

TOWNSHIP COMMITTEE WORKSHOP MEETING – April 8, 2024 – 6:00 P.M.

Mayor York calls the workshop meeting to order at 6:00 p.m. and asks the Clerk to call the roll:

Township Committee	Present/ Absent	Professionals	Present/ Absent
Keith Cafferty	Present	Gina LaPlaca, Business Administrator	Present
Robert Lane, Jr.	Absent	Gabriella Siboni, Township Clerk	Present
Kevin McMillan	Present	Gene Anthony, Township Attorney	Present
Derel Stroud	Present	Michael Bascom, CFO	Present
Tassie D. York	Present	Joe Ciccone, Director of Construction and Code	Present

Mayor York announces that the notice requirements of R.S. 10:4-18 have been satisfied by the publication of the required advertisement in The Coaster and the Asbury Park Press on January 5, 2024, posting the notice on the Board in the Municipal Complex, and filing a copy of said notice with the Municipal Clerk. In addition, the meeting agenda is posted on the Township web site (www.neptunetownship.org).

ITEMS FOR DISCUSSION IN OPEN SESSION

1. Collection Of Shortfall On Fees Due From The Ocean Grove Camp Meeting Association On Seasonal Single Family Rentals In 2023

Mr. Bascom stated he provided the governing body with discussion points. Mr. Bascom stated that Michele and Bob were present at the previous meeting to address some of the questions of the committee. Mr. Bascom stated the finance department was not involved in the forecasting of the revenue to be received under the program. The forecasted numbers were based on information that assumed the rentals would be subject to Winter and Summer Rental fees, which turned out to be not accurate. Mr. Bascom summarized the fees and requirements of the adopted ordinance. Mr. Bascom summarized the payment made by Camp Meeting Association and the breakdown of required fees and there was a shortfall of \$13,750.00. Mr. Bascom indicated a resolution is not generally needed to collect a shortfall, but the governing body expressed a desire to consider a resolution. Mr. Bascom summarized the timeline for inspections and the rental information on the properties. Mr. Bascom indicated that all inspections showed that occupancy only occurred in the Summer Season. Mr. Bascom stated there was an 84% increase in collected revenue from the whole short term rental ordinance. Mr. Bascom stated this was the only error in enforcing the ordinance.

Mr. Bascom stated the lease agreement that is present for the private entity, but the occupancy is the concern of code enforcement. The inspections occurred on May 24 and the properties were not occupied at that time, which is why they are not subject to the Winter Season.

Mr. Stroud asked for a copy of the proof of payment. Ms. Narciso contacted the bank to procure a copy of the cancelled check for proof of payment.

Mr. Anthony stated a meeting occurred prior to the inspections of the properties and it was believed that the properties would be subject to both seasons. The fees are due

Mr. Cafferty stated he would not like to hold our departments up by requiring a resolution for our staff to perform duties they already are empowered to handle.

2. Ordinance 24-16 Ordinance Amending Neptune Township Code Chapter 12 Entitled “Property Maintenance”

Mr. Cafferty stated the ordinance does not align with the discussion the committee had in Workshop and is uncomfortable pushing through an amended ordinance tonight and would like to consider table it.

Mr. Anthony stated he drafted an ordinance based on the Committee request led by Mr. Williams. Mr. Anthony stated he had provided the draft ordinance to departments and had received feedback from departments on the matter. Mr. Anthony claimed the police department requested that an “Animal House” section be included in the ordinance. Mr. Anthony stated that at the previous workshop meeting Mr. Cafferty stated he was not interested in any changes to the existing ordinance. Mr. Anthony summarized what he believed the Township Committee wished to include in the ordinance.

Mr. McMillan stated he received numerous e-mails considering the economic impact of the ordinance and wishes to table the ordinance. Mr. Stroud stated he also believes it should be tabled.

Mr. Cafferty stated he wishes to maintain the ordinance as it was drafted with the included amendments needed, not a complete rewrite of the ordinance.

3. Committee Calendars

There were no reports.

