Borough of Cresskill

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February 9, 2026

PUBLIC HEARING
NOTICE OF JOINT LAND USE BOARD HEARING
BOROUGH OF CRESSKILL
ADOPTION OF THE BOROUGH'S AMENDED
FOURTH ROUND HOUSING ELEMENT AND FAIR SHARE PLAN

Please take notice that, pursuant to N.J.S.A. 40:55D-13 of the Municipal Land Use Law (the 'MLUL'), the Borough of Cresskill Joint Land Use Board will conduct a public hearing at 7:00 p.m. on March 3, 2026 at 67 Union Avenue, Cresskill, New Jersey, 07626 to hear public comment on the adoption of an Amendment to the Borough's Fourth Round Housing Element and Fair Share Plan ("Amended Fourth Round Housing Element and Fair Share Plan"), which will amend the Borough's Master Plan. After public comment, the Joint Land Use Board shall consider adoption of the Amended Fourth Round Housing Element and Fair Share Plan by way of resolution.

The proposed Amended Fourth Round Housing Element and Fair Share Plan was prepared in accordance with N.J.S.A. 40:55D-28(b)(3) of the MLUL and the mandatory requirements of a Housing Element under the recently amended New Jersey Fair Housing Act (N.J.S.A 52:27D-302 et. seq.), relevant regulations of the New Jersey Council on Affordable Housing ("COAH"), and the Administrative Office of the Courts Directive #14-24. The Amended Fourth Round Housing Element and Fair Share Plan is required due to the Borough's participation in the Affordable Housing Dispute Resolution Program and it is a requirement under its settlement with Fair Share Housing Center. The Amended Fourth Round Housing Element and Fair Share Plan also delineates the actions taken, and to be taken, by the Borough to create a "realistic opportunity" to satisfy its "fair share" of the regional need for affordable housing.

A copy of the proposed Amended Fourth Round Housing Element and Fair Share Plan of the Borough's Master Plan shall be on file for public inspection and examination no less than ten (10) days prior to the public hearing in the Borough of Cresskill Municipal Building, 67 Union Avenue, Cresskill, New Jersey, 07626, during normal business hours, Monday through Friday from 8:00 am to 4:00 pm. Any interested party may appear and be heard at the public hearing.

Borough of Cresskill
Joint land Use Board