

**MINUTES
REGULAR MEETING
BOROUGH OF SEA BRIGHT**

OCTOBER 15, 2024

SEA BRIGHT, NEW JERSEY

TO ATTEND THIS MEETING REMOTELY PLEASE USE THE FOLLOWING:

<https://meet.goto.com/924291429>

OR DIAL: 872-240-3212

Access Code: 924-291-429

Mayor Kelly called the meeting to order at 7:00 p.m. and requested those present to join in the Pledge of Allegiance.

Mayor Kelly read the following Compliance Statement:

Good Evening Ladies and Gentlemen. This Meeting Is Now Called To Order: In Line with The Borough of Sea Bright's Longstanding Policy of Open Government, and in Compliance with the "Open Public Meetings Act" I Wish to Advise You That Adequate Notice of This Regularly Scheduled Meeting Was Sent to the Asbury Park Press and other local newspapers on January 8, 2024. In each instance, the Date, Time, And Location of This Meeting Were Provided in The Notice. This Meeting Is Open To The Public."

PRESENT: Mayor Brian P. Kelly
Councilmembers, Erwin Bieber, Heather Gorman,
William J. Keeler, John M. Lamia, Jr., Marc A. Leckstein

ABSENT: Councilmember Samuel A. Catalano

OTHERS: Attorney Roger McLaughlin, Administrator Rachel Giolitto,
CFO Michael J. Bascom, Borough Clerk Christine Pfeiffer

MOMENT OF SILENCE FOR THE FOLLOWING MEMBERS OF THE SEA BRIGHT COMMUNITY WHO PASSED AWAY:

**Eleanor Dubina
Stephen G. Kelly
Edward Wells**

PROCLAMATION: RECOGNIZING DAVID H. ESTELLE for 50 years of dedicated service to Sea Bright Fire Rescue

Official Proclamation

WHEREAS, the Borough of Sea Bright recognizes David H. Estelle for his 50 years of dedicated service to Sea Bright Fire Rescue; and

WHEREAS, David Estelle has been serving the Borough of Sea Bright with unwavering commitment, courage and selflessness for half a century; and

WHEREAS, the Borough of Sea Bright is eternally grateful for the dedication of our emergency responders committed to keeping our community, residents and visitors alike, safe from harm; and

WHEREAS, today, David Estelle is being honored for his exceptional dedication and tireless efforts which have made a lasting impact on all those he has helped and inspired; and

NOW, THEREFORE BE IT PROCLAIMED, that the Mayor and Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey do hereby congratulate, and thank, David H. Estelle for his 50 years of dedicated service to the community.

REMARKS FROM THE AUDIENCE (limited to 3 minutes)

The Public Comment portion of this meeting allows members of the audience to bring their concerns or comments to the Mayor and Council's attention. Pursuant to Borough Ordinance 3-2011, a member of the public who wishes to speak shall give his/her name and address for the record and may have up to three minutes to state his/her comments to the Mayor and Council as a Body. If additional time or information is requested, an appointment can be made with the Administrator's office during regular business hours.

Jessica Morris, resident, on behalf of all her neighbors she thanked the Council for looking at the zoning for the Mad Hatter and considering residential – that is fantastic.

CONSENT AGENDA

Councilmember Leckstein offered a motion to approve the items that are considered routine in nature under the consent agenda; seconded by Councilmember Bieber:

Minutes

09-11-2024	Workshop Meeting
09-11-2024	Executive Session
09-17-2024	Regular Meeting
09-17-2024	Executive Session
09-25-2024	Special Meeting

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

Resolutions:

No. 162-2024 Monmouth County SPCA 2025 Contract

Councilmember Leckstein introduced and offered the following Resolution for its adoption: seconded by Councilmember Bieber:

WHEREAS, the Borough Council of the Borough of Sea Bright is in need of animal control services within the Borough, and

WHEREAS, the Borough of Sea Bright wishes to retain the services of the Monmouth County Society for the Prevention of Cruelty to Animals (MCSPCA) for animal control for a period beginning the 1st day of January, 2025 and ending on the 31st day of December, 2025; and

WHEREAS, the Borough Council is in receipt of the 2025 agreement (attached hereto) which outlines the scope of services to be provided, including an animal control officer, for a sum of \$4,095.00 to be prorated on a monthly basis of \$341.25; and

WHEREAS, the Borough has previously entered into a Memorandum of Understanding with the MCSPCA for the purpose of TNR (Trap, Neuter, Release Program) and wishes to continue that program at the rate of \$37.50 per cat.

CERTIFICATION OF FUNDS

Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, has certified that funds are available in the Animal Control Trust Fund for the purposes stated herein.



MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey, hereby authorize the animal control services with the Monmouth County SPCA for the year 2025 at a rate of \$4,095.00 per the attached agreement and authorize the continuation of the Memorandum of Understanding with the Monmouth County SPCA required to participate in the Trap, Neuter and Release Program; and

BE IT FURTHER RESOLVED that this agreement is made pursuant to N.J.S.A. 40:48-5.1.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

1. Monmouth County SPCA
2. Police Department
3. Finance Manager

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 163-2024 Authorizing Agreement with Quench for a Drinking Water Filtration System

Councilmember Leckstein offered the following resolution and moved its adoption; seconded by Councilmember Bieber:

WHEREAS, the Borough is in need of a drinking water filtration system for Borough facilities; and

WHEREAS, the Borough of Sea Bright is in receipt of a proposal from Quench USA, Inc. to provide the abovementioned services not to exceed a one-time installation fee of \$360 and a monthly rental fee of \$220; and

WHEREAS, the purchase of goods and services by local contracting units is authorized by Local Public Contracts Laws, N.J.S.40A:11-12; and

WHEREAS, the Borough Attorney and Administrator have reviewed the proposal attached hereto and recommend the Borough execute a 24-month rental agreement with Quench USA, Inc. with the option to renew for consecutive one-year terms.

CERTIFICATION OF FUNDS

I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright do hereby certify that funds will be available in Budget Line Items Beach 4-09-55-502-220, Municipal Complex 4-01-20-100-220, and DPW 4-01-26-290-220 for the purposes stated herein.


MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey, do hereby authorize the Borough Administrator to execute a 24-month rental agreement with Quench USA, Inc. for the installation and rental of a drinking water filtration system as outlined in the proposal attached hereto; and

BE IT FURTHER RESOLVED, that a copy of this Resolution be forwarded to the following:

- 1. Quench USA, Inc.
- 2. Borough Administrator
- 3. Finance Manager

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 164-2024 Authorizing Request for Proposals/Qualifications for Various 2025 Professional Services

Councilmember Leckstein introduced and offered for adoption the following Resolution, seconded by Councilmember Bieber:

WHEREAS, the Borough Council is desirous of receiving proposals for the following:

Various Professional Services for the year 2025

WHEREAS, specifications for the aforesaid services will be on file and available in the Borough Clerk’s Office during regular business hours and on the Borough website: www.seabrightnj.org.

