

MONROE TOWNSHIP, MIDDLESEX COUNTY

ORDINANCE NO.: O-12-2021-024

AN ORDINANCE OF THE TOWNSHIP OF MONROE TO ACQUIRE BY NEGOTIATED AGREEMENT, REAL PROPERTY KNOWN AND DESIGNATED AS TAX BLOCK 78, LOT 1 ON THE OFFICIAL TAX MAP OF THE TOWNSHIP OF MONROE, MIDDLESEX COUNTY, NEW JERSEY, LOCATED AT 204 DOCKS CORNER ROAD, FOR OPEN SPACE AND GOVERNMENTAL PURPOSES

WHEREAS, pursuant to the Local Land and Building Law, N.J.S.A. 40A:12-1, et seq. the Township has the power to acquire real property; and

WHEREAS, pursuant to N.J.S.A. 40:61-1, et seq. the Township may acquire land for open space and conservation purposes; and

WHEREAS, pursuant to N.J.S.A. 40A:12-5, the Township has the power to acquire any real property for a public purpose through a negotiated agreement process; and

WHEREAS, as a result of natural disaster, certain land known as and designated as Tax Block 78, Lot 1 on the Official Tax Map of the Township of Monroe, located at 204 Docks Corner Road, (the "Property"), has been found to be structurally unsound and unsafe in its current post-natural disaster condition; and

WHEREAS, the Township desires to purchase the Property for the purpose of open space and/or other governmental use pursuant to a negotiated agreement for a consideration of \$446,250.00; and

WHEREAS, the Township has previously adopted Ordinance 0-9-2016-032 for the expenditure of public funds for the acquisition of real property; and

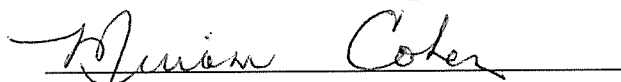
NOW, THEREFORE, BE IT ORDAINED, by the Township Council of the Township of Monroe, Middlesex County, State of New Jersey:

1. The voluntary acquisition by negotiated agreement of the Property known as Block 78, Lot 1 located at 204 Docks Corner Road (the "Property") for the purpose of open space and/or other governmental use in the Township of Monroe for a consideration of \$446,250.00 be and is hereby authorized using Ordinance O-9-2016-032 as a funding source.
2. The Township Attorney and Business Administrator are hereby authorized to take all actions necessary to acquire the Property through negotiation.
3. The Mayor and Clerk are hereby authorized to sign and witness, respectively, any contract of ale or other documents necessary to acquire the Property; and

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 any ordinance or parts thereof in conflict with the provisions of this Ordinance are hereby repealed to the extent of such conflict; and

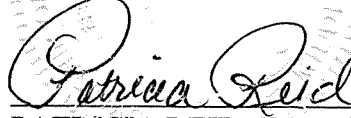
BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.


MIRIAM COHEN, Council President

RECORDED VOTE – INTRODUCTION – December 6, 2021						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilman Baskin		X	X			
Councilman Dipierro					X	
Councilman Van Dzura			X			
Council V. President Schneider	X		X			
Council President Cohen			X			

NOTICE

Notice is hereby given that the foregoing Ordinance was introduced and passed on first reading at a meeting of the Monroe Township Council held on December 6, 2021. Said Ordinance will again be read and considered for final passage at the next scheduled meeting of the Monroe Township Council to be held on December 27, 2021, at 6:30 p.m. At said time and place all persons having an interest in the foregoing Ordinance will be granted an opportunity to be heard concerning the same prior to consideration for final passage by the Council.



