

ORDINANCE

No. **23-015**

1st Reading MAR 23 2023
Public Hearing MAY 04 2023
2nd Reading & Passage MAY 04 2023

Date to Mayor MAY 08 2023
Date Returned MAY 16 2023
Date Resubmitted to Council _____

Withdrawn _____ Lost _____
Approved as to Form and Legality

Factual content certified by _____
WILLARD STANBACK, ACTING DIRECTOR
DEPT. OF HOUSING & ECONOMIC DEVELOPMENT

WESLEY BRIDGES, CITY ATTORNEY

Councilman /woman _____ presents the following Ordinance:

ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY IDENTIFIED ON THE CITY TAX MAP AS 3-5 DITTMAR PLACE, BLOCK 15604, LOTS 8 & 9, PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO LUIS QUICHIMBO-PUMA FOR THE SUM OF \$15,000.00

WHEREAS, there is within the City of Trenton certain real property located at 3-5 Dittmar Place, designated as Block 15604, Lots 8 & 9, on the City of Trenton Tax Map (hereinafter, the "Parcels"); and

WHEREAS, the Parcels are small, irregular sized lots located in the rear of the contiguous property owner that have been vacant for a significant amount of time, do not meet the minimum lot size requirements for development under the municipal zoning ordinance, and thereby, does not allow for any other viable use other than a side lot for the contiguous property; and

WHEREAS, the City of Trenton, pursuant to N.J.S.A. 40A:12-13(b)(5), has the statutory authority to sell undersized vacant, City-owned property to the contiguous owner who has made the highest bid for the property; and

WHEREAS, Luis Quichimbo-Puma, the contiguous property owner (hereinafter, the "Purchaser"), submitted the highest bid to purchase the Parcels. His stated purpose in acquiring the Parcels are to expand the existing footprint of his property in an effort to grow business operations and to keep the lots cleaned and maintained by erecting fencing (see Application to Purchase City-owned Property, appended hereto as Attachment "A"); and

WHEREAS, based upon negotiations between Purchaser and the City, the parties arrived at an agreed upon purchase price of \$15,000.00 (Fifteen Thousand Dollars), which the City deems reasonable based upon the size, location, and condition of the Parcels; and

