



**2018
BOROUGH OF DUMONT
ORDINANCE**

| MEMBERS | AYE | NAY | ABSTAIN | ABSENT |
|-------------|-----|-----|---------|--------|
| DI PAOLO | ✓ | | | |
| LaBRUNO | | | | ✓ |
| MANNA | ✓ | | | |
| RIQUELME | ✓ | | | |
| ROSSILLO | | | | ✓ |
| STEWART | ✓ | | | |
| MAYOR KELLY | | | | |
| TOTALS | 4 | | | 2 |

Ordinance No. 1553
Date: September 25, 2018
Page: 1 of 3
Subject: 19 W. Quackenbush Avenue
Purpose: Authorization to Purchase
Dollar Amount: \$460,000

Offered by: Manna
Seconded by: Stewart

Prepared By: David Lafferty, Esq.

Certified as a true copy of an Ordinance Introduced and Passed by the Governing Body of the Borough of Dumont on the above date at a Public Meeting by:

Susan Connelly

**Susan Connelly, RMC, Municipal Clerk
Borough of Dumont, Bergen County, New Jersey**

**AN ORDINANCE AUTHORIZING THE PURCHASE OF REAL PROPERTY BY THE
BOROUGH OF DUMONT AT 19 W. QUACKENBUSH AVENUE,
DUMONT, NEW JERSEY 07628**

WHEREAS, the Borough of Dumont intends to construct a new municipal headquarters building in the Borough of Dumont; and

WHEREAS, the Mayor and Council of the Borough of Dumont concludes that it would serve a public purpose and the public good if the Borough of Dumont acquires real property designated as Block 1215, Lot 8 on the tax map of the Borough of Dumont and commonly known as 19 West Quackenbush Avenue, Dumont, New Jersey (the subject property);

WHEREAS, the subject property is presently owned by Leslie and Merced Espinosa (“Espinosa”);

WHEREAS, on or about May 22, 2018, the Borough of Dumont commenced negotiations for the purchase of the subject property by way of written offer to the owners;

WHEREAS, ongoing settlement discussions between the Borough of Dumont and the owner of the subject property have resulted in an agreement for the purchase of the subject property without resort to formal eminent domain proceedings; and

WHEREAS, the Borough desires to acquire the subject property in fee simple ownership;

THEREFORE, BE IT ORDAINED, by the Mayor and Council of the Borough of Dumont in the County of Bergen and State of New Jersey that it hereby authorized to acquire, Block 1215, Lot 8, also known as 19 West Quackenbush Avenue, Dumont, New Jersey, for an amount not to exceed \$460,000.00 payment to Espinosa, subject to such other usual and customary closing adjustments; and

BE IT FURTHER ORDAINED, that the Borough of Dumont, if necessary, is authorized to enter into a use and occupancy agreement with Leslie and Merced Espinosa for their continued occupancy at the premises, post-closing, for up to six (6) months; and

BE IT FURTHER ORDAINED, that the Municipal Clerk, Borough Administrator, Borough Attorney, and such other municipal officials as are appropriate are hereby authorized to execute such documents and undertake such action as is necessary to carry out the purpose of this ordinance.

Invalidity. If the provisions of any section, subsection, paragraph, subdivision, or clause of this Ordinance shall be judged invalid by a court of competent jurisdiction, such order of judgment shall not affect or invalidate the remainder of any section, subsection, paragraph, subdivision or clause of this Ordinance.

Severability. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Effective Date. This Ordinance shall take effect upon final passage and publication pursuant to law.

BOROUGH OF DUMONT

ATTEST:

James J. Kelly, Mayor

Susan Connelly, RMC
Municipal Clerk

Introduced: September 25, 2018
Adopted:

