin is proposing an application in the amount of \$200,000 for rehabilitation of 13 housing units owned and occupied by low and moderate-income families.

All citizens are encouraged to offer comments at the public hearing or by writing to the Borough of Franklin, 46 Main Street, P.O. Box 397, Franklin, NJ 07416, Attention: James Kilduff. Within 10 days following the public hearing, written comments may also be sent to the New Jersey Department of Community Affairs, Grant Development & Contract Administration Unit, Post Office Box 811, Trenton, New Jersey, 08625-0811

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P. 3

**FRANKLIN BOROUGH PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT**

46 Main Street
Franklin, NJ 07416

(973) 827-9280 Ext.115
Fax (973) 827-2733

**ATTENTION FRANKLIN BOROUGH
RESIDENTS**

THE BOROUGH OF FRANKLIN IS SEEKING FUNDING FROM THE
NEW JERSEY DEPARTMENT OF COMMUNITY AFFAIRS TO
REHABILITATE SINGLE FAMILY RESIDENCES OWNED AND
OCCUPIED BY LOW AND MODERATE INCOME FAMILIES. FUNDS
ARE TO BE MADE AVAILABLE AS A NO INTEREST LOAN.

If your home requires repairs to major systems such as heating, roofing, structural, plumbing and electrical, and your income falls within the guidelines shown below, you may qualify for an interest-free loan. To learn more about this program please fill out the form below and return to Mr. James Kilduff, Planning and Community Development Director, Franklin Borough, Municipal Building, 46 Main Street, P.O. Box 397, Franklin, NJ 07416.

Number of People in Household	Maximum Household Income
1 Person	\$40,600
2 Persons	\$46,400
3 Persons	\$52,200
4 Persons	\$58,000
5 Persons	\$62,650
6 Persons	\$67,300
7 Persons	\$71,900
8 Persons	\$76,550

I am interested in this program and would like additional information.

Name _____

Address _____

Telephone _____