

Borough of Wenonah, Gloucester County
Affordable Housing Annual Unit/Project Monitoring
August 31, 2021

BOROUGH OF WENONAH, GLOUCESTER COUNTY																								
PROJECT/UNIT MONITORING - August 31, 2021																								
Site / Program Name:	Rehabilitation			Willowglen Academy			Wenonah Associates LLC			Wenonah Associates LLC			Wenonah Swim Club			Senior Citizen Overlay District			Holy Nativity Lutheran Church			Accessory Apartment Program		
Project Type:				100% Affordable Supportive/Special Needs Housing			Inclusionary Development			Accessory Apartment			Unmet Need Overlay Ordinance			Unmet Need Overlay Ordinance			Unmet Need Overlay Ordinance			Unmet Need Mechanism		
Block & Lot / Street:				Block 3, lot 12 506 N. Clinton Ave.			Block 4, lot 39 1415 Woodbury-Glassboro Rd.			Various within designated zones			Block 4, lots 36.01, 37.01, 38, 39, 41.02 and 42.04 600 N. Stockton Ave.			Block 76, all lots			Block 66.02, lots 10 and 11 3 Lenape Trail					
Status:				Completed			Approved			Proposed														
Date:				1997																				
Length of Affordability Controls:				DDD Capital Funding Agreement						10 years from CO date														
Administrative Agent:				Willowglen Academy 506 N. Clinton Ave. Wenonah, NJ 08090 973-579-3700																				
Contribution:																								
Type of Units:				Special needs affordable rental			Affordable family rental/for-sale			Affordable family rental														
Total Affordable Units:	Obligation of 0 units			4			4			4												6		
Income/Bedroom Distribution:	1 BR	2 BR	3 BR	1 BR	2 BR	3 BR	1 BR	2 BR	3 BR	1 BR	2 BR	3 BR	1 BR	2 BR	3 BR	1BR	2BR	3BR	1 BR	2 BR	3 BR	1 BR	2 BR	3 BR
Very Low-Income				4																				
Low-Income																								
Moderate-Income																								
Comments:							Unit count is the number specified in the Settlement Agreement. The property went into foreclosure before construction began. The Borough has now purchased the property and had intended to auction it in late 2020, but delayed because of the COVID-19 pandemic. The Borough now intends to send the property to auction in fall 2021, with a requirement for inclusionary development with a reduced set-aside.			Accessory apartment ordinance adopted 2006. Unit count is the number specified in the Settlement Agreement. With Wenonah Associates LLC no longer able to provide these units, they will be added to the Borough's Accessory Apartment obligation.			Overlay ordinance adopted 8/27/20; ord. 2020-12			Overlay ordinance amended 8/27/20 to add an affordable housing requirement.			Overlay ordinance adopted 8/27/20; ord. 2020-12			Accessory apartment ordinance adopted 2006.		