

ORDINANCE NO. 24-09  
INTRODUCTION DATE: 05-01-2024  
ADOPTION DATE: 05-15-2024

ORDINANCE ACCEPTING CONSERVATION EASEMENT FOR A PORTION OF BLOCK 24,  
LOT 6 LOCATED AT 455 HIGHWAY 33

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BE IT ORDAINED by the Township Committee of the Township of Millstone, County of Monmouth and State of New Jersey as follows:

**I**

WHEREAS, Yomesh Patel received preliminary and final major site plan approval from the Planning Board to construct a new one-story 7,918 square foot retail center and restaurant at 455 Highway 33; and

WHEREAS, subsequent to Yomesh Patel receiving Planning Board approval, Block 24, Lot 6 was conveyed to YS Millstone, LLC; and

WHEREAS, as part of the Planning Board application, a Conservation Easement containing 0.432 acres is being conveyed to the Township of Millstone; and

WHEREAS, the form of the Deed of Conservation Easement is acceptable to the Township Attorney and Township Engineer; and

WHEREAS, the Township Committee desires to accept the conveyance of the Conservation Easement upon completion of the improvements and release of the performance guarantees.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Township Committee of the Township of Millstone that it hereby accepts the Conservation Easement for a portion of Block 24, Lot 6 upon completion of the improvements and release of the performance guarantees.

**II**

This Ordinance shall take effect upon adoption and publication according to law.

**EXPLANATORY STATEMENT:**

This Ordinance accepts a Conservation Easement for a portion of Block 24, Lot 6 upon completion of improvements and release of performance guarantees.