

CHAPTER 337

AN ACT authorizing the State Treasurer to sell certain surplus real property and improvements owned by the State in the Township of Clinton, Hunterdon County.

BE IT ENACTED *by the Senate and General Assembly of the State of New Jersey:*

1. a. The Department of the Treasury, on behalf the Department of Corrections, is authorized to sell and convey as surplus real property all of the State's right, title, and interest in and to the properties as described in subsection b. of this section, located on the grounds of the property known as the Mountainview Youth Correctional Facility, in the Township of Clinton, County of Hunterdon, and identified as Block 46, Lot 32 and Block 33, Lot 10 on the tax map of the Township of Clinton.

The Department of the Treasury, in consultation with the County of Hunterdon and Waste Management of New Jersey, Inc., shall determine the boundaries of Site A to be approximately 10± acres of land within Block 46, Lot 32 and Site B to be approximately 17.8± acres of land and improvements, along with an access easement over the property, within Block 33, Lot 10, as those sites are defined in subsection e. of this section, on the tax maps of the Township of Clinton, prior to the sale and conveyance by the Department of the Treasury.

b. Site A shall be sold and conveyed to Waste Management of New Jersey, Inc. for the negotiated price of \$3,400,000. Site A shall be sold and conveyed to Waste Management of New Jersey, Inc. in an "as is" condition with no responsibility assumed or expenditure made by the State prior to, or as a condition of, the execution of the sale and conveyance for any repair, reconstruction, or renovation of the land, buildings, or structures on Site A. Waste Management of New Jersey, Inc. shall be solely responsible for compliance with all applicable environmental laws and regulations, including, but not limited to, any investigation, remediation, or permitting obligations that may arise as a result of its ownership or operation of Site A.

c. Site B shall be sold and conveyed to the County of Hunterdon for one dollar. The County of Hunterdon shall be solely responsible for compliance with all applicable environmental laws and regulations, including, but not limited to, any investigation, remediation, or permitting obligations that may arise as a result of its ownership or operation of Site B.

d. The sale and conveyance of Site A and Site B authorized in this section shall not require the approval of the State House Commission or any further approval of the Legislature.

e. As used in this section:

"Site A" means the portion of Block 46, Lot 32, located on the grounds of the property known as the Mountainview Youth Correctional Facility, on which Waste Management of New Jersey, Inc. has constructed and continues to maintain and operate a Transfer Station and Material Recovery Facility through an Operating Agreement executed on July 1, 1989 with the Department of the Treasury on behalf of the Department of Corrections.

"Site B" means the portion of Block 33, Lot 10, located on the grounds of the property known as the Mountainview Youth Correctional Facility, on which the County of Hunterdon has constructed and continues to maintain and operate their Emergency Services Training Center through a Lease Agreement executed on March 6, 2017 with the Department of the Treasury on behalf of the Department of Corrections.

2. This act shall take effect immediately.

Approved January 20, 2026.