Res #24 - 190 Authorize An Executive Session As Authorized By The Open Public Meetings Act.

Offered by:	<u>Cafferty</u>	Seconded by:	<u>McMillan</u>
<i>Vote:</i>	Cafferty <u>Yes</u> Lane <u>absent</u> McMillan <u>Yes</u> Stroud <u>Yes</u> York <u>Yes</u>		

TOWNSHIP COMMITTEE MEETING – April 8, 2024 – 7:00 P.M.

Mayor York calls the meeting to order and asks the Clerk to call the roll:

Township Committee	Present/ Absent	Professionals	Present/ Absent
Keith Cafferty	Present	Gina LaPlaca, Business Administrator	_____
Robert Lane, Jr.	Present via Zoom	Gabriella Siboni, Township Clerk	_____
Kevin McMillan	Present	Gene Anthony, Township Attorney	_____
Derel Stroud	Present		
Tassie D. York	Present		

MOMENT OF SILENCE AND FLAG SALUTE

The Clerk states, "Fire exits are located in the rear of the room and to my right. In the event of a fire, you will be notified by fire alarm and/or public address system, then proceed to the nearest smoke-free exit."

Mayor York announces that the notice requirements of R.S. 10:4-18 have been satisfied by the publication of the required advertisement in The Coaster and the Asbury Park Press on January 5, 2024, posting the notice on the Board in the Municipal Complex, and filing a copy of said notice with the Municipal Clerk. In addition, the meeting agenda is posted on the Township web site (www.neptunetownship.org).

APPROVAL OF MINUTES

Motion offered by Committeeman McMillan, seconded by, Committeeman Stroud, to approve the minutes of meetings of March 25, 2024. All present are in favor, none opposed

COMMENTS FROM THE DAIS

Comments from the Dais regarding business on this agenda or any reports on recent events in their respective departments.

Mr. Stroud stated that the Little Librarian is Amos and check out the library to see his suggestions. Mr. Stroud stated the sign at the Marina is being replaced. Mr. Stroud thanked EMS and all health care workers in recognition of World Health Dept. OEM is seeking volunteers and encouraged those interested to apply to volunteer.

Mr. Cafferty stated the Easter Egg hunts had a great turnout and they were wonderful events. Mr. Cafferty stated there will be updates to the living shoreline. Mr. Cafferty stated April is Autism Acceptance Month.

Mr. McMillan thanked residents, employees, police and professionals for the overwhelming response supporting the McMillan family while they are dealing with the loss of his wife. Mr. McMillan recognized Mayor York for being the first African American Female Mayor in Neptune Township.

Mayor York stated she attended an event recognizing the Veterans in Vietnam at the VFW which she described as very moving. Mayor York was honored during Women’s History Event. Mayor York stated that Renee McMillan

Mr. Lane stated that the Hometown Hero dance is upcoming and the banner program recognizing hometown heroes will be going up in the month of May to continue to honor veterans past, present and future.

REPORT OF THE BUSINESS ADMINISTRATOR

The Business Administrator will report on capital projects and matters of general interest.

Mr. Stroud asked if the property owner be required to place portable toilets at the homeless encampment to abate some of the issues that are arising with waste.

Mr. Anthony stated there are scheduled violations for Court hearings this upcoming week to address zoning and code violations.

Mr. McMillan asked if the Township can hold the property for a stormwater Management plan. Jennifer Beahm, Township Planner advised that the property does not meet the requirements to impose stormwater management requirements.

PUBLIC COMMENTS ON RESOLUTIONS

The Clerk will announce additional information regarding Separated Resolutions if necessary.

