

**ORDINANCE 25-04-OAB**

**ORDINANCE OF THE TOWNSHIP OF BERKELEY, COUNTY OF OCEAN,  
STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A  
CORRECTIVE DEED TRANSFERING TITLE TO BLOCK 858, LOT 34.18,  
BLOCK 858.21, LOT 29, BLOCK 858.18, LOT 25, BLOCK 858.19, LOT 25,  
BLOCK 858.20, LOT 33 BLOCK 858.21, LOTS 28 & 30, BLOCK 939, LOT  
19.22 AND BLOCK 949.15, LOT 23.01 TO HICKORY FARMS  
HOMEOWNERS ASSOCIATION – PHASE I, LLC**

January 27, 2025

**WHEREAS**, pursuant to Ordinance #22-49-OAB, the Township of Berkeley, transferred ownership of Block 858, Lot 34.18, Block 858.21, Lot 29, Block 858.18, Lot 25, Block 858.19, Lot 25, Block 858.20, Lot 33, Block 858.21, Lots 28 & 30, Block 939, Lot 19.22 and Block 949.15, Lot 23.01, which are undersized under the current ordinances of the municipality, to Hickory Farms and Hickory Meadows Homeowners Association; and

**WHEREAS**, title to these properties was deeded to the incorrect entity name; and


**WHEREAS**, the Township wishes to execute a corrective deed to reflect the correct ownership, namely Hickory Farms Homeowners Association – Phase I, Inc.

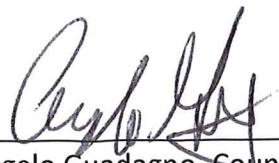
**NOW, THEREFORE, BE IT ORDAINED**, by the Mayor and Township Council of the Township of Berkeley, County of Ocean, State of New Jersey, as follows:

**SECTION 1.** That the Mayor and Municipal Clerk are hereby authorized to execute any and all documents to correct the transfer of title to Block 858, Lot 34.18, Block 858.21, Lot 29, Block 858.18, Lot 25, Block 858.19, Lot 25, Block 858.20, Lot 33, Block 858.21, Lots 28 & 30, Block 939, Lot 19.22 and Block 949.15, Lot 23.01 to the proper entity, known as Hickory Farms Homeowners Association – Phase I, Inc.

**SECTION 2.** All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

**SECTION 3.** This ordinance shall take effect after second reading and publication as required by law.

  
John A Bacchione, Mayor

  
Angelo Guadagno, Council President  
Michael Signorile, Council Vice President

**NOTICE**

**NOTICE IS HEREBY GIVEN** that the foregoing ordinance was introduced and passed on first reading at a regular meeting of the Township Council of the Township of Berkeley, in the County of Ocean, State of New Jersey, held on January 27, 2025, and will be considered for second reading and final passage at the regular meeting of said Governing Body to be held on the 24<sup>th</sup> day of February, 2025, at 6:00 p.m., or as soon thereafter as this matter can be reached, at the meeting room of the Municipal Building located at 627 Pinewald-Keswick Road, Bayville, New Jersey, at which time all persons interested shall be given an opportunity to be heard concerning this ordinance.

  
KAREN STALLINGS, RMC  
Township Clerk, Township of Berkeley