

FREEHOLD TOWNSHIP COMMITTEE MINUTES

REGULAR MEETING

October 23, 2018

At 7:30 p.m. the Township Committee met in Mayor's Caucus of the municipal building. Mayor Ammiano read the following statement:

"In accordance with the Open Public Meetings Law, (c. 231 P.L. 1975), this meeting was announced on January 8, 2018 by: 1.) posting a notice on the bulletin board in the Municipal Building reserved for that purpose, 2.) by mailing such notice to the offices of the official newspapers of the Township and 3.) by filing such notice with the Township Clerk".

In Attendance: Committeeman Cook, Committeewoman McMorrow, Committeeman Preston, Committeeman Salkin, and Mayor Ammiano

Absent: None

Also in attendance: Mr. Valesi, Township Administrator; Mr. Munoz, Esq., Township Attorney; Mrs. Patino, Municipal Clerk Ms. Abouzeina, Deputy Township Clerk

Mr. Munoz read the following resolution:

WHEREAS, N.J.S.A. 10:4-13 of the Open Public Meetings Act permits the exclusion of the public from meetings of public bodies in certain circumstances which are set forth in N.J.S.A. 10:4-12 (b); and

WHEREAS, the Township Committee of the Township of Freehold is of the opinion that such circumstances currently exist.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Freehold as follows:

1. The public shall be excluded from the discussion of any action upon the hereinafter specified matters
2. The nature of the subject matter to be discussed is as follows:

1. ATTORNEY-CLIENT PRIVILEGE

1a. Affordable Housing

3. It is anticipated at this time the above-stated subject matter will be made public approximately thirty (30) days or at such time as any litigation discussed is resolved

The foregoing resolution was moved by Mrs. McMorrow and seconded by Mr. Salkin

VOTE:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin, and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

At 7:30 pm the Township Committee adjourned to Executive Session.

Executive Session adjourned at 8:00 pm.

At 8:00pm the Regular Meeting was called to order.

Mayor Ammiano re-read the following statement:

“In accordance with the Open Public Meetings Law, (c. 231 P.L. 1975), this Meeting was announced on January 8, 2018 by: 1.) posting a notice on the bulletin board in the Municipal Building reserved for that purpose, 2.) by mailing such notice to the offices of the official newspapers of the Township and 3.) by filing such notice with the Township Clerk”

Salute to the Flag and Pledge of Allegiance

In Attendance: Committeeman Cook, Committeeman Preston, Committeewoman McMorrow, Committeeman Salkin and Mayor Ammiano

Absent: None

Also in Attendance: Mr. Valesi, Township Administrator; Mr. Munoz, Esq., Township Attorney; Mrs. Patino, Township Clerk, and Ms. Abouzeina, Deputy Township Clerk

APPROVAL OF PREVIOUS MINUTES

Mr. McMorrow made a motion to approve the Township Committee Workshop minutes for the meeting on 9/11/2018, and Township of Committee Regular minutes 9/25/2018 seconded by Mr. Cook.

VOTE:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

REPORT

The Report of the Tax Collector for the Month of September 2018:

Net Receipt:	General Fund	\$ 898,905.05
	Water Account	\$ 613,347.36
	Sewer Account	\$ 801,681.07

PRESENTATION

Proclamation- "Red Ribbon Week" – October 23-31, 2018

Mr. Preston presented the certificate of achievement to Debra Preston.

OLD BUSINESS

R-18-266 – Resolution Acknowledging Receipt and Review of Planning Board Report Re: Ordinance O-18-14

Mr. Cook read the Resolution R-18-266 and moved it for adoption, seconded by Mrs. McMorrow

Vote:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

O-18-14 – Ordinance Amending Chapter 190 (Land Use), Article XIII, Zone Regulations, Section 190-158 (Regional Mall Zones RMZ-1, RMZ-2, RMZ-2A and RMZ-3) of the Revised General Ordinances of the Township of Freehold, County of Monmouth, State of New Jersey

Mayor Ammiano open the ordinance for public hearing and asked for any comments or questions from the public.

Mr. Frank Lucia, 17 Zachary Drive, Allentown NJ, thanked the Committee for their support for the past years and he asked the Committee to please consider to move forward in making the mall better.

Mr. Preston made a motion to close the public hearing on Ordinance O-18-14, seconded by Mrs. McMorrow.

VOTE:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor. Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

Mrs. McMorrow made a motion to adopt Ordinance O-18-14, seconded by Mr. Cook.

VOTE:

AYES: Mr. Cook, Mrs. McMorrow and Mayor Ammiano

NAYS: Mr. Salkin, and Mr. Preston

ABSENT: None

ABSTAIN: None

NEW BUSINESS

R-18-267 – Resolution Authorizing an Affordability Assistance Loan Repayment Agreement with the Buyer of an Affordable Housing Unit at 3404 Dell Court

Mr. Cook read the Resolution R-18-267 and moved it for adoption, seconded by Mr. Preston

Vote:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

R-18-268 – Resolution Approving Consolidated Bills List

Mrs. McMorrow read Resolution R-18-268, the Consolidated Bills List in the amount of \$3,367,348.01 and moved it for adoption, seconded by Mr. Preston

Vote:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

O-18-15 – Ordinance Amending Chapter 150 (Fees), Section 150-56 (Municipal Parking Lots and Drives) of the Revised General Ordinances of the Township of Freehold, County of Monmouth, State of New Jersey

Mr. Preston moved Ordinance O-18-15 for public hearing at the Workshop Meeting of November 20, 2018 seconded by Mr. Salkin

Vote:

AYES: Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: Mr. Cook

CONSENT AGENDA RESOLUTIONS

The “Consent Agenda” section of the Meeting Agenda shall be preceded by an explanatory note substantially set forth as follows:

Matters listed under the items of “Consent Agenda” are required to conduct the day to day operations of the Township, and will be enacted by one (1) motion in the form listed below. There will be no separate discussion of these items. If discussion is desired of any item, that item will be considered separately.”

R-18-269 – Resolution – Renewal of 2018-2019 Liquor License for Mamta Freehold Restaurant, LLC – License #1316-36-001-011

R-18-270 – Resolution Approving Person to Person Transfer of Plenary Retail Consumption License from BK Thick Shake, LLC to CS Freehold as a “Pocket” License

R-18-271 – Resolution Authorizing Person-to-Person and Place-to-Place with Expansion of Premises, Transfer of Liquor License No. 1316-33-015-003 from Briad Restaurant Group, LLC to Tommy’s Freehold, LLC

R-18-272 - Resolution Certifying Tax Liens for Sidewalk Repair

R-18-273 – Resolution Awarding a Contract for the Emergency Interconnection Meter Upgrades

R-18-274 – Resolution Authorizing a Contract for 2018 Traffic Striping Program

R-18-275 – Resolution Awarding a Contract for Water Testing and Laboratory Services for the Utilities Department

R-18-276 – Resolution Amending Resolution R-17-265, adopted on November 21, 2017, Authorizing Award of a Contract for Traffic Signal Maintenance

R-18-277 - Resolution Authorizing Release of Performance Guarantees for NJ Jewish Home for Nursing and Rehabilitation, Site Plan No. 850-14

ADD- ON

R-18-278- Resolution Authorizing Added Tax Liens

Mr. Preston read the Consent Agenda resolutions and moved them for adoption, seconded by Mrs. McMorrow

Vote:

AYES: Mr. Cook, Mrs. McMorrow, Mr. Preston, Mr. Salkin and Mayor Ammiano

NAYS: None

ABSENT: None

ABSTAIN: None

DISCUSSION

Analysis of Municipal Authorities

MRRSA - Mr. Cook explained about the Manasquan River Regional Sewerage Authority

Fire District #1 and Fire District #2- Mr. Preston spoke about the Fire Districts.

He said that Fire Districts raise their revenue sources through taxes, and their struggle is the lack of membership and volunteers.

There being no further business, Mayor Ammiano asked for any comments or questions from the public.

Paul Hessler, 174 Farm Road, Freehold, NJ a resident of Silvermead Community, had concerns about Ordinance O-13-41 (Rent-Control). The ordinance will expire on 12/31/2018. Mr. Hessler said that the residents of Silvermead had an issue with Chapter 261. He also discussed, the vacancy market rate adjustment. Mr. Valesi asked that he could put together the data.

Mayor Ammiano asked for comments from the dais.

Mr. Salkin said he would like to still work with the mall management to find other ideas to keep the mall successful.

The Township Committee sent their condolences to the family and friends of Jerry Wolkowitz on his passing. He was a Freehold Township resident and a EMT member.

They also reminded everyone to vote in the November Election.

Meeting adjourned at 8:30pm.

Theresa Patino, Township Clerk