

**WORKSHOP MEETING
TOWNSHIP COUNCIL – TOWNSHIP OF OCEAN**

DECEMBER 6, 2010

OAKHURST, NEW JERSEY

Call Meeting to Order: 5:30 pm

Roll Call: Mayor Larkin
Deputy Mayor Hiers, Councilmember(s) Garofalo, Schepiga, Siciliano

Statement of Compliance with the Open Public Meetings Act:

The notice requirements of the Open Public Meetings Act for this meeting have been satisfied; a copy of the Annual Notice was sent to the Asbury Park Press and The Coaster, posted in Town Hall and filed in the office of the Municipal Clerk on December 9, 2009.

ITEMS FOR DISCUSSION:

- D1. Lease of Land – Proposed Amendment - Advanced Fiber Works, Inc.
- D2. EEEBG / Direct Install
- D3. Administrative Review of Planning/Zoning Approvals
- D4. FEMA Grant Update
- D5. 2011 Budget Update

PUBLIC COMMENTS:

RESOLUTION DECLARING CLOSED SESSION FOR THE FOLLOWING MATTERS:

- C1. Litigation – COAH
- C2. Litigation – Loch Arbour
- C3. Contract – Local 701 and Local 177

**AGENDA
REGULAR TOWNSHIP COUNCIL MEETING
TOWNSHIP OF OCEAN
7:00 p.m.**

DECEMBER 6, 2010

OAKHURST, NEW JERSEY

Call Meeting to Order: 7:00 pm

Roll Call: Mayor Larkin
Deputy Mayor Hiers, Councilmember(s) Garofalo, Schepiga, Siciliano

Pledge of Allegiance and Silent Prayer

Statement of Compliance with the Open Public Meetings Act:

The notice requirements of the Open Public Meetings Act for this meeting have been satisfied; a copy of the Annual Meeting Notice was sent to the Asbury Park Press and The Coaster, posted in Town Hall and filed in the office of the Municipal Clerk on December 9, 2009.

Fire Exit Procedures:

There are two emergency exits on the wall to my right that will take you to the front of the building and another one to my left that will take you to the rear parking lot.

Notice:

All cell telephones must be turned off. If you need to make a call, kindly make your call outside the meeting room.

PROCLAMATION: Greater Ocean Township Chamber of Commerce

Mayor's Statement: Public Portion of any Questions as to Resolutions and Vouchers

The purpose of this public portion is solely to ask questions to understand Resolutions and/or Vouchers that appear on this agenda and is not an occasion for a public hearing on an Ordinance. All questions not related to an item on this Agenda should be asked during the Public Comments portion at the conclusion of the meeting.

Public Questions on Resolutions and/or Vouchers:**CONSENT AGENDA:****MINUTES:**

November 8, 2010 – Workshop, Public and Closed Meeting

RESOLUTIONS:

10-194 Authorize the Release of Performance Guarantee for the following:

- a. Block 1.02, Lot 39 – 2128 Kings Highway – Central Jersey Radiologists
- b. Block 7, Lot 12 – 13 Woodrow Street – Juana & Jason Penta
- c. Block 12.03, Lot 4 – 155 Larchwood Avenue – Monmouth Custom Builders
- d. Block 20, Lot 16 – 282 Park Avenue – Essential Homes, LLC
- e. Block 26.08, Lot 15.03 – 311 Crimson Circle – Coastal Development Co., LLC
- f. Block 33.28, Lot 9 – 1804 Fanwood street – Coastal Development Co., LLC
- g. Block 35.02, Lot 13 – 25 Framingham Road – Wayside Hills, LLC
- h. Block 75, lot 7 – 606 Beechwood Avenue – T.B.C. Construction Group, Inc.
- i. Block 105, Lot 22 – 1304 Maple Avenue – Kolarsick Builders, Inc.
- j. Block 138, Lot 81 – 7 Woods End – Waterford Properties, Inc.
- k. Block 3.03, Lot 38 – 511 West Park Avenue – Craig Kappmeier
- l. Block 33.10, Lot 19.01 – 2000 Linden Street – Alfred Slinger
- m. Block 47, Lot 3 – 222 Runyan Avenue – Ashira Builders, Inc.
- n. Block 36, Lot 33 – 1219 Deal Road – Richard Thetgyi

