

**REGULAR MEETING  
OCTOBER 17, 2023  
BOROUGH COUNCIL**

Council President Manginelli called the Regular Meeting to order at 7:00 PM.

The Borough Clerk read the following statement: "Pursuant to Section 5 of the Open Public Meetings Act, adequate notice of this meeting has been provided by posting on the bulletin board at Borough Hall and by notification to the Asbury Park Press, the Newark Star Ledger, and the Coaster at least 48 hours prior to this meeting and filing with the Borough Clerk all on December 20, 2022."

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**ROLL CALL (Executive Session)**

PRESENT: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli  
ABSENT: None

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**EXECUTIVE SESSION**

Council President Manginelli asked Mr. Starkey to read the following Executive Session Resolution:

**BOROUGH OF TINTON FALLS  
COUNTY OF MONMOUTH**

**R-23-160**

**RESOLUTION TO ENTER EXECUTIVE SESSION**

**WHEREAS**, the Open Public Meetings Act provides that the Borough Council may go into executive session to discuss matters that may be confidential or listed pursuant to N.J.S.A. 10:4-12; and

**WHEREAS**, it is recommended by the Director of Law that the Borough Council go into executive session to discuss matters set forth hereinafter which are permissible for discussion in executive session.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Tinton Falls that the Council shall go into executive session to discuss the following items:

**1) Potential Property Acquisitions or Sales – N.J.S.A. 10:4-12(b)(5)**

None

**2) Personnel Matters – N.J.S.A. 10:4-12(b)(8)**

None

**3) Contract Negotiations – N.J.S.A. 10:4-12(b)(4) or (b)(7)**

Discussion – EMS South Matters

**4) Litigation/Potential Litigation – N.J.S.A. 10:4-12(b)(7)**

None

*Dr. Dobrin offered a motion to approve Resolution R-23-160, seconded by Mrs. Clay.*

**ROLL CALL**

AYES: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli  
ABSTAIN: None  
NAYS: None  
ABSENT: None

Council President Manginelli advised that at this time Council would move into Executive Session.

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Council President Manginelli advised that Council was back on the record at 7:34 PM for the start of the Regular Meeting.

**ROLL CALL (Regular Meeting)**

PRESENT: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli  
ABSENT: None  
ALSO PRESENT: Michelle Hutchinson, Borough Clerk  
Kevin Starkey, Director of Law  
Charles Terefenko, Business Administrator  
Thomas Fallon, Director of Finance

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All present stood for a salute to the Flag. A moment of silent prayer was followed by the flag salute.

Council President Manginelli asked the Director of Law, Kevin Starkey to summarize the executive session discussion.

Mr. Starkey stated there was one item discussed in the Executive Session, the Council discussion pertaining to EMS South matters.

**APPROVAL OF MINUTES**

*Mr. Nesci offered a motion to approve the September 19, 2023, Regular Session Meeting Minutes seconded by Mrs. Clay.*

**ROLL CALL**

AYES: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli  
ABSTAIN: None  
NAYS: None  
ABSENT: None

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**REPORT OF MAYOR/COUNCIL/ADMINISTRATION**

**Director of Finance - Thomas Fallon**

Mr. Fallon reported the budget process is underway and will be distributed to department heads for review and meetings will be held November 20<sup>th</sup> and 21<sup>st</sup>.

**Administrator – Mr. Terefenko**

Mr. Terefenko thanked everyone involved in making Community Day 2023 a success. The Recreation Department will be holding their Trunk or Treat event on the 27<sup>th</sup> and asked everyone to check our social platforms for upcoming holiday events.

**Director of Law- Kevin Starkey**

Mr. Starkey had no report.

**Borough Clerk – Michelle Hutchinson**

Ms. Hutchinson had no report.

**Council's Reports**

-Ms. Buckley thanked everyone involved in a successful Community Day especially Councilwoman Clay and the DPW staff. The next Environmental Commission meeting is September 26<sup>th</sup> and the next FMERA meeting is tomorrow night with a resolution on their agenda regarding RWJ Barnabas property and their engineers needing extra testing time.

-Mrs. Clay thanked the Community Day Committee for all their hard work and flexibility and echoed the success of the event.

-Mr. Nesci thanked DPW, Police, Recreation Department and all who helped plan Community Day which was a fantastic event. The Planning Board reviewed the application from Apple Street Kitchen for an expansion of the restaurant and parking which will be reviewed by the Borough Engineer.

-Dr. Dobrin reported that the Library Association Board meeting questioned the maintenance of the library building and Dr. Dobrin will follow up with the DPW Director. Also, Community Day was a wonderful event with such well-behaved children attending and what a great town to raise a family.

-Mr. Manginelli complimented Ms. Clay on a great job with Community Day.

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**ORDINANCES FOR INTRODUCTION**

There were no ordinances for introduction this evening.

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**ORDINANCES FOR FINAL CONSIDERATION**

There were no ordinances for adoption this evening.

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**PUBLIC DISCUSSION**

*Mrs. Clay offered a motion to open the Public Discussion, seconded by Dr. Dobrin.*

**ROLL CALL**

AYES: All in Favor  
NAYS: None  
ABSENT: None  
ABSTAIN: None

Mr. Manginelli asked the Clerk if there were any public comments submitted and the response was none.

*Ellen Goldberg, 90 Glenwood Drive – Ms. Goldberg spoke about the success of Community Day and thanked everyone involved and suggested next year to lower the music volume and add veggie burgers as a food option. She thanked Dr. Dobrin for the prayer and acknowledgment of the travesty in Israel and thanked the Police for their presence at their temple location this past Saturday.*

*There being no further comments, Dr. Dobrin offered a motion to close the Public Discussion, seconded by Mr. Nesci.*

**ROLL CALL**

AYES: All in Favor  
NAYS: None  
ABSENT: None  
ABSTAIN: None

**PUBLIC DISCUSSION CLOSED**

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**MISCELLANEOUS BUSINESS FOR THE GOOD OF THE ORDER - None**

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**RESOLUTIONS**

*Ms. Buckley offered a motion to approve Resolution R-23-161, seconded by Mrs. Clay.*

**ROLL CALL**

AYES: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli  
ABSTAIN: None  
NAYS: None  
ABSENT: None

**BOROUGH OF TINTON FALLS  
COUNTY OF MONMOUTH**

**R-23-161**

**RESOLUTION APPOINTING A MEMBER OF THE ENVIRONMENTAL COMMISSION TO FILL  
UNEXPIRED TERM TO EXPIRE 12/31/2024**

**WHEREAS**, on or about September 2, 2023, Scott Paterson submitted his resignation from the Environmental Commission,

**NOW, THEREFOR, BE IT RESOLVED**, that the appointment of the below listed person to fill the unexpired term of Scott Paterson, made by the Mayor be and the same is hereby confirmed. Said term to be effective as listed below.

Brynn Mosello      Alt. Member #1 - Term 01/01/2023 - 12/31/2024 -      Unexpired (Seat 8)

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**CONSENT AGENDA**

*Mrs. Clay offered a motion to approve the Consent Agenda, seconded by Dr. Dobrin.*

**ROLL CALL**

AYES: Ms. Buckley, Mrs. Clay, Dr. Dobrin, Mr. Nesci, Mr. Manginelli

ABSTAIN: None

NAYS: None

ABSENT: None

**BOROUGH OF TINTON FALLS  
COUNTY OF MONMOUTH**

**R-23-162**

**RESOLUTION AUTHORIZING CANCELLATION OF MUNICIPAL CERTIFICATE OF SALE**

**WHEREAS**, Tax Sale Certificate #3252 was issued to the Borough of Tinton Falls for sewer charges on Block 129.09 Lot 74 (34 Fennec Court), assessed to, at a tax sale held on October 28, 2020 and

**WHEREAS**, the Mortgage Company has redeemed Certificate #3252 by paying the full amount of the delinquency.

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Municipal Clerk of the Borough of Tinton Falls are hereby authorized to endorse Certificate of Sale #3252 for cancellation.

