

BOROUGH OF KEANSBURG
MUNICIPAL COUNCIL & REDEVELOPMENT AGENCY
October 24, 2012

MEETING MINUTES

Mr. Cusick read the following:

ADEQUATE NOTICE HAS BEEN GIVEN OF THIS MEETING BY NOTIFICATION TO THE ASBURY PARK PRESS AND PLACED ON THE BULLETIN BOARD IN THE MUNICIPAL BUILDING OF THE BOROUGH OF KEANSBURG..

Mr. Cusick asked all to rise and recite:

Salute to the Flag

Mr. Cusick took:

Roll Call

Mr. Foley	Mr. DePompa	Mr. Boden	Mr. Cocuzza	Mr. Hoff
✓	excused	✓	✓	✓

Meeting Minutes:

Meeting Minutes September 26, 2012

Mr. Cusick asked for a roll call vote to accept the minutes and place same on file:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley		✓	✓			
Mr. DePompa					✓	
Mr. Boden	✓		✓			
Mr. Cocuzza			✓			
Mr. Hoff			✓			

Ordinances:

First Reading:

ORDINANCE #1530 – Precious Metals

AN ORDINANCE AMENDING AND REVISING CHAPTER IV -GENERAL LICENSING AND BUSINESS REGULATIONS OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF KEANSBURG

Changes to this ordinance are highlighted in bold and underlined.

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BE IT ORDAINED by the Mayor and Council of the Borough of Keansburg, in the County of Monmouth, in the State of New Jersey, as follows:

I. The purpose of this Ordinance is to amend Chapter IV General Licensing and Business Regulations, establishing a new section 20 entitled Precious Metals and Gems:

§4-20 Precious Metals and Gems

§4-20.5 Display; Possession.

Every person holding a license under this Chapter shall be required to carry the license with him or at his business premises while engaged in the business licensed. He must produce the license at the request of any Borough official. To every applicant granted a license, the Borough Clerk shall issue either a license card, button or other identification, bearing the words "Licensed Purveyor Of Precious Metals And Gems, Borough of Keansburg", together with the number of the license and the year for which it is issued. All automobiles, wagons, carts, or other vehicles used by persons licensed hereunder shall have affixed thereon the license. Persons soliciting money for a religious or charitable organization shall at all times during such solicitation carry with them and shall exhibit upon request the identification cards for which provisions are made in Section 4-2.

§4-20.6 Revocation; Suspension - Notice of Hearing.

Any license issued may be suspended by the Borough Council for any infraction or violation of the terms of the license. The Borough Council may find that a violation of the terms of the license has occurred upon proof of falsification in applying for the license; conviction of any state or federal crime involving moral turpitude, dishonesty, fraud, deceit misrepresentation, or interference with a police investigation . The suspension shall become effective by the mailing of a notice to the address appearing upon the application and shall state that opportunity for a hearing will be given at a time certain, within five (5) days from the date of notice, before the Borough Council, which, upon finding of such a violation, may revoke the license. In the event of the failure of the licensee to appear, the license shall automatically be revoked and cancelled.

§4-20.7 Expiration.

Each license issued under this Chapter shall expire December 31 of the year in which issued, unless sooner revoked or suspended or unless it expires prior thereto in accordance with its terms. Upon the expiration of any license issued, the holder shall surrender the license to the Borough Clerk within twenty-four (24) hours. Upon notice of the cancellation or revocation or any license issued, the holder shall surrender the license to the Borough Clerk within twenty-four (24) hours after notice of such cancellation.

§4-20.8 Age Requirement.

No license shall be issued to any applicant unless he shall be over eighteen (18) years of age and a citizen of the United States.

§4-20.9 Investigation of applicant; issuance or denial of license; appeals.

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A. Upon receipt of an application completed pursuant to §4-20.2 of this Code, the Borough Clerk shall refer such application to the Chief of Police, who shall institute such investigation of the applicant's criminal background. Upon completion of the criminal investigation, the Chief of Police shall return the application, or a copy thereof to the Borough Clerk, accompanied by his or her recommendations as to whether the license should be issued or denied. If the recommendation of Chief of Police is to deny the license, the grounds for such recommendation shall be stated. Grounds for recommending denial of a license application or revocation of an existing license shall include falsification or misrepresentation in applying for a license, or violations of any State or Federal statutes involving crimes of moral turpitude, dishonesty, fraud, deceit or misrepresentation.

B. Upon receipt of the recommendation of the Chief of Police, the Borough Clerk shall issue or deny the license accordingly.

C. No person denied such a license shall engage in any business of buying or selling any precious metals or gems.

D. Any person aggrieved by such denial may appeal to the Borough Counsel, which may affirm or reverse such a denial as deemed.

§4-20.10 Identification and receipt required for selling items.

All licenses shall require of each person offering an item for sale to produce identification and to sign a receipt for said item.

§4-20.11 Maintenance of records.

A. Each license shall be issued a digital camera provided by the Borough of Keansburg Police Department, at no expense to the licensee, batteries included. The licensee will be required to photograph any item purchased as well as the actual photo identification presented by the seller at the time of the transaction. The photograph shall be visually clear and depict the item and identification as presented by the seller. The licensees shall ensure that the photo identification presented by the seller matches the person who presented it. If the seller does not have photo identification the licensee shall take an actual photograph of the seller. The Keansburg Borough Police Department will arrange with the licensee to periodically collect these images from licensee.

B. Each licensee shall also keep a written document containing the type of identification presented by the seller, the seller's name, date of birth, address and either the social security number or driver's license number of the seller.

C. Each licensee shall also keep a written document containing a description of the item purchased, any identifying numbers and a copy of the designed receipt. These records shall be available for inspection by the Borough of Keansburg Police Department during regular business hours. The records shall be maintained by the licensee for a period not less than five (5) years.

D. Each licensee shall provide the Keansburg Borough Police Department with a list containing each transaction to include each item purchased as well as the seller's information on a daily basis in addition to the other record requirements.

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E. Each licensee shall hold any item purchased for a period of not less than fourteen (14) Calendar days before reselling, melting or disposing of the item in any way.

F. Upon reasonable or credible belief that an item acquired for sale may be stolen, the licensee shall immediately contact the Keansburg Police Department and inform them of their suspicion. Sale of any item reasonably believed to be stolen property to any person is prohibited. Sale of such items shall subject the licensee to penalty under the general ordinances of the Borough of Keansburg pursuant to §1-5.1 and constitute poor moral character and questionable business responsibility as set forth at §4-20.9(A), subjecting the licensee to possible revocation of their license.

ORDINANCE #1531 – Land Purchase (Tartivita Property)

AN ORDINANCE AUTHORIZING THE BOROUGH OF KEANSBURG TO ACQUIRE CERTAIN REAL PROPERTY KNOWN AND DESIGNATED AS BLOCK 163, LOT 16.02 ON THE KEANSBURG BOROUGH TAX MAP (TARTIVITA PROPERTY).

WHEREAS, the Borough of Keansburg has been involved with ongoing litigation surrounding Block 163, Lot 16.02 dating back to 2006; and

WHEREAS, this matter was settled on or about December of 2011 contemplating the purchase of a portion of the above referenced lot for \$40,000 less \$3,300 for cost of concrete curbing to be constructed by the Borough for a total cost of \$36,700, which was to be credited on Seller's tax bill in lieu of a check payment; and

WHEREAS, in order to finalize this agreement the Borough must enter into a contract for sale with Seller; and

NOW, THEREFORE, BE AND IT IS HEREBY ORDAINED by the Mayor and Counsel of the Borough of Keansburg, in the County of Monmouth and State of New Jersey, as follows:

1. That, pursuant to the "Local Lands and Buildings Law," N.J.S.A. 40A:12-1, et seq., the Borough of Keansburg is hereby authorized to acquire in fee, a portion of the real property known and designated as Block 163, Lot 16.02 on the Keansburg Borough Tax Map consistent with the terms of Settlement.
2. That the Mayor is hereby authorized to execute and the Municipal Clerk to attest any and all documents that are necessary in order to effectuate the acquisition of this property, including Assignment Agreements, provided that said documents are in a form acceptable to the Borough Attorney prior to final execution.
5. That all other Ordinances or parts of Ordinances inconsistent herewith are hereby repealed.
6. That this Ordinance shall take effect upon final passage and publication in accordance with the law.

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7. That, in the event that any portion of this Ordinance is found to be invalid for any reason by any court of competent jurisdiction, such judgment shall be limited in its effect only to that portion of the Ordinance actually adjudged to be invalid, and the remaining portions of this Ordinance shall be deemed severable therefrom and shall not be affected.

Mr. Cusick asked for a roll call vote to introduce and set down for a Public Hearing Ordinances #1530 and #1531 on November 7, 2012 at 7pm.:

Mr. Cusick asked for a roll to introduce Ordinances #1530 and #1531:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden	✓		✓			
Mr. Cocuzza			✓			
Mr. Hoff		✓	✓			

Second Reading:

ORDINANCE #1529 – Uniform Construction Code Fees

AN ORDINANCE AMENDING AND SUPPLEMENTING SECTION 11 OF CHAPTER XI, “BUILDING AND HOUSING”, OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF KEANSBURG.

SECTION 11-1.2 Construction Board of Appeals

DELETE: In its entirety

ADD: All Appeals will be heard by the Monmouth County Construction Board of Appeals, Freehold, NJ 07728



SECTION 11-1.3 Schedule of Fees

DELETE:

SECTION: a-1-(a) “provided that the minimum fee shall be twenty (\$20) dollars”

SECTION: a-1-(b) “provided that the minimum fee shall be twenty (\$20) dollars”

SECTION: a-1-(c) in its entirety

SECTION: a-1-(d) in its entirety

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DELETE:

SECTION: a-4 Twenty-five (25%)

ADD:

SECTION: a-4 Twenty-(20%)

DELETE:

SECTION: a-5 In full

SECTION: a-6 In full

DELETE:

SECTION: a-7 “plus a construction permit where needed”



SECTION 11-6.1 Adoption of Property Maintenance Code

DELETE:

SECTION 11-6.1 Fifth Edition, 1996

ADD:

SECTION 11-6.1 2006 Edition

ADD:

APPENDIX TO CHAPTER XI

SECTION 1. BE IT ORDAINED by the Mayor and Council of the Borough of Keansburg that Chapter XI, APPENDIX TO CHAPTER 11

Schedule A
“BUILDING SUBCODE FEES”,
Schedule B

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MEETING MINUTES
ELECTRICAL SUBCODE FEES
Schedule C
FIRE SUBCODE FEES
Schedule D
PLUMBING SUBCODE FEES

, of the Revised General Ordinances is **hereby deleted in its entirety** and shall now read as follows:

APPENDIX TO CHAPTER XI

ADD:

Uniform Construction Code Fees:

A. State of NJ Training Fees.

- a. The fee for new construction is \$0.00334 per cubic foot of volume.
- b. The fee for alterations is \$1.70 per thousand dollars of construction.
- c. No training fee shall be collected for asbestos or lead abatement.
- d. No training fee shall be collected for pre-engineered systems of Commercial farm buildings.

B. The minimum fee for a basic construction permit covering any single technical sub-code shall be \$65.00.

C. The fee for a variation in accordance with N.J.A.C. 5:23-2.10 shall be two hundred and fifty dollars (\$250.00); the fee for resubmission of the variation shall be one hundred and twenty five dollars (\$125.00).