10-195 Authorize the Release of Maintenance Guarantees for the following:

- a. Block 3, Lots 2.01 & 3 – Lexus of Monmouth (Additional Parking Area) – Ray Catena Lexus of Monmouth
- b. Block 10, Lot 24.01 – 18 Saxony Drive – Steven & Carolyn Dayon
- c. Block 34, Lot 24 – 802 West Park Avenue – Commerce Bank
- d. Block 35, Lot 113.01 – 1175 Deal Road – Todd Morgano Builders
- e. Block 40.11, Lot 9 – 1001 Roseld Avenue – Four Star Builders
- f. Block 54, Lot 3 – 104 Crosby Avenue – A.S. Builders
- g. Block 60.02, Lot 9.01 – 35 Bruns Road – Olde Monmouth Builders, LLC
- h. Block 130, Lot 6.01 – 1320 Vina Avenue – Palatial Homes, Inc.
- i. Block 22, Lot 82 – 266 Norwood Avenue – JP Morgan Chase Bank, N.A.
- j. Block 37, Lot 18 – 2901 Asbury Avenue – Motiva Enterprises
- k. Block 182, Lots 85 & 86 – 1500 Highway 35 – Ocean's trident, Inc./Steven's Furniture-LazyBoy/Sealy

10-196 Accept the Performance Guarantees for the following:

- a. Block 56, Lot 5 – 200 Roseld Avenue – Simon & Renee Abadi

- b. Block 53, Lot 5 – 228 Crosby Avenue – Monmouth Custom Builders, Inc.
- c. Block 37.07, Lot 5 – 1 Jackson Circle – Eric Bosniak and M. Charli Bohm

10-197 Approve the 2011 Township Council Meeting schedule

10-199 Authorization to accept bids for the following:

- a. Vehicle Maintenance

INDIVIDUAL ACTION:

VOUCHERS: \$

RESOLUTIONS:

10-200 Authorize the Tax Collector to refund tax overpayments made by the owner of Block 18, Lot 14 (209 Cedar Avenue)

10-201 Accept award of the 2011 Community Development Block Grant, in the amount of \$12,783.00, for ADA Improvements to the Senior Center

10-202 Approve the extension of the contract with AFLAC

10-203 Approve a Road Opening Permit for New Jersey Natural Gas on Berkeley Avenue to serve work being done at 731 Highway 35 for a fee of \$551.76

10-204 Ratify the Collective Bargaining Agreements with the PBA and SOA for the years 2008 through 2011

10-205 Approve a salary adjustment for non-union Township personnel

10-206 Amend Resolution #10-185b, approved at the November 8, 2010, approving the maintenance contract for Colonial Terrace Golf Course that was awarded to Valleycrest Golf Course Maintenance

10-207 Consideration of Bids:

- a. Recap Tires, Accessories and Road Service

10-208 Authorize the Tax Collector to issue a refund to property owners who have received a favorable State Tax Appeal judgments

10-209 Authorize the Transfer of Funds in accordance with N.J.S.A. 40A:5-58 and N.J.S.A. 40A:4-45.4a.

ORDINANCES:

Adoption(s):

Ordinance #2159 – An Ordinance amending Ordinance #1895, #2004 and #2120 (Coaster) entitled: “An Ordinance fixing salaries and compensation of certain offices, positions and employees in the Township of Ocean, County of Monmouth, State of New Jersey

Ordinance #2161 – Amend Chapter II of the “Revised General Ordinances of the Township of Ocean, 1965” entitled “Personnel Policies, Practices and Procedures”.

Introduction(s):

Ordinance #2162 – An Ordinance amending Chapter II, Section 5.5 of the “Revised

(P.H. 1/10/11 Coaster) General Ordinance of the Township of Ocean, 1965” entitled:
Department of Law

Ordinance #2164 – An Ordinance amending and supplementing Chapter 21 of the
(P/H 2/11 Coaster) Comprehensive Land Development Ordinance of the Township of
Ocean creating the “R-2HD” Overlay Zone

COMMENTS:

PUBLIC COMMENTS:

ADJOURNMENT: