

# City of Trenton

W. Reed, Gusciora, Mayor

Department of Housing & Economic Development  
Benjamin Delisle, Director



## APPLICATION FOR THE “ADOPT-A-LOT” PROGRAM

The undersigned does hereby make application for a license to participate in the City of Trenton’s Adopt-a-Lot Program as established under Ordinance 20-47. In making this application, the undersigned does hereby agree to comply with all Ordinances and Regulations of the City of Trenton, the Trenton City Code, and the laws of the State of New Jersey governing such establishments. This form must be filled out completely and accurately or a license will not be issued. An application and license are required for each individual location of an adopted lot. If multiple locations are to be maintained by the same individual or entity, each location requires a unique license.

**PLEASE COMPLETE THIS FORM ACCURATELY AND IN ITS ENTIRETY**

NAME: \_\_\_\_\_

PHONE: \_\_\_\_\_ EMAIL: \_\_\_\_\_

HOME ADDRESS: \_\_\_\_\_  
\_\_\_\_\_

LOT ADDRESS: \_\_\_\_\_  
\_\_\_\_\_

ARE YOU ADOPTING AS AN INDIVIDUAL, ORGANIZATION, OR GROUP?

INDIVIDUAL       ORGANIZATION (Name of org.) \_\_\_\_\_

GROUP (Names and titles of group members) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

ARE YOU OVER THE AGE OF 18?  YES  NO

IF NO, PLEASE LIST A SPONSORING INDIVIDUAL OR INDIVIDUALS AGED 18 YEARS OR OLDER: \_\_\_\_\_

DO YOU HAVE ANY OUTSTANDING REAL ESTATE TAX VIOLATIONS OR PROPERTY VIOLATIONS IN TRENTON?  YES (if yes, please list below)  NO

DESCRIBE WHAT PUBLIC PURPOSE WILL THE ADOPTED SITE BE USED FOR:

PLEASE ATTACH OR DESCRIBE PLANS AND OR ACTIVITIES FOR THE ADOPTED LOT IN FURTHERANCE OF THE ABOVE PURPOSE:

ESTIMATE THE APPROXIMATE VALUE OR COST, IF ANY, OF THE PLANS OR ACTIVITIES WHICH WILL BE UNDERTAKEN:

**IF YOU ARE AN ORGANIZATION, PLEASE ATTACH YOUR BUSINESS ORGANIZATION AND OR NON-PROFIT CORPORATION STATUS DOCUMENTS.**

CERTIFICATION: I certify that the information provided is true.

Print Name: \_\_\_\_\_ Date: \_\_\_\_\_

Signature of Applicant (or sponsor aged 18 or older): \_\_\_\_\_

## **“ADOPT-A-LOT” TERMS AND CONDITIONS** **(see Ordinance 20-47)**

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1. The City of Trenton maintains full and continuous ownership of all properties under the Adopt-A-Lot Program and may remove properties from the program at any time. If the property is sold, the license shall be immediately null and void and the adopter shall cease use and maintenance of the lot.
2. The City’s approval of an application or execution of any subsequent agreement shall not be intended or construed as a grant to an Adopter of any ownership interest in the subject City-owned lot(s).
3. Licenses issued for the program are valid for two (2) year, with optional subsequent renewals of (1) year duration.
4. Periodic inspections will be performed by the City to verify an Adopter’s compliance with the ordinances, rules, and regulations governing the Adopt-a-Lot program. If an Adopter is found by the City to be out of compliance, the City reserves the right to immediately revoke its Adopt-a-Lot designation.
5. Minimal responsibilities of the Adopt-A-Lot Program include:
  - a. Cutting the grass;
  - b. Keeping the property clean of trash and debris;
  - c. Maintenance of garden if the adopter chooses to add one;
  - d. Compliance with Trenton City Code;
6. By participating in the Adopt-A-Lot program the adopter **may not commit the following acts on the property:**
  - a. Park or store, repair or maintain, cars, trailers, boats, or any other vehicle;
  - b. Plant tree(s);
  - c. Place or construct any permanent structures on the adopted lot, including but not limited to: a pool, car ports or garages, sheds, paving materials (concrete, asphalt, etc.), playground equipment, etc.;
  - d. Place or store debris, construction materials, junk, excessive garden decorations, or personal belongings;
  - e. Create any compost piles;
  - f. Conduct any business transaction, for fee, free or otherwise, of any kind on the adopted lot, including but not limited to: farmer’s markets, auto sales or repairs, car washes, parking, dog parks, yard sales, etc.;

- g. Rent, lease, sublet, sell, or assign the adopted lot to any person or organization;
  - h. Remove the City signage indicating the lot has been adopted;
  - i. Conduct religious services;
  - j. Serve or consume alcoholic beverages or any illicit or banned drugs;
  - k. Allow pets or any other animals to be housed, to roam freely, or to be unleashed;
  - l. Fail to clean up defecation and other waste from their animals; and
  - m. Make any fire.
7. Any and all permits for fences, group gatherings, or any activity on the adopted property should be submitted to the Department of Housing and Economic Development.
  8. Periodic inspections of the property will be conducted by the City to verify compliance with all aforementioned terms and conditions. Lack of compliance with these terms and conditions may result in the immediate revocation of the property license.
  9. Adopter acknowledges Adopter is not a City employee, but a volunteer and agrees to hold the City harmless for any negligent or careless acts of the Adopter in performance of any work, services or functions under the program.

All participants in the Adopt-a-Lot program must comply with the following:

1. Agree that no claim for ownership shall be asserted, either by abandonment by the City or by virtue of adverse possession.
2. Fencing may be installed by the Adopter at their option at the Adopter's expense and must comply with Chapter 315: Zoning and Land Development of the Code of the City of Trenton. Prior to installation, all proposed fencing must be approved by the Director of the Department of Housing and Economic Development or a designee. Any applicable fees for the application or permitting of the installation of fencing shall be waived by the City.
3. An adopted lot, at the discretion of the Director of the Department of Housing and Economic Development or a designee, can be removed from the Adopt-a-Lot program at any time.
4. For any reason deemed necessary by the City of Trenton at any time, at the discretion of the Director of the Department of Housing and Economic Development or a designee, if the City of Trenton sells the adopted lot(s) and Adopter is not the buyer of the lot(s), Adopter must immediately cease any and all activity on the lot(s).

I, the applicant, have reviewed and understand the Adopt-A-Lot Program Terms and Conditions and with my (electronic) signature permit the submission of this application.

\_\_\_\_\_  
Applicant Signature

Date: \_\_/\_\_/\_\_

\_\_\_\_\_  
Director, Housing & Economic Development Signature

Date: \_\_/\_\_/\_\_