Resolution 24-201

<u>NAME</u>	<u>DEPARTMENT</u>	<u>POSITION</u>	<u>SALARY</u>	<u>EFFECTIVE DATE</u>
Lisa Graves	Finance	Payroll Accountant	\$38,387.50	4/22/2024

Resolution 24-202

<u>NAME</u>	<u>DEPARTMENT</u>	<u>POSITION</u>	<u>SALARY</u>	<u>EFFECTIVE DATE</u>
Pastor Nancey Jackson Johnson	Police	Police Chaplain Coordinator	\$5,000.00/yr	4/9/2024

Resolution 24-203

<u>Board</u>	<u>Position</u>	<u>Term</u>	<u>Appointment</u>	<u>Expiration</u>	<u>Name</u>
Historic Preservation Commission	Class C Member	4 Year	4/8/2024	12/31/2024	Jane F. Gordon

Unexpired Term of Doug MacMorris

Resolution 24-204

<u>NAME</u>	<u>DEPARTMENT</u>	<u>POSITION</u>	<u>SALARY</u>	<u>EFFECTIVE DATE</u>
John Clark	Senior Center	Part Time Kitchen Aide	\$16.00/hr	4/15/2024

Public comments regarding resolutions presented on this agenda only. The public will be permitted one visit to the microphone with a limit of five minutes.

Andy Levine Mr. Levine stated an objection to allowing a committee member to vote or participate remotely. Mr. Cafferty stated he has voted remotely in the past 3 years and not during the pandemic. Mr. Levin stated that may not have happened at a meeting he attended. Mr. Anthony stated the law allows for remote access for the governing body is allowed. Mr. Cucchiaro stated there was a case in Marlboro Township and the court upheld that the committeeman was

Paul Kaplan 24-203 Mayoral Appointment to HPC. Mr. Kaplan asked if the resignation letter was made public. Mr. Kaplan read the submitted resignation letter from Mr. MacMorris.

Mt. Zion Way Barbara Burns Ms. Burns stated the committeeman is voluntarily on vacation and an exception to be made for consideration of the Committeeman’s vote is inappropriate and possibly unlawful.

Ocean Ave.

24-193 Ms. Burns asked why the Township Committee is purchasing another dump truck. Ms. LaPlaca stated this is a 1 to 1 replacement from a dump truck decommissioned in 2022.

ORDINANCES - For each ordinance with a public hearing, the public is permitted one visit to the microphone with a limit of five minutes.

PUBLIC HEARING AND FINAL ADOPTION ORDINANCES

Ordinance 24-10 An Ordinance Adopting The Amended Redevelopment Plan For Ocean Grove North End Located In The Township Of Neptune, County Of Monmouth, New Jersey

Explanatory Statement: This ordinance amends the redevelopment plan for Ocean Grove North End in accordance with the proposed settlement agreement.

<u>Name</u>	<u>Comment</u>
Dr. Jim Brown Lakewood Rd.	Dr. Brown stated he is opposed to the Ocean Grove North End Proposal and is expressly concerned about the proposed underground parking lot. Dr. Brown stated he has expressed his concerns to all members of the committee. Dr. Brown has concerns about the impact of global warming and the proximity to Wesley Lake.
Jennifer Krimko Legal representative for Developer	Ms. Krimko stated the underground garage is not a point of consideration for the Township committee in this ordinance or redevelopment agreement. The underground parking has previously been considered by the Redevelopment agreement, planning board, and NJDEP.

Ms. Krimko stated approval of the Ordinance would not upset or confuse regulations of the residents of Ocean Grove as this is a redevelopment project.

Ms. Krimko stated the settlement is not related to the appeal of the denial of the HPC. This is a legal claim based on the proper implementation of procedure.

Ms. Krimko stated that if the settlement does not get approved, the court could revert to the original plans submitted. The only amendment being considered is based on the “skin” of the building and asked that Mayor York limit the comments to what the ordinance is addressing. Ms. Burns stated there was a redevelopment plan that was approved and the redeveloper wished to make amendments to the plan. The Township no longer has an agreement because the redeveloper has opened the plan for reconsideration which should mean all elements of the plan are up for discussion to be amended. Ms. Burns stated she does not believe the settlement addresses the HPC complaints.

Barbara Burns
Ocean Ave.

Ms. Klein asked why the Township Committee did not try to make the redevelopment plan “better”. Ms. Klein stated she is weakening the redevelopment plan in regards to public notices. Ms. Klein asked why the redevelopment plan does not include changes to stormwater management or electric chargers. The proposed changes only weaken the redevelopment plan. Mr. Cafferty stated he believes our staff did a terrific job negotiation.

