

**Regular Meeting
Borough of Eatontown Governing Body
Wednesday, January 8, 2025**

This meeting has been advertised in accordance with the Open Public Meetings Act: A notice of the meeting has been published in the Asbury Park Press, Star Ledger and the Link News, posted on the bulletin board in the lobby of Borough Hall, and posted to the Borough website. Public Comment is welcome at any time.

Mayor Talerico opened the Regular Meeting at 7:55pm, noting the Borough's compliance with the Open Public Meetings Act

1. ROLL CALL

PRESENT: Mayor Anthony Talerico, Jr., Council President Virginia M. East
Councilmembers Danielle M. Jones, Meir Araman, Carl Lawson, Candace M. Faust, Maria Escalante

ALSO PRESENT: Attorney Bayer, Borough Clerk Martin

ABSENT: Interim Administrator Lucia

The Flag Salute was held during Workshop.

2. APPROVAL OF MINUTES

A. Regular Meeting/Closed Session – 12/18/2024

B. Reorganization Meeting – 1/1/2025

Motion to approve the amended minutes by C/Lawson; seconded by C/East

Voice Vote: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

Councilmember Escalante abstained from December 18th minutes.

3. COMMUNICATIONS

A. DOT - Transportation Alternatives Set-Aside Program Request for Applications Letter

B. NJNG - Annual Review/Revision of Societal benefits Change Factors for Remediation Yr 2024 Petition

C. Public Notice - Netflix Coastal Area Facility Review Act Individual Permit Application

D. Borough of Tinton Falls - Ord. 2024-1519, Vacating the Rights of Public Portion of Paper Street (Wardell Road)

E. Monmouth County Commissioners, Support of Bill S-3817 and A-4967

F. Shrewsbury Borough - Hearing Notice, 82 Strauss Drive

G. Shrewsbury Borough - Hearing Notice, 400 Morris Ave, LLC

H. DuBois Freshwater Wetlands Notification - JCP&L

I. Eatontown Planning Board Notice of Public Hearing - NJAW

Motion to accept communications A-I by C/Jones; seconded by C/Lawson

Voice Vote: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

4. MAYOR'S REPORT - Mayor Talerico

Mayor Talerico reported that at the end of December, he signed the re-development agreement for Howard Commons, then provided an update. Mayor Talerico then reported on Netflix's receipt of the State ASPIRE Tax Credits, which begins the period of negotiations with the Borough. Mayor Talerico then reported on FMERA's storm water and road design, which will be fully paid for by the state.

5. REPORTS OF COMMITTEES

A. EMERGENCY SERVICES - Council President East

Council President East reported on the Fire Department's meeting and their monthly fire report. Council President East then reported on the First Aid Squad's meeting and their monthly EMS report. Council President East then reported that the First Aid Squad participated in the tree lighting, the Eatontown Lions Club pancake breakfast and the annual Santa run. Further, Council President East thanked the Fire Department and the First Aid Squad for helping with the annual New Years Day Open House. Regarding the Senior Housing Board, Council President East thanked them for providing the food for the resident's luncheon.

B. FINANCE & ORDINANCE - Councilmember Jones

Councilmember Jones reported on the meetings of the Finance & Ordinance Committee, the Cannabis Regulatory Commission, the Eatontown Board of Education, the Monmouth Regional High School Board of Education, the Cannabis

Industry Ad Hoc Committee, the Environmental Commission, the Health and Human Services Committee, the Drug & Alcohol Alliance, and the Youth Committee. Councilmember Jones mentioned that January is the School Board appreciation month, then mentioned a few announcements and upcoming events.

C. POLICE, PUBLIC LIGHTS & PARKING - Councilmember Araman

Councilmember Araman reported on the Police Department's December report.

D. PARKS & RECREATION - Councilmember Lawson

Councilmember Lawson reported on the previous Parks and Recreation Meeting. Councilmember Lawson then reported on prior events as well as some upcoming events. Lawson then reported on the next meetings of the Recreation Committee and the Community Center Advisory Committee. Councilmember Lawson asked the council if they are open to having a volunteer appreciation day at the Monmouth Park Racetrack for all of the volunteers on each committee. Mayor Talerico responded that it is worth looking into. Councilmember Faust commented that maybe the Borough can do a BBQ at Wolcott.

E. PUBLIC WORKS & INSURANCE - Councilmember Faust

Councilmember Faust reported on the bulk and brush and leaf totals for December, then mentioned that Christmas Trees can be put out on the curb for brush pickup. Councilmember Faust then reported on December's bulk schedule and mentioned that the Department of Public Works has salted the town twice and completed 203-man hours. Further reported were some upcoming committee meetings of Complete Streets, Traffic Advisory, Green Team and Beautify Eatontown. Councilmember Faust then mentioned she is to meet up with Councilmember Jones for ideas on some upcoming events. Council President East commented on how busy the Department of Public Works has been. Councilmember Faust responded.

F. PUBLIC BUILDINGS & TENANTS RIGHTS - Councilmember Escalante

Councilmember Escalante reported on the next meetings of the Tenants Right's Committee, the Historical Committee, and the Library Board of Trustees.

6. ADMINISTRATOR'S REPORT - Interim Administrator Lucia

Interim Administrator Lucia was absent, therefore had no report.

7. OLD BUSINESS - None

8. PUBLIC COMMENT ON AGENDA ITEMS ONLY

Mayor Talerico mentioned there are some modifications to the agenda, which are the carrying of Resolution 29-2025 to the next meeting, and the addition of two more resolutions. Mayor Talerico explained the two new resolutions.

The meeting was open to the public on agenda items.

No comments were made.

The meeting was closed to public comment on agenda items.

9. BILLS & CLAIMS AND BI-WEEKLY PAYROLL

Motion to approve the bills, claims and bi-weekly payroll by C/Jones; seconded by C/East

Voice Vote: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

10. NEW BUSINESS

A. ORDINANCE INTRODUCTION

1) Ordinance 01-2025 – Ordinance Adding Chapter 195 to the Code of the Borough of Eatontown Implementing the State Law Concerning Lead-Based Paint Inspections - *First Reading/Introduction (Public Hearing 1/22/25)*

Attorney Bayer read the ordinance by title and explained the Ordinance. The public hearing will be held on 1/22/25.

Mayor Talerico asked if the Borough has the right to farm out the service, and how the Borough can control fees. Attorney Bayer responded. Councilmember Araman asked if this Ordinance is required by the State. Attorney Bayer responded not with the fee amount, but the inspections are. Mayor Talerico explained further. Councilmember Jones asked if there is a

way the Ordinance can state the fee is responsible by the owner and not the tenant. Mayor Talerico and Attorney Bayer responded. The discussion continued regarding the fees.

Motion to introduce the ordinance by C/East; seconded by C/Faust

Roll Call: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

ORDINANCE 01-2025

BOROUGH OF EATONTOWN

COUNTY OF MONMOUTH, STATE OF NEW JERSEY

ORDINANCE ADDING CHAPTER 195 TO THE CODE OF THE BOROUGH OF EATONTOWN IMPLEMENTING THE STATE LAW CONCERNING LEAD-BASED PAINT INSPECTIONS

WHEREAS, pursuant to P.L. 2021, c.182, all municipalities are now required, with certain exceptions, to inspect every single-family, two-family, and multiple rental dwelling located within the municipality at tenant turnover for lead-based paint hazards; and

WHEREAS, the Borough Council of the Borough of Eatontown believes it is in the best interests of the residents to amend the Borough Code to require inspections for lead-based paint in residential rental dwellings to conform with New Jersey State law; and

WHEREAS the Borough Council of the Borough of Eatontown believes it is in th wishes through this Ordinance to establish Chapter 195 entitled "Lead-Based Paint Inspections" of the Borough Code in order to serve the best interests of the Borough and its residents.

NOW THEREFORE BE IT ORDAINED by the Council of the Borough of Eatontown, in the County of Monmouth and State of New Jersey that:

Section I

Chapter 195 to be known as "Lead-Based Paint Inspections." is hereby added to the Code of the Borough of Eatontown and shall read as follows:

Chapter 195 Lead-Based Paint Inspections.

195-1-1 Definitions.

Dust Wipe Sampling – A sample collected by wiping a representative surface and tested in accordance with a method approved by the United States Department of Housing and Urban Development.