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey does hereby authorize the Borough Clerk to advertise for proposals/qualifications for various professional services for the year 202, as per the specifications on file, to be received by the Borough Clerk, 1099 Ocean Avenue, Sea Bright, NJ 07760, no later than 12:00 noon on December 6, 2024 for Council consideration; and

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Finance Manager
- 2. CFO

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 165-2024 Authorizing Receipt of Bids Summer Business to Operate on the Sea Bright Municipal Beach

Councilmember Leckstein introduced and offered for adoption the following Resolution: seconded by Councilmember Bieber:

WHEREAS, the Borough Council is desirous of receiving bids for the following business to operate on the Municipal Beach during the summer season:

- 1) Skim Board Camp

WHEREAS, specifications for the aforesaid will be on file and available in the Borough Clerk’s Office during regular business hours and on the Borough website: www.seabrightnj.org.

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey does hereby authorize the Borough Clerk to advertise for bids for the aforesaid item as per the specifications on file and will be received by the Borough Clerk, 1099 Ocean Avenue, Sea Bright, New Jersey on a date to be determined; and

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Finance Manager
- 2. Beach Manager

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 166-2024 Consideration of Bid Received for Solid Waste and Recyclable Materials Collection and Disposal Services

Councilmember Leckstein offered the following resolution and moved its adoption; seconded by Councilmember Bieber:

WHEREAS, on July 16, 2024, the Borough Council of the Borough of Sea Bright authorized the receipt of bids for the Solid Waste and Recyclable Materials Collection and Disposal Services; and

WHEREAS, the Borough Clerk did duly advertise on July 29, 2024 to receive bids on September 27, 2024 for Solid Waste and Recyclable Materials Collection and Disposal Services; and

WHEREAS, in connection therewith one (1) bid was received from: Suburban Disposal Inc., Fairfield, New Jersey for a total three (3) year contract price of \$851,850.00.

WHEREAS, the Borough Administrator and Attorney have reviewed the bid documents and recommend that a contract be awarded to Suburban Disposal Inc., Fairfield, New Jersey as per **Option 1** (attached hereto) of their bid proposal for Solid Waste and Recyclable Materials Collection and Disposal Services at a cost not to exceed \$851,850.00 for a three-year contract, set forth as follows:

YEAR ONE: \$275,600.00
YEAR TWO: \$283,870.00
YEAR THREE: \$292,380.00

CERTIFICATION OF FUNDS

I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright do hereby certify that funds not to exceed \$275,600.00 are available for this contract in the Current Fund - Solid Waste Disposal, Recycling and Trash Disposal. This award is subject to the continued appropriation of necessary funds in the local municipal budget beyond the current budget year.



MICHAEL J. BASCOM, CFO

NOW THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Sea Bright in the County of Monmouth, State of New Jersey, that the three-year contract for Solid Waste and Recyclable Materials Collection and Disposal Services as set forth in the bid submitted in the total amount of \$851,850.00 be awarded to Suburban Disposal Inc, 54 Montesano Road, Fairfield, New Jersey 07004, effective November 1, 2024, in accordance with the terms contained in the bid specifications and proposal; and

BE IT FURTHER RESOLVED that the Mayor and Borough Clerk are hereby authorized to execute such contract as well as any and all documents necessary to effectuate the award of this contract as contained herein; and

BE IT FURTHER RESOLVED that the Borough Clerk is hereby directed to publish a notice of this action one time in the "Asbury Park Press" newspaper and shall maintain a copy of the contract on file for public inspection.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Suburban Disposal Inc.
- 2. Borough Engineer
- 3. Public Works Director

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 167-2024 Approving Final Payment, Change Order No. 1 and Acceptance of Maintenance Guarantee for FY2021 and FY2022 Municipal Aid Programs for Road Improvements – Fiore Paving Co., Inc.

Councilmember Leckstein introduced and offered the following Resolution for adoption; seconded by Councilmember Bieber:

WHEREAS, by way of Resolution No. 174-2022 on October 18, 2022, the Borough Council of the Borough of Sea Bright awarded a contract to Fiore Paving Co., Inc. of Oceanport, New Jersey for the New Jersey Department of Transportation’s (NJDOT) Fiscal Year 2021 and 2022 Municipal Aid Programs for the New Street, Peninsula Avenue, Imbrie Place, Osborne Place and Surf Street Roadway Improvements Project for a contract amount of \$386,407.25; and

WHEREAS, Borough Consulting Engineer, John R. LeCompt, P.E., P.P., C.M.E. of Remington & Vernick Engineers submitted a letter to the Borough Clerk dated September 20, 2024, advising of Change Order No. 1 (Final), for each 2021 and 2022 representing final as-built quantity adjustments for a net contract decrease of \$38,456.45 (2021 NJDOT-\$15,365.20 and 2022 NJDOT-\$23,091.25) resulting in a revised total contract amount of \$347,950.80; and

WHEREAS, the Borough Engineer further advised that all work for said project has been completed, inspected and found to be in compliance with the approved plans and specifications and recommends retainage release and final payment for the project in the amount of \$17,910.91 (2021 NJDOT-\$2,855.68 and 2022 NJDOT-\$15,055.23); and

WHEREAS, as required, Fiore Paving Co., Inc. as Contractor, and NGM Insurance Company of the State of Florida, as Surety, have provided a two-year Maintenance Bond (No. S15650) effective as of the date of substantial completion of the project (April 15, 2024) in the amount of \$349,549.42.

CERTIFICATION OF FUNDS

I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, do hereby certify that funds in the amount of \$17,910.91 are available for the purpose stated herein in the following account: B/O No. 09-2022.



MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey does hereby approve Change Order No. 1 and the release of the final payment of \$17,910.91 to Fiore Paving Co., Inc. of Oceanport, New Jersey for the Transportation’s (NJDOT) Fiscal Year 2021 and 2022 Municipal Aid Programs for the New Street, Peninsula Avenue, Imbrie Place, Osborne Place and Surf Street Roadway Improvements Project for a final total contract amount of \$347,950.80; and

BE IT FURTHER RESOLVED that the two-year maintenance bond submitted by Fiore Paving Co., Inc. is hereby accepted and the Performance Bond is hereby released; and

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the following:

- 1. Remington & Vernick Engineers
- 2. Fiore Paving
- 3. Finance Manager

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 168-2024 Accept the Performance Guarantee(s) for Block 12, Lot 10 – 16 New Street Cambridge Custom Homes, LLC

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, by way of Resolution dated July 25, 2023, the Sea Bright Unified Planning Board granted minor subdivision approval to Cambridge Custom Homes, LLC, for the property at 10 New Street, also known as Block 12, Lot 10 on the official tax map of the Borough of Sea Bright; and

WHEREAS, Planning Board Engineer, David Hoder of Hoder Associates Consulting Engineers, prepared a performance guarantee estimate dated September 27, 2024 for the minor subdivision project at 10 New Street; and

WHEREAS, in accordance with N.J.S.A. 40:55D-53, Cambridge Custom Homes, LLC posted the required engineering inspection fees in the amount of \$1,055.20 and the performance bond, 10% (\$1,610.40) of which was paid in cash and deposited with the Borough and the remaining 90% (\$19,493.60) in the form of a surety bond (The Service Insurance Company, Inc. Bond No. 60585) for; and