Joyce Klein
Mt. Hermon Way

Ms. Zabrowski stated she read the master plan and reexamination report. Ms. Zabrowski stated the municipality does not require a historic preservation, but the Township Master Plan includes a Historic Preservation section. Ms. Zabrowski stated Neptune values the historic aspect of Ocean Grove. Ms. Zabrowski stated the amended redevelopment plan guts the HPC. Ms. Zabrowski disagreed with the redevelopers attorney who stated the development would be given special circumstances. Ms. Zabrowski stated the developer did address some of the requirements, but did not address the main issues, like roof deck and flat roof.

Kathleen Zabrowski
Heck Ave.

Ms. Michaels asked for clarification on the timeline and reason for litigation and the settlement agreement. Ms. Michaels stated she believes that the issue that the Township is facing because someone from Neptune failed to file papers properly. Ms. Michaels stated she believes the developer took this opportunity. Ms. Michaels was frustrated that an employee or representative of Neptune Township caused this issue by not performing their duties properly.

Eileen Michaels
Seaview Ave.

Mr. Williams stated he believed the “good old boys” believe this project is too large to fail and special circumstances are being offered to ensure its success. Mr. Williams stated the issue revolves around the flat roofs and the roof deck that is being permitted through this amended plan. Mr. Williams questioned why a dismissal action was not pursued and a settlement option was considered. Mr. Williams inquired whether the Township Committee approved settlement conversations, or exclusion of the HPC from those settlement conversations. Mr. Williams stated the settlement is very pro-OGNED. The first vote of the amended redevelopment plans was tabled because the committee was not well informed.

Richard Williams
Abbott Ave.

Ms. Heller stated she had difficulty to follow the requirements of the historic nature of the properties she has rehabbed in Ocean Grove. If there is precedent being set that the rules do not need to be followed, can others use this as an argument to also not follow the rules. Ms. Heller questioned whether Ocean Grove would lose their historic status.

Amy Heller
Mt. Tabor Way

Ms. Rosewater appreciates the public comment on the matter tonight. Ms. Rosewater is on the Wesley Lake Commission and is tasked with looking at the wellbeing of the Lake. The lake is tested weekly. Ms. Rosewater expressed concern that the development would affect the quality of water at the lake and that water feeds into the Ocean. Ms. Rosewater recommended requiring a manufactured treatment device that cleans out floatables, oil and grease. Ms. Rosewater stated there are various ways a project is overseen. Ms. Rosewater recommended utilizing the engineer that knows Neptune, Asbury Park and stormwater paths to oversee this development to ensure there is vigilant oversight.

Gail Rosewater
Lake Ave. Asbury
Park

Mr. Cafferty thanked Gail and the Wesley Lake Committee for all the work they do.

Robin Gilbert
Wilson Rd
Gerard Yasko
Surf Ave.

Ms. Gilbert stated she grew up in Ocean Grove. Ms, Gilbert stated the current site is an eyesore and is hoping that this is all worked out and the site is developed.
Mr. Yasko stated there is a property on Ocean Ave and is a blight on the historic neighborhood of Ocean Grove. Mr. Yasko stated the Township Committee is making a similar mistake to that issue and the residents of Ocean Grove have been encouraging the Township Committee to take different action. Mr. Yasko stated acceptance of this ordinance is allowing a powerful person to skirt the requirements the rest of the Township is required to comply with.
Mr. Yasko stated the Township Committee is taking away the value for the residents of Ocean Grove in an historic Community.

Annabell Bissett
Heck Ave.

Ms. Bissett stated a resident is reglazing his windows because the HPC will not approve replicas to replace the windows. Ms. Bissett stated OGNED should not be given different consideration to the regulations of the HPC. Ms. Bissett asked if the plan can be amended to exclude rooftop decks. Ms. Bissett asked if noise restrictions would have been included in the amended plan, instead of relying on calls for the Police Department to respond to noise calls.
Ms. Bissett asked if the OGNED plan will have a restriction on construction on Sunday.