D. The fee for a change of contractor shall be twenty five dollars (\$25.00) per sub-code.

E. The fee to reinstate a lapsed, suspended or revoked permit noted in N.J.A.C. 5:23-2.16(b) or N.J.A.C. 5:23-2.16(f) or otherwise shall be twenty five dollars (\$25.00) per involved sub-code.

F. The fee for plan review shall be 20% of the amount charged for the construction permit.

G. For the purpose of determining estimated cost for renovations, alterations, repairs, and the external utility connection for pre-manufactured construction the applicant shall submit to the department such cost data as may be available and produced by the architect or engineer of record, or by a recognized estimating firm, or by the contractor. A bonafide contractor's bid, or contract if available, shall be submitted. The Construction Official and/or sub-code official shall make the final decision regarding the estimated cost.

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- H. Any fee not specifically contained within this fee schedule shall be based upon the State of New Jersey Department of Community Affairs Fee Schedule.

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Schedule A

BUILDING SUBCODE FEES

ADD:

Minimum Building Sub-code Fee (if no other trade is involved)	\$65.00
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DELETE:

New Building or Structure	\$.02 per cubic foot of structure or building
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ADD:

New Construction or Addition	\$.03 per cubic foot of building or addition
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DELETE:

Swimming Pools (Above Ground)	\$35 per installation
Swimming Pools (In-Ground)	\$100 per installation

ADD:

Swimming Pools (Above Ground)	\$50.00 per installation	\$
Swimming Pools (In-ground)	\$125.00 per installation	



DELETE:

Storage Shed Construction	Under 100 sq. ft. \$25 Over 100 sq. ft. \$50
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ADD:

Storage Shed (Less than 100sf)	\$25.00
Storage Shed (100sf or greater)	\$75.00



DELETE:

Fence Installation	\$25
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ADD:

General Fence Installation	\$25
Fence Installation for Pool Enclosure	\$75

DELETE: ❧

Satellite Dish	\$40 per installation
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ADD:

Satellite Dish	\$50 per installation
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DELETE:

Signs (Facade)	\$2.50 sq. ft.
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DELETE:

Signs (Free Standing)	\$50 per sign
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ADD:

Signs (exemptions as per N.J.A.C. 5:23-3.14(b)(6).)	\$50 per sign
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DELETE:

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Demolition of Buildings (Residential) \$50

DELETE:

Demolition of Buildings (Commercial) \$100

ADD:

Demolition or Removal Permit \$75



DELETE:

Radon Abatement Equipment/Fixtures \$40 per installation

ADD:

Radon Abatement \$50 per unit



DELETE:

Tank Removal \$40

ADD:

Tank Abandonment/Removal \$75



DELETE:

Tank Installation \$40

ADD:

Tank Installation \$75



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DELETE:

U.C.C. Certificate of Occupancy	\$40
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ADD:

U.C.C. Certificate of Occupancy	\$75
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ADD:

Lead Hazard Abatement	\$70
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ADD:

Tents/Canopy (in excess of 900sf or more than 30 ft in any direction)	\$125
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ADD:

Tents / Canopy (greater than 120sf)	\$75
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Schedule B

ELECTRICAL SUBCODE FEES

ADD:

Minimum Electrical Sub-code Fee (if no other trade is involved)	\$65.00
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DELETE:

Electrical Devices 1 to 50	\$45
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ADD:

ELECTRICAL FIXTURES & DEVICES: 1 to 25
\$75.00

Receptacles, fixtures and devices to be counted for these parts are baseboard heat, lighting fixtures, wall switches, convenience receptacles, sensors, dimmers, alarm devices, smoke & heat detectors, communication outlets, light standards 8 ft. or less in height including luminaries, emergency lights, electric signs, exit lights or similar electric fixtures and devices rated 20 amps or less including motors or equipment rated less than 1 hp or 1 kw.



DELETE:

Every Additional 25 or Fraction Thereof	\$25
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ADD:

Every Additional 25 or Fraction Thereof	\$35
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DELETE:

Service Panels, 100 Amp or Less	\$50
over 100amp, less than 200amp	\$70
over 200amp, less than 300amp	\$100
over 300amp, less than 400amp	\$150

ADD:

Service Panels, 100 Amps or Less	\$75
101 – 200 amps	\$110
201 – 300 amps	\$160
301 – 400 amps	\$210
Every 100 amp increase over 400 amps	\$50



DELETE:

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Devices Less Than 1 hp/kW	\$10
Devices over 1 hp or 1 kW, to 10 kW or hp	\$35
Devices over 10 hp or 10 kW to 50 hp or kW	\$75
Devices over 50 kW/hp to 100 kW/hp	\$125
Devices over 100 kW/hp to 150 kW/hp	\$175
Increase \$50.00 for every 50 kW or hp over 150 kW/hp	

ADD:

Devices over 1 hp / 1 kW, to 10 hp / kw	\$35
Devices over 11 hp / 1 kW, to 50 hp / kw	\$75
Devices over 51 hp / 1 kW, to 100 hp / kw	\$125
Devices over 101 hp / 1 kW, to 150 hp / kw	\$175
For every 50 hp / kw over 150	\$50



DELETE:

Pools Above Ground	\$35
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ADD:

Above Ground Pools / Spas / Hot Tubs / Fountains	\$75
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DELETE:

Pools Inground (Residential)	\$75
Pools Inground (Commercial)	\$200
Pools Inground With Lights (Residential)	\$100
Pools Inground With Lights (Commercial)	\$225

ADD:

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INGROUND POOL

Residential	\$100
Commercial	\$225.00

-shall include any “required” bonding and associated equip. such as filter pumps, motors, disconnecting means, switches, required receptacles and heaters. etc., excepting panel-boards and under-water lighting fixtures.