WHEREAS, the cash payments received from Cambridge Custom Homes, LLC were deposited with the Borough in accordance with the ordinances of the Borough of Sea Bright.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey that the performance guarantees and inspection fees posted by Cambridge Custom Homes, LLC, are hereby accepted for the minor subdivision and improvements located on Block 12, Lot 10; and

BE IT FURTHER RESOLVED that all requirements for entering into a developer’s agreement are hereby waived; and

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the following:

- 1. Hoder Associates
- 2. Construction Official
- 3. Finance Manager
- 4. Planning Board Secretary
- 5. Cambridge Custom Homes, LLC

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 169-2024 Refund of Overpayment Certificate of Occupancy Application

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, a payment by check was received for a certificate of occupancy application from the resident listed below and the check was duly deposited; and

WHEREAS, due to an overpayment, a refund needs to be issued as follows:

YEAR	AMOUNT	PAID BY
2024	\$400.00	Nicholas Scerbo 1201 Ocean Avenue, Unit 52 Sea Bright, NJ 07760

NOW, THEREFORE BE IT RESOLVED, that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey, does hereby authorize the Finance Manager to refund \$400.00 to Nicholas Scerbo, 1201 Ocean Avenue, Unit 52, Sea Bright, New Jersey; and

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to the following:

- 1. Finance Manager
- 2. Nicholas Scerbo

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 170-2024 Approving Final Payment and Acceptance of Maintenance Guarantee for Beach Street Viewing Platform JayAdit Builders, LLC

Councilmember Leckstein introduced and offered the following Resolution for adoption; seconded by Councilmember Bieber:

WHEREAS, by way of Resolution No. 80-2024 on April 16, 2024, the Borough Council of the Borough of Sea Bright awarded a contract to JayAdit Builders, LLC of Edison, New Jersey for the construction of a viewing platform at the terminus of Beach Street for an amount not to exceed \$23,250.00; and

WHEREAS, Borough Consulting Engineer, William H.R. White, III, P.E., CME, CFM, CPWM of Colliers Engineering and Design submitted a letter to the Borough Clerk dated October 7, 2024, advising that all work for said project has been completed, inspected and found to be in compliance with the approved plans and specifications and recommends retainage release and final payment for the project in the amount of \$5,857.50; and

WHEREAS, as required, JayAdit Builders, LLC as Contractor, and Travelers Casualty and Surety Company of America of the State of Connecticut, as Surety, have provided a two-year Maintenance Bond (No. 409240J) effective as of the date of substantial completion of the project (October 3, 2024) in the amount of \$23,250.00.

CERTIFICATION OF FUNDS

I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, do hereby certify that funds in the amount of \$5,857.50 are available for the purpose stated herein in the following account: B/O No. 14-2021.



MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey does hereby approve the release of the final payment of \$5,857.50 to JayAdit Builders, LLC of Edison, New Jersey for the construction of a viewing platform at the terminus of Beach Street for a contract amount of \$23,250.00; and

BE IT FURTHER RESOLVED that the two-year maintenance bond submitted by JayAdit Builders, LLC is hereby accepted and the Performance Bond is hereby released; and

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the following:

- 1. Colliers Engineering & Design
- 2. JayAdit Builders, LLC
- 3. Finance Manager

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 171-2024 Halloween Curfew

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, a request has been received for a Halloween Curfew in the Borough of Sea Bright from the Police Department.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey that a curfew be imposed on October 30th and October 31st, between the hours of 9:00 P.M. and 6:00 A.M. for those under the age of eighteen. Minors accompanied by an adult will be exempt from this curfew.

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 172-2024 Donation of 2025 Beach Badges

Councilmember Leckstein offered the following resolution and moved for its adoption; seconded by Councilmember Bieber:

WHEREAS, the Governing Body of the Borough of Sea Bright wish to support the fundraising efforts for the local organization listed below by donating two (2) 2025 beach badges as requested:

- 1. New Monmouth Elementary School **2 Badges**
 Gift Auction - March 28, 2025

WHEREAS, the Borough Auditor has been informed and advised that a resolution should be considered in order to donate 2025 Season Beach Badges.

NOW, THEREFORE, BE IT RESOLVED, that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey authorize the donation of two (2) 2025 Season Beach Badges to the Sea Bright Library; and

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to the following:

- 1. Borough Administrator
- 2. Borough Auditor
- 3. Individual Requestor

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 173-2024 Approving Proposal from Quality Electrical Construction Co. to Remove Abandoned Wires within the Borough of Sea Bright

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, there is a need to remove abandoned wires within the Borough of Sea Bright; and

WHEREAS, in connection therewith, Borough Engineer Gregory Blash requested proposals from four (4) contractors and received one (1) completed proposal from Quality Electrical Construction Co. in the amount of \$1,340.00; and

WHEREAS, the Borough Administrator and Borough Engineer have reviewed the proposal and recommend Council approve the proposal received from Quality Electrical Construction Co. attached hereto.

CERTIFICATION OF FUNDS

I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, do hereby certify that funds in the amount of \$1,340.00 will be available in Budget Line Item 4-01-26-290-200 for the purposes stated herein.


MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Sea Bright, in the County of Monmouth, State of New Jersey, that the Borough Council does hereby approve the proposal submitted by Quality Electrical Construction Co. to remove abandoned wires within the Borough of Sea Bright, for sum of \$1,340.00; and

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Leon S. Avakian
- 2. Finance Manager
- 3. Department of Public Works

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

No. 174-2024 Approving Proposal from Leon S. Avakian, Inc. for Engineering Services for the Ocean Avenue Sanitary Lining at Imbrie Place

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, the Borough of Sea Bright has a need for professional engineering services associated with the Ocean Avenue sewer lining project at the Imbrie Place intersection MH4020 to MH4-21; and

WHEREAS, in connection therewith, the Borough Administrator received a proposal from Borough Engineer Gregory S. Blash, of Leon S. Avakian, Inc. for engineering design, administration, and construction observation services in the amount of \$27,000.00; and

WHEREAS, the Borough Administrator has reviewed and recommends Council approve the proposal received from Leon S. Avakian, Inc., attached hereto for engineering services associated with the Ocean Avenue sewer lining project at Imbrie Place.

CERTIFICATION OF FUNDS: I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, do hereby certify that funds in the amount of \$27,000.00 will be available in Bond Ordinance No. 15-2024 for the purposes stated herein.


MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, in the County of Monmouth, State of New Jersey, that the Borough Council hereby approves the proposal submitted by Leon S. Avakian, Inc. dated April 30, 2024 for professional engineering services associated with the Ocean Avenue sewer lining project at the Imbrie Place intersection MH4020 to MH4-21 for an amount not to exceed \$27,000.00; and

BE IT FURTHER RESOLVED that the Borough Clerk is hereby authorized to advertise for bids for the construction of the Ocean Avenue sewer lining project at the Imbrie Place intersection as per the specifications on file to be received at a date and time to be determined; and

BE IT FURTHER RESOLVED that the Borough will be reimbursed by the Borough of Rumson for 50% of the total cost of this project per the 1969 Sanitary Sewer Agreement requiring each Borough to share maintenance costs of the sewer lines/facilities jointly used by both on a 50-50 basis; and

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Leon S. Avakian, Inc.
- 2. Finance Manager

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 175-2024 Approving Proposal from Leon S. Avakian, Inc. for Engineering Services for the Sanitary Sewer Manhole Replacement Project on Ocean Avenue

Councilmember Leckstein introduced and offered for adoption the following Resolution; seconded by Councilmember Bieber:

WHEREAS, the Borough of Sea Bright has a need for professional engineering services associated with the replacement of a sanitary sewer manhole in the 800 block of Ocean Avenue and

WHEREAS, in connection therewith, the Borough Administrator received a proposal from Borough Engineer Gregory S. Blash, of Leon S. Avakian, Inc. dated October 9, 2024, for engineering and administration services for the manhole replacement project in the amount of \$5,000.00; and

WHEREAS, the Borough Administrator has reviewed and recommends Council approve the proposal received from Leon S. Avakian, Inc., attached hereto.

CERTIFICATION OF FUNDS: I, Michael J. Bascom, Chief Financial Officer of the Borough of Sea Bright, do hereby certify that funds in the amount of \$5,000.00 will be available in Bond Ordinance No. 13-2021 for the purposes stated herein.



MICHAEL J. BASCOM, CFO

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, in the County of Monmouth, State of New Jersey, that the Borough Council hereby approves the proposal submitted by Leon S. Avakian, Inc. dated October 9, 2024 for professional engineering services associated with the sanitary sewer manhole project in the 800 block of Ocean Avenue for an amount not to exceed \$5,000.00; and

BE IT FURTHER RESOLVED that the Borough Engineer is hereby authorized to obtain quotes or advertise for bids for the sanitary sewer manhole project to be received at a date and time to be determined; and

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to the following:

- 1. Leon S. Avakian, Inc.
- 2. Finance Manager

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

No. 176-2024 Hiring Volunteer Firefighters

Councilmember Leckstein offered the following resolution for approval; seconded by Councilmember Bieber:

WHEREAS, Chapter 20, Section 20.4 of the General Code, Fire Department membership requires any person desiring membership in a volunteer fire department, shall complete an application; may be required to have a pre-appointment physical by a physician; and the Borough Council shall order a criminal background check to be conducted by the Chief of Police; and

WHEREAS, the Fire Department received applications from the following individuals, all pre-appointment requirements have been met and the Fire Chief recommends they be hired to serve as a volunteer firefighter in the Sea Bright Fire/Rescue Department:

Full Membership

- Shane P. Branin
- Connor J. Shank

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey, does hereby accept and approve appointing the above-named individuals to serve as members in the Sea Bright Fire Department; and

REGULAR MEETING

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BE IT FURTHER RESOLVED that the Borough Clerk is hereby authorized to send a certified copy of this resolution to the following:

- 1. Sea Bright Fire Chief
- 2. Individual Members

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Yes

ORDINANCE(s):

Public Hearing: Mayor Kelly to read the ordinance by title:

ORDINANCE NO. 14-2024

AN ORDINANCE OF THE BOROUGH OF SEA BRIGHT AMENDING CHAPTER 130, "LAND USE" OF THE CODE OF THE BOROUGH OF SEA BRIGHT, CREATING A RESIDENTIAL OVERLAY ZONE FOR BLOCK 19, LOTS 2, 2.01 AND 3

Monmouth County Planning Board Acknowledgement Received 09/17/24
Borough of Sea Bright Planning Board Acknowledgement Received 09/25/24

Councilmember Bieber offered a motion to open the public hearing on Ordinance No. 14-2024; seconded by Councilmember Keeler:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Abstain

***Councilman Leckstein stated that he will be abstaining due to advice from Counsel due to of his representation of an adjacent property owner.**

Public Hearing (Ord. No. 14-2024)

No one wished to be heard.

Councilmember Keeler offered a motion to close the public hearing on Ordinance No. 14-2024; seconded by Councilmember Bieber:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Abstain

Councilmember Keeler offered a motion to adopt Ordinance No. 14-2024 and advertise according to law; seconded by Councilmember Bieber:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
 Yes Absent Yes Yes Yes Abstain

BE IT ORDAINED by the Borough Council of the Borough of Sea Bright in the County of Monmouth, State of New Jersey, as follows:

SECTION ONE. Chapter 130 "Land Use", of the Code of the Borough of Sea Bright, Article VII, "Area, Bulk and Use Requirements", Section 130-37 "Zones and Districts", Subsection 130-37C, "Establishment of Districts", be and the same is hereby amended and supplemented to read in full as follows:

"§ 130-37C. Establishment of districts: The zones shown on the Zoning Map are hereby categorized into the kinds of districts as listed below according to the principal intent of each of the various zones as set forth subsequently in this section:

- (1) Residential districts
 - (a) R-1 Residence Zones
 - (b) R-2 Residence Zones
 - (c) R-3 Downtown Residence Zone
 - (d) R-4 Multi-family Housing
- (2) Business districts
 - (a) B-1 Central Business District
 - (b) B-2 Riverfront Business District
 - (c) B-3 Oceanfront Business District

- (3) Coastal Protection District
 - (a) CP Coastal Protection District
- (4) Mixed Use Business/Residential Zones
 - (a) B-R Business Residential Zone
 - (b) RO Residential Overlay Zone”**

SECTION TWO. Chapter 130 “Land Use” of the Code of the Borough of Sea Bright, Article VII, “Area, Bulk and Use Requirements”, be and the same is hereby amended and supplemented by the addition thereto of the following section:

“130-43. Lots included in the RO Residential Overlay Zone.

The following lots, located on East Ocean Avenue between East Surf Street and East Center Street be and the same are hereby included in the RO Residential Overlay Zone:

- Lot 3, Block 19 (commonly known as the “Mad Hatter”property)
- Lot 2, Block 19
- Lot 2.01, Block 19 (vacant properties located between Lot 3 and the Community Center)”

SECTION THREE. Chapter 130, “Land Use”, of the Code of the Borough of Sea Bright, Article VII, “Area, Bulk and Use Requirements”, Section 130-38 “Uses permitted”, subsection 130-38C, “Use regulations”, be and the same is hereby amended and supplemented by the addition thereto of the following subsection 130-3C(8):

“(8) Use regulations in the RO Residential Overlay Zone:

- (a) Permitted primary uses.
 - [1] Class I, residential uses:

- [2] Residential uses in multistory buildings, located above any of the permitted uses as listed below.

- [3] Class II, retail business uses. Type of use:

- [a] Food, drug and liquor stores.
 - [b] Apparel, accessory and jewelry shops.
 - [c] Department stores and mail order houses.
 - [d] Variety stores (five-and-ten-cent stores and catalog stores).
 - [e] Home furnishing stores.
 - [f] Restaurants.
 - [g] Book, stationery and gift shops.
 - [h] Sporting goods and bicycle shops.
 - [i] Antique stores (and secondhand shops).
 - [j] Household hardware stores.
 - [k] Automotive accessory stores.
 - [l] Boating and fishing accessory stores.
 - [m] Internet cafe.

