

TOWNSHIP OF READINGTON

**AN ORDINANCE TO PROVIDE FOR THE ACCEPTANCE OF CERTAIN
CONSERVATION EASEMENTS ON PORTIONS OF BLOCK 39, LOT 53 IN THE
TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW
JERSEY FOR STREAM CORRIDOR PROTECTION PURPOSES FROM REDCO
READ, LP**

ORDINANCE #21-2024

BE IT ORDAINED by the Township Committee of the Township of Readington, County of Hunterdon and State of New Jersey, as follows:

WHEREAS, Redco Read, LP, a New Jersey Limited Partnership (hereinafter "Owner") has requested the Township of Readington to accept certain conservation easements dedicated in connection with a preliminary and final site plan application granted by the Readington Township Planning Board in connection with an office/industrial building and related improvements as set forth in Resolution #2023-02 memorialized in application #PB21-009 adopted on August 28, 2023, concerning Owner's property known as Block 39, Lot 53 on the official tax map of the Township of Readington as follows:

1. A conservation easement agreement protecting two stream corridor areas on Block 39, Lot 53, one consisting of .201 +/- acres (8,791 sq. ft +/-) shown as "Conservation Easement Area #1" and the other consisting of 2.525 +/- acres (110,011 sq. ft +/-) shown as "Conservation Easement Area #2" as more particularly described in the metes and bounds descriptions and plans attached to the Conservation Easement document which is on file in the office of the Readington Township Clerk; and

WHEREAS, the above conservation easements do not provide any public rights of use on the property. The Grantor, and its, grantees, heirs, successors and assigns shall be responsible for the ownership, protection, and maintenance of the stream corridor areas, as well as the repair and replacement of signage installed upon the boundaries of the conservation easements on the property. The only public rights being dedicated to the Township of Readington are inspection and enforcement rights with respect to the conditions and covenants as set forth in the easement agreement, together with access for those limited purposes.

NOW, THEREFORE BE IT ORDAINED by the Township Committee of the Township of Readington, County of Hunterdon and State of New Jersey as follows:

SECTION 1. The preambles set forth are repeated as if fully set forth herein.

SECTION 2. The Township of Readington does hereby accept, for inspection, enforcement and access purposes, the conservation easement offered by the Owner Redco Read, LP, encompassing two areas on Block 39, Lot 53, one consisting of .201 +/- acres (8,761 +/- sq. ft) shown as "Conservation Easement #1" and the other consisting of 2.525 +/- acres (110,011 +/- sq. ft) shown as "Conservation Easement #2" as more particularly described in the metes and bounds descriptions and plans attached to the Conservation Easement document on file in the office of the Readington Township Clerk.

SECTION 3. The Township acknowledges receipt of the aforementioned easements conveying the property interest described herein.

SECTION 4. The above-described easement interests are being acquired pursuant to N.J.S.A. 40A:12-3, 4 and 5, et seq, and in accordance with Sec. 148-69, et seq. of the Land Development Ordinance of the Township of Readington. If the provision of any article, section, subsection, paragraph, subdivision or clause of this Ordinance shall be judged invalid by any Court of competent jurisdiction, such Order or Judgment shall not affect or invalidate the remainder of any such article, section, subsection, paragraph or clause and, to this end, the provisions of this Ordinance are hereby declared to be severable.

SECTION 5. This ordinance shall take effect immediately upon final adoption and publication. A copy of this Ordinance shall be recorded in the Hunterdon County Clerk's Office.

A TRUE COPY OF WHICH ORDINANCE IS PRINTED ABOVE WAS INTRODUCED AT THE MEETING OF THE TOWNSHIP COMMITTEE ON **JUNE 17, 2024** AND THAT IT IS THE INTENTION OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF READINGTON TO CONSIDER PASSAGE OF SAID ORDINANCE AT THE REGULAR MEETING OF THE TOWNSHIP COMMITTEE TO BE HELD AT THE MUNICIPAL BUILDING, 509 ROUTE 523, WHITEHOUSE STATION, NEW JERSEY, ON **July 1, 2024** AT 7:45 P.M. AT WHICH TIME AND PLACE, OR AT ANY TIME OR PLACE TO WHICH THE MEETING SHALL BE FROM TIME TO TIME ADJOURNED AN OPPORTUNITY WILL BE GIVEN TO ALL PERSONS WHO MAY BE INTERESTED THEREIN TO BE HEARD CONCERNING SAID ORDINANCE.

KARIN M PARKER, *RMC*
MUNICIPAL CLERK