

RESOLUTION ADOPTED AT TOWN BOARD MEETING APRIL 17, 2012
RESOLUTION NO. (185-2012)

**RESOLUTION AUTHORIZING SALE OF A PORTION OF
ROSE ROAD, WEST NYACK, NEW YORK**

WHEREAS, the Town Board on April 17, 2012, deleted a portion of Rose Road which is described in the attached Schedule "A" from the Official Map having a total tract area of .25 acres or +- 11,072 sq. feet, and

WHEREAS, this particular portion of Rose Road is no longer necessary for municipal purposes and is surplus property, and

WHEREAS, the Town Attorney has offered the aforementioned premises for sale by Quit Claim deed to abutting property owners for the highest price obtainable, provided same meets or exceeds the lowest value placed on said property by the appraisal obtained by the Town for this surplus property, and

WHEREAS, the Nyack, New York Congregation of Jehovah's Witnesses, Inc. ("Congregation") having an office located at 73 Rose Road, West Nyack, New York, has offered the sum of \$50,000 for the entire portion of Rose Road described in Schedule "A" and said offer equals or exceeds the appraisal value,

NOW, THEREFORE, be it

RESOLVED, that the Town Board hereby authorizes the sale of this portion of Rose Road for the sum of \$50,000 to the Congregation and authorizes the Supervisor to enter into a contract of sale and execute a Quit Claim Deed and conveyance documents in a form satisfactory to the Town Attorney for that portion of Rose Road, West Nyack, New York, previously abandoned, and be it

FURTHER RESOLVED, that such sale is subject to the following:

- a. Easements, covenants and restrictions of record, if any;

- b. Zoning Ordinance of the Town of Clarkstown;
- c. Such statement of facts that an accurate survey or personal inspection may reveal, and be it

FURTHER RESOLVED, that this resolution is subject to permissive referendum and the Town Clerk is directed to post this resolution.

SCHEDULE "A"

Description of the portion of Rose Road to be vacated by the Town of Clarkstown.

BEGINNING at a point on the Easterly side of the portion of Rose Rd where it meets the Northerly side of State Highway Number 689 of the lands of the People of the State of New York, said point being South 57° 06' 30" West 177.87 feet from a found NYS DOT PIP stone bound;

thence along the said Northerly line of said lands of State Highway Number 689 North 87° 24' 30" West 41.44 feet to a point on the Easterly side of other lands of State Highway Number 689;

thence running along the said Easterly line of lands of State Highway Number 689 North 02° 34' 18" East 232.18 feet to a point on the Southeasterly side of the relocated Rose Road;

thence along said relocated Rose Road on a curve to the left with a radius of 165.00 feet for a distance of 43.51 feet to a point;

thence North 27° 05' 19" East 42.84 feet to a point in the East side of Rose Road at the Northwest corner of lands of Nyack, New York, Congregation of Jehovah's Witnesses, Inc.;

thence along the Westerly line of said lands of Jehovah's Witnesses South 01° 30' 00" West 42.15 feet to a point;

thence continuing along the Westerly line of said lands of Jehovah's Witnesses South 02° 35' 30" West 265.77 feet to the place or point of beginning.

Containing an area of 11072 sq ft or 0.25 acres.

