

**ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE SALE OF BLOCK 1.231, LOTS 37 & 39 ON THE MUNICIPAL TAX MAP TO GOLD EAGLE ENTERPRISES IN ACCORDANCE WITH THE PROVISIONS OF N.J.S.A. 40A:12-13; 1909 COMMONWEALTH BLVD. (\$301,000.00)**

**WHEREAS**, the Township of Manchester is the owner of Block 1.231, Lots 37 & 39, which is a buildable lot under the current ordinances of the municipality; and

**WHEREAS**, it is the desire of the Mayor and Township Council to sell said property; and

**WHEREAS**, the municipality, pursuant to N.J.S.A. 40A:12-13(a), the Township authorized the sale of the property via public sealed bid; and

**WHEREAS**, the highest bid was submitted by Gold Eagle Enterprises, said bid being \$301,000.00; and

**WHEREAS**, the Mayor and Township Council wish to sell Block 1.231, Lots 37 & 39, to Gold Eagle Enterprises, the highest bidder; and

**WHEREAS**, N.J.S.A. 40A:12-13 provides for the authorization of said transfer of property by ordinance.

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

**SECTION 1.** That, in accordance with the requirements of N.J.S.A. 40A:12-13, the governing body does hereby authorize the sale of Block 1.231, Lots 37 & 39 to Gold Eagle Enterprises.

**SECTION 2.** That the Mayor and Municipal Clerk are hereby authorized to execute any and all documents to transfer title to said property by Quitclaim Deed to Gold Eagle Enterprises, for the sum of \$301,000.00. Gold Eagle Enterprises shall also be responsible for a payment of \$1,000.00, representing the municipality's costs in conveying said property.

**SECTION 3.** All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

**SECTION 4.** This ordinance shall take effect after the second reading and publication as required by law.

**NOTICE**

PUBLIC NOTICE is hereby given that the foregoing ordinance was introduced at a meeting of the Township Council of the Township of Manchester, in the County of Ocean and State of New Jersey on the 26<sup>th</sup> day of January, 2026, and was then read for the first time. The said ordinance will be further considered for final passage by the Township Council in the Town Hall at 6:00 p.m. on February 9, 2026. At such time and place or any time or place to which said meeting may be adjourned, all persons interested will be given an opportunity to be heard concerning said ordinance.

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Teri Giercyk, RMC/CMC  
Municipal Clerk