

TOWNSHIP OF WALL

RESOLUTION NO. 22-1004

AUTHORIZATION OF THE ACQUISITION OF AN EASEMENT FOR THE CONSTRUCTION OF GROUND WATER STORAGE TANK AND RELATED INFRASTRUCTURE REQUIRED FOR INCLUSIONARY RESIDENTIAL DEVELOPMENT LOCATED IN BLOCK 930, LOTS 6 AND 18 – MEGILL ROAD AND HIGHWAY 34, ON THE WALL TOWNSHIP TAX MAPS

WHEREAS, the Township of Wall has entered into a Developer’s Agreement with Wall 34 Realty L.L.C. (“Developer”), authorized in Resolution No. 21-0711; and

WHEREAS, the Developer proposes to construct an inclusionary residential development consisting of a maximum of 340 dwelling units, 68 of which shall be made affordable to low and moderate income households (the “Project”); and

WHEREAS, the Developer’s Agreement requires the Township to construct a water tower to reserve capacity for the Project, which will create a new pressure zone in the northwest portion of Wall Township, including the installation of a new 2-million gallon ground storage tank, a new triplex booster pump station with ability for future expansion, electrical and motor upgrades to an existing pump station, four (4) new pressure reducing valves in vaults, and approximately 4,200 feet of new 16-inch transmission water main on Block 930, Lots 6 and 18 in the Wall Township tax maps; and

WHEREAS, in order to construct the water tower, the Township will require the acquisition of certain access easement to and across 1401 Schoolhouse Road, designated as Block 930, Lot 1 in the Wall Township tax maps; and

WHEREAS, the Estate of Fred McDowell Jr., Deceased, is the record owner of the property located at 1401 Schoolhouse Road, designated as Block 930, Lot 1 in the Wall Township tax maps; and

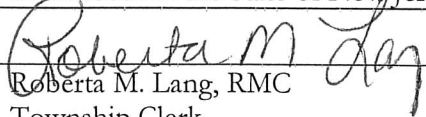
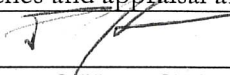
WHEREAS, the Chief Financial Officer has certified that funds are available for title searches and appraisal and just compensation to effectuate the acquisition:

Appraisal	\$5,000.00
Title Search	\$400.00
Compensation	\$10,000.00

WHEREAS, the Township of Wall desires to retain the services of Sockler Realty Services Group, Inc. to conduct appraisal services in connection with the aforementioned property at an amount not to exceed \$5,000.00.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and the Township Committee of the Township of Wall, County of Monmouth, New Jersey that the Township of Wall is authorized and directed to proceed with any and all required acquisition activities, including the exercise of eminent domain for the easement necessary to construct the Project.

BE IT FURTHER RESOLVED, that all Township officials including, but not limited to the Mayor, the Township Administrator, Township Attorney and the Municipal Clerk, are hereby authorized and directed to take such ministerial actions as are necessary to effectuate the provisions of this resolution.

Certifications		
Township Clerk		
I, Roberta M. Lang, Municipal Clerk of the Township of Wall in the County of Monmouth and the State of New Jersey, do hereby certify that the foregoing is a correct and true copy of a resolution adopted by the Mayor and Committee of the Township of Wall in the County of Monmouth in the State of New Jersey at a meeting held on September 28, 2022		
		
Roberta M. Lang, RMC Township Clerk		
Chief Financial Officer		
I, Thomas O'Hara, Chief Financial Officer of the Township of Wall, do hereby certify to the Township Committee of the Township of Wall that funds are available for available for title searches and appraisal and just compensation to effectuate the acquisition.		
		
Thomas O'Hara, CFO Chief Financial Officer		
Operating		
Account	Description	Amount
2-01-21-180-000-165	Land Use – Other Expenses	\$15,400.00