Lead Abatement – Measures designed to permanently eliminate lead-based paint hazards in accordance with standards established by the Commissioner of Community Affairs in compliance with standards promulgated by the appropriate federal agencies.

Lead Evaluation Contractor – A person certified by the New Jersey Department of Community Affairs to perform lead inspection and risk assessment work pursuant to N.J.A.C. 5:171.1 et seq.

Lead-based Paint Hazard – Any condition that causes exposure to lead from lead-contaminated dust or soil or lead-contaminated paint that is deteriorated or present in surfaces that would result in adverse human health effects.

Visual Assessment – A visual examination for deteriorated paint or visible surface dust, debris, or residue.

Tenant turnover – The time at which all existing occupants vacate a dwelling unit and all new tenants move into the dwelling unit.

195-2 Inspections.

- (1) A lead evaluation contractor retained by the Borough shall inspect every single-family, two-family, or multiple rental dwelling located in the Borough of Eatontown for lead-based paint hazards through visual assessment and dust wipe sampling in accordance with N.J.S.A. 52:27D-437.1 et seq.
- (2) In lieu of having the dwelling inspected by the Borough's lead evaluator, a dwelling owner or landlord may directly hire a private lead evaluation contractor who is certified to provide lead paint inspection services by the Department of Community Affairs to perform the lead-based paint inspection in accordance with N.J.S.A. 52:27D-437.1 et seq.
- (3) In accordance with N.J.S.A. 52:27D-437.16(c), a dwelling unit in a single-family, two-family, or multiple rental dwelling shall not be subject to inspection and evaluation for the presence of lead-based paint hazards if the unit:
 - a. Has been certified to be free of lead-based paint;
 - b. Was constructed during or after 1978;
 - c. Is in a multiple dwelling that has been registered with the Department of Community Affairs as a multiple dwelling for at least ten (10) years, either under the current or a previous owner, and has no outstanding

lead violations from the most recent cyclical inspection performed on the multiple dwelling under the "Hotel and Multiple Dwelling Law," P.L.1967, c.76 (C.55:13A-1 et seq.);

- d. Is a single-family or two-family seasonal rental dwelling which is rented for less than six months duration each year by tenants that do not have consecutive lease renewals; or
 - e. Has a valid lead-safe certification.
- (4) The owner, landlord, and/or agent of every single-family, two-family, or multiple rental dwelling unit offered for rental shall be required to obtain an inspection of the unit for lead-based paint hazards every three (3) years, or at tenant turnover, whichever is earlier.
- (5) If lead-based paint hazards are identified, then the owner, landlord, and/or agent of the dwelling shall remediate the lead-based paint hazard using lead abatement or lead-based control methods in accordance with N.J.S.A. 52:27D-437.16(d). Upon the remediation of the lead-based paint hazard, the Borough's lead evaluation contractor shall conduct an additional inspection of the unit to certify that the hazard no longer exists. If no lead-based paint hazards are identified, then the Borough's lead evaluator shall certify the dwelling as lead-safe on a form prescribed by the Department of Community Affairs, which shall be valid for two (2) years.
- (6) Pursuant to N.J.S.A. 52:27D-437.16(e), property owners shall:
- a. Provide evidence of valid lead-safe certification and the most recent tenant turnover at the time of the cyclical inspection
 - b. Provide evidence of a valid lead-safe certification obtained pursuant to this Section to new tenants of the property at the time of tenant turnover unless not required to have had an inspection by a lead evaluation contractor or permanent local agency pursuant to §63-2(C) of this Chapter.
 - c. Maintain records of lead-safe certification, which shall include name(s) of the unit tenant(s), if inspection was conducted during a period of tenancy.
- (7) Fees.
- a. The Borough shall charge the dwelling owner or landlord, and the dwelling owner or landlord shall pay the Borough in advance of any inspection, a fee sufficient to cover the cost to the Borough of the inspection, which shall be dedicated to meeting the costs of implementing and enforcing this section, which shall include the following:
 - a. \$250.00 per dwelling unit for a visual assessment performed by the lead inspector.
 - b. \$25.00 per dwelling unit filing fee.
 - c. If necessary, a fee of \$295.00 per dwelling unit for reinspection of a unit.
 - b. In accordance with N.J.S.A. 52:27D-437.16(h), an additional fee of \$20.00 per dwelling unit inspected by the Borough's lead evaluation contractor or the owner's private lead evaluation contractor shall be addressed for the purpose of the Lead Hazard Control Assistance Act, unless the owner demonstrates that the Department of Community Affairs has already assessed an additional inspection fee of \$20.00. The fees collected pursuant to this subsection shall be deposited into the Lead Hazard Control Assistance Fund.
 - c. In a common interest community, any inspection fee charged pursuant to this subsection shall be the responsibility of the unit owner and not the homeowners' association, unless the association is the owner of the unit.

63-2 Violations.

If a property owner has failed to conduct the required inspection or initiate any remediation as required by N.J.S.A. 52:27D-437.1 et seq. the owner shall have 30 days to cure the violation. If a property owner fails to cure the violation after 30 days, the property owner shall be subject to a penalty not to exceed \$1,000.00 per week until the required inspection has been conducted or remediation efforts have been initiated.

Section II

All ordinances or parts of Ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

Section III

If any section, paragraph, subdivision, clause or provision of this Ordinance shall be adjudged invalid, such adjudication shall apply only to this section, paragraph, subdivision, clause or provision and the remainder of this Ordinance shall be deemed valid and effective.

Section IV

This ordinance shall take effect upon its passage and publication in the manner required by law.

B. CONSENT AGENDA RESOLUTIONS

(All matters listed hereunder are considered to be routine in nature and will be enacted in one motion. Any person may request an item be removed for separate consideration).

- 1) **Resolution 21-2025** - Auth. Tax Sale Certificate Redemptions
- 2) **Resolution 22-2025** - Cancelling Capital Grant Fund Budget Appropriation and Revenue (Pinebrook Road)
- 3) **Resolution 23-2025** - Cancelling Capital Grant Fund Budget Appropriation and Revenue (Industrial Way West)
- 4) **Resolution 24-2025** - Cancelling Capital Grant Fund Budget Appropriation and Revenue (Malibu Drive)
- 5) **Resolution 25-2025** - Auth. Tax Collector to Substitute up to 2 Mailings in Lieu of Advertisement Not to Exceed \$25.00
- 6) **Resolution 26-2025** - Auth. Electronic Tax Sales Through RealAuction.com Pursuant to Rules of DLGS
- 7) **Resolution 27-2025** - Auth. Appointments, Alternate Prosecutors for Municipal Court
- 8) **Resolution 28-2025** - Appreciation of Eatontown Board of Education
- 9) **Resolution 29-2025** - Auth. Purchase of Container/Trailer, DPW (\$19,290.00)
- 10) **Resolution 30-2025** - Auth. Participation in Defense Logistics Agency, Law Enforcement Support 1033 Program
- 11) **Resolution 31-2025** - Auth. Developer's Agreement, 373 South Street Holdings, LLC (Blk 1401, Lot 20.01)
- 12) **Resolution 32-2025** - Issuing License to Denver Cole Farms, New Jersey, LLC to Operate a Class II Cannabis Manufacturing Business at 275 Industrial Way West
- 13) **Resolution 34-2025** - Approving Memorandum of Agreement with Fort Monmouth Economic Revitalization Authority to Complete the Nicodemus Avenue and Wilson Avenue Roadway Reconstruction Project
- 14) **Resolution 35-2025** - Approving Third Amendment to Purchase and Sale Agreement and Redevelopment Agreement with Fort Monmouth Economic Revitalization Authority for the Redevelopment of the Nicodemus Park Parcel

Resolution 29-2025 was carried to the January 22nd council meeting.

Councilmember Jones commented that copies of Resolution 28-2025 will be given to the School Board members after adoption.

Mayor Talerico asked Attorney Bayer to explain Resolution 32-2025. Attorney Bayer explained the resolution to representative Ron Wollner. Mayor Talerico asked Mr. Wollner for a follow-up on his previous given license. Mr. Wollner commented he will submit an update to the Borough Clerk.

Motion to approve Consent Items 1-14 (Resolutions 21-28, 30-35) as a group by C/Jones; seconded by C/East
Roll Call: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

RESOLUTION 21-2025 - AUTHORIZING TAX SALE CERTIFICATE REDEMPTIONS

WHEREAS, The Tax Collector has forwarded to the Borough of Eatontown a list of Tax Sale Certificate Outside Liens for Redemption and has recommended that the same be refunded.

