

**PLANNING BOARD
TOWNSHIP OF SPARTA**

Res. #2025-16

**RESOLUTION ADOPTING THE 2025 HOUSING ELEMENT AND FAIR SHARE
PLAN**

WHEREAS, on March 20, 2024, the Governor approved L. 2024, c. 2, which amended the Fair Housing Act, N.J.S.A. 52:27D-301, et seq., with respect to municipalities' affordable housing obligations and including the fourth round affordable housing obligations covering the period July 1, 2025 to June 30, 2035, and provided that, pursuant to the formulas and process established pursuant to N.J.S.A. 52:27D-304.2 and 52:27D-304.3, as amended, a municipality is authorized to seek approval of its fair share affordable housing obligation, adopted pursuant to binding resolution and then filed with the Court, with the guidance of calculations published by the Department of Community Affairs; and

WHEREAS, the process so established is being implemented, in accordance with Administrative Directive #14-24 of the Administrative Director of the Courts, through the filing of an action in the form of a Declaratory Judgment Complaint and Civil Case Information Statement in the county in which the municipality is located; and

WHEREAS, on January 29, 2025, the Township of Sparta ("Township") filed a declaratory judgment action under Docket No. SSX-L-69-25 Sparta with the Superior Court of New Jersey, Sussex County ("the DJ action") seeking to declare its Housing Element and Fair Share Plan (HEFSP) as being constitutionally compliant, and seeking protection and repose against exclusionary zoning litigation for a ten (10) year period; and

WHEREAS, on the Township has a Fourth Round Prospective Need Obligation of 311 and a Present Need Obligation of 10, as set forth by the recommendation of the Affordable Housing

Dispute Resolution Program (“the Program”) and thereafter set forth via Court Order by the Honorable Judge Janine Allen on May 6, 2025; and

WHEREAS, the Superior Court of New Jersey has ordered that municipalities that have filed declaratory judgment actions must file updated HEFSPs that address their affordable housing obligations as calculated by their respective municipal experts by June 30, 2025; and

WHEREAS, the Township’s affordable housing consultant, Katherine Sarmad, PP, AICP has prepared an HEFSP that addresses the Township’s affordable housing obligation (the “2025 HEFSP”); and

WHEREAS, after conducting a public hearing on June 18, 2025, at which time public comments and concerns were received, and after confirming public notice pursuant to N.J.S.A. 40:55D-13 on the proposed amendment of the Master Plan of the Township of Sparta to include the proposed 2025 HEFSP, the Planning Board has determined to adopt said 2025 HEFSP; and

WHEREAS, the Planning Board recommends by this resolution that the Mayor and Council of the Township of Sparta endorse the 2025 HEFSP; and

WHEREAS, the Planning Board reserves the right to amend the 2025 HEFSP, if necessary, in accordance with the procedures established in Administrative Directive #14-24;

NOW, THEREFORE, BE IT RESOLVED by the Planning Board of the Township of Sparta, Sussex County, New Jersey, on this 18th day of June 2025, that the Planning Board hereby adopts the 2025 HEFSP as an amendment to the Master Plan of the Township of Sparta and recommends that the Mayor and Council endorse and implement same; and

BE IT FURTHER RESOLVED that this resolution, the 2025 HEFSP and any other required enactments be filed with the Superior Court within forty-eight (48) hours; and

BE IT FURTHER RESOLVED that a copy of this resolution shall be sent to the Office of Planning Advocacy and to the Sussex County Planning Board, together with a copy of said adopted 2025 Housing Element and Fair Share Plan, within 30 days of the date of adoption of this resolution.

I hereby certify that the foregoing is a true and exact copy of a resolution adopted at a meeting of the Planning Board of the Township of Sparta, held on the 18th day of June 2025.


Dorrie Fox, Planning Board Secretary


Joan Furman, Sparta Township Planning Board Chair