Pool Bonding (annual for commercial)	\$100.00
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DELETE:

Saunas (Hot Tub/Jacuzzi)

Residential	\$50
Commercial	\$100



DELETE:

Electric Appliances, Oven, Dishwasher, Microwave, Air Cond., Heaters, Water Heaters, Dryer, Range, Furnace, Exhaust Fan (over 1kW) \$25

Residential	\$25
Commercial	\$50

ADD:

Electric Appliances:	\$35
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Oven, Dishwasher, Microwave, Air Conditioner, Heaters, Water Heaters, Dryer, Range, Furnace, Exhaust Fan (over 1kW), Radon, Lawn Sprinklers, Space heater, Air Handler



ADD:

Elevator	\$150
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ADD:

Transformers / Generators

UP to 200 kw	\$60
201 – 500 kw	\$75
501 – 800 kw	\$110
Over 801 kw	\$130



DELETE:

Telecommunications, Per Building or Dwelling Burglar Alarm, Telephone, Fire Alarm, Intercom.

Residential	\$25
Commercial	\$50

ADD:

Telecommunications, Per Building or Dwelling Burglar Alarm, Telephone, Fire Alarm, Intercom.

Residential	\$50
Commercial	\$75

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Schedule C

FIRE SUBCODE FEES



ADD:

Minimum Fire Sub-code fees (if no other trade is involved)	\$65.00
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DELETE:

Flammable Liquid Tanks over 500 gal.	\$75
Combustible Liquid	
Up to 500 gal.	\$75
Over 500 gal.	\$125
LPG Tanks	
Up to 500 gal.	\$75
Over 500 gal.	\$125
LPG Tanks	
Up to 500 PSI	\$75
Over 500 PSI	\$125

ADD:

Storage Tank Installations for Flammable & Combustible Liquids

Tanks up to 500 gallons	\$75
501 to 1,000 gallons	\$125
1,001 to 2,000 gallons	\$150
2,001 to 5,000 gallons	\$200
5,001 to 10,000 gallons	\$500
10,001 to 199,999 gallons	\$750

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DELETE:

Water Main Sprinkler	\$150 Commercial
Fire Pump/Jockey Pump	\$200
Sprinkler Valves, Sprinkler Heads, Smoke Detectors, Heat Detectors, Pull Stations:	
From 1 to 20	\$50
21 to 100	\$150
101 to 200	\$200
201 to 400	\$500
401 to 1000	\$1000
Over 1000	\$1.00 each

ADD:

Underground Fire Water Mains – Standpipe & Sprinkler Systems

Underground Fire Water Mains (each building)	\$200
Standpipe Systems	\$300
Additional Standpipe Risers	\$150
Sprinklers	
1 – 20	\$50
21 – 50	\$100
51 – 100	\$150
For each additional 50 heads or part thereof	\$75
Fire Pumps	\$250
Jockey / Booster Pumps	\$200



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ADD:

SMOKE, HEAT & DUCT DETECTORS AND FIRE ALARM PANELS



DELETE:

Alarm Panels

Residential \$25

Commercial \$75

Stand Pipes \$250

ADD:

Smoke / Fire Detectors:

1 to 15 \$50

16 to 50 \$100

51 to 100 \$150

For each additional 50 detectors or part thereof \$75

ADD:

Carbon Monoxide Detectors:

1 to 5 \$50

6 to 10 \$75

10+ \$10

ADD:

Duct Detector(s) \$15

ADD:

Fire Alarm Panels:

Residential \$50

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Commercial **\$100**

ADD:

Manual Fire Alarm Systems:

1 to 15	\$50
6 to 10	\$100
11-25	\$150
For each additional 10 pull stations or part thereof	\$25



DELETE:

Exit/Emergency Lights	\$5 each
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ADD:

Emergency Light / Exit Signs:

1 to 5	\$50
6 to 10	\$100
11-15	\$150
16-20	\$200
21-25	\$250
For each additional Emergency light or Exit sign	\$25



DELETE:

Pre Engineered System	\$100
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ADD:

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**INDEPENDENT PRE-ENGINEERED SUPPRESSION SYSTEM
(including Dry Chemical, Wet Chemical, Halon, Carbon Dioxide, etc)**

Pre Engineered Suppression System	\$125
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DELETE:

Kitchen Hoods	\$75
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ADD:

KITCHEN EXHAUST HOODS AND FLAMMABLE/COMBUSTIBLE LIQUID EXHAUST HOODS

Kitchen Hoods	\$100
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Flammable/Combustible Liquids Exhaust Hood	\$200
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DELETE:

Incinerator	\$365
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Crematorium	\$365
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ADD:

Incinerator & Crematorium	\$500
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DELETE:

Furnaces/Boiler

Residential	\$35
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Commercial	\$75
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Hot Water Heaters

Gas/Oil	\$25
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Low Pressure Boiler

Gas/Oil	\$50
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High Pressure Boiler

Gas/Oil \$150

ADD:

GAS or OIL FIRE FURNACES, BOILERS AND WATER HEATERS

Furnaces / Boiler / Hot Water Heaters \$35 each

Low Pressure Boiler \$60

High Pressure Boiler \$150



DELETE:

Fireplaces

Gas \$35

Masonry \$35

Wood Burning Stoves \$35

Generators \$75

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ADD:

GAS, MASONRY & WOOD BURNING FIREPLACES, WOOD BURNING & OTHER NON-CONVENTIONAL HEATING DEVICES:

Generators	\$100
Fireplaces, Stoves and other heating devices	\$50



DELETE:

Gasoline Pumps	\$92 each
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ADD:

GASOLINE STATION TANKS & PUMPS

10,000 gallons and up to six pumps	\$500
Each additional tank up to 10,000 gallons	\$100
Additional new gasoline pumps-new or replacement	\$100



ADD:

ELEVATOR / SMOKE DETECTORS RECALL SYSTEMS	\$100
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Schedule D

PLUMBING SUBCODE FEES

ADD:

