

**BOROUGH OF LAKEHURST
WORK SESSION/REGULAR MEETING
SEPTEMBER 3, 2020**

MEETING OPENED AT 7:30 PM BY MAYOR HARRY ROBBINS.

ALL STOOD FOR THE PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE.

PUBLIC MEETINGS STATEMENT READ INTO RECORD BY MUNICIPAL CLERK CAPASSO:

“IN COMPLIANCE WITH N.J.S.A. 10:4, OPEN PUBLIC MEETINGS ACT, NOTICE WAS GIVEN TO TWO NEWSPAPERS, AND POSTED, THAT A WORK SESSION AND REGULAR MEETING OF THE MAYOR AND COUNCIL IS SCHEDULED FOR THE THIRD DAY OF SEPTEMBER, 2020, WITH THE WORK SESSION TO BEGIN AT THE HOUR OF 7:30 P.M. AND THE REGULAR MEETING TO BEGIN IMMEDIATELY FOLLOWING AT THE LAKEHURST COMMUNITY CENTER, 207 CENTER STREET, LAKEHURST, NEW JERSEY, AT WHICH TIME, THE BUSINESS OF THE BOROUGH WILL BE CONDUCTED.”

ROLL CALL:

COUNCILMAN DAVIS: PRESENT COUNCILMAN LOWE: PRESENT
COUNCILMAN DiMEO: PRESENT COUNCILMAN McCARTHY: PRESENT
COUNCILWOMAN HODGES: PRESENT COUNCILMAN OGLESBY: PRESENT
MAYOR HARRY ROBBINS: PRESENT

WORK SESSION:

REVIEW OF REGULAR MEETING AGENDA:

Municipal Clerk Capasso review the regular meeting agenda.

REPRESENTATIVE FROM 800 ROUTE 70 PRESENT TO DISCUSS PLANS FOR THE FORMER LABOVE SITE:

Dan Czermak, CEO of Beacon Health Systems, explained the plans for the former LaBove site. Mr. Czermak stated the site will be the home for PACE Center, a program for all-inclusive care for the elderly adding it is a day program that provides services that are cover by Medicare and Medicaid. Mr. Czermak also stated the participants will be transported to the center in the morning and be transported home in the afternoon adding they will receive services like physical therapy, occupational therapy, medication management, along with many others. Mr. Czermack further stated that there will be a social worker “on hand” to help with evictions, rent, and family matters. Mr. Czermack went on to say the PACE Center employees home health aides that will go to participants

homes in the morning and evening, physicians and nurse practitioners that will help with discharge planning, and specialist as well.

Councilman Lowe asked how many facilities PACE Center owns.

Mr. Czermack responded that there is one PACE Center called Beacon of Life located in Oceanport, New Jersey added everyone is welcomed to come visit. Mr. Czermack stated that they are working on a project in Florida and added they have a specialty health care center located on the campus of Montclair Center South. Mr. Czermack further stated they have been in the health care business for over twenty years and provide extraordinary services.

Councilwoman Hodges asked on a typical day how many staff member and participants are on site.

Megan Sheridan, Director of Clinical Services, responded the PACE center will usually have 15 participants a day. Ms. Sheridan stated as far as staff, it is hard to say adding some staff members are in and out visiting patients at their homes; however, the center always has a physician and nurse practitioners on site.

Mayor Robbins asked if the center was strictly day.

Ms. Sheridan responded that is correct.

PUBLIC COMMENTS ON AGENDA ITEMS:

Time opened: 7:41 pm

Bobbi Pratt, 703A Oak Street, stated she is concern about the traffic in the area and will the PACE Center be expanding.

Mr. Czermack responded the traffic will have a low impact adding the staff will arrive at 8:00 am and leave 4:00 pm. Mr. Czermack stated he does not see foresee the center expanding.

Jean Roseti, 800 Cedar Street, questioned the ownership of the vacant lot adject to the hotel.

Mr. Czermack responded the center does not own that parcel.

Ms. Roseti questioned the menorah on the building that is now covered by the newly construction building.

Mr. Czermack stated he is not aware of the menorah adding the PACE Center is for all faiths. Mr. Czermack stated the center is adding a staircase next to the building for a need of egress.

