

**BOROUGH OF OAKLAND  
BERGEN COUNTY, NEW JERSEY  
ORDINANCE 22-CODE-878**

**AN ORDINANCE TO AUTHORIZE THE ACQUISITION OF A  
PORTION OF PRIVATE PROPERTY LOCATED AT 609 RAMAPO  
VALLEY ROAD, FOR PUBLIC PURPOSES AND AUTHORIZING THE  
COMMENCEMENT OF EMINENT DOMAIN PROCEEDINGS.**

**WHEREAS**, the Borough of Oakland wishes to obtain a portion of private property at 609 Ramapo Valley Road, also known as Block 1301, Lots 8, which is necessary for public purposes; and

**WHEREAS**, the Borough has engaged an appraiser and has/will make an offer to the property owner for the purchase of the portion of the property, in accordance with statutory requirements; and

**WHEREAS**, by separate funding devices, the Borough has/will appropriate the sum of Thirteen Thousand Seven Hundred Dollars (\$13,700), which represents the estimated compensation for the acquisition; and

**WHEREAS**, in the event the offer of compensation is not acceptable, it will be necessary for the Borough to initiate condemnation proceedings.

**NOW, THEREFORE**, be it ordained by the Mayor and Council of the Borough of Oakland that:

**Section 1.** The Mayor and Council does hereby determine that it is necessary to acquire a portion of the property located at 609 Ramapo Valley Road for public purposes.

**Section 2.** The Borough hereby authorizes the acquisition of the portion of the property known as 609 Ramapo Valley Road, also known as Block 1301, Lots 8 by condemnation for the purpose of acquiring approximately 3,615 square feet (.083 acres) of private property.

**Section 3.** The Borough is hereby authorized to institute proceedings pursuant to the provisions of the Eminent Domain Act, N.J.S.A. 20:3-1, et seq., for the purposes of acquiring title to a portion of the land described herein as Block 1301, Lot 8.

**Section 4.** The estimated Thirteen Thousand Seven Hundred Dollars (\$13,700) compensation to be paid for the acquisition of the property as described herein is available by virtue of a separate funding or within the budget adopted by the Borough. In accordance with the provisions of N.J.S.A. 20:3-18, the estimated compensation for the taking of private property, if rejected by the property owner, shall be deposited by the Borough with the Clerk of the Superior Court upon the filing of any Declaration of Taking, pursuant to N.J.S.A. 20:3-17.

**Section 5.** The Mayor and/or the Borough Clerk, be and they are hereby authorized and directed to execute the appropriate Verified Complaint, Declaration of Taking and such other documents which may be necessary in order to institute condemnation proceedings and seek a determination by the Court that the Borough is duly empowered with the authority to acquire the land herein described for public purposes.

**Section 6.** If any article, section, sub-section, sentence, clause, or phrase of this ordinance is for any reason deemed to be unconstitutional or invalid by any court of competent jurisdiction, such decision shall not affect the remaining portion of this ordinance.

**Section 7.** This Ordinance shall take effect upon the publication as required by law.



Linda H. Schwager, Mayor

ATTEST:



Lisa M. Duncan, Borough Clerk

This is to certify that this is a true copy  
as adopted by the Mayor and Council  
of the Borough of Oakland at a meeting  
held on March 23, 2022

Borough Clerk