Minimum Plumbing Sub-code Fee (if no other trade is involved) \$ 65.00

Category	DELETE: (Fee only)	ADD: (Fee Only)
Water Closet	\$10	\$20
Urinal/Bidet	\$10	\$20
Bath Tub	\$10	\$20
Lavatory	\$10	\$20
Shower	\$10	\$20
Floor Drain	\$10	\$20
Sink	\$10	\$20
Dishwasher	\$10	\$20
Drinking Fountain	\$10	\$20
Washing Machine	\$10	\$20
Hose Bib	\$10	\$20
Gas Piping	\$35	\$65
Fuel Oil Piping	\$50	\$50
Steam Boiler/Furnace	\$35	\$65
Hot Water Boiler	\$35	\$65
Water Heater	\$35	\$65
Sewer Pump	\$50	\$65
Interceptor/Separator	\$50	\$65

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Backflow Preventer	\$10	\$65
Grease Trap	\$65	\$65
Sewer Connection	\$50	\$65
Water Service Connection	\$50	\$65
Gas Service Connection	\$35	\$65
Active Solar System	\$50	\$65

DELETE:

A/C or Refrigeration Unit:

Residential	\$35
Commercial	\$75

ADD:

A/C or Refrigeration Unit:

Residential	\$50
Commercial	\$100

ADD:

Other Plumbing Fixtures	\$20
Diverter	\$20
Other Gas Appliances (stove/range/pool/heater/fireplace)	\$20
Condensate Drain	\$20
Stacks	\$20
Air Handler/Condensate Drain	\$20

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Section 4: SEVERABILITY. If any section, paragraph, subdivision, clause or provision of this ordinance shall be adjudged invalid, such adjudication shall apply only to the section, paragraph, subdivision, clause or provision so adjudged and the remainder of this ordinance shall be deemed valid and effective.

Section 5: EFFECTIVE DATE. This ordinance shall take effect upon its passage and publication according to law.

Mr. Cusick asked for a roll to open the meeting to the public for Ordinance #1529:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden		✓	✓			
Mr. Cocuzza			✓			
Mr. Hoff	✓		✓			

NO MEMBER OF THE PUBLIC SPOKE AT THIS TIME

Mr. Cusick asked for a roll to close the meeting to the public for Ordinance #1529:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley		✓	✓			
Mr. DePompa					✓	
Mr. Boden	✓		✓			
Mr. Cocuzza			✓			
Mr. Hoff			✓			

Mr. Cusick asked for a roll vote for Ordinance #1529:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden		✓	✓			
Mr. Cocuzza			✓			
Mr. Hoff	✓		✓			

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Resolutions:

RESOLUTION # 12-177 Payment of Bills (10.24.12)

BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg that the following numbered Vouchers be paid to the person therein respectively and hereinafter named, for the amounts set opposite their respective names and endorsed and approved on said vouchers; and

BE IT FURTHER RESOLVED that checks be drawn by the Chief Financial Officer, signed by the Mayor and attested to by the Municipal Clerk as required by law:

Capital	\$20,875.29
Current	814,549.55
Dog Trust	621.00
Grant	128,407.53
Trust	34474.71
Water & Sewer	140,187.98
Total:	<u>\$1,139,116.06</u>

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-178 Refund of Fees (Bellizzi Construction) (#2)

BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg that the following payment be made to

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Amount: \$201.00

Reason: Refund of fee/Duplicate Fee #2

Payable to:

Bellizzi Construction LLC
206 South Ave
Fanwood, NJ 07023
Attn: Permits

Ref:

Permit #20120152

Original Permit #2012-0239

34 Birch Court

BE IT FURTHER RESOLVED that the Chief Financial Officer is hereby directed to issue payment as stated above:

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-179 Authorize Settlement Agreement (Clemente)

RESOLUTION AUTHORIZING THE BOROUGH TO ENTER INTO A SETTLEMENT AGREEMENT WITH FRANK CLEMENTE

WHEREAS, the Borough has been involved with litigation surrounding the municipal appeal of Frank Clemente’s operation of his bar, Chasers; and

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WHEREAS, the Borough attorney has negotiated a settlement agreement with the Parties; and

WHEREAS, the Borough Council finds that it is the best interests of the Borough to enter into this settlement agreement, the terms of which are as follows:

1. Clemente will plead guilty to Summonses No.: SC-2010-8542, for having outside lights on after hours on October 30, 2010 and accepts the fine of \$200 plus \$33 in court costs.
2. Keansburg agrees to dismiss the balance of the Summonses on appeal.
3. Clemente shall pay all fees for Summons No.: SC-2010-8542 within thirty (30) days of the entry of filing of the Consent Order with the Court, where this Agreement shall be incorporated by reference.
4. The laws of the State of New Jersey, without regard to its choice of law provisions, shall govern this Agreement.
5. The provisions of this settlement do not in any way waive any rights or the ability of the Borough to bring future administrative action against Appellant's Liquor License in the event that the Appellant re-opens the premises.
6. Neither this Agreement nor any act done or admitted in furtherance thereof, shall be construed as an admission by any party of any fact or claim, nor shall they be admissible into evidence in any action or proceeding to construe or establish any fact or claim, except in an action to enforce the provisions of this Agreement. This Agreement is made as a compromise to avoid expense and to terminate all controversies and/or claims for injuries or damages of any nature, known or unknown, including future developments thereof, in any way growing out of or in connection with the matters described above.
7. The Parties expressly waive and assume the risk of any and all claims for damages for the matters stated in this Agreement that may arise in the future, but which they do not know of or suspect to exist, whether through ignorance, oversight, error, fraud, negligence, or otherwise, and which, if known, would materially affect their decision to enter into this Agreement.
8. If, for any reason whatsoever, any part of this Agreement shall be declared void and invalid, by operation of law or otherwise, in any jurisdiction, then as to such jurisdiction only such parts shall be void and the remaining provisions of this Agreement shall remain in all other respects valid and enforceable and shall not invalidate or render unenforceable such provision in any other jurisdiction.
9. The Parties represent that they have full authority to enter into this Agreement and that they have not assigned or conveyed any of the claims released herein.

