



## March 16, 2022 MEETING MINUTES

Mr. Cusick read the following:

**ADEQUATE NOTICE HAS BEEN GIVEN OF THIS MEETING BY NOTIFICATION TO THE ASBURY PARK PRESS AND POSTED ON THE BULLETIN BOARD AND THE OFFICIAL WEBSITE OF THE BOROUGH OF KEANSBURG.**

Mr. Cusick asked all to rise and recite:

**Salute to the Flag**

Mr. Cusick took:

**Roll Call**

<b>Mr. Donaldson</b>	<b>Mr. Tonne</b>	<b>Mr. Cocuzza</b>	<b>Mr. Foley</b>	<b>Mr. Hoff</b>
✓	✓	✓	✓	✓

**Meeting Minutes:**

Meeting Minutes February 16, 2022

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

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
<b>Mr. Donaldson</b>			✓			
<b>Mr. Tonne</b>		✓	✓			
<b>Mr. Cocuzza</b>	✓		✓			
<b>Mr. Foley</b>			✓			
<b>Mr. Hoff</b>			✓			

**Discussion:**

### KEELEN’S BAR/Right-of-Way

At this time there was a discussion on the right-of-way adjacent to Keelen’s Bar off Church Street. Michael Pugliese, Esq. appeared on behalf of Keelen’s Bar, Inc. and Deborah Keelen, a principal of the corporation, was present. A new patio was built by the owners and a portion was constructed in the right-of-way. The owners would like to keep and utilize the patio as part of their business. The Council took a straw poll and a majority offered to vacate the roadway. Mr. Pugliese stated that his clients would prefer an easement be granted. The full Council agreed to the request. Mr. Pugliese will confer with Mr. Yuro (Borough Engineer) to prepare an appropriate description of the proposed easement. Said description will be forwarded to the Borough Attorney who will prepare an easement agreement and enabling resolution at the Council meeting scheduled for April 20, 2022. Mr. Cusick stated that Keelen’s Bar, Inc. would be preparing a place-place liquor license transfer to extend the limits of the liquor license which would be heard at a future meeting.



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### Ordinances:

#### Second Reading:

Ordinance #1687 – Sale of Borough Property – Block 161, Lot 1 (Monroe Avenue)

AN ORDINANCE AUTHORIZING THE SALE OF BLOCK 161, LOT 1 (MONROE AVENUE) TO THE COUNTY OF MONMOUTH

**WHEREAS**, the Borough of Keansburg (the “Borough”) is the owner of certain real property identified on the official tax map of the Borough as Block 161, Lot 1 located near Monroe Avenue (the “Property”);

**WHEREAS**, the Property is vacant land which is not currently used by the Borough and is not needed by the Borough for any public purpose; and

**WHEREAS**, the County of Monmouth has expressed an interest in acquiring the Property from the Borough for the sum of five thousand dollars (\$5,000.00); and

**WHEREAS**, N.J.S.A. 40A:12-13(b)(1) of the Local Lands and Buildings Law provides that a municipality may sell real property not needed for public use to any political subdivision, agency, department, commission, board or body corporate and politic of the State of New Jersey by private sale; and

**WHEREAS**, the County of Monmouth is a political subdivision of the State of New Jersey and may therefore purchase real property from the Borough by private sale; and

**WHEREAS**, the Borough wishes to adopt this Ordinance to approve the Borough’s sale of the Property to the County of Monmouth subject to the terms and conditions described herein.

**NOW, THEREFORE, BE IT ORDAINED** by the Borough Council of the Borough of Keansburg, County of Monmouth, and State of New Jersey, that the Borough Council hereby authorizes the sale of the Property (as defined herein) to the County of Monmouth for the sum of five thousand dollars (\$5,000.00), subject to the approval of the form of any documents necessary to effectuate the conveyance of the Property by the Borough Manager and/or the Borough Attorney.

**BE IF FURTHER ORDAINED** that all other Ordinances or parts of Ordinances inconsistent herewith are hereby repealed.

**BE IT FURTHER ORDAINED** that this Ordinance shall take effect upon passage and publication in accordance with applicable law.



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Mr. Cusick asked for a roll call vote to OPEN the meeting to the Public:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza			✓			
Mr. Foley		✓	✓			
Mr. Hoff	✓		✓			

***NO MEMBER OF THE PUBLIC SPOKE AT THIS TIME***

Mr. Cusick asked for a roll call vote to CLOSE the meeting to the Public:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza			✓			
Mr. Foley		✓	✓			
Mr. Hoff	✓		✓			

Mr. Cusick asked for a roll call vote to ADOPT Ordinance #1687:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff	✓		✓			



## March 16, 2022 MEETING MINUTES

### First Reading:

Ordinance #1688– Index Rate Ordinance CY2022

CALENDAR YEAR 2022 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A: 4-45.14)

WHEREAS, the Local Government Cap Law, N.J.S. 40A: 4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2.5% unless authorized by ordinance to increase it to

3.5% over the previous year's final appropriations, subject to certain exceptions; and,

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

WHEREAS, the Mayor and Borough Council of the Borough of Keansburg, in the County of Monmouth, finds it advisable and necessary to increase its CY 2022 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

WHEREAS, the Mayor and Borough Council hereby determines that a 1% increase in the budget for said year, amounting to \$162,253.63 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

WHEREAS the Mayor and Borough Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW THEREFORE BE IT ORDAINED, by the Mayor and Borough Council of the Borough of Keansburg, in the County of

Monmouth, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY2022 budget year, the final appropriations of the Borough of Keansburg shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to \$567,887.70, and that the CY 2022 municipal budget for the Borough of Keansburg be approved and adopted in accordance with this ordinance; and,



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BE IT FURTHER ORDAINED, that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

Mr. Cusick asked for a roll call vote to INTRODUCE Ordinance #1688 and set for public hearing on Wednesday, April 20, 2022 at 7pm:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza		✓	✓			
Mr. Foley	✓		✓			
Mr. Hoff			✓			

**Resolutions:**

**INTRODUCTION: CY2021 Municipal Budget**

**RESOLUTION # 22-023** Introduction of the CY 2022 Keansburg Municipal Budget

*NOTE: A copy of the municipal budget is available in the Municipal Clerk's Office for review and also on the Municipal website, [www.keansburgnj.gov](http://www.keansburgnj.gov) under the Government tab.*

Mr. Cusick asked for a roll call vote to INTRODUCE the CY2022 Municipal Budget:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza			✓			
Mr. Foley		✓	✓			
Mr. Hoff	✓		✓			



## March 16, 2022 MEETING MINUTES

### Resolutions:

**RESOLUTION # 22-024**                      Payment of Bills (03/16/22)

**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.

Mr. Cusick asked for a roll call vote:

### Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-025**                      2022 Tonnage Grant

**WHEREAS**, the Mandatory Source Separation and Recycling Act, P.L., c. 102, has established a recycling fund from which tonnage grants may be made to municipalities in order to encourage local source separation and recycling programs; and

**WHEREAS**, it is the intent and spirit of the Mandatory Source Separation and Recycling Act to use the tonnage grants to develop new municipal recycling programs and to continue and expand existing programs; and

**WHEREAS**, the New Jersey Department of Environmental Protection and Energy is promulgating recycling regulations to implement the mandatory Source Separation and Recycling Act; and

**WHEREAS**, the recycling regulation impose on municipalities certain requirements as a condition for applying for tonnage grants, including, but not limited to, making and keeping accurate verifiable records of materials collected and claimed by the municipality; and

**WHEREAS**, a Resolution authorizing the Borough of Keansburg to apply for such tonnage grants will memorialize the commitment of the Borough to recycling and indicate the assent of the Mayor and Council to the efforts undertaken by the municipality and the requirements contained in the Recycling Act and Recycling regulations; and



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**WHEREAS**, such a Resolution should designate the individual authorized to ensure that the application is properly completed and timely filed.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Keansburg that the Borough hereby endorses the submission of a Municipal Recycling Tonnage Grant Application to the New Jersey Department of Environmental Protection and Energy and designates

**Greg McLellan,  
Recycling Coordinator,**

29 Church Street, Keansburg, NJ 07734, to ensure that the said application is properly filed; and

**BE IT FURTHER RESOLVED** that the monies received from the recycling tonnage grant be deposited in a recycling trust fund to be used solely for the purposes of recycling.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-026**                      Approval of LOSAP 2021 Annual Certification List

**RESOLUTION APPROVING THE CERTIFICATION LIST OF VOLUNTEER MEMBERS OF THE BOROUGH OF KEANSBURG FIRE DEPARTMENT AND EMERGENCY SERVICES QUALIFYING FOR CREDIT UNDER THE LENGTH OF SERVICE AWARDS PROGRAM (LOSAP) FOR 2021**

**WHEREAS**, The Mayor and Council of the Borough of Keansburg adopted Ordinance No. 1449 which created the Length of Service Awards Program (LOSAP); and

**WHEREAS**, N.J.S.A. 40A:14-191 requires that the Keansburg Fire Department and Emergency Services furnish the Borough Council with an annual certification list of all volunteer members who have qualified for credit under the award program for the previous year; and



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**WHEREAS**, that a copy of this list has been posted for at least thirty (30) days in the buildings of the Keansburg EMS-Carr Ave, Keansburg Fire Company #1-Main and Manning and New Point Comfort Fire Company-Carr Avenue.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Keansburg that the Municipal Council hereby approves the list of the volunteer members of the Borough of Keansburg Fire Department and Emergency Services certified by the Borough of Keansburg Board of Fire Commissioners for the year CY2021

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-027**                      Appointment of Fire Official

**BE IT FURTHER RESOLVED**, by the Mayor and Council of the Borough of Keansburg that it does hereby appoint,

**Arthur Boden**  
As Fire Official and,

**BE IT FURTHER RESOLVED** that the Borough Council that a certified copy of this Resolution be forwarded to the Keansburg Police Department.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓				✓
Mr. Foley			✓			
Mr. Hoff			✓			





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### RESOLUTION # 22-028

Approval of Self-Exam Resolution – Municipal Budget CY2022

### SELF-EXAMINATION OF BUDGET RESOLUTION

*[as required by DCA]*

WHEREAS, N.J.S.A. 40A:4-78b has authorized the Local Finance Board to adopt rules that permit municipalities in sound fiscal condition to assume the responsibility, normally granted to the Director of the Division of Local Government Services, of conducting the annual budget examination; and

WHEREAS, N.J.A.C. 5:30-7 was adopted by the Local Finance Board on February 11, 1997; and

WHEREAS, pursuant to N.J.A.C. 5:30-7.2 through 7.5, the Borough of Keansburg has been declared eligible to participate in the program by the Division of Local government Services, and the Chief Financial officer has determined that the local government meets the necessary conditions to participate in the program for the 2022 budget year.

NOW THEREFORE BE IT RESOLVED by the governing body of the Borough of Keansburg that in accordance with N.J.A.C. 5:30-7.6a & 7.6b and based upon the Chief Financial Officer's certification, the governing body has found the budget has met the following requirements:

1. That with reference to the following items, the amounts have been calculated pursuant to law and appropriated as such in the budget:
  - a. Payment of interest and debt redemption charges
  - b. Deferred charges and statutory expenditures
  - c. Cash deficit of preceding year
  - d. Reserve for uncollected taxes
  - e. Other reserves and non-disbursement items
  - f. Any inclusions of amounts required for school purposes.
2. That the provisions relating to limitation on increases of appropriations pursuant to N.J.S.A. 40A:4-45.2 and appropriations for exceptions to limits on appropriations found at N.J.S.A. 40A:4-45.3 et seq., are fully met (complies with CAP law).
3. That the budget is in such form, arrangement, and content as required by the Local Budget Law and N.J.A.C. 5:30-4 and 5:30-5.
4. That pursuant to the Local Budget Law:
  - a. All estimates of revenue are reasonable, accurate and correctly stated,
  - b. Items of appropriation are properly set forth
  - c. In itemization, form, arrangement and content, the budget will



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permit the exercise of the comptroller function within the municipality.

5. The budget and associated amendments have been introduced and publicly advertised in accordance with the relevant provisions of the Local Budget Law, except that failure to meet the deadlines of N.J.S.A. 40A:4-5 shall not prevent such certification.