PATRICIA REID, Township Clerk

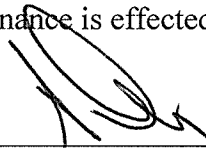
RECORDED VOTE – SECOND READING & FINAL ADOPTION– December 27, 2021						
COUNCIL	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
Councilman Baskin	X		X			
Councilman Dipierro					X	
Councilman Van Dzura		X	X			
Council V. President Schneider			X			
Council President Cohen			X			

ORDINANCE NO.: O-12-2021-024

AN ORDINANCE OF THE TOWNSHIP OF MONROE IN THE COUNTY OF MIDDLESEX, NEW JERSEY, TO ACQUIRE BY NEGOTIATED AGREEMENT, REAL PROPERTY KNOWN AND DESIGNATED AS TAX BLOCK 78, LOT 1 ON THE OFFICIAL TAX MAP OF THE TOWNSHIP OF MONROE, MIDDLESEX COUNTY, NEW JERSEY, LOCATED AT 204 DOCKS CORNER ROAD, FOR OPEN SPACE AND GOVERNMENTAL PURPOSES

MAYORAL APPROVAL


By virtue of the Optional Municipal Charter Law of 1950 and Chapter 3, Section 19 of the Code of the Township of Monroe, my approval of this Ordinance is effected by the affixing of my signature hereto.



STEPHEN DALINA, Mayor

Date signed: 12/28/2021

L. Settlement Charges			
700. Total Real Estate Broker Fees		Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
Division of Commission (line 700) as follows:			
701.			
702.			
703.	Commission paid at Settlement		
704.			
800. Items Payable in Connection With Loan			
801.	Origination charge	(from GFE #1)	
802.	Your credit or charge (points) for the specific interest rate chosen	(from GFE #2)	
803.	Your adjusted origination charges	(from GFE A)	
804.	Appraisal Fee	(from GFE #3)	
805.	Credit Report	(from GFE #3)	
806.	Tax service fee	(from GFE #3)	
807.	Flood certification fee	(from GFE #3)	
900. Items Required By Lender To Be Paid In Advance			
901.	Interest	(from GFE #10)	
902.	Mortgage Insurance Premium	(from GFE #3)	
903.	Homeowner's insurance	(from GFE #11)	
1000. Reserves Deposited With Lender			
1001.	Initial deposit for your escrow account	(from GFE #9)	
1002.	Homeowner's insurance 12 months @ per month		
1003.	Mortgage insurance 12 months @ per month		
1004.	Property taxes 12 months @ \$ per month		
1007.	Aggregate Adjustment		
1100. Title Charges			
1101.	Title services and lender's title insurance	(from GFE #4)	\$934.85
1102.	Settlement or closing fee to Foundation Title, LLC - East Brunswick \$575.00		
1103.	Owner's title insurance to Foundation Title, LLC - East Brunswick	(from GFE #5)	\$2,025.00
1104.	Lender's title insurance to Foundation Title, LLC - East Brunswick \$0.00		
1105.	Lender's title policy limit		
1106.	Owner's title policy limit \$446,250.00		
1107.	Agent's portion of the total title insurance premium to Foundation Title, LLC - East Brunswick \$1,765.00		
1108.	Underwriter's portion of the total title insurance premium to Fidelity National Title Insurance Company \$260.00		
1200. Government Recording and Transfer Charges			
1201.	Government recording charges	(from GFE #7)	\$155.00
1202.	Deed \$ 155.00 Mortgage \$ Releases \$		\$75.00
1203.	Transfer taxes	(from GFE #5)	
1204.	City/County tax/stamps Deed \$ Mortgage \$		
1205.	State tax/stamps Deed \$ Mortgage \$		
1206.	See Addendum 1206		
1300. Additional Settlement Charges			
1301.	Required services that you can shop for	(from GFE #6)	
1303.	Pest Inspection		
1309.	Third, Fourth Qtr 2021 Taxes & First Qtr 2022 Taxes to Township of Monroe		\$5,914.11
1313.	Overnight/Wire fee for payoff to Foundation Title, LLC - East Brunswick		\$25.00
1315.	Seller Attorney Fee to Joseph P. Schiappa, Esquire		\$1,550.00
1400.	Total Settlement Charges (enter on line 103, Section J and 502, Section K)		\$3,114.85
			\$7,564.11

Borrower's Initials: 

Seller's Initials:  

**Supplemental Page
HUD-1 Settlement Statement**

Addendum for 1200, Government Recording and Transfer Charges	Buyer	Seller
<u>Addendum 1206</u>		
a. Mortgage Lien Release Fees to Hold for Recording - TD Bank - wire	\$75.00	
b. Recording Fees, Subordination to Hold for Recording - TD Bank - wire		
Total:	\$0.00	\$0.00

Borrower's Initials: 

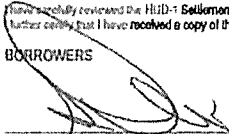
Previous editions are obsolete

Sellers's Initials: 

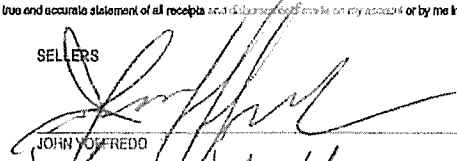
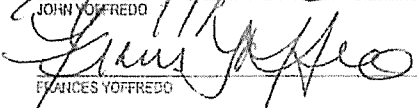
02/23/2022 03:46 PM HUD-1

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief it is true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

BORROWERS


TOWNSHIP OF MONROE
Stephen D'Almy Mayor

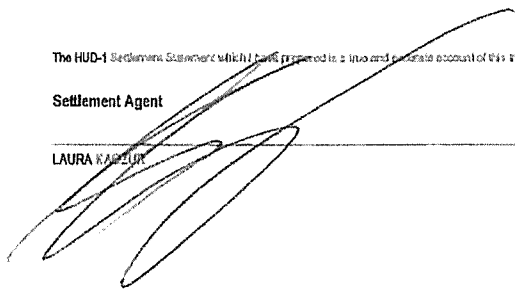
SELLERS


JOHN YOFFREDO

FRANCES YOFFREDO

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused or I will cause the funds to be disbursed in accordance with its statement.

Settlement Agent

Date


LAURA KASPER

2/25/2022



Nancy J. Pinkin
 Middlesex County Clerk
 Recording Data Cover Page
 Pursuant to N.J.S.A. 46:26A-5

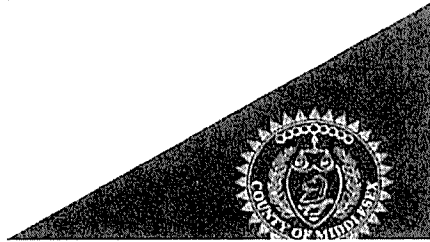
Official Use Only

Date of Document February 24, 2022	Type of Document Deed
First Party Name John Yoffredo and Frances Yoffredo, husband & wife	Second Party Name Township of Monroe
Additional First Parties	Additional Second Parties

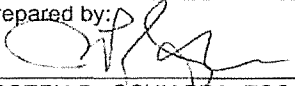
THE FOLLOWING SECTION IS REQUIRED FOR DEEDS ONLY.	
Block 78	Lot 1
Municipality Monroe	Consideration \$446,250.00
Mailing Address of Grantee 1 Municipal Plaza, Monroe Township, NJ 08831	

THE FOLLOWING SECTION IS FOR ORIGINAL MORTGAGE BOOKING & PAGING INFORMATION FOR ASSIGNMENTS, RELEASES, DISCHARGES & OTHER ORIGINAL MORTGAGE AGREEMENTS ONLY.	
Original Book	Original Page

MIDDLESEX COUNTY, NEW JERSEY RECORDING DATA PAGE.
This cover page is for use in Middlesex County, New Jersey only.
 Please do not detach this page from the original document as it contains important recording information and is part of the permanent record.



DEED - BARGAIN & SALE
IND. TO IND. OR CORP.

Prepared by: 
JOSEPH P. SCHIAPPA, ESQ.