I, Carol Hussey, Tax Collector of the Borough of Tinton Falls, hereby certify that Tax Sale Certificate #3252 was redeemed on October 10, 2023.

**BOROUGH OF TINTON FALLS  
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**R-23-163**

**RESOLUTION AUTHORIZING CANCELLATION OF MUNICIPAL CERTIFICATE OF SALE**

**WHEREAS**, Tax Sale Certificate #3288 was issued to the Borough of Tinton Falls for sewer charges on Block 26.01 Lot 187 (3 Citation Court), assessed to Jordan Klix, at a tax sale held on October 26, 2022, and

**WHEREAS**, the Mortgage Company has redeemed Certificate #3288 by paying the full amount of the delinquency.

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Municipal Clerk of the Borough of Tinton Falls are hereby authorized to endorse Certificate of Sale #3288 for cancellation.

I, Carol Hussey, Tax Collector of the Borough of Tinton Falls, hereby certify that Tax Sale Certificate #3288 was redeemed on October 10, 2023.

**BOROUGH OF TINTON FALLS  
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**R-23-164**

**RESOLUTION AUTHORIZING PURCHASE OF PROPRIETARY GOODS**

**WHEREAS**, the Department of Public Works is in need of replacing the fabric roof panels of the custom-built salt dome that was erected by WeCover Structures in 2001; and

**WHEREAS**, Fair Creek Building Solutions LLC, 283 Octorara Trail, Gap, PA 17527 is the only authorized dealer/contractor of WeCover Structures in the New Jersey area; and

**WHEREAS**, this purchase is permitted under N.J.S.A. 40A:11-2, and the regulations contained in N.J.A.C. 5:34-9.1, as a Purchase of Proprietary goods or services; and

**WHEREAS**, Mark Shaffery, Director of Public Work recommends this purchase;

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**NOW, THEREFORE BE IT HEREBY RESOLVED** that Fair Creek Building Solutions LLC, 283 Octorara Trail, Gap, PA 17527 is to be awarded a contract in the amount of \$58,900 for the replacement of the fabric roof panels on the custom-built salt dome;

**BE IT FURTHER RESOLVED** that the Mayor and Borough Clerk are hereby authorized to execute a contract for the Borough of Tinton Falls as specified herein above.

I hereby certify funds are available from: Operating Budget to Public Buildings and Grounds

**BOROUGH OF TINTON FALLS  
COUNTY OF MONMOUTH**

**R-23-165**

**RESOLUTION – APPROVAL OF BILLS – OCTOBER 17, 2023**

**WHEREAS**, the Borough of Tinton Falls received certain claims against it by way of vouchers received during the period ending October 17, 2023; and

**WHEREAS**, the Borough Council has reviewed said claims.

**NOW, THEREFORE BE IT RESOLVED**, by the Borough Council of the Borough of Tinton Falls, County of Monmouth, that the following claims be certified by the Chief Financial Officer for approval and payment.

**SUMMARY**

<b>GENERAL</b>	<b>6,692,261.61</b>
<b>SEWER UTILITY</b>	<b>314,920.69</b>
<b>GRANT FUND</b>	<b>2,046.18</b>
<b>TRUST FUNDS</b>	<b>58,790.68</b>
<b>DOG TRUST FUND</b>	<b>2,989.90</b>
<b>ESCROW</b>	<b>14,043.00</b>
<b>ADDITIONS</b>	<b><u>1,803,662.42</u></b>
<b>TOTAL</b>	<b>8,888,714.48</b>

CERTIFICATION OF FUNDS:

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**EXECUTIVE SESSION**

**ADJOURNMENT**

*Mr. Nesci offered a motion to adjourn, seconded by Dr. Dobrin.*

**ROLL CALL**

AYES: All in Favor

NAYS: None

ABSENT: None

ABSTAIN: None

TIME: 7:50pm

Respectfully Submitted,

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Michelle Hutchinson, Borough Clerk

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John Manginelli, Council President

APPROVED AT A MEETING HELD ON: