

TOWNSHIP OF MANALAPAN

ORDINANCE NO. 2022-02

**AN ORDINANCE AUTHORIZING THE EXCHANGE OF A PORTION OF
CERTAIN PROPERTY KNOWN AS LOT 2.04 IN BLOCK 7232 FOR PROPERTY
LOCATED ON WOODWARD ROAD**

WHEREAS, NJSA 40A:12-16 authorizes a municipality, by ordinance, to exchange any lands or any rights or interests therein owned by the municipality for other lands, rights or interests which are desired for public use; and

WHEREAS, the Township of Manalapan owns property known and designated as Lot 2.04 in Block 7232 on the Tax Assessment Map and which is located on State Highway 33; and

WHEREAS, the owner of contiguous Lot 1.03 in Block 7232 has offered to exchange a 4.63 acre parcel of land located on Woodward Road and to be known as new Lot 1.08 in Block 7232, as shown on an application for preliminary and final subdivision approval submitted to the Manalapan Township Planning Board, in return for the conveyance of an approximately 1.158 acre portion of Lot 2.04; and

WHEREAS, the aforesaid portion of Township owned Lot 2.04 is listed on the Township's open space inventory, but is not needed for public use; and

WHEREAS, the Tax Assessor has advised the Township Committee that the value of the lands to be received by the Township in the proposed exchange exceeds the value of lands to be conveyed by the Township to the adjoining property owner; and

WHEREAS, the State House Commission has approved the diversion of the aforesaid portion of Lot 2.04 in return for Lot 1; and

WHEREAS, the Township Committee finds that the proposed land exchange is in the best interests of the Township of Manalapan and its citizens;

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Manalapan, in the County of Monmouth, State of New Jersey, as follows:

SECTION ONE. The Mayor and Township Clerk and any other appropriate Township Officials be and are hereby authorized and directed to effectuate the exchange of approximately 1.158 acres of Township owned Lot 2.04 in Block 7232 in consideration for the conveyance to the Township of proposed Lot 1.08 in Block 7232, consisting of approximately 4.63 acres and located on Woodward Road.

SECTION TWO. The aforesaid exchange of property shall take place only after the approval of the aforesaid application for preliminary and final major subdivision approval creating proposed Lot 1.08 in Block 7232.

SECTION THREE. All Ordinances or parts thereof inconsistent with the provisions of this Ordinance are hereby repealed to the extent of such inconsistencies.

SECTION FOUR. If any section, subsection, paragraph, sentence or other portion of this Ordinance be adjudged by a Court of competent jurisdiction to be invalid, such judgment shall not affect, impair or invalidate the remainder of this Ordinance.

SECTION FIVE. This Ordinance shall take effect immediately upon its passage and publication according to law.

NOTICE OF PUBLIC HEARING

The Ordinance published herewith was introduced and approved at a meeting of the Township Committee of the Township of Manalapan held on March 9, 2022 and will be further considered for final passage after a Public Hearing thereon before the Township Committee of the Township of Manalapan during a meeting to be held on March 30, 2022 at the Municipal Complex, 120 Route 522 and Taylors Mill Road, Manalapan, New Jersey at 7:30 p.m. or as soon thereafter as the matter may be reached, or at any meeting to which that meeting may be adjourned, at which time any and all persons who may be interested therein will be given an opportunity to be heard.

The proposed Ordinance in its entirety is on file in the Municipal Clerk's Office and copies may be obtained without charge between the hours of 8:30 a.m. and 4:30 p.m. Monday through Friday. A complete copy may also be obtained from the Manalapan Township web-site www.mtnj.org by clicking on the Ordinance title listed on the Agenda posted for the Township Committee meeting of March 30, 2022.

SHARI ROSE, RMC
Municipal Clerk