DEED

This Deed is made on February , 2022

BETWEEN JOHN YOFFREDO and FRANCES YOFFREDO, husband and wife

whose post office address is 12 Mayberry Avenue, Monroe Township, New Jersey 08831 referred to as the Grantor,

AND TOWNSHIP OF MONROE

whose post office address is 1 Municipal Plaza, Monroe Township, New Jersey 08831 referred to as the Grantee

The words "Grantor" and "Grantee" shall mean all Grantors and all Grantees listed above.

Transfer of Ownership. The Grantor grants and conveys (transfers ownership of) the property described below to the Grantee. This transfer is made for the sum of Four Hundred Forty-Six Thousand Two Hundred Fifty Dollars and No Cents (\$446,250.00).

Tax Map Reference: (N.J.S.A. 46: 15-1.1) Municipality: Township of Monroe,
Block No. 78 Lot No. 1 Qual:
Account No.

No property tax identification number is available on the date of this Deed. (Check box if applicable.)

3. **Property.** The property consists of the land and all the buildings and structures on the land in the Township of Monroe, County of Middlesex and State of New Jersey. The legal description is as follows:

Please see attached Legal Description annexed hereto and made a part hereof.

BEING THE SAME LAND AND PREMISES that became vested in John Yoffredo and Frances Yoffredo, by Deed from Julian A. Corage, single and Virginia Corage, single, n/k/a Virginia Mottet, single, dated August 27, 1993, and recorded on September 15, 1993 in the Middlesex County Clerk's/Register's Office in Deed Book 4090, Page 17.

Subject to easements and restrictions of record.

The street mailing address of the Property is: 204 Docks Corner Road, Monroe Township, New Jersey 08831.

GIT/REP-3
(2-21)
(Print or Type)

State of New Jersey
Seller's Residency Certification/Exemption

Seller's Information

Name(s)
John Yoffredo and Frances Yoffredo, husband and wife

Current Street Address
12 Mayberry Avenue

City, Town, Post Office
Monroe Township

State

NJ

ZIP Code

08831

Property Information

Block(s)

78

Lot(s)

1

Qualifier

Street Address
204 Docks Corner Road

City, Town, Post Office
Monroe Township

State

NJ

ZIP Code

08831

Seller's Percentage of Ownership
100%

Total Consideration
\$446,250.00

Owner's Share of Consideration
\$446,250.00

Closing Date
February 25, 2022

Seller's Assurances (Check the Appropriate Box) (Boxes 2 through 16 apply to Residents and Nonresidents)

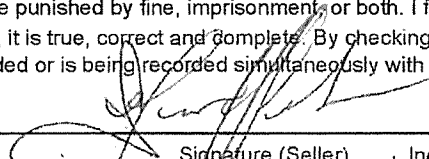
1. Seller is a resident taxpayer (individual, estate, or trust) of the State of New Jersey pursuant to the New Jersey Gross Income Tax Act, will file a resident Gross Income Tax return, and will pay any applicable taxes on any gain or income from the disposition of this property.
2. The real property sold or transferred is used exclusively as a principal residence as defined in 26 U.S. Code section 121.
3. Seller is a mortgagor conveying the mortgaged property to a mortgagee in foreclosure or in a transfer in lieu of foreclosure with no additional consideration.
4. Seller, transferor, or transferee is an agency or authority of the United States of America, an agency or authority of the State of New Jersey, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.
5. Seller is not an individual, estate, or trust and is not required to make an estimated Gross Income Tax payment.
6. The total consideration for the property is \$1,000 or less so the seller is not required to make an estimated Income Tax payment.
7. The gain from the sale is not recognized for federal income tax purposes under 26 U.S. Code section 721, 1031, or 1033 (CIRCLE THE APPLICABLE SECTION). If the indicated section does not ultimately apply to this transaction, the seller acknowledges the obligation to file a New Jersey Income Tax return for the year of the sale and report the recognized gain.
8. Seller did not receive non-like kind property.
9. The real property is being transferred by an executor or administrator of a decedent to a devisee or heir to effect distribution of the decedent's estate in accordance with the provisions of the decedent's will or the intestate laws of this State.
10. The real property being sold is subject to a short sale instituted by the mortgagee, whereby the seller agreed not to receive any proceeds from the sale and the mortgagee will receive all proceeds paying off an agreed amount of the mortgage.
11. The deed is dated prior to August 1, 2004, and was not previously recorded.
12. The real property is being transferred under a relocation company transaction where a trustee of the relocation company buys the property from the seller and then sells the house to a third party buyer for the same price
13. The real property is being transferred between spouses or incident to a divorce decree or property settlement agreement under 26 U.S. Code section 1041
14. The property transferred is a cemetery plot.
15. The seller is not receiving net proceeds from the sale. Net proceeds from the sale means the net amount due to the seller on the settlement sheet.
16. The seller is a retirement trust that received an acknowledgment letter from the Internal Revenue Service that the seller is a retirement trust, and is therefore not required to make the estimated Gross Income Tax payment.
17. The seller (and/or spouse/civil union partner) originally purchased the property while a resident of New Jersey as a member of the U.S. Armed Forces and is now selling the property as a result of being deployed on active duty outside of New Jersey. (Only check this box if applicable and neither boxes 1 nor 2 apply.)