Randy Salas, 208 Church Street, questioned a site plan.

Mayor Robbins responded that all construction at the site has been stopped until a site plan is presented to the Land Use Board.

Borough Attorney Ian Goldman stated the project is overseen by the DCA, Department of Community Affairs, adding once the DCA approves the plans, they will communicate with the Manchester Construction Department. Mr. Goldman further stated the borough is waiting on a site plan exemption.

Mrs. Salas stated the PACE Center does not “fall” under B-2 Highway Business Zone.

Councilwoman Hodges responded the Borough’s ordinances does not prohibit it adding it is impossible to list every business that is permitted.

Mrs. Salas asked when the last time the ordinances have been updated.

Mrs. Hodges stated the Ordinance Committee is working on the updates.

Mrs. Pratt asked if the PACE Center is tax exempt.

Mayor Robbins responded the center is not tax exempt.

Alan Hurley, 219 Cedar Street, question the site plan exemption adding a site plan is needed for construction.

Mr. Goldman read Ordinance 25-3 that states changes in use which do not require additional parking shall be exempt; however, a stairwell was added to the building and a site plan will be provided.

Karen McPartlin, 17 Lake Shore Drive, commented that the PACE Center sounds wonderful.

Ms. Sheridan invited everyone to visit the PACE Center Facebook page.

Mr. Czermack stated he will provide literature on the programs offered by the PACE Center for the next council meeting and invited everyone to visit their facility located at 1075 Stephenson Avenue in Oceanport, New Jersey.

Mayor Robbins thanked Mr. Czermack for coming to the council meeting and answering questions from the public and the governing body and for explaining what the PACE Center has to offer.

Dona Sinton, 501 Rose Street, questioned the Borough’s ordinance not listing medical use as a permitted use under the B-2 Highway Business Zone. Mrs. Sinton stated that she

Branch 124

Motion by: Steven Oglesby

Seconded by: Brian DiMeo

To approve consent agenda. Roll call vote held. All votes affirmative.

COMMITTEE/COUNCIL REPORTS:

Councilman DiMeo reported the Youth and Recreation Committee receive guidance from Borough Attorney Ian Goldman in regard to holding activities for the children of the Borough. Mr. DiMeo stated the committee is reviewing and added they hope to have something soon.

Councilman Lowe reported both fire trucks have passed ladder and hose inspections.

Councilman McCarthy reported the Board of Education received county superintendent approval for the temporary instructional spaces for the trailers as well as approvals for hiring, stipend positions, and policies. Mr. McCarthy stated last month the Board of Education reported a negative balance of \$396,971 and added as of the September 1st meeting, they are showing a zero balance.

Mr. McCarthy reported the Public Safety Committee would like to add a resolution for the fire departments radios.

Mayor Robbins responded the consent agenda has been approved already; however, Municipal Clerk Capasso will read the resolution and added the governing body can approve.

Municipal Clerk Capasso read Resolution to Approve the Purchase of Portable Radios for the Lakehurst Volunteer Fire Department No. 1:

WHEREAS, the Borough of Lakehurst as a contracting unit, may without competitive bidding and competitive quotations, purchase any materials, supplies or equipment entered into on behalf of the State by the Division of Purchase and Property in the Department of the Treasury pursuant to the provision of N. J. S.A.40A: 11- 12; and

WHEREAS, Kenwood Dealer RF Design and Integration has been awarded New Jersey State Contract No. T0109 for Fire Department Radios; and

WHEREAS, the Lakehurst Volunteer Fire Company, No. 1, Inc. are in need to upgrade their portable radios; and

WHEREAS, the Lakehurst Volunteer Fire Company, No. 1 has recommended the utilization of this contract for the purchase six portable radios; and

WHEREAS, the portable radios will be plugged into standard 110 outlets and the unit's inverter to eliminate any installation cost; and

WHEREAS, under State Contract No. T0109, Kenwood Dealer can provide the required equipment per their attached quote for the Lakehurst Fire Department in the not to exceed amount of \$15,832.06 attached hereto and made a part hereof; and

WHEREAS, the Lakehurst Volunteer Fire Company, No. 1 has agreed to pay \$8,000.00 out of their 2020 operating budget; and

WHEREAS, the Borough of Lakehurst has agreed to the remaining \$7,832.06 out of the Current Fund budget account: 0-01-25-265-000.

THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Lakehurst, County of Ocean, State of New Jersey that Kenwood Dealer RF Design and Integration under State Contract No. T0109 be utilized for the purchase of six portable radios at the price of \$15, 832.06.

BE IT FURTHER RESOLVED, the Lakehurst Volunteer Fire Company No. 1 will pay \$8000.00 and the Borough of Lakehurst will pay the remaining \$7,832.06.

Motion by: James Davis

Seconded by: Robert McCarthy

To approve Resolution #20-132. Roll call vote held. All votes affirmative.

COMMENTS FROM PUBLIC:

Time opened: 8:18 pm

Jean Roseti, 800 Cedar Street, question the tree removal on Union Avenue for \$4,516.52.

Councilman Lowe responded that was for the removal of ten trees.

Ms. Roseti question Union Avenue being a county road.

Mayor Robbins responded the Borough planted the trees.

Karen McPartlin, 17 Lake Shore Drive, asked is the Borough going to replace the trees.

Mayor Robbins responded Dr. Klohn offered to replace the trees with a heartier tree. Mayor Robbins stated Council President Oglesby knows someone who works for the Forestry Recreation Education Center in Jackson.

Council President Oglesby further stated there is a nursery at the Forestry Recreation Education Center adding they do a tree education program. Mr. Oglesby went on to say they will assist the borough on finding the appropriate trees.

Ms. McPartlin asked if the Borough had a code enforcement officer.

Mayor Robbins responded William VanBerkel is the code enforcement officer.

Ms. McPartlin asked if there was any news on the Wawa.

Municipal Clerk Capasso responded the Land Use Board will be hearing their application at the meeting of September 29th.

Randy Salas, 208 Church Street, question Councilman McCarthy in regard to the Board of Education cash balance.

Councilman McCarthy responded the August 18th meeting showed a negative balance of \$396,971.94 adding as of September 1st with no bills list or no show of receiving of state funds, they show a zero balance.

Bobbi Pratt, 703A Oak Street, asked if the crowding at Lake Horicon is going to be addressed.

Mayor Robbins stated the ordinance committee and the police department are working together to resolve the issues.

Dave Sumner, 409 Willow Street, questioned the Land Use Attorney Adam Pfeffer also represents the owners of 800 Route 70.

Mayor Robbins responded Mr. Pfeffer will dismiss himself when they come in front of the Land Use Board.

Discussion continued in regard to overcrowding at Lake Horicon and the possibilities of badges and parking permits.

Mayor Robbins address the storm drains that have puddling adding some drains that have no piping, the water goes into the earth.

Dona Sinton, 501 Rose Street, asked about the storm drain located at Rose Street and Route 70 that constantly floods during a rainstorm.

Mayor Robbins responded the earth does not take the water fast enough adding that water is allowed to sit up to 24 hours.

Time closed: 8:36 pm

CLOSED SESSION:

Municipal Clerk Capasso reads resolution to go into closed session:

RESOLUTION

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231, P. L. 1975, permits the exclusion of the public from a meeting in certain circumstances, **and**

WHEREAS, this public body is of the opinion that such circumstances presently exist.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Lakehurst, County of Ocean, State of New Jersey, as follows:

The public shall be excluded from discussion of and action upon the hereinafter specified subject matter.

The general nature of the subject matters to be discussed is as follows:

PERSONNEL MATTERS

It is anticipated at this time that the above stated subject matter will be made public.

This resolution shall take effect immediately.

Motion by: Patricia Hodges
To approve resolution to go into closed session. Roll call vote held. All votes affirmative.

Seconded by: Steven Oglesby

Time into closed session: 8:37 pm

Time out of closed session: 8:46 pm

Motion by: James Davis
To end closed session. Roll call vote held. All votes affirmative.

Seconded by: Patricia Hodges

ADJOURNMENT:

Motion by: Brian DiMeo
To adjourn meeting. Roll call vote held. All votes affirmative. Time: 8:46 pm

Seconded by: Steven Oglesby

Maryanne Capasso, RMC
Municipal Clerk