

# ORDINANCE

No. 23-017

1<sup>st</sup> Reading MAR 23 2023

Date to Mayor MAY 08 2023

Public Hearing MAY 04 2023

Date Returned MAY 16 2023

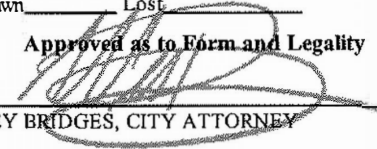
2<sup>nd</sup> Reading & Passage MAY 04 2023

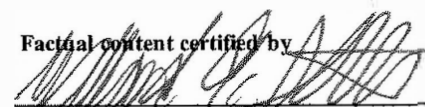
Date Resubmitted to Council \_\_\_\_\_

Withdrawn Lost

Approved as to Form and Legality

Factual content certified by

  
WESLEY BRIDGES, CITY ATTORNEY

  
WILLARD STANBACK, Acting Director  
DEPT. OF HOUSING & ECONOMIC DEVELOPMENT

Councilman /woman \_\_\_\_\_ presents the following Ordinance:

**ORDINANCE AUTHORIZING THE SALE OF CITY-OWNED PROPERTY IDENTIFIED ON THE CITY TAX MAP AS 13 NORTH LOGAN AVENUE, BLOCK 25902, LOT 3, PURSUANT TO N.J.S.A. 40A:12-13(b)(5), TO KUPEX PROPERTIES LLC., FOR THE SUM OF \$7,000.00**

**WHEREAS**, there is within the City of Trenton certain real property located at 13 North Logan Avenue, designated as Block 25902, Lot 3 on the City of Trenton Tax Map (hereinafter, the "Parcel"); and

**WHEREAS**, the Parcel is a small, narrow strips of land on the side of the contiguous property owner that has been vacant for a significant amount of time, does 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**, Kupex Properties LLC., the contiguous property owner (hereinafter, the "Purchaser"), submitted an application to purchase the Parcel for the stated purpose of expanding the existing footprint of their property in an effort to grow their operations and keep the lot clean 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 \$7,000.00 (Seven Thousand Dollars), which the City deems reasonable based upon the size, location, and condition of the Parcel; and

# ORDINANCE

**NOW, THEREFORE, IT IS ORDAINED** by the City Council of the City of Trenton as follows:

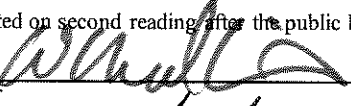
1. Pursuant to N.J.S.A. 40A:13-12(b)(5), the Parcel, 13 North Logan Avenue, be and are hereby sold by private sale to the Purchaser, Kupex Properties LLC., for the price of \$7,000.00
2. The Mayor is hereby authorized, upon compliance by the Purchaser with the terms and conditions of the sale, to execute any documents necessary for the conveyance of the Parcel to the Purchaser for the amount of \$7,000.00 (Seven Thousand Dollars).
3. The City Clerk is hereby directed to publish this Ordinance as required by applicable law.

	INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION					INTRODUCTION				ADOPTION				
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EDWARDS	✓				✓				GONZALEZ	✓							✓	FRISBY	✓					✓			
FELICIANO	✓				✓				HARRISON	✓				✓													
FIGUEROA-KETTENBURG	✓							✓	WILLIAMS	✓				✓													
NY - NO VOTE												AB - ABSENT															

Adopted on first reading at a meeting of the City Council of the City of Trenton, NJ on MAR 23 2023

Adopted on second reading after the public hearing on MAY 04 2023

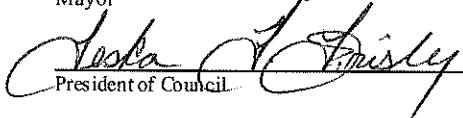
Mayor




Reconsidered by Council - Override Vote

AYE  
NAY

President of Council



City Clerk