Mr. Cucchiario stated there was an issue raised regarding the underground garage. Mr. Cucchiario summarized the rights of the developer. The developer went to the planning board and has a vested right in the approved redevelopment plan as it exists right now and they have received an extension from the Planning Board of that approval. Mr. Cucchiario stated a CAFRA permit was issued from the NJDEP for the underground garage and is the entity with exclusive jurisdiction on these issues has issued a permit. Mr. Cucchiario stated there was not a violation of the design standards and the settlement agreement poses regulations that are in excess of the requirements currently available to the Township that was gained in the settlement process. Mr. Cucchiario stated all regulations must be completed by all related outside agencies and there is no option for the Township to waive those requirements. Ms. Beahm stated that the developer has received all outside approval from agencies with the exception of HPC. Ms. Beahm stated the development requires a structural reinforcement of the wall for Wesley Lake within the settlement agreement and original agreement. Wesley Lake will be more reinforced after this project. Ms. Beahm stated the concerns of the residents are real and they were taken into consideration during their previous approvals. The only consideration in this amendment is the skin/ architecture of the property. Ms. Beahm reiterated that saying no to the settlement does not mean there will be no development. It actually means that the court may revert to the original development plan. The concerns being raised by residents such as the garage, the emergency vehicles, etc. These concerns will not be discussed in court. The single-family homes that are still required to obtain a COA is because the architectural design has never been presented to the Township and that is why the stipulation that COA is still required for those properties is being retained. Ms. Beahm stated that residential properties are subject to Land Use Law, but redevelopment sites are subject to a different set of regulations. There is no precedent being set by the approval of the amended redevelopment plan.

Mr. Cucchiario stated there are deed restrictions on the hours of use of the rooftop deck. Also, there are regulations for noise complaints that every business, homeowner and resident will need to comply with. Mr. Cucchiario referred to the redevelopment law and it states the noticing requirements outlined in the statute.

Mr. Cucchiario stated the Planning Board has reviewed the ordinance and compliance with the Master Plan. Ms. Beahm stated there are multiple elements in the master plan and there are sections in the master plan that consider economic development and redevelopment areas. The planning board did say the ordinance is consistent with the Master Plan.

Mr. McMillan asked if the Township Committee does not move forward with the ordinance, the court will revert to the older plan approved. Mr. Cucchiario stated if the Township loses the case, the Township will get the development that the Township has now which does not include the stipulations in the settlement.

Mr. Cucchiario stated amendments could be included but would not be levied against this development because they have vested rights in their past approvals. The way the Township has gained certain restrictions due to the proposed settlement agreement.

Mr. Cucchiario stated the HPC guidelines do not utilize the word “shall”, but instead use “should” which is a difference in legal matters from prohibition or an aspiration. There is not an explicit prohibition on rooftop development. The HPC guidelines state that rooftop desks are discouraged not prohibited.

Mr. Cucchiario stated the litigation is not challenging the HPC, it is related to teh permit application that was submitted and

not acted on within a specific time frame.

Ms. Vos stated that the original redevelopment plan did include enhanced public notice. The redevelopment plan was amended to state that enhanced notice may be required. The redevelopment plan permits and does not permit certain things based on the project. The procedures are set forth in the redevelopment agreement. Ms. Vos stated that the property is located in an area in need of redevelopment. When an area is determined to be in need of redevelopment, the general regulations do not apply to the parcel, they are regulated by the redevelopment plan. Ms. Vos stated the redevelopment plan is being amended as a component of the settlement agreement. The settlement is conditioned on the amendment of the redevelopment plan.

Ms. Vos stated the Township oversight to the project development. The development agreement includes requirements for oversight and allows the Township to have site visits. Ms. Vos stated the restrictions on the rooftop were given during the settlement agreement.