- [4] Class III, finance, insurance and real estate (business). Type of use:

- [a] Banks and savings and loan offices.
 - [b] Insurance carriers and agents.
 - [c] Real estate agents.
 - [d] Stock brokers, agents and dealers.

- [5] Class IV, personal service establishments (business). Type of use:
- [a] Laundering and dry-cleaning shops.
 - [b] Photographic studios.
 - [c] Beauty and barber shops.
 - [d] Apparel alteration and repairs.
 - [e] Yoga and exercise spa and massage therapy and well-being establishments.
 - [f] Dog grooming and pet grooming.
- [6] Class V, business service establishments. Type of use:
- [a] Advertising agencies.
 - [b] Consumer credit reporting and collection offices.
 - [c] Duplicating and mailing services.
 - [d] News media services (not transmitter towers).
 - [e] Employment services.
 - [f] Building maintenance services (janitorial, etc.).
 - [g] Business management consulting services.
- [7] Class VI, repair services (business). Type of use:
- [a] Household appliance repairs.
 - [b] Watch and clock repairs.
- [8] Class VII, professional services (business). Type of use:
- [a] Physician's and dentist's offices (excluding doctors of veterinary medicine).
 - [b] Medical and dental laboratories.
 - [c] Architecture, legal and engineering offices.
 - [d] Accounting and bookkeeping services.
- [9] Class VIII, transportation facilities (business). Type of use:
- [a] Curbside passenger shelters.
 - [b] Commercial parking garages.
- [10] Class IX, utilities (business). Type of use:
- [a] Rights-of-way.
 - [b] Business and administrative offices.
- [11] Class X, government services (public). Type of use:
- [a] Public buildings (municipal, county or state).
 - [b] Public schools (all grade levels).
 - [c] Private schools (all grade levels).
- (b) Conditional uses.
- [1] Multifamily B.
 - [2] Class XII, hotels.
- (c) Accessory uses.
- [1] Internet services.”

SECTION FOUR. All Ordinances or parts thereof inconsistent with the provisions of this Ordinance are hereby repealed to the extent of such inconsistency.

SECTION FIVE. Should any section, paragraph, clause or other portion of this Ordinance be adjudged by a Court of competent jurisdiction to be invalid, such judgment shall not affect or impair the remainder of this Ordinance.

SECTION SIX. This Ordinance shall take effect upon its passage and publication according to law.

I HEREBY CERTIFY this to be a true and correct Ordinance of the Mayor and Borough Council of the Borough of Sea Bright, introduced on August 28, 2024 and will be further considered after a Public Hearing held on October 15, 2024 in the Municipal Building at 1099 Ocean Avenue at 7:00 p.m.

Public Hearing: Mayor Kelly to read the ordinance by title:

BOND ORDINANCE NO. 15-2024

BOND ORDINANCE PROVIDING AN APPROPRIATION OF \$240,000 FOR SEWER UTILITY IMPROVEMENTS FOR AND BY THE BOROUGH OF SEA BRIGHT IN THE COUNTY OF MONMOUTH, NEW JERSEY AND, AUTHORIZING THE ISSUANCE OF \$228,000 BONDS OR NOTES OF THE BOROUGH FOR FINANCING PART OF THE APPROPRIATION.

Councilmember Leckstein offered a motion to open the public hearing on Bond Ordinance No. 15-2024; seconded by Councilmember Gorman:

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

Public Hearing (Bond Ord. No. 15-2024)
No one wished to be heard.

Councilmember Leckstein offered a motion to close the public hearing on Bond Ordinance No. 15-2024; seconded by Councilmember Lamia:

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

Councilmember Leckstein offered a motion to adopt Bond Ordinance No. 15-2024 and advertise according to law; seconded by Councilmember Gorman:

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

BE IT ORDAINED, BY THE BOROUGH COUNCIL OF THE BOROUGH OF SEA BRIGHT, IN THE COUNTY OF MONMOUTH, NEW JERSEY (not less than two-thirds of all members thereof affirmatively concurring) AS FOLLOWS:

SECTION 1:

The improvements described in Section 3 of this bond ordinance (the "Improvements") are hereby authorized to be undertaken by the Borough of Sea Bright, New Jersey (the "Borough") as general improvements. For the said Improvement there is hereby appropriated the amount of \$240,000, such sum includes the sum of \$12,000 as the down payment (the "Down Payment") required by the Local Bond Law of the State of New Jersey, constituting Chapter 2 of Title 40A of the New Jersey Statutes, as amended and supplemented (the "Local Bond Law"). The Down Payment is now available by virtue of provisions in one or more previously adopted budgets for down payments for capital improvement purposes.

SECTION 2:

In order to finance the cost of the Improvements not covered by application of the Down Payment, negotiable bonds of the Borough are hereby authorized to be issued in the principal amount of \$228,000 pursuant to the provisions of the Local Bond Law (the "Bonds"). In anticipation of the issuance of the Bonds and to temporarily finance said improvements or purposes, negotiable bond anticipation notes of the Borough are hereby authorized to be issued in the principal amount not exceeding \$228,000 pursuant to the provisions of the Local Bond Law (the "Bond Anticipation Notes" or "Notes").

SECTION 3:

(a) The Improvements authorized and the purpose for the financing of which said obligations are to be issued is for the Ocean Avenue Sewer Relining Project to including relining of a 24" sewer main in the area of Imbrie Place, including all work and materials necessary therefor and incidental thereto, and as shown on and in accordance with the plans and specifications on file with the Borough Clerk.

(b) The estimated maximum amount of Bonds or Notes to be issued for the purpose of financing a portion of the cost of the Improvements is \$228,000.

(c) The estimated cost of the Improvements is \$240,000 which amount represents the initial appropriation made by the Borough.

SECTION 4:

All Bond Anticipation Notes issued hereunder shall mature at such times as may be determined by the chief financial officer of the Borough (the "Chief Financial Officer"); provided that no Note shall mature later than one year from its date. The Notes shall bear interest at such rate or rates and be in such form as may be determined by the Chief Financial Officer. The Chief Financial Officer shall determine all matters in connection with Notes issued pursuant to this ordinance, and the signature of the Chief Financial Officer upon the Notes shall be conclusive evidence as to all such determinations. All Notes issued hereunder may be renewed from time to time subject to the provisions of Section 8(a) of the Local Bond Law. The Chief Financial Officer is hereby authorized to sell part or all of the Notes from time to time at public or private sale and to deliver them to the purchasers thereof upon receipt of payment of the purchase price plus accrued interest from their dates to the date of delivery thereof. The Chief Financial Officer is directed to report in writing to the Borough Council of the Borough at the meeting next succeeding the date when any sale or delivery of the Notes pursuant to this ordinance is made. Such report must include the amount, the description, the interest rate and the maturity schedule of the Notes sold, the price obtained and the name of the purchaser.

