

**THE MAYOR AND BOROUGH COUNCIL
OF THE
BOROUGH OF GLEN RIDGE
COUNTY OF ESSEX
STATE OF NEW JERSEY**

RESOLUTION NO. 56 – 11

Offered By Councilperson DAWSON
Seconded By Councilperson _____

Be It Resolved; that the Council of the Borough of Glen Ridge authorizes the Mayor and Borough Clerk to execute an easement agreement for the benefit of Mayfield Tavern Partners in accordance with N.J.S.A. 40A:12-13 *et seq.* for a price to be determined and for a length of time to be determined, such easement to be granted, without limitation on the right of the Borough of Glen Ridge to set additional terms and conditions, on the following terms and conditions:

- (a) the easement to be for emergency egress purposes only;
- (b) the easement to be for the benefit of Mayfield Tavern Partners only and not any of its successors or assigns;
- (c) the rights and entitlements held by Mayfield Tavern Partners under the easement to be non-exclusive and without diminishment of the rights of the Borough of Glen Ridge in the property subject to the easement;
- (d) the responsibility for repair and upkeep of the property subject to the easement to be with Mayfield Tavern Partners;
- (e) public liability insurance for injuries arising from the easement to be maintained by Mayfield Tavern Partners with the Borough of Glen Ridge named as an additional insured
- (f) the Borough of Glen Ridge reserving the right to cancel the easement in the event of a breach by Mayfield Tavern Partners of any of the terms and conditions thereof.

The legal metes and bounds description of the easement is as follows:

Beginning at a point North 49 degrees 3 minutes West a distance of 8.5 feet from the southeast property corner of 13 Herman Street being Lot 3, Block 77, on the Tax Map of the Borough of Glen Ridge, thence from such point and place of beginning

- 1. North 49 degrees 3 minutes West a distance of 8.5 feet to a point, thence
- 2. North 49 degrees 3 minutes West a distance of 9 feet to a point, thence
- 3. South 40 degrees 57 minutes West a distance of 39 feet to a point, thence
- 4. South 49 degrees 3 minutes East a distance of 4 feet to a point, thence
- 5. North 40 degrees 3 minutes East a distance of 35 feet to a point, thence
- 6. South 49 degrees 3 minutes East a distance of 5 feet to a point, thence
- 7. North 40 degrees 57 minutes East a distance of 4 feet to the point and place of beginning.

Containing 176 square feet of land, more or less.

Be It Further Resolved; that the Borough Attorney shall review and approve the agreement prior to execution of the emergency egress easement.