6. That all other applicable statutory requirements have been fulfilled.

BE IT FURTHER RESOLVED that a copy of this resolution will be forwarded to the Director of the Division of Local Government Services upon adoption.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-029** Authorize Emergency Purchase – Water/Sewer – Branin Contracting

### **RESOLUTION – EMERGENCY PURCHASE – Branin Contracting – EMERGENCY Water Main Repair at Forest Avenue- NOT TO EXCEED \$39,431.00**

*Whereas, NJSA 40A:11-6 provides that a purchase, contract or agreement may be made, negotiated or awarded without public advertising for bids and bidding therefore, notwithstanding that the cost of contract price will exceed the amount set in the prevailing bidding threshold, when an emergency affecting the public health, safety or welfare requires the immediate delivery of performance of services, provided:*

*A written requisition for the performance of such work or labor, or the furnishing of materials, supplies or services is filed with the contracting agent or his deputy in charge describing the nature of the emergency, the time of its occurrence and the need for invoking this section, certified by the officer or director in charge of the department wherein the emergency occurred, or such other officer or employee as may be authorized to act in the place of said officer or director, and the contracting agent or his deputy in charge, being satisfied that the emergency exists, is hereby authorized to award a contract for said work or labor, materials, supplies or services; and*

**WHEREAS** , an emergency situation meeting the criteria set forth above resulting from an **EMERGENCY Water Main Repair at Forest Avenue**

**WHEREAS** , an emergency purchase/repair was made by **Branin Contracting** in the amount not to exceed of **\$ 39,431.00** for said repairs.

**NOW THEREFORE BE IT RESOLVED** that the Mayor and Council of the Borough of Keansburg, does hereby authorize the payment of **\$39,431.00** to **Branin Contracting** for the emergency demo described herein in accordance with NJSA 40A:11-6



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Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-030** Authorize Interlocal Agreement – Keansburg BOE – Special Officers

**Whereas**, the Mayor and Council of the Borough of Keansburg approve of an Interlocal Agreements between the Borough and the Keansburg School District; and

**NOW THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Keansburg that authorize the Borough Manager, Chief Financial Officer, and the Municipal Clerk to execute the Interlocal Service Agreements for:

Agreement Title	Effective Dates
Special Law Enforcement Officers – Class III	September 1, 2021-June 30, 2022

In the agreements dated January 27, 2022, and,

**BE IT FURTHER RESOLVED** that a copy of the resolution be forwarded to the Chief Financial Officer and the appropriate State officials.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			



## March 16, 2022 MEETING MINUTES

**RESOLUTION # 22-031**

Authorize Safe and Secure Grant Application 2022

**STATE OF NEW JERSEY  
DEPARTMENT OF LAW AND PUBLIC SAFETY**

**SAFE AND SECURE COMMUNITIES PROGRAM  
RESOLUTION OF PARTICIPATION – GRANT No. P-22-1321**

A RESOLUTION APPROVING PARTICIPATION WITH THE STATE OF NEW JERSEY FEDERAL GRANT PROGRAM ADMINISTERED BY THE NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY.

WHEREAS, the **BOROUGH OF KEANSBURG POLICE DEPARTMENT** wishes to apply for funding of approximately **\$32,400.00** with a match of **\$326,189.00** for an approximate project total cost of **\$358,589.00** for a project under the State of New Jersey **SAFE AND SECURE COMMUNITIES GRANT PROGRAM** for the grant period of July 1, 2021 to June 30, 2022, and

WHEREAS, the **KEANSBURG BOROUGH COUNCIL** has reviewed the accompanying application and has approved said request, and

WHEREAS, the project is a joint effort between the NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY and **KEANSBURG POLICE DEPARTMENT** for the purpose described in the application;

THEREFORE, BE IT RESOLVED by the **KEANSBURG BOROUGH COUNCIL**: that

1. As a matter of public policy the **KEANSBURG BOROUGH COUNCIL** wishes to participate to the fullest extent possible with the Department of Law and Public Safety.
2. The Attorney General will receive funds on behalf of the applicant.
3. The NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY shall be responsible for the receipt and review of the applications for said funds.
4. The NEW JERSEY DEPARTMENT OF LAW AND PUBLIC SAFETY shall initiate allocations to each applicant as authorized.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			