SECTION 5:

The capital budget of the Borough is hereby amended to conform with the provisions of this ordinance to the extent of any inconsistency herewith. The resolution in the form promulgated by the Local Finance Board showing full detail of the amended capital budget and capital program as approved by the Director, Division of Local Government Services, Department of Community Affairs, State of New Jersey is on file with the Borough Clerk and is available for public inspection.

SECTION 6:

The following additional matters are hereby determined, declared, recited and stated:

(a) The Improvements described in Section 3 of this bond ordinance are not current expenses, and are capital improvements or properties that the Borough may lawfully make or acquire as general improvements, and no part of the cost thereof has been or shall be specially assessed on property specially benefited thereby.

(b) The period of usefulness of the Improvements, within the limitations of the Local Bond Law, and according to the reasonable life thereof computed from the date of the Bonds authorized by this bond ordinance, is 40 years.

(c) The Supplemental Debt Statement required by the Local Bond Law has been duly prepared and filed in the office of the Borough Clerk and a complete executed duplicate thereof has been filed in the office of the Director, Division of Local Government Services, Department of Community Affairs, State of New Jersey. Such statement shows that the gross debt of the Borough, as defined in the Local Bond Law, is increased by the authorization of the Bonds and Notes provided in this bond ordinance by \$228,000 and the obligations authorized herein will be within all debt limitations prescribed by the Local Bond Law.

(d) An aggregate amount not exceeding \$60,000 for items of expense listed in and permitted under Section 20 of the Local Bond Law is included in the estimated cost of the Improvements, as indicated herein.

SECTION 7:

Any funds received from time to time by the Borough as contributions in aid of financing the purposes described in Section 3 of this Ordinance (including funds to be received from the Borough of Rumson pursuant to an agreement between the Borough of Rumson and the Borough which requires the reduction of the debt authorized herein based upon reimbursement of 50% of the costs) shall be used for financing said Improvements by application thereof either to direct payment of the cost of said Improvements or to the payment or reduction of the authorization of the obligations of the Borough authorized therefor by this Bond Ordinance. Any such funds received may, and all such funds so received which are not required for direct payment of the cost of said Improvements shall, be held and applied by the Borough as funds applicable only to the payment of obligations of the Borough authorized by this Bond Ordinance.

SECTION 8:

The full faith and credit of the Borough are hereby pledged to the punctual payment of the principal of and interest on the obligations authorized by this bond ordinance. The obligations shall be direct, unlimited obligations of the Borough, and the Borough shall be obligated to levy ad valorem taxes upon all the taxable property within the Borough for the payment of the obligations and the interest thereon without limitation of rate or amount.

SECTION 9:

The Chief Financial Officer of the Borough is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the Borough and to execute such disclosure document on behalf of the Borough. The Chief Financial Officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the Borough pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the Borough and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the Borough fails to comply with its undertaking, the Borough shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

SECTION 10:

This Bond Ordinance constitutes a declaration of official intent under Treasury Regulation Section 1.150-2. The Borough reasonably expects to pay expenditures with respect to the Improvements prior to the date that Borough incurs debt obligations under this Bond Ordinance. The Borough reasonably expects to reimburse such expenditures with the proceeds of debt to be incurred by the Borough under this Bond Ordinance. The maximum principal amount of debt expected to be issued for payment of the costs of the Improvements is \$228,000.

SECTION 11:

This bond ordinance shall take effect 20 days after the first publication thereof after final adoption, as provided by the Local Bond Law.

I HEREBY CERTIFY this to be a true and correct Bond Ordinance No. 15-2024 of the Mayor and Borough Council of the Borough of Sea Bright, introduced on September 17, 2024, and will be further considered after a Public Hearing held on October 15, 2024, in the Mayor Dina Long Community Room, 1097 Ocean Avenue, at 7:00 pm.

Public Hearing: Mayor Kelly to read the ordinance by title:

CAPITAL ORDINANCE NO. 16-2024
AN ORDINANCE PROVIDING FUNDING FOR VARIOUS CAPITAL ACQUISITIONS FOR THE BOROUGH OF SEA BRIGHT AND APPROPRIATING \$150,000 FOR SUCH PURPOSE.

Councilmember Bieber offered a motion to open the public hearing on Capital Ordinance No. 16-2024; seconded by Councilmember Gorman:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

Public Hearing (Capital Ord. No. 16-2024)
No one wished to be heard.

Councilmember Leckstein offered a motion to close the public hearing on Capital Ordinance No. 16-2024; seconded by Councilmember Keeler:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

Councilmember Leckstein offered a motion to adopt Capital Ordinance No. 16-2024 and advertise according to law; seconded by Councilmember Gorman:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

BE IT ORDAINED BY THE BOROUGH COUNCIL OF THE BOROUGH OF SEA BRIGHT, IN THE COUNTY OF MONMOUTH AND STATE OF NEW JERSEY, AS FOLLOWS:

Section 1. The Borough of Sea Bright, in the County of Monmouth, New Jersey, authorizes for various capital acquisitions, including the acquisition of a portable traffic message board for the Police Department, metering and thermal imaging equipment for the Fire Department, a pick-up truck with plow and accessories and skid steer snow box and broom attachments for the Department of Public Works, to be funded from the sources specified in Section 2 of the Ordinance.

Section 2. The amount of \$150,000 is hereby appropriated for the purposes stated in Section 1 of the Ordinance and which amount was funded from the Borough’s General Capital Surplus in the amount of \$150,000.

Section 3. In connection with the purpose and the amount authorized in Sections 1 and 2 hereof, the Borough determines the purpose described in Section 1 hereof is not a Current Expense and is an improvement which the Borough of Sea Bright may lawfully make as a general improvement.

Section 4. All ordinances or parts of ordinances which are inconsistent with the terms of this Ordinance be and the same are hereby repealed to the extent of their inconsistency.

Section 5. This Ordinance shall take effect immediately upon due passage and publication according to law.

Public Hearing: Mayor Kelly to read the ordinance by title:

ORDINANCE NO. 17-2024

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 70, ENTITLED “BUILDING CONSTRUCTION,” ARTICLE I, “UNIFORM CONSTRUCTION CODE, “SECTION 70-3, “FEES,” OF THE CODE OF THE BOROUGH OF SEA BRIGHT

Councilmember Leckstein offered a motion to open the public hearing on Ordinance No. 17-2024; seconded by Councilmember Gorman:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

Public Hearing (Ordinance No. 17-2024)
No one wished to be heard.