NOW THEREFORE BE IT RESOLVED by the Governing Body of the Borough of Eatontown that the below listed Tax Sale Certificates be cancelled and endorsed as fully satisfied.

BLOCK	LOT	QUAL	NAME	AMOUNT CERTIFICATE	AMOUNT PREMIUM	CERTIFICATE NUMBER
2501	9		US BANK CUST ACTLIEN HOLDING	\$ 41,439.93	\$ 47,900	22000026
3901	9.21		AMERICAN TAX LIEN FUND LLC	\$ 17,487.37	\$ 21,700	24-00033

RESOLUTION 22-2025 - CANCELLING CAPITAL GRANT FUND BUDGET APPROPRIATION AND REVENUE

WHEREAS, the following Grant Fund Budget Appropriation & Revenue balance remains unexpended and unencumbered:

WHEREAS, the Chief Financial Officer is requesting that the unexpended balance that is no longer required be cancelled.

Miscellaneous Revenues:

Special Items of General Revenue Anticipated with Prior Written Consent of the Director of Local Government Services:

Public and Private Revenues off-set with Appropriations:

Pinebrook Road Improvements \$370,294

General Appropriations:

Operations – Excluded from "CAPS"

Public and Private Programs Offset by Revenues:

Pinebrook Road Improvements \$370,294

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Eatontown, that said balance be hereby canceled.

RESOLUTION 23-2025 - CANCELLING CAPITAL GRANT FUND BUDGET APPROPRIATION AND REVENUE

WHEREAS, the following Grant Fund Budget Appropriation & Revenue balance remains unexpended and unencumbered:

WHEREAS, the Chief Financial Officer is requesting that the unexpended balance that is no longer required be cancelled.

Miscellaneous Revenues:

Special Items of General Revenue Anticipated with Prior Written Consent of the Director of Local Government Services:

Public and Private Revenues off-set with Appropriations:

Industrial Way West \$181,056.15

General Appropriations:

Operations – Excluded from “CAPS”

Public and Private Programs Offset by Revenues:

Industrial Way West \$181,056.15

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Eatontown, that said balance be hereby canceled.

RESOLUTION 24-2025 - CANCELLING CAPITAL GRANT FUND BUDGET APPROPRIATION AND REVENUE

WHEREAS, the following Grant Fund Budget Appropriation & Revenue balance remains unexpended and unencumbered:

WHEREAS, the Chief Financial Officer is requesting that the unexpended balance that is no longer required be cancelled.

Miscellaneous Revenues:

Special Items of General Revenue Anticipated with Prior Written Consent of the Director of Local Government Services:

Public and Private Revenues off-set with Appropriations:

Malibu Drive \$107,898.72

General Appropriations:

Operations – Excluded from “CAPS”

Public and Private Programs Offset by Revenues:

Malibu Drive \$107,898.72

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Eatontown, that said balance be hereby canceled.

RESOLUTION 25-2025 - AUTHORIZING MUNICIPAL TAX COLLECTOR TO SUBSTITUTE UP TO TWO (2) MAILINGS IN LIEU OF ADVERTISEMENT FOR TAX SALE AT A COST NOT TO EXCEED \$25.00 (TWENTY-FIVE DOLLARS) FOR EACH MAILING WHICH MAY BE ADDED TO THE COST OF THE SALE

WHEREAS, NJSA 54:5-19.1 authorizes electronic tax sales pursuant to rules and regulations to be promulgated by the Director of the Division of Local Government Services, and

WHEREAS, the rules and regulations require a municipality to send two (2) notices of tax sale to all properties included in said sale; and

WHEREAS, the rules and regulations allow said municipality to charge a fee of \$25.00 per notice for the creation, printing and mailing of said notice; and

WHEREAS, in an effort to more fairly assign greater fiscal responsibility to delinquent taxpayers, the Borough of Eatontown wishes to charge \$25.00 per notice mailed which will be assessed specifically to the delinquent accounts that are causing the need for a tax sale and not to the general tax base.

BE IT RESOLVED by the Council of the Borough of Eatontown that a fee of \$25.00 per notice be established and is hereby authorized and directed to be charged for each notice of tax sale that is sent in conjunction with the 2024 electronic tax sale.

RESOLUTION 26-2025 - AUTHORIZING TO APPROVE ELECTRONIC TAX SALES THROUGH REALAUCTION.COM PURSUANT TO THE RULES AND REGULATIONS PROMULGATED BY THE DIRECTOR OF THE DIVISION OF LOCAL GOVERNMENT SERVICES

WHEREAS, NJSA 54:5-19.1 authorizes electronic tax sales pursuant to rules and regulations to be promulgated by the Director of the Division of Government Services, and

WHEREAS, the Director of the Division of Local Government Services has approved NJ Tax Lien Investors/RealAuction.com to conduct electronic tax sales, and

WHEREAS, an electronic tax sale is innovative and provides a greater pool of potential lien buyers, thus creating the environment for a more complete tax sale process, and

WHEREAS, the municipality of Borough of Eatontown wishes to participate in an electronic tax sale.

NOW, THEREFORE, BE IT RESOLVED, by the governing body of the municipality of Borough of Eatontown, New Jersey, that the Tax Collector is hereby authorized to participate in an electronic tax sale and submit same to the Director of the Division of Local Government Services if necessary.

RESOLUTION 27-2025 - APPOINTING ALTERNATE PROSECUTORS FOR MUNICIPAL COURT

WHEREAS, the Borough of Eatontown via Resolution 05-2024 appointed the firm of Cleary Giacobbe Alfieri as the Municipal Prosecutor for 2025, term expiring December 31, 2024; and

WHEREAS, there is a need to appoint Alternate Municipal Prosecutors in the event that the Attorneys of Cleary Giacobbe Alfieri are unavailable or has a conflict of interest; and

NOW, THEREFORE, BE IT RESOLVED that the Governing Body of the Borough of Eatontown, County of Monmouth, State of New Jersey, hereby appoints the below named individuals as Alternate Municipal Prosecutors for Eatontown Borough Court for the 2024 Calendar year to be paid as the same rate as the firm of Cleary Giacobbe Alfieri:

James Carton, Esq.

Mike Lynch Esq.

Susan DeSimone, Esq.

Ron Sage, Esq.

Robert Cosgrove, Esq.

Pat Menna, Esq.

Amanda Dalton, Esq.

RESOLUTION 28-2025 - APPRECIATION OF EATONTOWN BOARD OF EDUCATION

WHEREAS, The New Jersey School Boards Association has declared January 2025 to be School Board Recognition Month, a time when all residents can acknowledge the contributions made by our local school board members; and

WHEREAS, The Eatontown Board of Education is one of 581 local school boards in New Jersey, which sets policies and oversees the operations for public school districts; and

WHEREAS, The Eatontown Board of Education embraces the goal of high-quality education for all New Jersey public school students; and

WHEREAS, New Jersey's local school boards help determine the educational goals for approximately 1.4 million children in pre-kindergarten through 12th grade; and

WHEREAS, New Jersey's 5,000 local school board members, who receive no remuneration for their services, act as advocates for public school students as they work with administrators, teachers and parents for the betterment of public education; and

WHEREAS, School boards strive to provide the resources necessary to meet the needs of all students, including those with special needs; and

WHEREAS, Boards of education provide accountability to the public; they communicate the needs of the school district to the public; and they convey to school administrators the public's expectations for the schools; and

WHEREAS, New Jersey can take pride in its schools, which rank among the nation's best in key achievement indicators such as the National Assessment of Educational Progress scores, and the preparation for college through advanced placement offerings and SAT assessments; Now, therefore, be it

RESOLVED, That the Borough of Eatontown does hereby recognize the services of the Eatontown Board of Education, as we join communities statewide in observing January 2025 as SCHOOL BOARD RECOGNITION MONTH; and be it further

RESOLVED, That the Borough of Eatontown urges all New Jersey citizens to work with their local boards of education and their public-school staff toward the advancement of our children's education.

