

AN ORDINANCE AUTHORIZING THE TOWNSHIP OF NORTH BRUNSWICK TO CONVEY ANY INTEREST RETAINED IN A PREVIOUSLY VACATED UNDERSIZED LOT ON HAVERFORD STREET THAT WAS FORMERLY KNOWN AS BLOCK 104, LOT 25 ON THE TAX MAP OF THE TOWNSHIP OF NORTH BRUNSWICK AND WHICH HAS SINCE BEEN MERGED WITH PROPERTY AT 221 HAVERFORD STREET KNOWN AS BLOCK 104, LOT 24.01

WHEREAS, pursuant to the Local Lands and Building Law, N.J.S.A. 40A:12-1, *et seq.*, the Township of North Brunswick (the "Township") has the power to sell and convey real property; and

WHEREAS, on December 4, 2000, the Township Council of the Township of North Brunswick (the "Township Council") vacated public rights to an undersized parcel of land located on Haverford Street formerly known as Block 104, Lot 25 on the Tax Map of the Township of North Brunswick, County of Middlesex (the "Vacated Property"); and

WHEREAS, on December 4, 2000, the Township Council further authorized the sale of the Vacated Property pursuant to the provisions of N.J.S.A. 40A:12-13(b)(5); and

WHEREAS, the Vacated Property was offered at private sale to owners of real property contiguous to said lot, and the Township Council thereafter accepted the bid of Hector Rodriguez, the owner of the adjoining property at 221 Haverford Street formerly known as Block 104, Lot 24 on the Tax Map of the Township of North Brunswick, County of Middlesex; and

WHEREAS, although the Township accepted the bid to the Vacated Property, the Township's interest was not conveyed by way of Deed; and

WHEREAS, on October 2, 2001, the Township Tax Assessor combined the Vacated Property and the adjoining property owned by Hector Rodriguez at Block 104, Lot 24 to create a newly designated parcel known as Block 104, Lot 24.01 (the "Combined Property"); and

WHEREAS, the Township has learned that the Combined Property has since been sold but that title professionals have now advised the current owners of the Combined Property, Kim Kevin and Cory and Patricia Bussey, that a need exists for the Township to formally convey any property interest it may hold in the Vacated Property previously sold at auction; and

WHEREAS, the Township wishes to facilitate the resolution of this title issue and finds that it is in the Township's best interest to convey any remaining interest it has or could claim in the land formerly known as Block 104, Lot 25 and the property now known as Block 104, Lot 24.01 to Kim Kevin and Cory and Patricia Bussey pursuant to a Quit Claim Deed.

NOW, THEREFORE, BE IT ORDAINED, by the Township Council of the Township of North Brunswick as follows:

1. The Mayor, Township Clerk, and Business Administrator are hereby authorized to take all actions necessary to convey any and all remaining interest the Township has in the

portion of land formerly known as Block 104, Lot 25 and the property now known as Block 104, Lot 24.01.

2. The Mayor, Township Clerk, and Business Administrator are hereby authorized to sign and witness, respectively, any documents necessary to convey the interests in the portion of land formerly known as Block 104, Lot 25 and the property now known as Block 104, Lot 24.01.

BE IT FURTHER ORDAINED, that if any section, paragraph, subsection, clause or provision of this Ordinance shall be adjudged by the courts to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause or provision so adjudicated, and the remainder of the Ordinance shall be deemed valid and in effect; and

BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.

TITLE

AN ORDINANCE AUTHORIZING THE TOWNSHIP OF NORTH BRUNSWICK TO CONVEY ANY INTEREST RETAINED IN A PREVIOUSLY VACATED UNDERSIZED LOT ON HAVERFORD STREET THAT WAS FORMERLY KNOWN AS BLOCK 104, LOT 25 ON THE TAX MAP OF THE TOWNSHIP OF NORTH BRUNSWICK AND WHICH HAS SINCE BEEN MERGED WITH PROPERTY AT 221 HAVERFORD STREET KNOWN AS BLOCK 104, LOT 24.01

Ronald H. Gordon, Township Attorney
(Approved as to legal form)

Justine Progebin
Business Administrator

RECORDED VOTE FIRST READING

COUNCIL MEMBER	YES	NO	ABSTAIN	NOTES
HUTCHINSON				
GUADAGNINO				
ANDREWS				
DAVIS				
SOCIO				
MEHTA				
MAYOR WOMACK				

RECORDED VOTE SECOND READING

COUNCIL MEMBER	YES	NO	ABSTAIN	NOTES
HUTCHINSON				
GUADAGNINO				
ANDREWS				
DAVIS				
SOCIO				
MEHTA				
MAYOR WOMACK				

CERTIFICATION

I hereby certify that the above Ordinance was duly adopted by the Township Council of the Township of North Brunswick, County of Middlesex, at its meeting held on _____, 2023.

Lisa Russo, Township Clerk

EFFECTIVE DATE

This Ordinance shall take effect upon passage and publication in accordance with applicable law.

- APPROVED
- REJECTED

Francis M. Womack III, Mayor
Township of North Brunswick

Date signed: _____, 2023