Offered by:	Cafferty					Seconded by:	McMillan			
Vote:	Cafferty	<u>Yes</u>	Lane	<u>Yes</u>	McMillan	<u>Yes</u>	Stroud	<u>No</u>	York	<u>No</u>

Mayor called a recess.

Ordinance 24-13 An Ordinance To Amend Volume I, Chapter VII Of The Code Of The Township Of Neptune By Adding A Resident Only Handicapped Parking Zone On Atlantic Ave., Main Ave., Heck Ave. And Ocean Ave. And Removing Heck Ave. And Broadway

Explanatory Statement: This ordinance amends the ordinance to add resident handicap parking spaces at 130 Heck Ave., 120 Main Ave., 1 Ocean Ave., and 35 Atlantic Ave. and removes resident handicap spaces at 127 1/2 Broadway and 131 Heck Ave.

There is no public comment

Offered by:	Stroud					Seconded by:	Cafferty			
Vote:	Cafferty	<u>Yes</u>	Lane	<u>Yes</u>	McMillan	<u>Yes</u>	Stroud	<u>Yes</u>	York	<u>Yes</u>

ORDINANCES FOR FIRST READING

Ordinance 24-14 An Ordinance Of The Township Of Neptune Adopting Regulations For Storage Of Salt Or Solid De-Icing Materials

Explanatory Statement: This ordinance establishes requirements for the storage of salt and other solid de-icing materials on properties not owned or operated by the municipality (privately-owned), including residences, in Neptune Township to protect the environment, public health, safety and welfare, and to prescribe penalties for failure to comply.

Offered by:	Cafferty					Seconded by:	McMillan			
Vote:	Cafferty	<u>Yes</u>	Lane	<u>Yes</u>	McMillan	<u>Yes</u>	Stroud	<u>Yes</u>	York	<u>Yes</u>

Ordinance 24-15 An Ordinance To Amend Chapter VII Of The Code Of The Township Of Neptune By Amending Section 7.3, Entitled “Temporary Parking Prohibition For Snowplowing And Removal”

Explanatory Statement: This ordinance amends the parking prohibition on Ocean Ave. and Broadway during Snow Emergencies.

Offered by:	Lane					Seconded by:	Stroud			
Vote:	Cafferty	<u>Yes</u>	Lane	<u>Yes</u>	McMillan	<u>Yes</u>	Stroud	<u>Yes</u>	York	<u>Yes</u>

Ordinance 24-16 Ordinance Amending Neptune Township Code Chapter 12 Entitled “Property Maintenance”

Explanatory Statement: This ordinance amends and supplements the requirements for Short Term Rental Properties in Neptune Township by increasing minimum stay allowed, bonding requirements, and adding definitions.

Offered by:	Cafferty to table					Seconded by:	McMillan to table			
Vote:	Cafferty	<u>Yes</u>	Lane	<u>Yes</u>	McMillan	<u>Yes</u>	Stroud	<u>Yes</u>	York	<u>Yes</u>

CONSENT AGENDA

- Res#24- 191** A Resolution Of The Township Committee Of The Township Of Neptune Co-Sponsoring A Food Truck Festival
- Res#24- 192** A Resolution Of The Township Committee Of The Township Of Neptune Accepting Resignations
- Res#24- 193** Resolution Authorizing Agreement For Purchase Of 2023 Chevy 5500 Mason Dump From Pellegrino Chevrolet Under New Jersey State Co-Op #65mcscpcs, Contract # Escnj 23/24-04 In An Amount Not To Exceed \$88,000.00
- Res#24- 194** Resolution Authorizing Agreement For Up-Fit Of Four Police Vehicles From East Coast Emergency Lighting Under New Jersey State Contract #23-Fleet-68813 In An Amount Not To Exceed \$18,500.00
- Res#24- 195** Resolution Of The Township Of Neptune Approving Grass State Nutrition, Llc For A Cannabis Business License To Operate As Class1 Cannabis Cultivator And Class 2 Cannabis Manufacturer Establishment Within The Township Of Neptune
- Res#24- 196** Authorizing The Agreement For Repair Of Sanitary Sewer Main On Wayside Road To Lucas Brothers, Inc. In An Amount Not To Exceed \$18,557.67
- Res#24- 197** A Resolution Of The Township Committee Of The Township Of Neptune Authorizing A Request For General Financial Support Under The State Fy 2025 Budget For A Regional Flood Study
- Res#24- 198** Authorizing The Payment Of Bills
- Res#24- 199** A Resolution Of The Township Committee Of The Township Of Neptune Authorizing The Appointment Of Alternate Prosecutor
- Res#24- 200** Authorizing Collection Of Shortfall On Fees Due From The Ocean Grove Camp Meeting Association On Seasonal Single Family Rentals In 2023

