



Ordinance of the Township of Bernards

1 Collyer Lane, Basking Ridge, NJ 07920
908-766-2510; www.bernards.org

ORDINANCE #2532

Accepting a First Amendment to Tree Conservation Easement on Property Located at 3, 6, 7, 10 and 11 Fenwick Place; Block 7702, Lots 10.01, 10.02, 10.03, 10.04 and 10.05, from Leonard Soled and Alexis Soled, Veeraj Jadeja and Priya Jadeja, Brian Krawitz and Brooke Krawitz, Waqas Rehman and Urooj Rehman, and Gaurav Patel and Payal Joshi to the Township of Bernards

BE IT ORDAINED, by the Township Committee of the Township of Bernards, in the County of Somerset and State of New Jersey as follows:

1. Pursuant to the Local Land and Buildings Law, N.J.S.A. 40A:12-1 et seq., Bernards Township hereby accepts from Leonard Soled and Alexis Soled, with a mailing address of 54 Red Hill Road, Warren, New Jersey, 07059; and Veeraj Jadeja and Priya Jadeja, with a mailing address of 34 Fillmore Drive, Morristown, New Jersey, 07960; and Brian Krawitz and Brooke Krawitz, with a mailing address of 17 Alleghany Drive, Basking Ridge, New Jersey, 07920; and Waqas Rehman and Urooj Rehman, with a mailing address of 7 Fenwick Place, Basking Ridge, New Jersey, 07920; and Gaurav Patel and Payal Joshi, with a mailing address of 5 Adrian Terrace, Bridgewater, New Jersey, 08807, a First Amendment to Tree Conservation Easement on Block 7702, Lots 10.01, 10.02, 10.03, 10.04 and 10.05, in Bernards Township.
2. The easement is on file with the office of the Township Clerk.
3. This Ordinance shall take effect upon its final passage and publication according to law.

EXPLANATORY STATEMENT

The grantors of this amended easement are the owners of the five single-family lots under construction on Fenwick Place pursuant to subdivision approvals granted by the Planning Board in 2016 and 2018. As required by the subdivision approvals, each of the lots contains a Tree Conservation Easement along its rear boundary, the purpose of which is to protect and maintain existing and newly planted trees between the new homes and the adjoining existing residences. No structures, including fences, are permitted within the Tree Conservation Easement.

As set forth in a resolution adopted by the Planning Board on February 21, 2023 (Application #PB22-002), the Board approved an application filed by Fenwick Basking Ridge Homeowners Association to allow limited fencing within the Tree Conservation Easement. The Board's 2023 approval allows limited fencing within the easement provided that no trees are disturbed and subject to various other conditions, including the recording of an amended easement setting forth the terms of the approval. In their resolution, the Planning Board specifically recommends to the Township Committee that the Committee consent to an amended easement. This First Amendment to Tree Conservation Easement serves as the amended easement required by the Planning Board. An escrow account is maintained by the Planning Board to reimburse the Township for costs incurred in the processing of the amended easement.

Date: July 11, 2023

David Schley, PP, AICP, Township Planner

TOWNSHIP OF BERNARDS PUBLIC NOTICE

Ordinance #2532 was introduced and passed on first reading by the Township Committee of the Township of Bernards in the County of Somerset on 07/25/2023 and then ordered to be published according to law. It will be further considered for final passage and adoption at a public hearing held at a meeting of the Township Committee at the Municipal Building, 1 Collyer Lane, Basking Ridge, NJ in said township on 08/15/2023, at 8 P.M., when and where, or at such time and place to which said meeting may be adjourned, all persons interested will be given an opportunity to be heard concerning said ordinance. A complete text of this ordinance is available in the Office of the Municipal Clerk, 1 Collyer Lane, Basking Ridge, NJ, from 8:30 A.M. to 4:30 P.M., Monday through Friday. Copies are also available via e-mail from ckieffer@bernards.org.

By Order of the Township Committee
Christine V. Kieffer, Municipal Clerk

PUBLIC NOTICE

Notice is hereby given that Bernards Township Ordinance #2532 was introduced and passed on first reading at a meeting of the Township Committee on 07/25/2023 and was passed on final reading and adopted following a public hearing thereon at a regular meeting of the Governing Body of the Township of Bernards on 08/15/2023.

By Order of the Township Committee
Christine V. Kieffer, Municipal Clerk