RESOLUTION 29-2025 - AUTHORIZING PURCHASE OF CONTAINER TRAILER, DPW

WHEREAS, the Borough of Eatontown Public Works Supervisor has determined there is a need to purchase a 40" Container/Trailer; and

WHEREAS, quotes were obtained:

Sea Box, Inc., Cinnaaminson, NJ \$19,290.00

Crist Container, Farmingdale, NJ \$25,900.00

WHEREAS, it has been determined that the most advantageous quote is from Sea Box, Cinnaaminson, NJ.; and

WHEREAS, Sea Box, Inc., have filed the required Pay to Play documentation; and

NOW, THEREFORE, BE IT RESOLVED that the Borough Council of the Borough of Eatontown hereby authorizes the purchase of the Container/Trailer in an amount not to exceed \$19,290.00.

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the Borough Chief Financial Officer, the Public Works Supervisor and Sea Box, Inc.

RESOLUTION 30-2025 - AUTHORIZING THE BOROUGH OF EATONTOWN THROUGH THE EATONTOWN POLICE DEPARTMENT TO PARTICIPATE IN THE DEFENSE LOGISTICS AGENCY LAW ENFORCEMENT SUPPORT OFFICE 1033 PROGRAM TO ENABLE THE EATONTOWN POLICE DEPARTMENT TO REQUEST AND ACQUIRE EXCESS DEPARTMENT OF DEFENSE EQUIPMENT

WHEREAS, the United State Congress authorized the Defense Logistics Agency (DLA) Law Enforcement Support Office (LESO) 1033 Program (the 1033 "Program") to make use of excess Department of Defense personal property by making that personal property available to municipal, county and State law enforcement agencies ("LEAs"); and

WHEREAS, DLA rules mandate that all equipment acquired through the 1033 Program remain under the control of the requesting LEA; and

WHEREAS, participation in the 1033 Program allows municipal and county law enforcement agencies to obtain property they might not otherwise be able to afford in order to enhance community preparedness, response, and resiliency; and

WHEREAS, although property is provided through the 1033 Program at no cost to municipal and county law enforcement agencies, these entities are responsible for the costs associated with delivery, maintenance, fueling, and upkeep of the property, and for specialized training on the operation of any acquired property; and

WHEREAS, N.J.S.A. 40A:5-30.2 requires that the governing body of the municipality or county approve, by a majority of the full membership, both enrollment in, and the acquisition of any property through, the 1033 Program.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Eatontown that the Eatontown Police Department is hereby authorized to enroll in the 1033 Program for a one-year period from January 1, 2025 through December 31, 2025.

BE IT FURTHER RESOLVED that the Eatontown Police Department is hereby authorized to acquire items of non-controlled property designated "DEMIL A," which may include office supplies, office furniture, computers, electronic equipment, generators, field packs, non-military vehicles, clothing, traffic and transit signal systems, exercise equipment, storage devices and containers, tools, medical and first aid equipment and supplies, personal protection equipment and supplies, lighting supplies, beds and sleeping mats, wet and cold weather equipment and supplies, respirators, binoculars, and any other supplies or equipment of a non-military nature identified by the Eatontown Police Department if it shall become available within the period of time for which this Resolution authorizes, based on the needs of the Eatontown Police Department, without restriction; and

BE IT FURTHER RESOLVED that the Eatontown Police Department is hereby authorized to acquire the following "DEMIL B through Q" property, if it shall become available within the period of time for which this Resolution authorizes; and

BE IT FURTHER RESOLVED that the property available through the Program, "DEMIL A through Q" is attached hereto; and

BE IT FURTHER RESOLVED that the Eatontown Police Department shall develop and implement a full training plan and policy for the maintenance and use of the acquired property; and

BE IT FURTHER RESOLVED that the Eatontown Police Department shall provide a quarterly accounting of all property obtained through the 1033 Program which shall be available to the public upon request; and

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately and shall be valid to authorize requests to acquire (1) "DEMIL A" property that may be made available through the 1033 Program and (2) "DEMIL B through Q" property both of which that may be made available through the 1033 Program during the time period for which this Resolution authorizes, with program participation and all property request authorization terminating on December 31, 2025.

RESOLUTION 31-2025 - RESOLUTION APPROVING DEVELOPER'S AGREEMENT WITH SOUTH HOLDINGS, LLC FOR PROPERTY IDENTIFIED AS BLOCK 1401, LOT 20.01 LOCATED AT 373 SOUTH STREET

WHEREAS, South Holdings, LLC (the "Developer") is the developer of the premises designated as Block 1401, Lot 20.01, on the official tax map of the Borough of Eatontown and located at 373 South Street in the Borough of Eatontown, (the "Property"); and

WHEREAS, the Zoning Board of Adjustment (the "Board") granted preliminary and minor site plan approval by way of Resolution of Approval adopted by the Board on September 10, 2018 under Application #ZB18-20 for construction of a one-story 2,347 square foot addition to the existing 34,113 square foot building for purposes of office space to support the existing office and manufacturing uses located on the Property (the "Initial Approval").

WHEREAS, the Developer applied to the Board for Amended Site Plan approval with use and bulk variance relief seeking to allow the outdoor storage of trailers, concrete weights and propane tanks as well as the outdoor cleaning of tents in conjunction with the existing outdoor tent and party rental facility, and received Amended Site Plan Approval with use and bulk variance relief by adoption of a Resolution on July 10, 2023 under Zoning Board Application #2022-28 (the "Amended Approval") (the Initial Approval and the Amended Approval shall be referred to collectively as the "Project"); and

WHEREAS, the Developer has agreed to construct the Project in accordance with the terms set forth in the Initial Approval and the Amended Approval adopted by the Board, and amongst other requirements, the approval was subject to and conditioned upon the execution of a Developer's Agreement between the Borough and the Developer (the "Developer's Agreement"); and

WHEREAS, the Borough Council of the Borough of Eatontown believes it is in the best interests of its residents and taxpayers to enter into the Developer's Agreement with the Developer to ensure construction of the Project in accordance with the approved plans and specifications and the terms and conditions required by the Zoning Board of Adjustment.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Eatontown, County of Monmouth, State of New Jersey, that it hereby approves the Developer's Agreement with South Holdings LLC, and the Mayor is authorized to execute the Developer's Agreement in a form approved by the Borough Attorney.

BE IT FURTHER RESOLVED a copy of this Resolution shall be forwarded to the follow

1. South Holdings, LLC
2. Kathy Muscillo, Zoning Officer
3. Ed Herrman, Borough Engineer

RESOLUTION 32-2025 - RESOLUTION ISSUING LICENSE TO DENVER COLE FARMS NEW JERSEY, LLC To operate a class II CANNABIS manufacturer BUSINESS AT 275 INDUSTRIAL WAY WEST

WHEREAS, on August 5, 2021, the Borough of Eatontown adopted Ordinance No. 19-2021 (the "Cannabis Ordinance") authorizing and limiting cannabis business establishments in the Borough including two (2) Class 1 Cannabis Cultivator businesses on Industrial Way West; and

WHEREAS, the Borough Council adopted Resolution No. 176-2021 on October 27, 2021 approving a New Marijuana Business License Application requirement for all potential Cannabis businesses seeking to do business in the Borough; and

WHEREAS, Denver Cole Farms New Jersey, LLC ("Denver Cole Farms") filed a New Marijuana Business License Application with the Borough to operate a Class 1 Cannabis Cultivator business located at the property bearing the address 275 Industrial Way West, Eatontown, New Jersey (the "Property"); and

WHEREAS, the Zoning Officer found that the proposed location of Denver Cole Farm's Class 1 Cannabis Cultivator businesses located at the Property is consistent with the Borough's zoning requirements for such facilities; and

WHEREAS, the Borough Council held a hearing at its September 13, 2022 Council meeting and Jeffrey Larson, Denver Cole's founder and President along with Ron Wollner, the owner of the Property where the Class I Cannabis Cultivator business is to be located, testified in support of Denver Cole's request for a Resolution of Support from the Borough Council; and

WHEREAS, the Borough Council adopted a Resolution 214-2022 issuing a Resolution of Support to Denver Cole Farms, to operate a Class 1 Cannabis Cultivator business located at the Property; and

WHEREAS, Denver Cole Labs New Jersey, LLC ("Denver Cole Labs") filed a New Marijuana Business License Application (the "Application") with the Borough to operate a Class II Cannabis Manufacturing business located at the property bearing the address 275 Industrial Way West (Block 3503, Lot 8 on the Borough Tax Map), Eatontown, New Jersey (the "Property"); and

WHEREAS, the Zoning Officer found that the proposed location of Denver Cole Labs' Class II Cannabis Manufacturing businesses located at the Property is consistent with the Borough's zoning requirements for such businesses; and

WHEREAS, the Borough Council conducted a hearing on Denver Cole Labs' request for a Resolution of Support on January 10, 2024 (the "Hearing") with Denver Cole Labs representatives Ron Wollner, Jeffrey Larson and Randy Lanier having been sworn as witnesses and testified before the Borough Council in support of Denver Cole Labs' request; and

WHEREAS, the Borough Council adopted Resolution 34-2024 issuing a Resolution of Support to Denver Cole Labs to operate a Class 2 Cannabis Manufacturer business at the property located at 275 Industrial Way West, Eatontown, New Jersey; and **WHEREAS**, the Cannabis Regulatory Commission requested that Denver Cole Labs (Class 2 operation) change its name to Denver Cole Farms to reflect the same named legal entity operating both Class 1 and Class 2 cannabis operations at the same Property; and

WHEREAS, the Zoning Officer has confirmed that the Property continues to be zoned for Cannabis Class 2 operations and the Borough Council believes it is in the best interest of the Borough to continue to support lawful Cannabis Class 2 operations at the Property.