Councilmember Leckstein offered a motion to close the public hearing on Ordinance No. 17-2024; seconded by Councilmember Lamia:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

Councilmember Leckstein offered a motion to adopt Ordinance No. 17-2024 and advertise according to law; seconded by Councilmember Bieber:

Roll Call: Bieber, Catalano, Gorman, Keeler, Lamia, Leckstein
Yes Absent Yes Yes Yes Yes

BE IT ORDAINED by the Borough Council of the Borough of Sea Bright in the County of Monmouth, State of New Jersey, as follows:

SECTION ONE: Chapter 70, “Building Construction”, of the Code of the Borough of Sea Bright, Section 70-3G., “Construction of Accessory and Storage Structures,” be and the same is hereby amended and supplemented to read, as follows:

“G. CONSTRUCTION OF ACCESSORY STRUCTURES

- Construction of an accessory storage shed, pool cabana or similar accessory structures over 200 square feet \$75
- Construction of an accessory storage shed, pool cabana, or similar accessory structures over 500 square feet \$150”

REGULAR MEETING**OCTOBER 15, 2024**

00982	CITY OF LONG BRANCH		
24-01092	10/07/24 PW GASOLINE EXPENSES: OCT 2024	Open	4,529.29
00256	CLEARY, GIACOBBE, ALFIERI &		
24-01102	10/07/24 LEGAL EXPENSES	Open	385.00
24-01105	10/07/24 LEGAL EXPENSES	Open	682.50
24-01116	10/08/24 LEGAL EXPENSES	Open	2,047.50

			3,115.00
2843	COASTAL CAMERA NETWORK		
24-01089	10/04/24 STREAMING SERVICES - BEACH	Open	14.99
3147	COMMUNITY GRANTS, PLANNING		
24-00348	03/18/24 AFFORDABLE HOUSING	Open	331.00
01493	COOPERATIVE INDUSTRIES, L.L.C.		
24-01135	10/09/24 GASOLINE EXPENSES	Open	212.28
2390	COSTA, VALERIA		
24-00965	09/04/24 Buildings & Grounds	Open	2,800.00
02231	COUSINS LANDSCAPING		
24-00524	05/08/24 BLDG & GRDS.	Open	5,583.33
3182	CRISTINE PASTERCHICK		
24-01046	09/24/24 CHILDREN'S MUSIC CLASS	Open	50.00
02253	DAVID HODER ASSOCIATES		
24-01056	09/25/24 PB REVIEW - MAYER RESIDENCE	Open	560.00
24-01057	09/25/24 PB REVIEW BD REAL ESTATE	Open	210.00
24-01058	09/25/24 PB REV - BOND CALCULATION	Open	280.00

			1,050.00
2528	DCH FORD		
24-01064	09/25/24 POLICE: VEHICLE MAINTENANCE	Open	76.78
2655	DE SESA ENGINEERING CO.		
24-01088	10/04/24 WIRE & CABLE INSTALLATION	Open	2,524.03
01544	DESCHAMPS MATS SYSTEMS, INC.		
24-00826	07/18/24 MOBI-MATS & MOBI FENCE	Open	41,628.64
01016	FIORE PAVING, INC.		
23-00463	04/27/23 ROAD PROGRAM	Open	17,910.91
3117	FLAMINGO FIT LLC		
24-01065	09/25/24 ZUMBLA CLASS SEPT 2024	Open	300.00
2406	FP MAILING SOLUTIONS		
24-01047	09/24/24 TRANSACTION FEES	Open	100.00
02101	GANNETT NY/NJ LOCALI-Q		
24-01077	10/02/24 Bond Ord. No. 15-2024 INTRO	Open	83.60
00979	GIBBONS, P.C.		
24-01101	10/07/24 BOND ORDINANCE - LEGAL	Open	475.00
01887	HEIM ELECTRONICS, INC.		
24-01008	09/11/24 Buildings & Grounds	Open	450.00
24-01009	09/11/24 Sreets & Roads	Open	145.00
24-01010	09/11/24 Sewer	Open	145.00
24-01011	09/11/24 Sewer	Open	145.00
24-01012	09/11/24 Sewer	Open	145.00

			1,030.00
2478	HOLISTIC WELLNESS, LLC		
24-01066	09/25/24 YOGA CLASSES SEPT 2024	Open	300.00
2710	HOLMDEL TOWNSHIP		
24-01120	10/08/24 FISCAL OFFICER OCT 2024	Open	3,656.34
2791	HUDSON ENERGY SERVICES		
24-01133	10/09/24 ELECTRIC EXPENSES: 8/30-9/30	Open	78.42
00421	IIA-FIRE DEPT. TESTING SERVICE		
24-00289	03/06/24 2024 Testing	Open	3,790.74
3173	IMAGE 360		
24-01086	10/04/24 SPOOKY SEA BRIGHT BANNER	Open	148.00
2297	INTEGRATED TECHNICAL SYSTEMS		
24-01042	09/18/24 PARKING EXPENSES	Open	2,944.25

REGULAR MEETING

OCTOBER 15, 2024

2561	INTRON TECHNOLOGY SOLUTIONS		
24-01043	09/18/24 COMPUTER SYSTEMS	Open	15.00
3153	JAYADIT BUILDERS LLC		
24-00455	04/17/24 VIEWING PLATFORMS	Open	5,857.50
2573	JCP & L		
24-01134	10/09/24 ELECTRIC: SEPT-OCT	Open	13,876.98
2515	JOLYN CLOTHING COMPANY, LLC		
24-00487	04/25/24 BEACH	Open	889.60
00202	KAY PRINTING & ENVELOPE CO, INC		
24-01082	10/02/24 UCC forms	Open	214.70
2442	KINTECH, INC.		
24-01111	10/07/24 CRS mailing for Oct	Open	511.99
02110	KLEIN, DON		
24-01041	09/18/24 BEACH SUPPLIES REIMBURSEMENT	Open	480.00
00108	LEON S. AVAKIAN, INC.		
23-00818	07/20/23 ENGINEER	Open	232.50
23-00848	08/01/23 ENGINEER-BULKHEAD	Open	6,917.50
24-01096	10/07/24 PAST OUTSTANDING INVOICES	Open	5,088.75
24-01097	10/07/24 PAST OUTSTANDING INVOICES	Open	7,201.25
24-01098	10/07/24 PAST OUTSTANDING INVOICES	Open	8,890.00
24-01099	10/07/24 OUTSTANDING PAST INVOICES	Open	6,245.00
24-01100	10/07/24 ENGINEERING BILLS OCT 2024	Open	12,440.00
24-01112	10/07/24 Romano -3 Island view	Open	45.00
24-01113	10/07/24 SB 23-10.4 7 Mountain View	Open	166.25

			47,226.25
2278	MCLAUGHLIN, STAUFFER & SHAKLEE		
24-01114	10/07/24 LEGAL EXPENSES SEPT 2024	Open	8,587.53
02045	MONMOUTH COUNTY SPCA		
24-01122	10/08/24 ANIMAL CONTROL SERVICES	Open	325.00
2277	MUNCO OF NEW JERSEY		
24-01070	10/02/24 2024 Dues for Ed Wheeler	Open	75.00
01399	NEW JERSEY AMERICAN WATER		
24-01139	10/09/24 WATER EXPENSES	Open	6,536.66
01810	NJ DEPT OF HEALTH		
24-00996	09/11/24 August 2024 Dog License Report	Open	1.20
24-01081	10/02/24 Dog Report - September 2024	Open	4.20

