

**TOWNSHIP OF FLORENCE  
RESOLUTION 2026-126**

**RESOLUTION AUTHORIZING EXECUTION OF  
ESCROW AGREEMENT**

**WHEREAS**, the Township of Florence has been asked to consider the commercial redevelopment of certain Property located at Block 125, Lots 22.02, 24 and 25, on the Township Tax Maps, (the “Property”); and

**WHEREAS**, the Township Council has determined it to be in the best interests of the residents, citizens, and taxpayers of the Township of Florence to consider the redevelopment of said Property in a fashion the acceptable to the Township; and

**WHEREAS**, The Victor Roberts Group, LLC (“VRG”) is the owner of the Property, and currently operates its light woodworking and furniture design and manufacturing business at said location, and wishes to further develop the Property for the expansion of its existing business, and propose to develop the Property, and the Township is desirous of allowing its professionals and staff to meet with VRG and its professionals to explore and promote the development of the Property; and

**WHEREAS**, the Township Council is desirous of minimizing the costs to the taxpayers associated with said efforts, and has therefore required VRG to deposit an escrow to fund the costs of the Township’s professionals, and VRG has agreed to do so; and

**WHEREAS**, the Township Council is desirous of executing the attached “Escrow Agreement” so that the discussions regarding the development of the Property can commence in earnest;

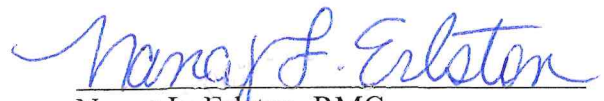
**NOW, THEREFORE, BE IT RESOLVED** by the Township Council of the Township of Florence, County of Burlington, State of New Jersey, that the Mayor and Township Clerk are hereby authorized and directed to execute the attached “Escrow Agreement” with The Victor Roberts Group, LLC.

\*\*\*\*\*

\*\*\*\*\*

\*\*\*\*\*

I, Nancy L. Erlston, Clerk of the Township of Florence, County of Burlington, State of New Jersey, do hereby certify that the foregoing Resolution is a true copy of the Resolution approved by the Township Council at their June 3, 2026 meeting.

  
Nancy L. Erlston, RMC  
Township Clerk