

**TOWNSHIP OF LUMBERTON**

**RESOLUTION 2025 - 079**

**AUTHORIZING A MEDIATION AGREEMENT WITH THE NEW JERSEY BUILDER’S ASSOCIATION REGARDING THE 4<sup>TH</sup> ROUND AFFORDABLE HOUSING**

**WHEREAS**, New Jersey required each municipality to adopt a resolution in January 2025 either accepting or rejecting the Department of Community Affairs affordable housing obligation; and

**WHEREAS**, the Township adopted a resolution changing its prospective need number from 106 to 77 units; and

**WHEREAS**, interested parties could object to the number established by the municipality during the month of February 2025 and, if objectors filed, the law required the parties to attend a mediation session to resolve their differences; and

**WHEREAS**, the New Jersey Builder’s Association filed objection and the matter was scheduled for mediation on March 26, 2025; and

**WHEREAS**, the parties determined to negotiate a 7% reduction setting the 4<sup>th</sup> round number at 99 units; and

**NOW, THEREFORE, BE IT RESOLVED** on this 3rd day of April, 2025, by the Township Committee of the Township of Lumberton, in the County of Burlington, and the State of New Jersey that, pursuant to *P.L.2024, c.2*:

1. All of the Whereas Clauses set forth above are incorporated into the operative clauses of this resolution.
2. This resolution rescinds and replaces any prior resolutions concerning Fourth Round obligations.
3. The Township Committee hereby accepts the Mediation Agreement between the Township and the Builder’s Association establishing the 4<sup>th</sup> Round Number at 99 units.
4. The Township Committee hereby directs its Affordable Housing Counsel and Affordable Housing Planner to take all action necessary to fulfill the purpose of this Resolution and compliance with the statute.

Adopted: April 3, 2025

COMMITTEE MEMBER	MOTION	2 <sup>nd</sup>	YES	ABSTAIN	NO	ABSENT
<b>T. Benson</b>	X		X			
<b>G. Robinson</b>		X	X			
<b>A. Smith</b>			X			
<b>L. Faye</b>			X			
<b>G. LaPlaca</b>						X

**CERTIFICATION**

I, Bobbie Quinn, RMC, Lumberton Township Clerk, hereby certify that the foregoing Resolution was duly adopted by the Lumberton Township Committee at its Regular Business Meeting held on the 3<sup>rd</sup> day of April , 2025..

*Bobbie Quinn*

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Bobbie Quinn, RMC  
Lumberton Township Clerk