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10. This Agreement contains the entire agreement and understanding between the Parties and there are no other terms, obligations or covenants of any kind whatsoever except as set forth in this Agreement.
11. This Agreement shall be binding upon and inure to the benefit of the Parties, their past, present and future employees, officers, directors, principals, parents, subsidiaries, related entities, affiliates, agents, representatives, attorneys, predecessors, insurers, re-insurers, successors and assigns.
12. This Agreement may not be altered, amended or modified unless the same shall be in writing and duly executed by the Parties.
13. Any action brought to enforce this Agreement must be initiated in the Superior Court of New Jersey, Monmouth County.
14. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original, but all of which, together, shall constitute one and the same instrument, and facsimiles and facsimile signatures shall be deemed original signatures. Notwithstanding the above, any party may require that any or all of the Parties' original signatures be promptly supplied.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg as follows:

1. That the Mayor and Council of the Borough find that entering into this settlement agreement is in the best interests of the Borough.
2. That the appropriate Borough officials be and hereby are authorized to execute the settlement agreement, in a form acceptable to the Borough Attorney, between the Borough of Keansburg and the Parties

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

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RESOLUTION # 12-180

Authorize Bidding of Cellular Leases (Block 163, Lot 15)

**RESOLUTION AUTHORIZING ADVERTISEMENT FOR RECEIPT OF BIDS
FOR THE LEASE OF CERTAIN BOROUGH OWNED REAL PROPERTY
(BLOCK 163, LOT 15) FOR THE CONSTRUCTION OF A WIRELESS
COMMUNICATIONS TOWER AND THE INSTALLATION OF ANTENNAE
AND RELATED EQUIPMENT.**

WHEREAS, N.J.S.A. 40A:12-14 and N.J.S.A. 40A:12-24 require public bidding when a municipality has determined to lease any real property or personal property not needed for public use; and

WHEREAS, the Borough of Keansburg is the owner of certain real property designated as Block 163, Lot 15 on the Borough of Keansburg Tax Map; and

WHEREAS, the Borough is aware that one or more wireless communications companies have expressed an interest in leasing a portion of said property in order to construct a wireless communications tower and to install antennae and related equipment thereon; and

WHEREAS, the Borough Counsel has found and determined that the portion of said property is not otherwise needed for public use; and

WHEREAS, the Borough Counsel has determined that it is in the Borough's interest to grant a nonexclusive lease on the portion of said property to one or more wireless communications companies, depending upon compatibility with the Borough's needs and with the technical requirements of the tenants; and

WHEREAS, the use of the portion of said property by one or more tenants will not be detrimental to the portions of the public property which will continue to be used for public purposes; and

WHEREAS, N.J.S.A. 40A:12-14 requires advertisement and receipt of bids at public auction or by way of sealed bids; and

WHEREAS, the aforesaid statute allows the governing body to fix a minimum rental with the reservation of the right to reject all bids where the highest bid is not accepted.

NOW, THEREFORE, BE IT RESOLVED by the Borough Counsel of the Borough of Keansburg as follows:

1. In accordance with N.J.S.A. 40A:12-14, the Borough Clerk is hereby directed to publish an advertisement for the receipt of sealed bids for the lease of a portion of Borough owned property designated as Block 163, Lot 15 on the Borough Tax Map for the construction and maintenance of a wireless communications tower and installation of antennae and related equipment, subject to the terms and conditions set forth in this resolution. The advertisement shall be published once a week during the

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two consecutive weeks prior to the date of receipt of bids, the last publication to be not earlier than seven (7) days prior to that date.

2. The minimum annual rental for each lease of space for an antenna(s) and associated equipment as specified in this resolution will be thirty-four thousand dollars (\$34,000.00) per year for an initial lease term of five (5) years with the option of renewals for four (4) successive periods of five (5) years each upon the same terms and conditions which were in effect before the end of the initial term, except as to the initial rate, which shall increase at the rate of three percent (3%) per year after the initial term. A one time upfront payment of \$3,000 shall be made by Lessee to the Lessor prior to the start of construction. This one time, up front payment is in addition to the annual base rent amount.

3. The Borough reserves the right to reject all bids where the highest bid is not accepted and further reserves the right to award more than one lease, depending upon the needs of the Borough and the technical requirements of the high bidder or bidders.

4. Upon or before the date of the determination of the high bidder, the Borough Attorney shall prepare a detailed lease agreement which shall include all of the terms and conditions set forth in this resolution, as well as any other provisions deemed necessary by the Borough Attorney in order to protect the interests of the Borough, including but not limited to typical lease agreement provisions dealing with such subjects as use of and damage to the property, insurance coverage in favor of the Borough, access to the leased premises, standard representations of the Borough and the lessee, maintenance and repair, default and right to cure, assignment and sublease, notices, applicability of Federal and State laws and regulations, determinations and responsibilities with respect to interference, and payment of utility costs.

5. All bidders submitting bids pursuant to the advertisement shall do so with full knowledge of the requirement of a fully-negotiated lease with respect to the provisions listed in paragraph 4 above.

6. Insurance shall be provided with a minimum of a combined single limit of \$4,000,000.00 for bodily injury and/or property damage per occurrence. Coverage shall include: Commercial General Liability, Auto Liability, Property Damage and Workers' Compensation. The Borough shall be named as an additional insured on all policies.

7. The lease shall contain, at a minimum, the following terms and conditions:

- a. The tenant shall have a non-exclusive right to construct a self-supporting wireless telecommunications 170' Monopole and ancillary wireless telephone support equipment and structures with simultaneous leasing and co-location of up to 5 (five) wireless carriers at the same site, within an area of approximately 2500 square feet on the property known as Block 163, Lot 15, Keansburg, New Jersey, on the official tax map of the Borough of Keansburg.
- b. The height of such monopole shall not exceed one hundred and seventy (170') from grade, or shall not exceed the maximum height permitted by the Federal Aeronautics

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Administration for construction or operation of such monopole without lighting, whichever is less.

- c. Equipment cabinets on the ground at the base of the monopole at a location or locations subject to prior approval of the Borough.
- d. The Borough shall be granted the right to lease space on the tower and ground to subsequent tenants. At least seventy percent (100%) of any sublease rental revenue generated shall be payable to the Borough.
- e. The tenant(s) shall be responsible for all permits and approvals, including any site plan approval as may be required for the construction and operation of the subject facilities.

8. All bidders shall be required to submit with each bid a certified check, cashier's check or bid bond in the amount of ten percent (10%) of the annual rental bid amount, not to exceed \$20,000.00, made payable to the Borough of Keansburg to serve as bid security. The bid security of all unsuccessful bidders shall be returned immediately after the adoption of a resolution granting the lease(s).

9. Acceptance or rejection of bids shall be made by the Borough Counsel not later than its second regular meeting following the receipt of bids. If no action is taken by the Borough Counsel, all bids shall be deemed to have been rejected.

10. The Borough Counsel is hereby directed to consult with the Borough Attorney to determine and establish the most expedient schedule for advertisement and receipt of bids.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-181 Dedication by Rider – Self Insurance Program

RESOLUTION

Requesting approval of the Director of the Division of Local Government Services to establish a Dedicated Trust Rider for Self-Insurance Program (NJS:40A:10-1 et seq.)

WHEREAS, permission is required of the Director of the Division of Local Government Services for approval as a dedication by rider of revenues received by a Municipality when the revenue is not

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subject to reasonable accurate estimates in advance, and

WHEREAS, NJS:40A:10-1 et seq. allows municipalities to receive amounts for costs incurred for Self-Insurance Program, and

WHEREAS, NJSA 40A:4-39 provides that the Director of the Division of Local Government Services may approve expenditures of monies by dedication by rider,

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg, County of Monmouth, State of New Jersey as follows:

1. The Mayor and Council hereby request permission of the Director of the Division of Local Government Services to pay expenditures for Self-Insurance Program as per NJSA 40A:4-39.
2. The Municipal Clerk of the Borough of Keansburg is hereby directed to forward two certified copies of this resolution to the Director of the Division of local Government Services.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-182 Authorize Professional Services Agreement (T&M-Water Chemicals)

BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg, County of Monmouth, state of New Jersey that:

T&M Associates

hereby appointed as Borough Engineer for engineering services for

Water Treatment Plant Chemical Procurement Specifications

BE IT FURTHER RESOLVED by the Mayor and Council as follows:

1. The Borough Manager and Clerk are hereby authorized to enter into the agreement dated October 10, 2012, with T&M Associates in the proposal amount of \$3,700.00 plus reimbursable expenses. Which is comprised of the services as listed on the attached proposal
2. The attached contract is awarded without competitive bidding as a “Professional Service” in accordance with the Local Public Contracts Law (N.J.S.A. 40A:11-5(1)(a)(i) because it is for services performed by persons authorized by law to practice a recognized profession.
3. The services to be performed are necessary for the orderly function of the Project.

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4. The amounts paid under the attached proposal shall not exceed the amount appropriated by the Borough Council for these services.
5. The Chief Financial Officer certifies that funds are available for this purpose.

Patrick DeBlasio

Patrick DeBlasio CFO

6. A copy of this Resolution as well as the executed proposal shall be placed on file with the Municipal Clerk of the Borough of Keansburg.

A notice in accordance with the Local Public Contracts Law stating the nature, duration, service and amount of the contract and that the Resolution and contract are on file and available for inspection in the Office of the Municipal Clerk.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-183 Annual Plenary Retail Lic. Renewal 12.13 (Belmont Bar & Grill)

Whereas, the Clerk's Office of the Borough of Keansburg has received a Special Ruling for Belmont Bar & Grill, Inc. License # 1321-33-007-008 dated September 28,2012; and,

Whereas, the Mayor and Council of the Borough of Keansburg, wish to grant renewal to

Belmont Bar & Grill.

BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg, County of Monmouth, State of New Jersey that Plenary Retail Licenses be granted to the following licensees for the term of July 1, 2012 through June 30, 2013

Belmont Bar & Grill Inc

32 Carr Avenue

1321-33-007-008

Mr. Cusick asked for a roll vote:

Roll Call

Moved	Seconded	Ayes	Nays	Absent	Abstain
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Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-184 Person to Person Trans LIQ LIC (Charlies Place II)

WHEREAS, an application has been received by the Mayor and Council of the Borough of Keansburg from Charlie’s Place I, LLC, 2230 Foster Road, Point Pleasant, NJ 008742 for a Person-to-Person transfer of Liquor License Plenary Distribution License No. 1321-33-007-007 from; and

WHEREAS, the application form for said transfer is in proper form, and the proper certified check has been received by the Borough Clerk; and

WHEREAS, publication of the transfer has been made in “The Asbury Park Press” on November 10, 2011 and November 17, 2011; and

WHEREAS, the applicant has disclosed and the Mayor and Council have reviewed the source of all funds used in the purchase of the license and the licenses business and all additional financing obtained in connection with the licensed business; and

WHEREAS, the Mayor and Council has received a written statement, under oath signed by an authorized representative of both the transferor and transferee affirming that the transferee is aware of all obligations outstanding to New Jersey Alcoholic Beverage Manufacturers, Wholesalers and Distributors, and that either the transferee has assumed any such obligations or the obligations have been or will be satisfied by the transferor out of the proceeds of the sale of the licenses business; and,

WHEREAS, a public hearing was held before the Borough Council on January 25, 2012, and no objection were stated against the transfer of said license.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg that the application of Charlie’s Place I, LLC to transfer a Plenary Retail Distribution License No. 1321-33-015-008 from person-to-person, being Guido’s Sports Arena it is hereby approved.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden		✓	✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff			✓			

Communications:

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Reminder:

October 30th and 31st, Mischief Night and Halloween curfew is in effect for all residents under the ages of 18 at 7pm

Trick or Treating may commence at 12noon until 7pm on Wednesday, October 31st.

**Keansburg Fire Department
New Members**

Coreen Dowens	Keansburg EMS
Ryan Dowens	Keansburg EMS
Alexei Revoredo	Keansburg Fire Company No. 1

Council Discussion:

Council discussed the Tree Lighting Ceremony to be held on November 29th at 7pm

Chief O'Hare

Discussed a Housing Authority vacancy and recommended Chris Hoff as a replacement for the unexpired term

Spoke about the \$1,027,000 savings on Bonds due the timing of refinance and the efforts of our Bond Counsel

Announced the donation of \$50,000 for drainage improvement near the amusement park from the Gelhaus Family

Chief O'Hare and John Bennett explained the history of the request.

RESOLUTION # 12-185 Acceptance of Donation for Drainage Improvements

WHEREAS, the Mayor and Council of the Borough of Keansburg has actively been working with State agencies to upgrade the drainage system within the Borough; and

WHEREAS, the Borough Council has authorized local funding to this effect also; and

WHEREAS, Jersey Shore Beach & Boardwalk, Inc., a private property owner in the Borough, has offered a monetary contribution to be utilized specifically for drainage upgrades; and

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WHEREAS, the Borough Council has agreed to accept these funds with the purpose of applying same to drainage improvements in the Borough.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg that the governing body does hereby accept a monetary donation in the amount of \$ 50,000.00 from Jersey Shore Beach & Boardwalk, Inc. to be dedicated to Capital Improvements for drainage Improvements within the Borough of Keansburg.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden	✓		✓			
Mr. Cocuzza			✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-187 Authorized Execution of Contract (Albert Marine)

Be It Resolved the Mayor and Council of the Borough of Keansburg that the governing body does hereby authorize the Borough Engineer, T & M Associates to negotiate the terms and conditions of additional work to be done for the Borough by the State’s contract, Albert Marion

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden	✓		✓			
Mr. Cocuzza			✓			
Mr. Hoff		✓	✓			

RESOLUTION # 12-187 Rejection of Bids (Tennis Courts)

WHEREAS, the Borough of Keansburg advertised and received bids for the construction of tennis courts at Collins Field on October 12, 2012; and

WHEREAS, said bids were opened and read aloud by the Borough Engineer and Municipal Clerk on October 12, 2012; and

WHEREAS, all bids were in excess of the amount budgeted for the construction.

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NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Keansburg that the governing body does hereby reject all bids that were received on October 12, 2012 for the construction of the tennis courts and authorize the Borough Engineer and Municipal Clerk to re-advertise said Project.

Mr. Cusick asked for a roll vote:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

- John Bennett, Borough Attorney Reported on the status of the State appointment of Councilman Tom Foley to the Housing Authority

- Fran Mullan, Borough Engineer Reported on the repair of a manhole on Main Street near Commodore Avenue and Broander

- Dennis O’Keefe Spoke about 1985 Drainage outfalls reports.

- Councilman Boden Discussed the Clean Ocean Action Beach Sweeps, along with Ann Commorato and Councilman Foley

Announced that the next Beach Cleanup will be Saturday, November 17th concentrating on the Baywalks

- Chief O’Hare Stated that budget requests have been distributed to all departments. Stated that consideration was being given to possibly switching Board of Health services

- Councilman Foley Presented a communication from Lt. Jerry Turning of the Tinton Falls Police Department in reference to the attendance of members of the Keansburg Police Department to a Autism Awareness course for First Responders

EMAIL COMMUNICATION TO FOLLOW

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- Councilman Boden Announced that New Point Comfort Fire Company will be hosting a Comedy Night on October 27th
- Deputy Mayor Cocuzza Thanked the Police Department for their assistance during the John Moran Funeral
- Mayor Hoff Spoke about the Tree Lighting Ceremony and thanked all Department Heads and Fran Mullan for their efforts

Open to the Public:

Mr. Cusick asked for a roll to open the meeting to the public:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden		✓	✓			
Mr. Cocuzza			✓			
Mr. Hoff	✓		✓			

Mary Foley Presented Council with a proposal for a Dog Park & Café Manning Place

Mr. Cusick asked for a roll to close the meeting to the public:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa					✓	
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			

- Councilman Boden Asked questions in regard to the lighthouse beacon
- Chief O’Hare stated that the Historical Society is awaiting a response from Middletown Township
- John Bennett Reported on verbal communications from Green Acres/ROSI is incorrect/the Borough can proceed with redevelopment. Mr.

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Bennett will be concentrating on dealing with the Boroughs
tidelands

Councilman DePompa arrived at this time (8:15pm)

Adjournment

Mr. Cusick asked for a roll vote to adjourn the meeting:

Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Foley			✓			
Mr. DePompa			✓			
Mr. Boden			✓			
Mr. Cocuzza	✓		✓			
Mr. Hoff		✓	✓			



I, THOMAS P. CUSICK, Clerk of the
Borough of Keansburg, in the County of Monmouth, New Jersey, do hereby certify that the
foregoing is a true copy of meeting minutes of a regularly scheduled public meeting held on
October 24, 2012

Attest:

Thomas P. Cusick
Municipal Clerk
Borough of Keansburg