

BOROUGH OF KEYPORT
REGULAR MEETING MINUTES
TUESDAY, MAY 16, 2023 – 7:00 P.M.

CALL TO ORDER: 6:00 PM by Mayor Araneo

SUNSHINE LAW NOTICE: Read by Municipal Clerk

Minutes of the Regular Meeting of the Mayor and Council, Borough of Keyport, held on the above date in Borough Hall Council Chambers, Keyport, NJ, pursuant to the Annual Notice on file with the Borough Clerk forwarded to the Asbury Park Press, The Independent, and Newark Star Ledger and posted on the Bulletin Board in accordance with the Open Public Meeting Act, P.L.1975, c.231.

ROLL CALL:

Members present: Councilmember Demarest, Councilmember Reilly, Councilmember Vecchio, Councilmember Peperoni, Councilmember McNamara, Mayor Araneo

Absent: Council President Davidson

PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

Mayor Araneo dedicated the remembrance to Lauren Hewski, Saint John Vianney High School student.

PRESENTATION

FY2023 NPP-ARP Grant Application Overview, presented by Nicole Henn, NPP Coordinator

COMMITTEE REPORTS

(Councilmember is lead or co-lead liaison of Committees in bold)

Councilmember Demarest: KBBC, Public Works/Water-Sewer, Harbor Commission, Recreation/Senior Center

- DPW updates: restructuring; completed clean up behind Rollos
- KBBC updates: approved pavers across the street (at the Mini Park) bathrooms will be open during events, audit of 2021 budget
- Recent events include Fire Museum (guitar presentation) and a ribbon cutting (First Street Pizza)
- Senior Center cleaned up
- Signs on Highway 36
- Article about Keyport in magazine

Councilmember Reilly: Environmental, Fire/First Aid/OEM, Finance/Grants, Heath/Registrar/Construction/Fire Bureau/Code Enforcement/Zoning, Cannabis

- Fire updates: Scott packs distributed; Marine 22 Fire Dept. boat available for service; annual inspection 5/20 at 4pm; Celebrate 70 years of service ex-chief Robert Poling; Unveiling monument for Chief Timothy Pfleger;
- Read First aid calls for service report
- Environmental Commission meeting next Monday

Councilmember Vecchio: Harbor Commission, Municipal Alliance, Police, NPP

- Municipal Alliance Committee (MAC) – new Red Raider Day date, June 1st
- Get High On Life kite event
- Senior prom for senior citizens with prevention message
- Police week celebration at Borough Hall
- Harbor Commission updates: two kiosks have wear and tear and need to be replaced, peeling paint on railings along waterfront
- Clean out of boathouse completed by Bert and Nancy
- Fireman's Park cleaned up

Councilmember Demarest stated KBBC light show in the harbor will be in August – alert Harbor Commission

Councilmember Peperoni: Health/Registrar/Construction/Fire Bureau/Code Enforcement/Zoning, Recreation/Senior Center, Recycling, Municipal Alliance, Police, Redevelopment

- Read Board of Health and Registrar monthly report
- Read Construction report
- No Recreation Committee meeting held

Councilmember McNamara: Finance/Grants, Cannabis, Green Team, NPP

- Finance and grant updates: budget introduction this meeting; Green Acres funding; Fireman's Park has \$900,000 funding (25% grant and balance low interest loan); funding for Police Distracted Driving Campaign and DWI enforcement; NPP grant application
- CME submission for high water alarm system
- Storm water mapping assistance
- Main Street lot striping, Kearney Street pocket park
- No cannabis updates
- Green Team looking into grants for electric vehicle (EV) charging
- Wildlife interaction plan
- Upcoming events: Red Raiders night, Garden Walk

Council President Davidson: Planning Board, Redevelopment, Fire/First Aid/OEM, Public Works/Water-Sewer

Council President Davidson was absent

MAYOR'S UPDATES

Mayor Araneo: Library, Planning Board, KBBC, Green Team, Cultural/Civic, Mayors Wellness Campaign

- Juneteenth event scheduled for Saturday, June 17th, 11am-12:30pm, at Mini Park
- Performed wedding on May 6th - donation was made to (?) fire department
- Attended KBBC meeting May 9th; thanked KBBC for their work on behalf of Keyport
- Keyport mentioned in Monmouth County Tourism Guide
- Recent events include: Bayfest event, Front Street Pizza ribbon cutting; Fire Museum guitar presentation
- Congratulated Broad Street Diner for their winning chili
- Library updates: compost being removed behind library; Story Walk along Henry Hudson Trail; Library levy available after budget is adopted
- Attended Bayshore Mayors meeting
- American Legion: table at events with information suicide awareness; May 29th Memorial Day events
- Keyport featured on New Jersey Thriving Towns on NJPBS on April 22nd

PUBLIC COMMENT PORTION

The Meeting was opened to the public for comments on agenda items only.