			5.40
02185	NJ DEPT OF LABOR & WORKFORCE		
24-01067	09/30/24 2023 ASSESSMENT FEES	Open	222.00
00329	NJ MUNICIPAL MANAGEMENT ASSOC.		
24-01130	10/09/24 NJMMA Luncheon - NJLOM Conf.	Open	40.00
00113	NJ NATURAL GAS COMPANY		
24-01137	10/09/24 NATURAL GAS	Open	183.52
00502	NJ STATE LEAGUE/MUNICIPALITIES		
24-01060	09/25/24 DPW Job Posting	Open	115.00
01309	OCEANPORT BOARD OF EDUCATION		
24-00718	06/24/24 GRADE SCHOOL TAX: 2024-2025	Open	60,358.25
02019	OMEGA GRAPHICS		
24-01038	09/13/24 4 BEACH POSTERS	Open	340.00
00046	ONE CALL CONCEPTS, INC.		
24-01068	10/02/24 SEWER CHARGES	Open	38.61
3140	PASHMAN, STEIN, WALDER & HAYDEN		
24-01119	10/08/24 LEGAL FEES-AFFORDABLE HOUSING	Open	487.50
2525	POOR JOHNS PORTABLE TOILETS		
24-00876	08/07/24 Beach	Open	366.00
24-00975	09/04/24 Beach	Open	366.00

			732.00

REGULAR MEETING**OCTOBER 15, 2024**

2290	PORZIO, BROMBERG & NEWMAN		
24-01103	10/07/24 LEGAL EXPENSES OCT 2024	Open	27,036.33
24-01104	10/07/24 FEASIBILITY STUDY	Open	10,000.00

			37,036.33
01463	PUMPING SERVICES, INC.		
24-00977	09/04/24 Sewer	Open	615.60
00164	RAIN, WILLIAM		
24-01095	10/07/24 MEDICARE REIMBURSEMENT	Open	161.10
2330	RAW POWER GENERATOR SERVICE		
24-00833	07/19/24 Sewer	Open	731.25
24-00834	07/19/24 Buildings & Grounds	Open	887.50
24-00835	07/19/24 Sewer	Open	731.25
24-00836	07/19/24 Buildings & Grounds	Open	887.50
24-01001	09/11/24 Sewer	Open	4,168.99

			7,406.49
2728	READY REFRESH BY NESTLE		
24-01132	10/09/24 WATER EXPENSES	Open	307.01
3157	S.J.SERVICES, INC.		
24-01044	09/23/24 SEASONAL JANITORIAL SERVICES	Open	97,712.00
00408	SCHWAAB, INC.		
24-00997	09/11/24 Construction stamps -2	Open	90.49
01554	SEA BRIGHT SERVICE CENTER		
24-00964	09/04/24 POLICE: VEHICLE MAINTENANCE	Open	109.95
24-00969	09/04/24 POLICE: VEHICLE MAINTENANCE	Open	429.70
24-01007	09/11/24 POLICE: VEHICLE MAINTENANCE	Open	991.36

			1,531.01
00027	SEABOARD WELDING SUPPLY, INC.		
24-01093	10/07/24 OXYGEN/HAZMAT	Open	18.50
2473	SHORE AUTO SUPPLY, INC.		
24-01052	09/24/24 VEHICLE SUPPLIES FD	Open	66.49
00053	SHORE REGIONAL HIGH SCHOOL		
24-00715	06/24/24 HIGH SCHOOL TAX: 2024-2025	Open	243,541.53
02225	STAPLES ADVANTAGE		
24-01005	09/11/24 office supplies	Open	135.83
24-01076	10/02/24 Office Supplies	Open	78.08

			213.91
00194	STATE OF NJ DIV OF PENSIONS		
24-01091	10/07/24 OCTOBER 2024 INSURANCE	Open	60,181.81
2535	SUBURBAN DISPOSAL, INC.		
24-01115	10/07/24 TRASH/RECYCLING OCTOBER 2024	Open	36,519.08
01779	TIMOTHY HILL ELECTRIC CO., INC		
24-00974	09/04/24 Buildings & Grounds	Open	1,100.00
24-01071	10/02/24 Sewer	Open	1,560.00

			2,660.00
3183	VCS		
24-01048	09/24/24 2024-2025 SOFTWARE SERVICES	Open	4,566.00
2291	VERIZON		
24-01087	10/04/24 FIOS CHARGES	Open	932.93
2658	VERIZON		
24-01125	10/08/24 PHONE EXPENSES	Open	70.94
02061	VERIZON WIRELESS		
24-01128	10/08/24 VERIZON BUSINESS CHARGES	Open	1,682.52
2850	WEX BANK (NEW)		
24-01123	10/08/24 GASOLINE EXPENSES	Open	136.64

TOTAL: \$ 798,334.86**Manual Checks / Wire Transfers**

24-01110	United States Postal Service	\$300.00
10/07/2024	CRS MAILING POSTAGE ACCOUNT REPLENISHMENT	

TOTAL: \$300.00**GRAND TOTAL: \$ 798,634.86**

MAYOR AND COUNCIL COMMENTS

Mayor Kelly commented on the riverfront development project and said we will have to live with the noise over the next week or so while they demolish and remove concrete from all the deconstruction and the new bulkhead will be underway soon which is pretty exciting. Some residents have been complaining about poor communication with the developer - the Administrator has been receiving weekly updates from the developer and will be sharing those updates on social media and on the Borough website. The developer also sent two rounds of letters offering to do a structural assessment of properties prior to construction - the Mayor recommends scheduling a visit. There is a town hall meeting scheduled for October 29th regarding tax assessments and on October 25th from 6:00pm-9:00pm the Historical Committee will be having an art show.

Councilman Bieber stated that there have been complaints about the dredging project in the river. Administrator Giolitto looked into the timeframe of the project and we should expect it to wind down at the end of October / early November. Councilman Bieber feels that we have made a good effort to enforce the E-Bike ordinance as signs were put up and patrols have taken place - some residents are still concerned and he would like to discuss it at the next workshop meeting to see where we can make improvements for next year. The work continues with flood mitigation efforts with the DOT - they will be providing us with a comprehensive list of information they need from us to move forward with funding for our bulkheading project.

Councilwoman Gorman announced that our Halloween events will be on October 26th - trunk or treat will start at 2:00pm, the parade will start at 3:15pm and the haunted firehouse will begin at 6:45pm.

Councilman Keeler thanked the Fire Department, specifically Chief Murphy, for their open house last Saturday. The Methodist Church had a fall festival that was a great event as well.

Councilman Lamia stated that he and Administrator Giolitto participated in a complete streets webinar that discussed the "e-bike" situation and what other towns are doing. Eatontown is the number one town in New Jersey for safe streets and ranks 13th in the Country....Red Bank was also ranked high. Councilman Leckstein offered to provide an introduction to anyone in Eatontown as he is the Attorney for the Land Use Board in Eatontown.

EXECUTIVE SESSION

Executive Session not held.

ADJOURNMENT

Councilmember Leckstein offered a motion to adjourn the meeting; seconded by Councilmember Gorman:

Roll Call:	Bieber,	Catalano,	Gorman,	Keeler,	Lamia,	Leckstein
	Yes	Absent	Yes	Yes	Yes	Yes

Respectfully Submitted,

Christine Pfeiffer
Borough Clerk