

SENATE COMMUNITY AFFAIRS COMMITTEE

STATEMENT TO

SENATE, No. 1751

with committee amendments

STATE OF NEW JERSEY

DATED: MAY 8, 1997

The Senate Community Affairs Committee reports favorably Senate Bill No. 1751 with committee amendments.

This bill, as amended by the committee, would update and clarify certain provisions of the "map filing law," P.L.1960, c.141 (C.46:23-9.9 et seq.), in order to reflect changes in practice since the enactment of that law. It would also amend the "Condominium Act," P.L.1969, c.257 (C.46:8B-1 et seq.) to conform that law to the "map filing law."

The bill would expand the definition of the term "map" to include subdivision plats, condominium plans and right of way parcel maps. The bill would also establish a definition of "right of way parcel maps." The introduction of condominium plans and the use of highway parcel right of way maps to define road acquisitions necessitated this change.

The bill would also clarify the provision in the "map filing law" which sets forth requirements for approval. Specifically, the bill would expand the type, design and identification of monuments to address the changing technology and identification requirements now in place. The bill would also set forth survey detail requirements.

Additionally, the bill would expand the requirements provisions of that law to clarify the required monumentation of critical points within subdivisions and to add a requirement that the outside lines of a property be monumented.

Finally, the bill would amend the "Condominium Act," P.L.1969, c.257 (C.46:8B-1 et seq.) to make technical corrections and conform that law to the changes being made to the "map filing law."

The bill was amended in order to make technical changes necessary to conform the bill with the corrected copy to Assembly Bill No. 1975 (2R), which also was reported by the committee on May 8, 1997. As reported by the committee the two bills are identical.