CONSENT AGENDA

Offered by:	McMillan		Stroud
<i>Vote:</i>	Cafferty <u>Yes</u> Lane <u>Yes</u> McMillan	Stroud	<u>Yes</u> York <u>Yes</u>

- Res#24- 191** A Resolution Of The Township Committee Of The Township Of Neptune Co-Sponsoring A Food Truck Festival

Mayor York stated the anticipated date is the same date as Juneteenth. Mayor York asked if there was a chance to collaborate or have a different date. Mr. Cafferty stated there are limited dates available and there is very little overlap between the events. Ms. LaPlaca stated there were only 2 dates available for the food truck event and it was determined that the August date was not an option.

Offered by:	McMillan		Cafferty
<i>Vote:</i>	Cafferty <u>Yes</u> Lane <u>Yes</u> McMillan	Stroud	<u>Yes</u> York <u>Yes</u>

- Res#24- 193** Resolution Authorizing Agreement For Purchase Of 2023 Chevy 5500 Mason Dump From Pellegrino Chevrolet Under New Jersey State Co-Op #65mcscpcs, Contract # Escnj 23/24-04 In An Amount Not To Exceed \$88,000.00

Mr. Stroud stated he does not have an updated fleet list and does not want to make a habit of purchasing vehicles each committee meeting. Ms. LaPlaca stated the staff is working on the updated fleet list. Ms. LaPlaca stated the vehicle is replacing a vehicle that was decommissioned in 2022. There is net deficit of 1 dump truck from the fleet list. Mr. Stroud motioned to deny the resolution. There was no second to the resolution

Offered by:	McMillan		Cafferty
<i>Vote:</i>	Cafferty <u>Yes</u> Lane <u>Yes</u> McMillan	Stroud	<u>No</u> York <u>Yes</u>

Res#24- 194 Resolution Authorizing Agreement For Up-Fit Of Four Police Vehicles From East Coast Emergency Lighting Under New Jersey State Contract #23-Fleet-68813 In An Amount Not To Exceed \$18,500.00

Mr. Stroud asked the background. Ms. LaPlaca stated this is the lighting packages for vehicles previously authorized to be purchased.

Offered by: Lane Seconded by: Stroud
Vote: Cafferty Yes Lane Yes McMillan Yes Stroud Yes York Yes

SEPARATED RESOLUTIONS

Res#24- 201 A Resolution Of The Township Committee Of The Township Of Neptune Authorizing Certain Personnel Actions- Finance

Offered by: McMillan Seconded by: Cafferty
Vote: Cafferty Yes Lane Yes McMillan Yes Stroud Yes York Yes

Res#24- 202 A Resolution Of The Township Committee Of The Township Of Neptune Authorizing Certain Personnel Actions- Police

Offered by: Lane Seconded by: McMillan
Vote: Cafferty Yes Lane Yes McMillan Yes Stroud Yes York Yes

Res#24- 203 A Resolution Of The Township Committee Of The Township Of Neptune Acknowledging Mayoral Appointments To The Historic Preservation Commission

Offered by: Stroud Seconded by: McMillan
Vote: Cafferty Yes Lane Yes McMillan Yes Stroud Yes York Yes

Res#24- 204 A Resolution Of The Township Committee Of The Township Of Neptune Authorizing Certain Personnel Actions- Senior Center

Offered by: Cafferty Seconded by: Stroud
Vote: Cafferty Yes Lane Yes McMillan Yes Stroud Yes York Yes

PRIVILEGE OF THE FLOOR/PUBLIC COMMENTS

Members of the public may address any concern relating to the Township. The public will be permitted one visit to the microphone with a limit of five minutes.

