

**O-20-05**  
**01/15/20**

**AN ORDINANCE AUTHORIZING THE PURCHASE OF CERTAIN PROPERTY OWNED BY HOWARD WAREHOUSE INC TO THE CITY OF BAYONNE, COUNTY OF HUDSON IDENTIFIED AS A PORTION OF BLOCK 641 LOT 1 (PROPOSED LOT 1.01) ON THE TAX MAP OF THE CITY OF PURSUANT TO N.J.S.A. 40A:12-3, ET SEQ.**

**WHEREAS**, the Local Lands and Building Laws, N.J.S.A. 40A:12-3, et seq., authorizes the purchase by municipalities of any real property, capital improvements or personal property, or interests therein; and

**WHEREAS**, Howard Warehouse Inc. is the owner of certain real property as further set forth herein needed for public use in order to improve pedestrian and vehicle safety at the intersection of Chosin Few Way, Centre Street and Peninsula Boulevard, and

**WHEREAS**, the Mayor and Council have determined that it is in the best interest of the City to purchase the same for the public benefit in the amount of One Dollar (\$1.00).

**NOW, THEREFORE, BE IT ORDAINED** by the Municipal Council of the City of Bayonne, as follows:

**SECTION 1.** That the City will execute a Quitclaim Deed and any necessary easements mutually acceptable in form and substance to both parties for the purchase of the following:

BEING a portion of Tax Lot 1, Block 641, City of Bayonne, Hudson County, New Jersey more particularly described as follows:

BEGINNING at a point in the division line between Lot 1, Block 641 now or formerly of Howard Warehouse Inc. and Lot 2, Block 641, now or formerly of the City of Bayonne, said point being in the easterly sideline of Centre Street (60-foot wide per Tax Map), and running; Thence,

1. Along the easterly sideline of Centre Street and a curve to the left having a radius of 1597.00 feet, an arc length of 83.94 feet, the chord of which bears North 11°43'20" West at a distance of 83.93 feet to a point; Thence
2. Along a new line through said Lot 1, Block 641, South 87°29'18" East, a distance of 66.08 feet to a point in said division line between Lots 1 and 2, Block 641; Thence
3. Along said division line, South 31°41'56" West, a distance of 93.18 feet to a point in the easterly line of Center Street and the point and PLACE OF BEGINNING.

Containing 2,657 square feet, more or less. Subject to easements and restrictions of record. All in accordance with a map entitled "Harbor Station North, Chosin Few Way & Peninsula Boulevard, Proposed Subdivision, Block 641, Lot 1, City of Bayonne, Hudson County, New Jersey," dated January 25, 2019, and prepared by Bowman Consulting Group, Ltd.

To be identified as Block 641 Lot 1.01 on the official tax map of the City of Bayonne, New Jersey as further described in survey attached as Exhibit A.

**SECTION 3.** The purchase is made subject to all applicable laws and ordinances of the State of New Jersey and the City of Bayonne.

**SECTION 3.** If any section or provision of this Ordinance shall be held invalid in any Court of competent jurisdiction, the same shall not affect the other sections or provisions of this Ordinance, except so far as the section or provision so declared invalid shall be inseparable from the remainder or any portion thereof.

**SECTION 5.** All ordinances or parts of ordinances that are inconsistent herewith are hereby repealed to the extent of such inconsistency.

**SECTION 6.** The Mayor, Business Administrator, City Clerk and Director of Law are hereby authorized to execute all documents necessary for the conduct of this purchase and for the conveyance of the properties listed herein, including but not limited to executing all contracts, Deeds, Subdivisions, easements, access agreements and other conveyance documents.

**SECTION 7.** This Ordinance shall take effect immediately after final passage and publication in the manner provided by law.

## Summary

In order to redesign the intersection for Chosin few and Centre street as a result of the turnpike exit the City needs to acquire some additional land from the adjoining property owner. The improvements to the intersection will be made by the adjacent developer at no costs to the city but as part of their project.