WHEREAS, the Borough Council adopted Resolution 190-2024 issuing a Resolution of Support to Denver Cole Farms to operate a Class 2 Cannabis Manufacturer business at the property located at 275 Industrial Way West, Eatontown, New Jersey; and

WHEREAS, the Cannabis Regulatory Commission issued an Annual License to Denver Cole Farms New Jersey, LLC to operate a Class 2 Manufacturer facility at the Property on December 20, 2024; and

WHEREAS, Denver Cole Farms New Jersey, LLC has requested that the Borough Council issue a Class II Cannabis Manufacturing business license located at the Property; and

WHEREAS, Section 200-7 (F) of the Borough Code states that in order to be eligible for the issuance of a license to operate a Class 2 Cannabis Manufacturing license, the applicant must provide the Borough with approval from the Planning Board to operate the Class 2 Cannabis Manufacturing facility at the Property and Denver Cole Farms has yet to receive Planning Board approval; and

WHEREAS, the Borough Council believes it is in the best interest of the Borough to further the development of lawful cannabis facilities in conformance with state law and its local ordinances so as to maximize the economic benefit to the Borough from such facilities; and

NOW, THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Eatontown in the County of Monmouth, State of New Jersey that it hereby conditionally authorizes the issuance of an annual license to Denver Cole Farms New Jersey, LLC to operate a Class 2 Cannabis Manufacturer businesses at the premises located at 275 Industrial Way West, Eatontown, New Jersey.

BE IT FURTHER RESOLVED THAT the Borough Clerk is not authorized to release the Class 2 Cannabis Manufacturer license to Denver Cole Farms New Jersey, LLC nor is Denver Cole Farms New Jersey, LLC permitted to obtain building permits for improvements to the portion of the building the Class 2 Manufacturing business will be located until such time that it has obtained Planning Board approval to operate a Class 2 Cannabis Manufacturer business at the premises located at 275 Industrial Way West, Eatontown, New Jersey.

BE IT FURTHER RESOLVED THAT if Denver Cole Farms New Jersey, LLC is not operational within one year of the date of a Planning Board approval for the Class 2 Cannabis Manufacturing business at the Property, the license shall lapse and be eligible for other Class 2 Cannabis Manufacturer businesses operations, unless Denver Cole demonstrates good cause for not being operational within one year. At a minimum, in order for good cause to exist as it relates to the renewal of a cannabis license, the Cannabis Licensee shall provide at least three updates to the Borough Council, via the Borough Clerk, nine months prior, six months prior and three months prior to the license lapsing and/or renewing. The purpose of these updates is to update the Borough Council of any delays in bringing the operation into existence and how Denver Cole operated in good faith to mitigate against any delays preventing the Cannabis Licensee from becoming operational.

BE IT FURTHER RESOLVED THAT a copy of this Resolution shall be forwarded to the following:

- a. Denver Cole Farms New Jersey, LLC
- b. Kathy Muscillo, Director of Planning and Zoning

RESOLUTION 34-2025 - RESOLUTION APPROVING MEMORANDUM OF AGREEMENT WITH FORT MONMOUTH ECONOMIC REVITALIZATION AUTHORITY TO COMPLETE THE NICODEMUS AVENUE AND WILSON AVENUE ROADWAY RECONSTRUCTION PROJECT

WHEREAS, on May 7, 2024, FMERA and the Borough entered into a Memorandum of Understanding to contract to study, map, and recommend repair and/or replacement of portions of Nicodemus and Wilson (South) Avenues and associated improvements including roadways, sidewalks, curbing, street lighting, and stormwater infrastructure, including pipes, manholes, catch basins, and outfall structures to support FMERA's redevelopment of the Main Post Property and to transfer portions of Nicodemus and Wilson (South) Avenues to the Borough, as well as prepare bidding documents to make all necessary repairs and replacements;

WHEREAS, the Borough and FMERA seek to enter into a new Memorandum of Understanding (the "MOU") to allow for the Borough's Special Projects Engineer, ARH Associates, to oversee the bid and construction process to complete necessary improvements to portions of Nicodemus and Wilson (South) Avenues and the associated stormwater infrastructure more fully set forth in the MOU (the "Roadway Improvement Project") at FMERA's cost and expense; and

WHEREAS, the Borough Council of the Borough of Eatontown believes it is in the best interest of the Borough to approve the MOU to implement and complete the Roadway Improvement Project in accordance with the Borough standards at FMERA's cost and expense prior to the Borough assuming ownership of these roadways and infrastructure improvements.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Eatontown, County of Monmouth, State of New Jersey, that it hereby approves the Memorandum of Understanding with the Fort Monmouth Economic Revitalization Authority to implement the Roadway Improvement Project, and the Mayor is authorized to execute the Memorandum of Understanding.

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

1. Kara Kopach, Executive Director
2. William P. Lucia, III, Borough Administrator

RESOLUTION 35-2025 - RESOLUTION APPROVING THIRD AMENDMENT TO PURCHASE AND SALE AGREEMENT AND REDEVELOPMENT AGREEMENT WITH FORT MONMOUTH ECONOMIC REVITALIZATION AUTHORITY FOR THE REDEVELOPMENT OF THE NICODEMUS PARK PARCEL

WHEREAS, FMERA and the Borough entered into a certain Purchase and Sale Agreement and Redevelopment Agreement dated as of November 30, 2020, as amended by the First Amendment to the Purchase and Sale Agreement and Redevelopment Agreement, dated July 28, 2021, the Second Amendment to the Purchase and Sale and Redevelopment Agreement, dated November 14, 2023, (collectively the "Agreement") whereby FMERA agreed to sell and the Borough agreed to purchase and redevelop the Nicodemus Park Parcel for recreation use, improved by Buildings 787, 788, 789, and 770, including Environmental Carve-Out Parcel ECP 98 and the Van Guard Parcel (defined below), located on Fort Monmouth, Eatontown, New Jersey (collectively "Property"); and

WHEREAS, pursuant to the First Amendment to the Agreement, the Parties agreed to include within the sale a portion of land south of Van Guard Avenue into the Property ("Van Guard Parcel") into the larger Property to expand the usable recreation area and provide convenient access and amend the Purchase Price and extend the Due Diligence Period for investigation of the Van Guard Parcel; and

WHEREAS, the Borough closed on the Property on March 7, 2022; and

WHEREAS, pursuant to the Agreement, the Borough was to complete the Redevelopment Project which consisted of the demolition of Buildings 787, 788, 789 and either demolition or upgrading Building 770 and upgrading the existing outdoor space for public use by December 7, 2023; and

WHEREAS, pursuant to the Second Amendment to the Agreement, the Parties agreed to amend the Redevelopment Project to permit additional park amenities including a bathroom pavilion, storage building, splash pad, exercise playground equipment and a dog agility course, and extend the timeline to complete the Project, as the modifications required additional approvals and further impacted the Borough's ability to complete construction in alignment with the limitation on construction related activities on the site as a result of legal protections afforded to bald eagles and ospreys; and

WHEREAS, on November 22, 2024, the Borough requested an additional twelve (12) month extension to the timeline to complete the Redevelopment Project due to equipment delays for infrastructure materials, funding requirements related to the municipal bonding process, and construction limitations due to legal protections for bald eagles and ospreys; and

WHEREAS, the Borough Council of the Borough of Eatontown believes it is in the best interests of its residents and taxpayers to authorize the Third Amendment to the Purchase and Sale Agreement and Redevelopment Agreement to allow the Borough until December 7, 2025 to complete the Project.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Eatontown, County of Monmouth, State of New Jersey, that it hereby approves the Third Amendment to the Purchase and Sale Agreement and Redevelopment Agreement with the Fort Monmouth Economic Revitalization Authority in connection with the Borough's development of the Nicodemus Park Parcel, and the Mayor is authorized to execute the Third Amendment to the Purchase and Sale Agreement and Redevelopment Agreement.