<u>Name</u>	<u>Comment</u>
Rich Robinson Hillside Dr.	Mr. Robinson asked if he would be able to see the ordinance that was to be considered. Mr. Robinson stated the problem at Overlook is an event space. Mr. Robinson stated that 401 Overlook do not have a mercantile registration to have an event space. Mr. Robinson asked for an increase to 5 minimum days to stop the use of rentals for an event. Mr. Robinson states there should be regulations and enforcement of commercial entities not being in residential areas. Mr. Robinson stated it is not fair that he has so much noise and lights and other disturbances.
Ray Davis 102 West Blvd.	Mr. Davis asked the Township to re-evaluate the noise ordinance. Mr. Davis asked the Township Committee to reconsider the noise ordinance to address quality of life concerns. Mr. Davis stated the new ordinance does not do anything to dissuade or prohibit noises between 10PM and 8AM. Mr. Davis asked if the nuisance ordinance could include issues with complaints and number of violations. Mr. Davis stated the ordinance does not prohibit the constant and consistent issue of a property having noise violations. Mr. Davis asked the Township to consider an ordinance to limit the duration of noise issues such as concerts.

Joyce Klein
Mt. Hermon Way

Ms. Klein thanked the Committee for taking time in the workshop to discuss the ordinance for short term rental. Ms. Klein stated the proposed ordinance was not the correct ordinance for Neptune Township. Ms. Klein recommended an animal house ordinance as it would not impede on good landlords and tenants. Ms. Klein stated that an animal house ordinance would encourage landlords to not rent to tenants who wish to use the property for events or parties. Ms. Klein asked the Township Committee to increase the minimum stay required.

Rich William
Abbott Ave.

Mr. Williams asked for the name of the person appointed to the HPC. Ms. Siboni advised. Mr. Williams expressed sadness that the amended redevelopment plan was approved and there was no joy for the residents. Mr. Williams asked the Township to ensure the regulations are followed and the impact of the project is minimized on the residents on the town. Mr. Williams asked that the Township follow the finances of the project to ensure there is enough to complete the project

Dan Muller
Hillside Dr.
Gary Brown
Cardinal Rd.

Mr. Muller asked the Township Committee to consider an animal house ordinance and to increase the minimum night state.
Mr. Brown was not sure how the stormwater management would not be applicable to the homeless encampment especially because the area is a contributory to Deal Lake. Mr. Brown asked if someone could determine that there is an impact over 10 years of the waste and debris at the homeless encampment. Mr. Brown stated the trash is getting worse everyday and he continues to have concerns about the oil, gas, trash, debris and waste on the property that is not being properly taken care of.

Elizabeth Marcalen
Cardinal Rd.

Mr. Stroud asked if Gina could reach out to Lakewood Township to see how they managed the issue and if it was handled in a humane way, we may be able to follow their direction.

Ms. Marcalen stated there is a substantial impact on her property from the homeless encampment. There is a dip in her property that has a dip that has a stream that leads to Deal Lake. There is standing water in the dip that is starting to become foul from the waste. The weather is not currently warm, but as it gets warmer, the situation will worsen.

Sandra McKinley
Cotter Ave.

Ms. McKinley stated she had brought proposals to the Township Committee at a previous meeting and wanted to follow up on the proposals.. Ms. McKinley stated there is anticipated meeting of the environmental commission this week and wanted to confirm it will occur. Ms. McKinley asked if there is any plan to switch to any environmentally friendly vehicles.

Mr. Cafferty stated the Township has already approved an electric garbage truck.

Mr. Lane exited zoom at 9:10PM

ADJOURNMENT

Offered by: McMillan

Seconded by: Cafferty

Time adjourned: 9:36PM

Respectfully Submitted,



Gabriella Siboni
Township Clerk