Seller's Declaration

The undersigned understands that this declaration and its contents may be disclosed or provided to the New Jersey Division of Taxation and that any false statement contained herein may be punished by fine, imprisonment, or both. I furthermore declare that I have examined this declaration and, to the best of my knowledge and belief, it is true, correct and complete. By checking this box I certify that a Power of Attorney to represent the seller(s) has been previously recorded or is being recorded simultaneously with the deed to which this form is attached

2/24/22
Date

2/24/22


Signature (Seller)

Indicate if Power of Attorney or Attorney in Fact

RTF-1 (Rev. 4/17)
MUST SUBMIT IN DUPLICATE

STATE OF NEW JERSEY
AFFIDAVIT OF CONSIDERATION FOR USE BY SELLER

(P.L.1968, c. 49, as amended through P.L. 2006, c. 33) (N.J.S.A. 46:15-5 et seq.)

BEFORE COMPLETING THIS AFFIDAVIT, PLEASE READ THE INSTRUCTIONS ON THE REVERSE SIDE OF THIS FORM.

STATE OF NEW JERSEY

COUNTY MIDDLESEX } SS. County Municipal Code
1212

FOR RECORDER'S USE ONLY	
Consideration	\$ _____
RTF paid by seller	\$ _____
Date	By _____

*Use symbol "C" to indicate that fee is exclusively for county use

MUNICIPALITY OF PROPERTY LOCATION MONROE TOWNSHIP

(1) PARTY OR LEGAL REPRESENTATIVE (See Instructions #3 and #4 on reverse side)

Deponent, JOHN YOYFREDO, being duly sworn according to law upon his/her oath,

deposes and says that he/she is the (Name) GRANTOR in a deed dated FEBRUARY 24, 2022 transferring
(Grantor, Legal Representative, Corporate Officer, Officer of Title Company, Lending Institution, etc.)

real property identified as Block number 78 Lot number 1 located at
204 DOCKS CORNER ROAD, MONROE TOWNSHIP, NEW JERSEY 08831 and annexed thereto
(Street Address, Town)

(2) CONSIDERATION \$ 446,250.00 (Instructions #1 and #5 on reverse side) no prior mortgage to which property is subject

(3) Property transferred is Class 4A 4B 4C (circle one). If property transferred is Class 4A, calculation in Section 3A below is required

(3A) REQUIRED CALCULATION OF EQUALIZED VALUATION FOR ALL CLASS 4A (COMMERCIAL) PROPERTY TRANSACTIONS:
(See Instructions #5A and #7 on reverse side)
Total Assessed Valuation + Director's Ratio = Equalized Assessed Valuation

\$ _____ + _____ % = \$ _____

If Director's Ratio is less than 100%, the equalized valuation will be an amount greater than the assessed value. If Director's Ratio is equal to or in excess of 100%, the assessed value will be equal to the equalized valuation.

(4) FULL EXEMPTION FROM FEE (See Instruction #8 on reverse side)

Deponent states that this deed transaction is fully exempt from the Realty Transfer Fee imposed by P.L. 1968, c. 49 as amended through P.L. 2004, c. 66 for the following reason(s). Mere reference to exemption symbol is insufficient. Explain in detail
Grantee is a government agency- township of Monroe

(5) PARTIAL EXEMPTION FROM FEE (Instruction #9 on reverse side)

NOTE: All boxes below apply to grantor(s) only. ALL BOXES IN APPROPRIATE CATEGORY MUST BE CHECKED. Failure to do so will void claim for partial exemption. Deponent claims that this deed transaction is exempt from State portions of the Basic, Supplemental, and General Purpose Fees, as applicable, imposed by P.L. 1975, c. 176, P.L. 2004, c. 113 and P.L. 2004, c. 66 for the following reason(s):

A SENIOR CITIZEN Grantor(s) 62 years of age or over * (Instruction #9 on reverse side for A or B)
B BLIND PERSON Grantor(s) legally blind or; *
DISABLED PERSON Grantor(s) permanently and totally disabled receiving disability payments not gainfully employed*

Senior citizens, blind persons, or disabled persons must also meet all of the following criteria:
 Owned and occupied by grantor(s) at time of sale. Resident of State of New Jersey.
 One or two-family residential premises. Owners as joint tenants must all qualify

*IN CASE OF HUSBAND AND WIFE, PARTNERS IN A CIVIL UNION COUPLE, ONLY ONE GRANTOR NEED QUALIFY IF TENANTS BY THE ENTIRETY

C LOW AND MODERATE INCOME HOUSING (Instruction #9 on reverse side)

Affordable according to H.U.D. standards. Reserved for occupancy
 Meets income requirements of region. Subject to resale controls

(6) NEW CONSTRUCTION (Instructions #2, #10 and #12 on reverse side)

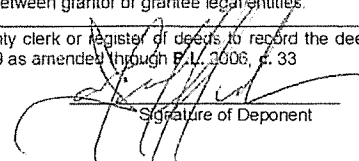
Entirely new improvement Not previously occupied.
 Not previously used for any purpose NEW CONSTRUCTION printed clearly at top of first page of the deed

(7) RELATED LEGAL ENTITIES TO LEGAL ENTITIES (Instructions #5, #12, #14 on reverse side)

No prior mortgage assumed or to which property is subject at time of sale
 No contributions to capital by either grantor or grantee legal entity
 No stock or money exchanged by or between grantor or grantee legal entities.

(8) Deponent makes this Affidavit to induce county clerk or register of deeds to record the deed and accept the fee submitted herewith in accordance with the provisions of P.L. 1968, c. 49 as amended through P.L. 2006, c. 33

Subscribed and sworn to before me
this day of February, 2022


Signature of Deponent

John Yoffredo
Grantor Name
12 Mayberry Avenue
Monroe Township, NJ 08831

Deponent Address Grantor Address at Time of Sale

XXX-XX-X 641
Last three digits in Grantor's Social Security Number Name/Company of Settlement Officer

FOR OFFICIAL USE ONLY	
Instrument Number	County
Deed Number	Book Page
Deed Dated	Date Recorded

County recording officers shall forward one copy of each RTF-1 form when Section 3A is completed to: STATE OF NEW JERSEY
PO BOX 251
TRENTON, NJ 08695-0251

ATTENTION: REALTY TRANSFER FEE UNIT

The Director of the Division of Taxation in the Department of the Treasury has prescribed this form as required by law, and may not be altered or amended without prior approval of the Director. For information on the Realty Transfer Fee or to print a copy of this Affidavit, visit the Division of Taxation website at: <https://www.state.nj.us/treasury/taxation/lot/localtax.shtml>

LEGAL DESCRIPTION

All that certain tract or parcel of land, situated, lying and being in Monroe Township, County of Middlesex, and State of New Jersey, more particularly described as follows:

BEGINNING at a point in the southerly line of Gatzmer Avenue distant easterly 350 feet on a course of South 62 degrees 59 minutes 30 seconds East from the easterly line of property of Ferne N. and Thomas Carmody; thence

(1) Easterly along the southerly line of Gatzmer Avenue, South 62 degrees 59 minutes 30 seconds East, 216.28 feet to a point in the northwesterly line of road to Red Tavern; thence

(2) Southwesterly along the Northwesterly line of road to Red Tavern South 45 degrees 56 minutes West, 118.40 feet to a point; thence

(3) Westerly, parallel with and distant 112 feet measured at right angles from the southerly line of Gatzmer Avenue, North 62 degrees 59 minutes 30 seconds West, 177.88 feet to a point; thence

(4) Northerly and at right angles to the southerly line of Gatzmer Avenue North 27 degrees 00 minutes 30 seconds East, 112 feet to the Southerly line of Gatzmer Avenue, the POINT AND PLACE OF BEGINNING.

NOTE FOR INFORMATION:

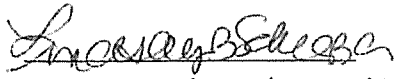
BEING known as 204 Docks Corner Road, Monroe Township, Middlesex County, State of New Jersey, Block 78, Lot 1 on the tax map of Monroe Township.

NOTE FOR INFORMATION: The mailing address of the premises is 204 Docks Corner Road, Monroe Township, NJ 08831.


4. **Promises by Grantor.** The Grantor promises that the Grantor has done no act to encumber the property. This promise is called a "covenant as to grantor's acts" (N.J.S.A. 46:4-6). This promise means that the Grantor has not allowed anyone else to obtain any legal rights which affect the property (such as by making a mortgage or allowing a judgment to be entered against the Grantor).

5. **Signatures.** The Grantor signs this Deed as of the date at the top of the first page. (Print name below each signature.)

Witnessed by:


Lindsay B Schiappa


JOHN YOFFREDO


Lindsay B Schiappa


FRANCES YOFFREDO

STATE OF NEW JERSEY)
COUNTY OF MIDDLESEX)

SS:

I CERTIFY that on February 24, 2022, that JOHN YOFFREDO and FRANCES YOFFREDO, personally came before me and stated to my satisfaction that this person (or if more than one, each person):
(a) was the maker of this Deed;
(b) executed this Deed as his or her own act; and,
(c) made this Deed for \$446,250.00 as the full and actual consideration paid or to be paid for the transfer of title. (Such consideration is defined in N.J.S.A. 46:15-5.)


A Notary Public of New Jersey

Record and Return To:
Foundation Title, LLC-EB
214 Highway 18
3rd Floor
East Brunswick, NJ 08816

LINDSAY B SCHIAPPA
Notary Public - State of New Jersey
My Commission Expires Oct 28, 2026



Township of Monroe

County of Middlesex

PATRICIA REID
Township Clerk

Municipal Complex
1 Municipal Plaza
Monroe Township, NJ
08831-1900
Phone (732) 656-4573
Fax (732) 521-3190

Affidavit of Publication

I, Christine Robbins, Deputy Township Clerk, of the Township of Monroe, County of Middlesex, State of New Jersey, do hereby certify that the attached legal notice is a true copy of such notice, which was published in the Home News Tribune, the official newspaper of Monroe Township and a newspaper of general circulation in the County of Middlesex on December 10, 2021.

Christine Robbins, Deputy Township Clerk

Ad Number: 0005036284

Run Dates: 12/10/2021

MONROE TOWNSHIP
NOTICE OF PENDING
ORDINANCE

ORDINANCE NO.: O-12-2021-024

NOTICE IS HEREBY GIVEN THAT AN ORDINANCE ENTITLED: "ORDINANCE AUTHORIZING THE TOWNSHIP TO ACQUIRE BY NEGOTIATED AGREEMENT, REAL PROPERTY KNOWN AND DESIGNATED AS TAX BLOCK 78, LOT 1 ON THE OFFICIAL TAX MAP OF THE TOWNSHIP OF MONROE, MIDDLESEX COUNTY, NEW JERSEY, LOCATED AT 204 DOCKS CORNER ROAD, FOR OPEN SPACE AND GOVERNMENTAL PURPOSES", has been introduced and passed on first reading at the regular meeting of the Monroe Township Council held on December 6, 2021 and will be further considered for final passage after a Public Hearing during the council meeting to be held on December 27, 2021 at 6:30 p.m. in the Monroe Twp. Municipal Building, One Municipal Plaza, Monroe Twp., N.J. 08831. At said time and place, all persons will be granted the opportunity to be heard concerning this Ordinance prior to its consideration for adoption by Council.

The purpose of this Ordinance is to authorize the Township of Monroe to acquire certain land known as Tax Block 78, Lot 1 on the Official Tax Map of the Township of Monroe, located at 204 Docks Corner Road. As a result of natural disaster, the property has been found to be structurally unsound and unsafe in its current post-natural disaster condition. The Township desires to purchase the Property for the purpose of open space and/or other governmental use pursuant to a negotiated agreement for a consideration of \$425,000.00.

The proposed Ordinance in its entirety can be viewed on the Township website, www.monroetwp.com and is on file in the Municipal Clerk's Office. Copies may be obtained without charge between the hours of 8:30am and 4:30pm. Monday through Friday.

Patricia Reid, Municipal Clerk
(\$30.10)

0005036284-01



Township of Monroe

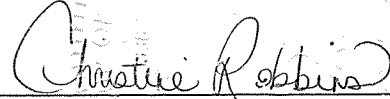
County of Middlesex

PATRICIA REID
Township Clerk

Municipal Complex
1 Municipal Plaza
Monroe Township, NJ
08831-1900
Phone (732) 656-4573
Fax (732) 521-3190

Affidavit of Publication

I, Christine Robbins, Deputy Township Clerk, of the Township of Monroe, County of Middlesex, State of New Jersey, do hereby certify that the attached legal notice is a true copy of such notice, which was published in the Home News Tribune, the official newspaper of Monroe Township and a newspaper of general circulation in the County of Middlesex on January 6, 2022.



Christine Robbins, Deputy Township Clerk

Ad Number: 0005072095

Run Dates: 01/06/2022

MONROE TOWNSHIP, MIDDLESEX COUNTY NOTICE OF FINAL ADOPTION

Notice is hereby given that the following Ordinance was introduced and passed on First Reading at the regular meeting of the Monroe Township Council held on December 6, 2021. Furthermore, this Ordinance was adopted after a Public Hearing was held at the December 27, 2021 meeting of the Monroe Township Council which was held at One Municipal Plaza, Monroe Township, N.J. 08831 and was thereafter approved and signed by the Mayor on December 28, 2021.

MONROE TOWNSHIP, MIDDLESEX COUNTY

ORDINANCE NO.: O-12-2021-024

"ORDINANCE AUTHORIZING THE TOWNSHIP TO ACQUIRE BY NEGOTIATED AGREEMENT, REAL PROPERTY KNOWN AND DESIGNATED AS TAX BLOCK 78, LOT 1 ON THE OFFICIAL TAX MAP OF THE TOWNSHIP OF MONROE, MIDDLESEX COUNTY, NEW JERSEY, LOCATED AT 204 DOCKS CORNER ROAD, FOR OPEN SPACE AND GOVERNMENTAL PURPOSES"

PATRICIA REID, R.M.C.
Monroe Township Municipal Clerk
(\$22.36)

0005072095-01