

ORDINANCE NO. 2022-01

AN ORDINANCE OF THE TOWNSHIP OF MANSFIELD, COUNTY OF WARREN, STATE OF NEW JERSEY, VACATING PAPER STREETS KNOWN AS CLEVELAND STREET, NORTH BROAD STREET, AND PORTIONS OF RIDGEWOOD AVENUE AND ORANGE STREET

WHEREAS, there exists in the Township of Mansfield ("Township") paper streets dedicated to the Township known as Cleveland Street, North Broad Street, and portions of Ridgewood Avenue and Orange Street; and

WHEREAS, there has been a request to have the Township vacate said streets in accordance with the description set forth in Schedule A, annexed hereto; and

WHEREAS, the matter has been referred to the Township Engineer who has recommended that the Township proceed with the vacation since the roadways proposed to be vacated are not needed by the Township for public purposes; and

WHEREAS, the Township Committee does hereby determine that the aforementioned streets as set forth in the description attached hereto as Schedule "A" are no longer needed for public purposes; and

WHEREAS, N.J.S.A. 40:67-1(b) and -19 authorizes the municipality to release and extinguish the public's rights arising from a dedication of a roadway; and

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Mansfield, County of Warren, State of New Jersey, as follows:

SECTION A

1. The rights of the public and the Township in and to Cleveland Street, North Broad Street and a portion of Ridgewood Avenue and Orange Street as described in the attached Schedule "A" are hereby extinguished and vacated; however, expressly reserved and excepted from vacation are all rights and privileges now possessed by public utilities, as defined in R.S.48:2-13, and by any cable television company, as defined in the "Cable Television Act," P.L.1972, c. 186 (C.48:5A-1 et seq.), to maintain, repair and replace their existing facilities in, adjacent to, over or under the street to be vacated.
2. At least one week prior to the time fixed for the consideration of this Ordinance for final passage, a copy thereof, together with a notice of the introduction thereof and the time and place when and where the Ordinance will be further considered for final passage, shall be mailed to every person whose land may be affected by this Ordinance so far as may be ascertained. Said notices shall be mailed by the Township Clerk in accordance with the provisions of N.J.S.A. 40:49-6.
3. The Township Clerk shall, within sixty (60) days of the effective date of this Ordinance, file a copy of this Ordinance certified by her under the seal of the municipality, to be a true copy thereof, together with proof of publication thereof, in the office of the Clerk of the County of Warren in accordance with the provisions of N.J.S.A. 40:67-21.

SECTION B

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies.

SECTION C

If any article, section, subsection, paragraph, phrase or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase or sentence shall be deemed severable.

SECTION D

This Ordinance shall take effect immediately upon final publication as provided by law.

CERTIFICATION

I certify that the foregoing is a true copy of an Ordinance duly adopted by the Township Committee held on this date.



Monica Orlando, Acting Township Clerk

Adopted, First Reading: February 9, 2022

Publication Date: March 7, 2022

Adopted, Second Reading: March 23, 2022

Publication Date:

PASSED ON: March 23, 2022

MOTION MADE BY: Mr. Hayes

SECONDED BY: Mrs. Mora Dillon

PASSED ON THE FOLLOWING VOTE:

YEAS: MESSRS. Hayes, McGuinness, Mora Dillon, Watters

NAYS: ----

ABSENT: Mr. Farino

I certify the foregoing to be a true and correct abstract of a resolution passed at a meeting of the Township Committee of the Township of Mansfield held on this date and in that respect is a true and correct copy of its minutes.



Acting Clerk of the Township of Mansfield
Monica Orlando

SCHEDULE A

**Attached Description of Cleveland Street, North Broad Street,
and a portion of Ridgewood Avenue and Orange Street Vacation,
Township of Mansfield, Warren County, New Jersey**

Lakeland Surveying, Inc.

4 West Main Street
Rockaway, NJ 07866
Ph: 973-625-5670
Fx: 973-625-4121

**Description of Proposed Vacation for
Portion of Public Rights-of-Way of Cleveland Street, East Broadway,
North Broad Street, Orange Street, & Ridgewood Avenue
Situated in the Township of Mansfield,
County of Warren, New Jersey**

BEGINNING at a point formed by the intersection of the southwesterly sideline of East Broadway (50' ROW) and the northwesterly sideline of Alpine Avenue (50' ROW), and running, thence;

