

RESOLUTION NO. 2011- 08

**EAST ROCKHILL TOWNSHIP
Bucks County, Pennsylvania**

**RESOLUTION AUTHORIZING EAST ROCKHILL TOWNSHIP TO ACCEPT
AND EXECUTE CERTAIN DOCUMENTS RELATING TO THE
CONSERVATION EASEMENT FOR TAX MAP PARCEL NO. 12-006-058
INCLUDING THE AGREEMENT OF SALE**

WHEREAS, the Board of Supervisors of East Rockhill Township recognizes that the Township contains open space and agricultural areas that contribute to the quality of life and economic health of our community which are worthy of preservation; and

WHEREAS, the Township of East Rockhill, Bucks County, Pennsylvania wishes to participate in the purchase of a conservation easement ("Conservation Easement") which would substantially prevent further development on a portion of the property (the "Property") owned by Walter Buck and Helen Buck located at 8043 Richlandtown Road, Quakertown, East Rockhill Township, Bucks County, PA 18951, known as Bucks County Tax Map Parcel No. 12-006-058, and said eased portion of the Property shall consist of approximately 29.5 acres as depicted on the Conservation Easement Plan attached as an exhibit to the Conservation Easement described below, being referred to herein as the "Eased Property"; and

WHEREAS, the Property owner has agreed to an aggregate purchase of Thirteen Thousand One Hundred Eighty-Eight Dollars (\$13,188.00) per acre of the Eased Property for the sale of the Conservation Easement on the Property to East Rockhill Township and the County of Bucks through their respective Open Space Programs; and

WHEREAS, the Second Class Township Code, 53 P.S. 66503 permits the Township of East Rockhill ("Township") to acquire interests in real estate, and the Township has designated the aforementioned Property as a high priority for preservation.

NOW, THEREFORE, be it hereby **RESOLVED** by the governing body of the Township of East Rockhill, Bucks County, Pennsylvania, as follows:

1. That the Township of East Rockhill, Bucks County, Pennsylvania hereby authorizes the contribution of the sum of Six Thousand Five Hundred Ninety-Four (\$6,594.00) per acre of the Eased Property for a total contribution from the Township of East Rockhill of One Hundred Ninety-Four Thousand Five Hundred Twenty-Three Dollars (\$194,523.00) towards the purchase of the Conservation Easement to prevent future development of the Eased Property having 29.5 acres, together with the County of Bucks, through its Open Space Program. The County of Bucks shall be included as a Co-Grantee of the Conservation Easement and shall pay the additional sum of \$6,594.00 per acre for a total contribution from the County of Bucks of One Hundred Ninety-Four Thousand Five Hundred Twenty-Three Dollars (\$194,523.00) towards the purchase of the Conservation Easement. As a result the total consideration to be paid to the property owner for

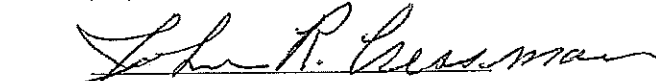
the purchase of the Conservation Easement is \$13,188.00 per acre of the Eased Property, for a total purchase price of Three Hundred Eighty Nine Thousand Forty-Six Dollars (\$389,046.00).

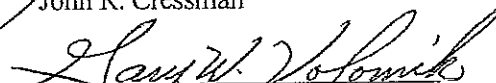
2. That any one of the Chairman of the Board of Supervisors, the Township Manager, and/or the Township Solicitor, John B. Rice, are hereby authorized and directed (i) to execute any documents necessary to complete the purchase of the Conservation Easement described above, including the Agreement of Sale, Conservation Easement, requisite mortgage subordination documents, any affidavits and the settlement sheet, and (ii) to accept delivery of the Conservation Easement on behalf of the Township.


3. That the terms and conditions of the Agreement of Sale as previously presented to and approved by this Board are ratified and confirmed, with the understanding that the Conservation Easement to be attached as an Exhibit to the Agreement of Sale be prepared and approved by the Township Solicitor, and that the execution of the Agreement of Sale is hereby ratified and confirmed.

SO RESOLVED this 17 day of May, A.D., 2011.

EAST ROCKHILL TOWNSHIP
BOARD OF SUPERVISORS


John R. Cressman


Gary W. Volovnik


James C. Nietupski