

**KNOWLTON TOWNSHIP
COUNTY OF WARREN
ORDINANCE 2023-02**

**AN ORDINANCE AUTHORIZING THE LEASE AND MANAGEMENT OF A
MUNICIPAL CELLULAR TOWER SITE IN THE TOWNSHIP OF KNOWLTON**

WHEREAS, the Township of Knowlton (the “Township”) owns property designated as Lot 5, Block 12 on the Tax Maps of the Township of Knowlton, County of Warren, more commonly known as 648 Route 94, Columbia, New Jersey (the “Property”); and

WHEREAS, a portion of the Property is developed with a cellular tower; and

WHEREAS, the current Wireless Communications Tower Site Lease applicable to the Property has expired; and

WHEREAS, the Local Lands and Buildings Law, N.J.S.A. 40A:12-14, authorizes the lease by municipalities of any real property, capital improvements, or personal property or interests therein, not needed for public use to the highest bidder by open public lease at auction or by submission of sealed bids after the required newspaper advertisements; and

WHEREAS, the Township Attorney and Engineer have prepared the attached bid specifications; and

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

SECTION 1. Lease of the Property for the purposes of construction or maintenance of a wireless communications tower is hereby authorized consistent with the Lease Agreement included with the bid specifications attached hereto.

SECTION 2. The attached bid specifications are hereby approved, and the Township Clerk is authorized to advertise such bids in compliance with N.J.S.A. 40A:12-14 (i.e. in a newspaper circulating in the Township of Knowlton by two insertions, at least once a week during two consecutive weeks, the last publication not to be earlier than seven days prior to the opening of the bids).

SECTION 3. All ordinances or parts of ordinances in conflict or inconsistent with any part of this Ordinance are hereby repealed to the extent that they are in conflict or inconsistent.

SECTION 4. If any section, provision, or part of provision of this Ordinance shall be held to be unenforceable or invalid by any court, such holding shall not affect the validity of this Ordinance, or any part thereof, other than the part so held unenforceable or invalid.

SECTION 5. This Ordinance shall take effect after passage and publication in the manner provided by law

Introduction: April 10, 2023

Motion: Van Horn

Second: Cuntala

Roll Call vote: Bates- absent, Cuntala- yes, Mazza- yes, Shipps- yes, Van Horn- yes

Adoption: May 8, 2023

Motion: Van Horn

Second: Shipps

Roll Call vote: Bates- yes, Cuntala- absent, Mazza- yes, Shipps- yes, Van Horn- yes

Kailene Molion, Acting Municipal Clerk