- 1) Along said southwesterly sideline of East Broadway, North 04 degrees 40 minutes 00 seconds West 718.18 feet to the intersection of said sideline of Broadway and the southeasterly sideline of Orange Street (50' ROW), thence;
- 2) Leaving said southeasterly sideline of Orange Street and crossing over said R.O.W., North 18 degrees 39 minutes 19 seconds West 56.37 feet to a point on the northwesterly sideline of the aforementioned Orange Street, where said sideline is intersected by the division line between Lots 19 and 20 as shown on the current Township of Mansfield Tax Map, thence;
- 3) Along said northwesterly sideline of Orange Street, North 43 degrees 50 minutes 00 seconds East 46.95 feet to a point of curvature in same, thence;
- 4) Continuing along said sideline of Orange Street, bearing a curve to the right with a radius of 100.00 feet and an arc length of 147.40 feet to a point in the northerly sideline of Ridgewood Avenue (50' ROW), thence;
- 5) Along said sideline of Ridgewood Avenue, South 51 degrees 44 minutes 00 seconds East 590.08 feet to a point, thence;
- 6) Leaving said northerly sideline of Ridgewood Avenue and crossing over said R.O.W., South 44 degrees 22 minutes 32 seconds West 50.29 feet to the point formed by the intersection of the southerly sideline of the aforementioned Ridgewood Avenue and the northeasterly sideline of North Broad Street (50' ROW), thence;
- 7) Along said northeasterly sideline of North Broad Street, South 04 degrees 40 minutes 00 seconds East 367.41 feet to the point formed by the intersection of said sideline of North Broad Street and the aforementioned sideline of Alpine Avenue, thence;
- 8) Leaving said northeasterly sideline of North Broad Street and crossing over said R.O.W., South 85 degrees 20 minutes 00 seconds West 50.00 feet to the point formed by the intersection of said sideline of Alpine Avenue and the southwesterly sideline of the aforementioned North Broad Street, thence;
- 9) Along said southwesterly sideline of North Broad Street, North 04 degrees 40 minutes 00 seconds West 413.93 feet to the point formed by the intersection of said sideline of North Broad Street and the southerly sideline of the aforementioned Ridgewood Avenue, thence;
- 10) Along said sideline of Ridgewood Avenue, North 51 degrees 44 minutes 00 seconds West 273.17 feet to the point formed by the intersection of said sideline of Ridgewood Avenue and the northeasterly sideline of Cleveland Street (50' ROW), thence;
- 11) Along said sideline of Cleveland Street, South 04 degrees 40 minutes 00 seconds East 600.00 feet to the point formed by the intersection of said sideline of Cleveland Street and the sideline of the aforementioned Alpine Avenue, thence;
- 12) Leaving said northeasterly sideline of Cleveland Street and crossing over said R.O.W., South 85 degrees 20 minutes 00 seconds West 50.00 feet to the point formed by the intersection of said sideline of Alpine Avenue and the southwesterly sideline of the aforementioned Cleveland Street, thence;

- 13) Along said southwesterly sideline of Cleveland Street, North 04 degrees 40 minutes 00 seconds West 646.52 feet to the point formed by the intersection of said sideline of Cleveland Street and the southerly sideline of the aforementioned Ridgewood Avenue, thence;
- 14) Along said sideline of Ridgewood Avenue, North 51 degrees 44 minutes 00 seconds West 175.00 feet to a point of curvature leading to the northeasterly sideline of the aforementioned East Broadway, thence;
- 15) Bearing a curve to the left with a radius of 50.00 feet and an arc length of 73.68 feet to a point of tangency in the southeasterly sideline of the aforementioned Orange Street, thence;
- 16) Along said sideline of Orange Street, South 43 degrees 50 minutes 00 seconds West 6.26 feet to the point formed by the intersection of said sideline of Orange Street and the northeasterly sideline of the aforementioned East Broadway, thence;
- 17) Along said sideline of East Broadway, South 04 degrees 40 minutes 00 seconds East 762.41 feet, more or less, to the point formed by the intersection of said sideline of Orange Street and the sideline of the aforementioned Alpine Avenue, thence;
- 18) Leaving said northeasterly sideline of East Broadway and crossing over said R.O.W., South 85 degrees 20 minutes 00 seconds West 50.00 feet to the point formed by the intersection of said sideline of Alpine Avenue and the aforementioned southwesterly sideline of East Broadway, said intersection being the point and place of BEGINNING.

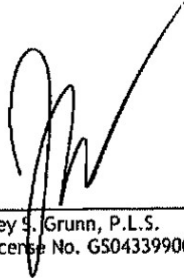
Containing 125,615 S.F./2.88 acres, more or less.

Subject to an accurate title search

Subject to documents of record

This description is drawn in accordance with a survey performed by Lakeland Surveying, Inc. last revised 11/10/2021.

Marc J. Cifone, P. L. S.
N.J. License No. GS41329



Jeffrey S. Grunn, P.L.S.
NJ License No. GS04339900