## March 16, 2022 MEETING MINUTES

**RESOLUTION # 22-032**                      Award of Bid – 2022 Road Projects

**WHEREAS**, the Borough of Keansburg advertised and received five (5) bids for 2022 Roadway Improvement Program on Tuesday, March 15, 2022; and

**WHEREAS**, five (5) bids were received and opened in public by the Borough Clerk; and

**WHEREAS**, the following bids were received:

Company Name	Base Bid
S. Brothers, South River	\$1,230,554.80
Z Brothers Concrete, Sayerville	\$1,281,646.75
Black Rock Enterprises, Old Bridge	\$1,296,200.00
Meco Inc, Clarksburg	\$1,321,011.60
Lima Charlie Construction, Freehold	\$1,330,348.00

**WHEREAS**, the Borough Attorney has reviewed the bids and has determined that S. Brothers, South River, NJ is the lowest and responsible bidder for this Project.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Keansburg that based upon the recommendation of the Borough Attorney that it does hereby award the bid for the 2022 Roadway Improvement Program to S. Brothers in the total amount of \$1,230,554.80 based on Proposal A, Proposal B and Alternate #1 only; and

**BE IT FURTHER RESOLVED** that the award is subject to:

1. Certification of the availability of funds by the Borough Chief Financial Officer

Patrick DeBlasio

\_\_\_\_\_  
Patrick DeBlasio, Chief Financial Officer

**BE IT FURTHER RESOLVED** that the Mayor and Municipal Clerk are authorized to execute the contract with S. Brothers, South River, NJ after the review by the Borough Attorney and Chief Financial Officer’s certification.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			



## March 16, 2022 MEETING MINUTES

**RESOLUTION # 22-033**                      Award of Bid – Lease of Beach Property

**WHEREAS**, the Borough of Keansburg advertised and received one (1) bid for the Beach Property Lease 2022 on Tuesday, March 15, 2022; and

**WHEREAS**, one (1) bid were received and opened in public by the Borough Clerk; and

**WHEREAS**, the following bids were received:

Company Name	Base Bid
KB 2 Beachway LLC	\$15,000.00

**WHEREAS**, the Borough Attorney has reviewed the bids and has determined that KB 2 Beachway LLC, NJ is the highest and responsible bidder for this Proposal.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Keansburg that based upon the recommendation of the Borough Attorney that it does hereby award the bid for the Beach Property Lease 2022 to S KB 2 Beachway LLC in the total amount of \$15,000.00 for the 2022 season; and

**BE IT FURTHER RESOLVED** that the award is subject to:

2. Certification of the availability of funds by the Borough Chief Financial Officer

Patrick DeBlasio

\_\_\_\_\_  
Patrick DeBlasio, Chief Financial Officer

**BE IT FURTHER RESOLVED** that the Mayor and Municipal Clerk are authorized to execute the contract with KB 2 Beachway LLC , Keansburg, NJ 07734 after the review by the Borough Attorney and Chief Financial Officer’s certification.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			



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**RESOLUTION # 22-034**

Appointment to the Housing Authority –D. Nelson

**BE IT RESOLVED**, by the Mayor and Council of the Borough of Keansburg, in the County of Monmouth, New Jersey that it does hereby appoint:

**Diane Nelson**

To the Housing Authority

for the Borough of Keansburg

for a term commencing on April 2, 2022 and expiring on April 1, 2027.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			

**RESOLUTION # 22-035**

Payment of Bills (03/16/22) No.2

**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.

Mr. Cusick asked for a roll call vote:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne	✓		✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff			✓			



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### Communications:

*Keansburg Housing Authority – Resignation Letter – Housing Resident Mattie Anderson  
Terrence Corriston, Housing Authority Attorney—Housing Authority Appointment*

***CARRIED TO APRIL 20, 2022 Council Meeting***

### Discussion:

#### REDEVELOPMENT AGENCY::

#### Casa de Fez

Zaida and Shawn Drumgold from Casa de Fez, 260 Main Street, appeared before the Borough Council acting as the Redevelopment Agency. They would like to use the back area of the interior space to be a meeting area for gatherings, small parties and events. Presently there is a pool table in the space.

Mr. Yuro, Borough Engineer, asked if there would be any renovations to the outside of the business. Mr. & Mrs. Drumgold stated that there would be none. The Council had no objections or recommendations on this application and agreed to refer this matter to the Zoning Officer.

