

ORDINANCE 2024-38

**AN ORDINANCE OF THE BOROUGH OF SOUTH RIVER, COUNTY OF
MIDDLESEX, STATE OF NEW JERSEY AUTHORIZING THE SALE OF BLOCK
151, LOT 2.01**

WHEREAS, pursuant to Resolution 2016-144, adopted on March 28, 2016, the Borough of South River designated a portion of the Borough, including Area Sub-151, consisting of Block 151, all lots including Lots 1, 2, 2.01, 3, 4, 4.01, 5, 6, 6.01, and 7 on the Official Tax Map of the Borough of South River as an area in need of redevelopment pursuant to the New Jersey Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq.

WHEREAS, Hamilton Street Development, LLC is the owner of property located within Sub-151 and the Borough desires to sell property located at Block 151, Lot 2.01 to be consolidated with the adjacent property currently owned by the Buyer; and

WHEREAS, the Local Land and Buildings Law, N.J.S.A. 40A:12-13 permits the sale of real property by private sale to a developer when acting in accordance with the Local Redevelopment and Housing Law; and

WHEREAS, the Borough Council finds it to be in the best interest of the Borough to authorize the sale of the subject property to Hamilton Street Development, LLC, pursuant to N.J.S.A. 40A:12-13.

BE IT ORDAINED by the Mayor and Borough Council of the Borough of South River, County of Middlesex, and State of New Jersey, as follows:

SECTION 1. That the Borough Council hereby approves the sale of property located at Block 151, Lot 2.01, on the tax map of the Borough of South River to Hamilton Street Development, LLC, for the sum of \$10,000.00.

SECTION 2. That the Mayor is hereby authorized to execute, and the Borough Clerk to attest, to any and all documents that may be necessary to effectuate the terms of this Ordinance.

SECTION 3. All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by a court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions hereof.

SECTION 5. This ordinance shall take effect after second reading and publication as required by law.

NOTICE

NOTICE IS HEREBY GIVEN that the foregoing ordinance was introduced and passed on first reading at a regular meeting of the Borough Council of the Borough of South River, in the County of Middlesex, State of New Jersey, held on August 5, 2024, and will be considered for second reading and final passage at the regular meeting of said Governing Body to be held on the 9th day of September, 2024, at 7:00 p.m., or as soon thereafter as this matter can be reached, at the Council Chamber of the Criminal Justice Building located at 61 Main Street, South River, New Jersey, and/or virtually via Zoom meeting code 826 6082 9597: password: 000000 at which time all persons interested shall be given an opportunity to be heard concerning this ordinance.

Introduced 8-5-24

COUNCIL	MOTION	2ND	AYES	NAYS	ABSTAIN	ABSENT
<i>Councilwoman Balazs</i>			X			
<i>Councilman Ciulla</i>	X		X			
<i>Councilman DeSantis</i>			X			
<i>Councilman Dziemian</i>		X	X			
<i>Councilman Gurchensky</i>			X			
<i>Council President Krenzel</i>			X			

I do hereby certify that the foregoing is a true and exact copy of authorization to approve the foregoing resolution adopted by the Mayor and Borough Council of South River on August 5, 2024

Alyssa Hager, RMC
Municipal Clerk
Borough of South River