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

1. Kara Kopach, Executive Director
2. William P. Lucia, III, Borough Administrator

C. CONSENT AGENDA MOTIONS

- 1) Acceptance of Tax Collector Report, December 2024
- 2) Acceptance of Planning/Zoning Report, December 2024
- 3) Acceptance of Tax Collector Annual Report of Collections 2024

Motion to accept Consent Agenda Motions 1-3 by C/Jones; seconded by C/Faust

Roll Call: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

11. REMARKS OF COUNCIL AND CITIZENS

Councilmember Jones mentioned some upcoming events.

The meeting was open to the public.

Roy Eisen, Byrnes Lane, mentioned he loved the common sense for adding paving to Nicodemus Avenue. Mr. Eisen then asked Mayor Talerico to expand on the communication regarding Wardell Road. Mayor Talerico responded.

There being no further comments, the meeting was closed to the public.

12. CLOSED SESSION

A. Resolution 33-2025

- 1) Personnel – Committee Appointments
- 2) Contract Negotiations – MOESC

Mayor Talerico noted the Council would not act on the items in Closed Session.

Attorney Bayer read the resolution into the record.

RESOLUTION 33-2025

AUTHORIZING EXECUTIVE SESSION UNDER THE OPEN PUBLIC MEETINGS ACT FOR THE MAYOR AND COUNCIL OF THE BOROUGH OF EATONTOWN

WHEREAS, pursuant to the Open Public Meetings Act, N.J.S.A. 10:4-6 et seq., a municipality may exclude the public from a meeting of the Municipal Council where the Council intends to discuss certain matters for which privacy is needed in order to protect the public interest or certain enumerated private interests; and

WHEREAS, it is necessary for the Mayor and Council of the Borough of Eatontown to discuss in session not open to the public certain matters that are required by law to be confidential, more specifically: 1) Personnel – Committee Appointments, 2) Contract Negotiations – MOESC;

WHEREAS, it is anticipated that the minutes from the deliberations conducted in closed session may be disclosed to the public upon the determination that the public interest will no longer be served by such confidentiality.

NOW THEREFORE BE IT RESOLVED that the Mayor and Council of the Borough of Eatontown do hereby authorize the above-referenced executive session to be held closed to the public, on January 8, 2025.

Motion to enter into closed session by C/Faust; seconded C/Araman

Voice Vote: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante

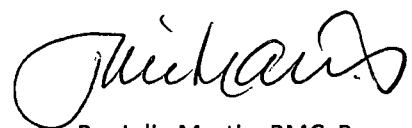
Council entered Closed Session at 8:40pm

Council returned from Closed Session at 9:03pm

12. ADJOURNMENT – 9:04pm

Motion to adjourn by C/East; seconded by C/Faust

Voice Vote: AYE - C/East, C/Jones, C/Araman, C/Lawson, C/Faust, C/Escalante



By: Julie Martin, RMC, Borough Clerk

Exhibits are on file in the Borough Clerk's Office, according to the NJ State Records Retention Schedule established by NJSA 47:3-15 et seq and approved by the State Records Committee. Audio is available on the Borough website.

Approval 01/22/2025

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Bill List By Vendor Id

Page No: 1

P.O. Type: All

Open: N Paid: N Void: N

Range: First to Last

Rcvd: Y Held: Y Aprv: N

Format: Condensed

Bid: Y State: Y Other: Y Exempt: Y

Vendors: All

Include Non-Budgeted: Y

Rcvd Batch Id Range: First to Last

Vendor #	Name	Status	Amount	Void Amount	Contract	PO Type
PO #	PO Date Description					
AAB001	ANTHONY'S AUTO BODY					
24-02759	12/09/24 AUCTION TOWING AUGUST 2024	open	292.00	0.00		
ADD002	ALAN D. DRAKE, INC.					
24-02633	11/14/24	open	6,395.00	0.00		
AHFE001	ALL HANDS FIRE EQUIPMENT					
24-02585	11/12/24 FIRE DEPT BADGE PURCHASE	open	88.74	0.00		
ALPHA005	ALPHA TAX LIEN GROUP					
24-02565	11/08/24 Lien 24-00034 Redemption	open	311.33	0.00		
AMAZ001	AMAZON.COM SERVICES, INC					
24-02488	11/04/24 IND. WRAPPED HOLIDAY TATTOOS	open	798.28	0.00		
AMER1001	AMERIFLEX BUSINESS SOLUTIONS					
25-00033	01/06/25 FSA/COBRA FEE JANUARY 2025	open	115.00	0.00		
P002	GANNETT NJ NEWSPAPERS					
24-02561	11/08/24 Legal Advertisements	open	353.76	0.00		B
ARH001	ADAMS, REHMAN, HEGGAN ASSOC INC					
24-02098	09/23/24 WAMPUM GREENWAY PHASE 3	open	7,446.00	0.00		B
24-02730	12/02/24 #1648 FMERA-NICADEMUS/BROAD ST	open	21,778.00	0.00		
24-02733	12/03/24 #1648FMERA-NICADEMUS/BROAD ST	open	4,563.00	0.00		
24-02800	12/13/24 #1648 FMERA-NICADEMUS-BROAD ST	open	23,390.00	0.00		
			57,177.00			
ATLAS005	ATLAS PRESERVATION					
24-02673	11/20/24 BORO GRAVESTONE PRESERVATION	open	587.90	0.00		
BELOP005	BELO PIZZERIA					
24-02327	10/16/24 Roid Grant Holiday Celeb 12-4	open	302.02	0.00		
24-02329	10/16/24 FULL TRAY CHICKEN FRANCAISE	open	902.59	0.00		
			1,204.61			
BLOOD005	BLOODGOOD LAW ENFORCE TRAIN					
24-02020	09/13/24 Radicalization Sovereign Cit.	open	585.00	0.00		
BOE001	EATONTOWN BOARD OF EDUCATION					
25-00024	01/06/25 TAX LEVY JANUARY 2025	open	1,599,989.00	0.00		
BURK003	WILLIAM BURKE					
24-02507	11/05/24 Santa Tree Lighting 12/6/24	open	150.00	0.00		
ROL005	CAROLYN GING					
24-02631	11/14/24 RE4CREATION REFUND	open	95.00	0.00		

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
CENTR015	CENTRAL JERSEY/CARBON URGENT								
		24-02769	12/10/24	CONSTRUCTION-NEW HIRE PHYSICAL	Open	286.00	0.00		
CGPH001	CGP&H, LLC								
		24-02770	12/10/24	PROF SERVICES	Open	1,756.50	0.00		
COMC004	COMCAST								
		24-02856	12/26/24	PINEBROOK INTERNET SERVICES	Open	330.84	0.00		
CONF001	CONTINENTAL FIRE & SAFETY, INC								
		24-02164	09/30/24	FIREFIGHTER PROTECTIVE EQUIP	Open	15,999.00	0.00		
CRESS005	CRESSON POINT CONSTRUCTION								
		24-02452	10/30/24	6' DRAG BOX	Open	9,275.00	0.00		
DD001	D&D GLASS								
		24-02773	12/11/24		Open	6,450.00	0.00		
DELTA001	DELTA DENTAL								
		25-00073	01/07/25	DEC DELTA DENTAL	Open	12,818.82	0.00		
DILW001	DILWORTH PAXSON								
		24-02741	12/05/24	LEGAL TAX ASSESOR REVIEW	Open	60.00	0.00		
DMV001	NJ DIVISION OF MOTOR VEHICLES								
		24-01035	05/01/24	NEW TITLE FOR NEW DPW SWEEPER	Open	60.00	0.00		
		24-02742	12/05/24	VEHICLE TITLE/REGISTRATION	Open	240.00	0.00		
						300.00			
DMV004	NJ MOTOR VEHICLE COMMISSION								
		24-02420	10/28/24	VEHICLE REGISTRATION	Open	60.00	0.00		
DONNA005	DONNA COOKE								
		24-02725	11/27/24	EYEGLASS REIMBURSEMENT	Open	107.50	0.00		
DRAE001	DRAEGER SAFETY DIAGNOSTICS INC								
		24-02383	10/23/24	Alcotest Calibration	Open	90.25	0.00		
ECLE001	EAST COAST LIGHTING & ENERGY L								
		24-02634	11/14/24		Open	4,090.00	0.00		
EML001	ELECTRONIC MEASUREMENT LAB INC								
		24-02666	11/20/24	FIRE DEPT RETURN SHIPMENT	Open	94.87	0.00		
FBIL001	FBI-LEEDA								
		24-02717	11/26/24	ELI Training	Open	795.00	0.00		
FILEB005	FILEBANK, INC								
		24-02065	09/19/24	Filebank Storage of Files	Open	34,401.21	0.00		
FOC001	SAKER SHOPRITES, INC.								
		24-02072	09/19/24	DECEMBER AFTERCARE SNACKS	Open	350.11	0.00		
		24-02331	10/16/24	DECEMBER BINGO SUPPLIES	Open	49.66	0.00		

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
100001	SAKER SHOPRITES, INC.			Continued					
		24-02335	10/16/24	DECEMBER HOLIDAY CELEBRATION S	Open	249.07	0.00		
		24-02677	11/20/24	BORO REORGANIZATION EVENT	Open	449.42	0.00		
						1,098.26			
FORM001	FORMDOCS, LLC								
		24-02458	10/31/24	Annual Renewal Support Agrmnt	Open	799.95	0.00		
FSS001	ALLIED FIRE & SAFETY EQUIPMENT								
		24-02189	10/02/24		Open	418.50	0.00		B
FUNEX001	FUN EXPRESS, LLC								
		24-02459	10/31/24	ROID HOLIDAY PARTY GOODIES	Open	629.40	0.00		
		24-02514	11/05/24	Winter Holiday Crafts & Supply	Open	152.29	0.00		
						781.69			
GEAR001	GEAR GRID								
		24-01402	06/19/24	FIRE EQUIPMENT LOCKERS REPAIRS	Open	2,249.00	0.00		
GENAC001	BOROUGH OF EATONTOWN GENERAL A								
		24-02850	12/26/24	PAY PERIOD 1/3/25 O/S DETAIL	Open	16,096.00	0.00		
GPC001	GENUINE PARTS COMPANY INC								
		24-02001	09/12/24	OPEN FOR 2024	Open	50.48	0.00		B
3002	GARDEN STATE BOBCAT, INC.								
		24-02520	11/06/24	DOOR KIT	Open	3,948.78	0.00		
GWL001	GEORGE WALL LINCOLN MERCURY, IN								
		24-02003	09/12/24	OPEN FOR 2024	Open	292.65	0.00		B
HOMED01	HOME DEPOT/6035322538819545								
		24-02179	09/30/24	COMMAND MED. WHITE HOOKS	Open	40.84	0.00		
IMA003	MARCO TECHNOLOGIES, LLC								
		24-02789	12/12/24	CONSTRUCTION/POLICE COPIES CHG	Open	308.06	0.00		
IPD001	INST. FOR PROFESSIONAL DEVELOP								
		24-02628	11/14/24	Tax Rate Webinar	Open	50.00	0.00		
JASCW001	JERSEY AUTO SPA CAR WASH LLC								
		24-00930	04/15/24	BUILDING DEPT CAR WASHES	Open	68.00	0.00		B
		24-00931	04/15/24	FIRE PREVENTION CAR WASHES	Open	66.00	0.00		B
						134.00			
JERS001	JCP&L								
		24-02851	12/26/24	BORO ELECTRIC SERVICES	Open	10,697.16	0.00		
		24-02887	01/02/25	BORO ELECTRIC USAGE	Open	509.04	0.00		
						11,206.20			
RS002	HUNTER JERSEY PETERBILT LP								
		24-00740	03/18/24	OPEN FOR 2024	Open	36.75	0.00		B

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
JERS002	HUNTER JERSEY PETERBILT LP				Continued				
		24-02239	10/09/24	DPW# 90 U BOLT-AIR TANK 3/8-24	Open	<u>1,736.18</u>	0.00		
						1,772.93			
JFWL001	JOSEPH FAZZIO-HOWELL LLC								
		24-01896	08/28/24	OPEN FOR 2024	Open	351.70	0.00		B
JGC001	John Guire Supply LLC								
		24-02000	09/12/24	OPEN FOR 2024	Open	135.21	0.00		B
JIF001	MON. MUNICIPAL JOINT INS. FUND								
		25-00012	01/06/25	BORO LIABILITY/COMP INSURANCE	Open	463,074.00	0.00		
KEPWE005	KEPWE SPRING WATER CO, INC								
		24-00046	01/08/24		Open	33.00	0.00		B
KIMBA005	KIMBALL MIDWEST								
		24-00249	01/23/24	OPEN FOR 2024	Open	75.50	0.00		B
KLEIN1	KENNETH KLEINMAN								
		24-02794	12/12/24	MEDICARE INSURANCE REIMBURSE	Open	174.70	0.00		
KLEINE01	EILEEN KLEINMAN								
		24-02793	12/12/24	MEDICARE INSURANCE REIMBURSE	Open	174.70	0.00		
KOH001	CHRIS KOHLER								
		24-02728	12/02/24	WOOBOOT REIMBURSEMENT	Open	24.02	0.00		
LASER001	LASER SAVE								
		24-02608	11/13/24	Ink Cartridges	Open	456.00	0.00		
LECK001	LECKSTEIN & LECKSTEIN, LLC								
		24-02555	11/07/24	ZB Meeting 12.2024	Open	500.00	0.00		
		24-02556	11/07/24	PB Meeting 12.2.2024	Open	500.00	0.00		
		24-02557	11/07/24	PB 12.16.2024	Open	<u>500.00</u>	0.00		
						1,500.00			
LERT002	LERTCH RECYCLING CO, INC								
		24-01671	07/23/24	OPEN FOR CONCRETE	Open	236.75	0.00		B
		24-02449	10/30/24	OPEN FOR CRUSHED CONCRETE	Open	<u>461.65</u>	0.00		B
						698.40			
MAURE005	MAUREEN CLAYTON								
		24-02804	12/13/24	MEDICARE INSURANCE REIMBURSE	Open	978.40	0.00		
MAZ003	MAZZA RECYCLING SERVICES INC								
		24-02735	12/04/24	RESI RECYCLING	Open	244.30	0.00		
		24-02777	12/11/24	RESIDENTIAL RECYCLING	Open	<u>128.75</u>	0.00		
						373.05			
MGL001	MGL PRINTING SOLUTIONS								
		24-02402	10/24/24	FINANCE DEPT PURCHASE ORDERS	Open	1,468.00	0.00		

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
EDAT001	MID ATLANTIC TRUCK CENTRE, INC								
		24-02004	09/12/24	OPEN FOR 2024	Open	513.84	0.00		B
		24-02298	10/15/24	GAUGE LOW COOLANT SENDER	Open	711.19	0.00		
						1,225.03			
MON002	MONMOUTH BUILDING CENTER								
		24-02306	10/16/24		Open	597.73	0.00		B
MRH001	MONMOUTH REGIONAL H.S. BD. OF								
		25-00026	01/06/25	TAX LEVY JANUARAY 2025	Open	1,451,079.17	0.00		
NJAWC001	NEW JERSEY AMERICAN WATER								
		24-02853	12/26/24	BORO MONTHLY WATER USUAGE	Open	217.16	0.00		
NJDH001	NJ DEPT OF HEALTH AND SENIOR S								
		24-02890	01/02/25	December 2024 Dog Report	Open	55.80	0.00		
NJDL003	NJ DEPT OF LABOR & WORKFORCE D								
		24-02846	12/24/24	FEDERAL UI BENEFIT CHARGES	Open	48.01	0.00		
NJN001	NJ NATURAL GAS CO.								
		24-02852	12/26/24	BORO NATURAL GAS USUAGE	Open	7,277.73	0.00		
		24-02891	01/02/25	BORO NATURAL GAS USUAGE	Open	346.26	0.00		
						7,623.99			
EX005	NJ SEX CRIMES OFFICER ASSOC.								
		24-02438	10/29/24	2024 Annual Training Conf.	Open	650.00	0.00		
NOREG005	NOREGON SYSTEMS LLC								
		24-02468	11/01/24	JPRO ANNUAL LICENSE RENEWAL	Open	2,199.00	0.00		
OICEAN01	OCEAN TOOLS, LLC								
		24-02130	09/25/24	1 TR WR 1 IN DR MECH 200-100 F	Open	3,190.00	0.00		
OTOOL005	O'TOOLE SCRIVO, LLC								
		24-02740	12/05/24	LABOR COUNSEL OCT 2024	Open	136.50	0.00		
PCFIRE01	MICHAEL HREHA								
		25-00063	01/06/25	2025 FIRE PREVETION PETTY CASH	Open	100.00	0.00		
PCREC002	JANICE GRASSO								
		25-00058	01/06/25	2025 RECREATION PETTY CASH	Open	250.00	0.00		
PETRO02	PETRO KING SERVICE								
		24-02483	11/04/24	NJDEP REQUIRED PRESSURE DECAY	Open	1,475.00	0.00		
PETWL001	WILLIAM LUCIA								
		25-00061	01/06/25	2025 POLICE PETTY CASH	Open	300.00	0.00		
		25-00064	01/06/25	2025 INVESTIGATION PETTY CASH	Open	1,000.00	0.00		
						1,300.00			
001	REPUBLIC SERVICES								
		24-02715	11/26/24	RESI SERVICES NOVEMBER 24	Open	60,205.25	0.00		

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REP001	REPUBLIC SERVICES	Continued				
24-02832	12/20/24	RESI RECYCLING DEC '24	Open	85,402.63	0.00	
				145,607.88		
REPT001	REPUBLIC SERVICES					
24-02716	11/26/24	RESI TONNAGE NOV. 24	Open	22,213.31	0.00	
24-02734	12/04/24	TONNAGE NOV 24	Open	25,637.13	0.00	
24-02821	12/18/24	TONNAGE DEC 24	Open	21,994.49	0.00	
				69,844.93		
RICOH005	RICOH USA, INC					
24-01710	07/31/24	FINANCE DEPT COPIER LEASE	Open	166.75	0.00	B
24-02875	12/31/24	FINANCE TONER REPLACEMENT	Open	41.00	0.00	
				207.75		
RIG001	MICHAEL RIGNEY					
24-02801	12/13/24	WOOBOOT REIMBURSEMENT	Open	150.00	0.00	
ROBER005	ROBERTS AND SONS INC					
24-00023	01/05/24	OPEN FOR 2024	Open	257.25	0.00	B
RSUNJ001	RUTGERS, STATE UNIVERSITY OF N					
24-02569	11/12/24	LAKE MANAGEMENT - EW0301WA25	Open	595.00	0.00	
SCH001	T&M ASSOCIATES					
21-01760	08/06/21	ROAD ANALYSIS & SEWER REPAIR	Open	2,947.50	0.00	B
24-01180	05/17/24	INDUSTRIAL WAY W PHASE 4	Open	2,554.08	0.00	B
24-02115	09/24/24	GURBISZ SPLASH PARK BATHROOM B	Open	18,365.69	0.00	B
24-02150	09/27/24		Open	2,345.45	0.00	
24-02455	10/31/24	LAND SURVEYING BORO HALL	Open	16,809.12	0.00	B
24-02467	11/01/24	Surrey Equities Escrow #1618	Open	3,544.88	0.00	
24-02558	11/07/24	November 2024 General Services	Open	16,243.15	0.00	
24-02619	11/13/24	Dec 2024 General Services	Open	22,729.15	0.00	
				85,539.02		
SCO001	SCOLES FLOORSHINE IND.					
24-02494	11/05/24		Open	691.60	0.00	
SEA002	SEABOARD WELDING SUPPLY, INC.					
24-02450	10/30/24	OPEN FOR 2024	Open	252.50	0.00	B
SEACST01	SEA COAST CHEVROLET-OLDSMOBILE					
24-01240	05/24/24	OPEN FOR 2024	Open	19.60	0.00	B
24-02527	11/06/24	PD TAHOES	Open	2,218.44	0.00	
				2,238.04		
SKY001	SKYLANDS AREA FIRE EQUIP/TRAIN					
24-02167	09/30/24	FIRE DEPT FIREFIGHTER BOOTS	Open	575.00	0.00	
SULL001	MICHAEL SULLIVAN					
24-02719	11/26/24	EYEGLASS REIMBURSMENT	Open	158.00	0.00	

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RG005	TARGETED TECHNOLOGIES, LLC								
		24-02737	12/04/24	FIREWALL BORO BLDGS	Open	5,484.00	0.00		
TCLAY001	THOMAS CLAYTON								
		24-02803	12/13/24	MEDICARE INSURANCE REIMBURSE	Open	1,467.60	0.00		
TEPS001	STATE OF NJ DEPT OF TREASURY								
		25-00013	01/06/25	SHBP CONT PAYMENT JANUARY 2025	Open	363,354.96	0.00		
TERM001	TERMINATOR TERMITE & PEST MGT								
		24-01003	04/24/24		Open	75.00	0.00		B
		24-01818	08/20/24		Open	75.00	0.00		B
		24-02246	10/10/24		Open	125.00	0.00		B
						275.00			
UGIEN005	UGI ENERGY SERVICE, LLC								
		24-02889	01/02/25	BORO NATURAL GAS USAGE	Open	3,206.23	0.00		
ULINE001	ULINE								
		24-02478	11/04/24	GAS CANS	Open	741.85	0.00		
ULTRA005	ULTRACARE FIRST AID & SAFETY								
		24-02644	11/15/24		Open	600.00	0.00		
FI005	UNIFIRST CORPORATION								
		4-02653	11/15/24	OPEN FOR 2024	Open	653.96	0.00		B
		4-02797	12/13/24	WEEKLY UNIFORM RENTALS 12/12/2	Open	188.72	0.00		
						842.68			
UPS003	UPS								
		24-02796	12/12/24	FINANCE NEXT AIR TAX LETTER	Open	36.94	0.00		
USB001	US BANK								
		25-00068	01/06/25	MCIA 2018 Bond Payment	Open	381,625.00	0.00		
USBACT01	US BANK CUST/ACTLIEN HOLDING								
		24-02829	12/19/24	Lien 22000026 Redemption	Open	89,339.93	0.00		
VBF001	VERIZON BUSINESS FIOS								
		24-02854	12/26/24	FIREHOUSE MONTHLY FIOS ACCT	Open	420.22	0.00		
VER003	V.E. RALPH & SON, INC.								
		24-02586	11/12/24	FIRST AID MEDICAL SUPPLIES	Open	167.16	0.00		
		24-02590	11/12/24	FIRST AID 1ST RESPONDER EQUIP	Open	194.00	0.00		
						361.16			
WO0004	RONNIE L. WOODS								
		24-02811	12/16/24	WOOBKOOT REIMBURSEMENT	Open	169.99	0.00		
WWG010	W.W. GRAINGER, INC.								
		4-02345	10/18/24		Open	254.48	0.00		B

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PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
WWG010	W.W. GRAINGER, INC.	Continued					
24-02393	10/23/24	FIRST AID STORAGE CABINETS	Open	<u>1,649.52</u>	0.00		
				1,904.00			

Total Purchase Orders:	137	Total P.O. Line Items:	0	Total List Amount:	4,889,915.55	Total Void Amount:	0.00
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Totals by Year-Fund							
Fund Description	Fund	Budget Rcvd	Budget Held	Budget Total	Revenue Total	G/L Total	Total
CURRENT FUND:	4-01	298,759.48	0.00	298,759.48	0.00	0.00	298,759.48
CURRENT FUND:	5-01	4,273,705.95	0.00	4,273,705.95	387.00	0.00	4,274,092.95
GENERAL CAPITAL F	C-04	124,732.60	0.00	124,732.60	0.00	0.00	124,732.60
GRANT FUND	G-02	931.42	0.00	931.42	0.00	0.00	931.42
	T-12	55.80	0.00	55.80	0.00	0.00	55.80
	T-15	107,503.76	0.00	107,503.76	0.00	0.00	107,503.76
	T-17	83,839.54	0.00	83,839.54	0.00	0.00	83,839.54
Year Total:		191,399.10	0.00	191,399.10	0.00	0.00	191,399.10
Total of All Funds:		4,889,528.55	0.00	4,889,528.55	387.00	0.00	4,889,915.55