### Resolution:

#### RESOLUTION # 22-036

WHEREAS, the owners of Casa de Fez located at 260 Main Street appeared before the Redevelopment Agency for the purpose of utilizing interior space as a meeting and gathering area; and

WHEREAS, the members of the Redevelopment Agency have no objections or recommendations on this matter.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council acting as the Redevelopment Agency that the application of Casa de Fez, 260 Main Street, be referred to the Borough Zoning Officer.

*Mr. Tonne abstained on this matter as he resides within 200 feet of the business.*





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Mr. Cusick asked for a roll call vote:

### Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne						✓
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff	✓		✓			

### Department Reports:

James DellaPietro, Public Works Superintendent, reported that his staff is working on the parade route and addressing pothole repairs. The street sweeper has been repaired and is in service.

Councilman Cocuzza expressed concern about the age of the sweeper and the related repairs.

Mr. DellaPietro stated that the sweeper is from 2011 and repairs have been costly.

Cliff Moore, Economic Community Development Coordinator, stated that he has been participating in the Post-Sandy Resiliency Study sponsored by Rutgers. There is a possibility of a bank moving into the Borough. A yoga studio and auto repair business have expressed interest in locating into the Borough. Mr. Moore will be making a presentation regarding Keansburg at the Monmouth County Regional Chamber of Commerce. The apartments located at 544-560 Beach sold for approximately \$ 5.5 million. Timber Enterprises should be in operation next month at 425 Carr Avenue.

Robert Yuro, P.E., T&M Associates, Borough Engineer, reported on the award for the 2022 Road Improvement Project which will address eight roadways. Work should commence in April and be completed by mid-August. The Community Development Block Grant application will be due in July and will focus on the Forest Avenue flooding problem. If successful an award can be made in September, 2022.

Mayor George Hoff stated that there is still time to participate in this year's St. Patrick's Day Parade to be held on March 26<sup>th</sup>.

Councilman Cocuzza inquired into the Neighborhood Watch Program.

Police Captain Sandra Burton reported that 45 residents have joined the group. Currently she is working on web design which will have useful links and forms for residents.



## March 16, 2022 MEETING MINUTES

**Open to the Public:**

Mr. Cusick asked for a roll call vote to OPEN the meeting to the Public:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff	✓		✓			

Christian Fernandez, 24 North Shore Street, feels that the beach should be cleaned more thoroughly year-round. He feels the beaches are not maintained.

Mr. DellaPietro explained that the beach rake is winterized and other matters need to be addressed by his Department in the Fall and Winter. Mr. Cusick stated that the beach has received accolades over the past several years and that it was singled out for an award.

Mark Andalora, 124 Forest Avenue, complained of flooding on Forest Avenue. There was a discussion on the application to CDBG this Summer which will focus on this issue.

Ken Johnson, 31 Belleview Avenue, said that there are people destroying the dunes by entering the beach at all locations. Would like to see a fence constructed along Beachway.

Deputy Mayor Foley stated that a good amount of the property in question is owned by the Amusement Park.

Tami Alt, 1A Parkside Place, asked about a “carry-in, carry-out” policy being enforced at the beach.

Kenneth Cook, 88 Beacon Boulevard, on behalf of the Board of Education, thanked the Council for adopting the Special Law Enforcement Officer resolution.

Ed Wissler, 43 Forest Avenue, stated there were several people interested in a Community Garden program.

Mr. Cusick asked for a roll call vote to CLOSE the meeting to the Public:

**Roll Call**

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza		✓	✓			
Mr. Foley			✓			
Mr. Hoff	✓		✓			



## March 16, 2022 MEETING MINUTES

### Adjournment

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

### Roll Call

	Moved	Seconded	Ayes	Nays	Absent	Abstain
Mr. Donaldson			✓			
Mr. Tonne			✓			
Mr. Cocuzza			✓			
Mr. Foley	✓		✓			
Mr. Hoff		✓	✓			



I, Jo-Ann O'Brien, Municipal 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 **March 16, 2022**

**Attest:**

**Jo-Ann O'Brien**  
*Deputy Municipal Clerk*  
*Borough of Keansburg*