

ORDINANCE NO. 26-08  
INTRODUCTION DATE: 04-01-2026  
ADOPTION DATE: 04-15-2026

ORDINANCE ACCEPTING CONSERVATION EASEMENTS FOR A PORTION OF BLOCK 57, LOTS 17.02 AND 17.03 (NOW KNOWN AS LOT 17.04), LOCATED AT 37 BURNT TAVERN ROAD

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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, 37 Burnt Tavern, LLC received preliminary and final major site plan approval from the Planning Board to construct a warehouse building at 37 Burnt Tavern Road; and

WHEREAS, as part of the Planning Board application, a Conservation Easement containing 1.03 acres, a Conservation Easement containing 0.149 acres and a Conservation Easement containing 0.719 acres on a portion of Block 57, Lots 17.02 and 17.03, are being conveyed to the Township of Millstone; and

WHEREAS, 37 Burnt Tavern, LLC conveyed the property to BH 37 Burnt Tavern, LLC; and

WHEREAS, the Deed of Conservation Easement has been reviewed and approved by the Township Attorney and Township Engineer; and

WHEREAS, the Township Committee desires to accept the conveyance of the Conservation Easements 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 Easements for a portion of Block 57, Lots 17.02 and 17.03 (now known as Lot 17.04) upon completion of the improvements and release of the performance guarantees.

BE IT FURTHER ORDAINED that the acceptance of the Conservation Easements shall be conditioned upon their recording immediately prior to the sale of the property by BH 37 Burnt Tavern, LLC, or upon a subordination of any existing mortgages of the property.

**II**

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

**EXPLANATORY STATEMENT:** This Ordinance accepts Conservation Easements for a portion of Block 57, Lots 17.02 and 17.03 (now known as Lot 17.04) upon completion of improvements and release of performance guarantees.