Opened: 7:27 PM Motion by Peperoni, Carried by Reilly. Ayes by all present.

Larry Vecchio, 55 W. Front Street – thanked everyone for their support of KBBC events. He stated that the Monmouth County Division of Tourism committed \$5,000 for KBBC events.

Collette Kennedy, 421 Atlantic Street – Concurs with appreciation of the employee handbook completion. She asked if it will be extended to volunteers, appointees, and elected officials as well.

Michael Lane, 51 First Street – Concerning **R2023-157**, feels the residents across the street should be involved in the planning of the Beach Park improvements. Under **R2023-164**, inquired as to whether resolutions will be passed and public comments allowed at the workshop meetings.

Dennis Fotopoulos, 77A Beers Street – Asked for an explanation of **R2023-163** which the Business Administrator provided. He asked how Lincoln will be paid and the Borough Administrator said they will be paid through a voucher, \$15,000 for the year.

Paul Fisher, 166 Second Street – Asked if any reports have been done regarding hazardous materials or asbestos at 162 Second Street. He said he observed someone there digging holes and filling them with garbage and not using dumpsters.

John Merla, 34 Broad Street – Commented that **R2023-163** is a positive step. Commented that there’s an application to remove a 250 gallon oil tank at 162 Second Street.

Elmer Graham Jr., 22 St. Peters Place – Asked about **R2023-159** and Borough Administrator provided explanation. He supports **R2023-163**. He asked about Veterans Committee meeting.

Closed: 7:41 PM Motion by Peperoni, Carried by McNamara. Ayes by all present.

CONSENT AGENDA

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

- R2023-154 Payment of Bills Listed on the May 10, 2023 Bills List
- R2023-155 Payment of Bills Listed on the May 16, 2023 Bills List
- R2023-156 Approval to Submit a Grant Application and Execute a Grant Contract with the New Jersey Department of Transportation for the Improvements to Second Street Project
- R2023-157 Approval to Submit a Grant Application and Execute a Grant Contract with the New Jersey Department of Community Affairs for the NPP American Rescue Plan Grant
- R2023-158 Approving Renewal of the 2023 Employee Handbook and the Policies and Procedures for the Borough of Keyport
- R2023-159 Authorizing the Mayor and Municipal Clerk to Execute the FY2024-FY2026 Revised Amendment Agreement with Monmouth County for Cooperative Participation in the Community Development Program Pursuant to the Inter-Local Services Act
- R2023-160 Approving Eagle Hose Company No. 4 to Solicit Donations on a Public Roadway
- R2023-161 Approving Add-on Request by the Keyport Bayfront Business Cooperative (KBBC) for I Heart Keyport Day
- R2023-162 Approving Request of the Keyport Fire Department’s 2024 Parade Chairman to Conduct a St. Patrick’s Parade
- R2023-163 Authorizing an Agreement with Lincoln Risk Management Corporation for Health Insurance Broker Services for the Borough of Keyport
- R2023-164 Amending the Mayor and Borough Council 2023 Meeting Schedule
- R2023-165 Authorizing the Appointment of a Part-Time Building Maintenance Worker in the Department of Public Works
- R2023-166 Authorizing Use of Borough Property by Keyport Public School for a Class Trip
- R2023-167 Authorizing Use of Borough Property by Friends of the Keyport Library and the Keyport Public Library for a Book & Bling Sale
- R2023-168 Governing Body Certification of Compliance with the United States Equal Employment Opportunity Commission’s “Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964”
- R2023-169 Authorizing the Appointment of Seasonal Part-Time Personnel in the Department of Public Works
- R2023-170 Authorizing the Appointment of a Laborer-1 in the Department of Public Works

APPROVAL OF RESOLUTIONS

Motion to approve resolutions **R2023-154 through R2023-170** on the Consent Agenda.

MM: Reilly 2nd: Vecchio

Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni, McNamara,
 Nays:
 Absent: Davidson
 Abstain:

PUBLIC HEARING/ADOPTION OF ORDINANCE

1. **Ordinance #2023-3** –Revising the Borough’s Bench Program

The Clerk read the Ordinance by Title: **ORDINANCE OF THE BOROUGH OF KEYPORT, COUNTY OF MONMOUTH, NEW JERSEY, REVISING THE BOROUGH OF KEYPORT PUBLIC BENCH SPONSORSHIP PROGRAM**

- 1a. Motion to Open Public Hearing: 7:44 PM
MM: Peperoni 2nd: Reilly

Elmer Graham Jr. – asked for more information, for which the Borough Administrator responded.

- 1b. Motion to Close Public Hearing: 7:45 PM
MM: Peperoni 2nd: Reilly
- 1c. Motion to adopt Ordinance
MM: Peperoni 2nd: Reilly
Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni, McNamara
Nays:
Absent: Davidson
Abstain:
- 1d. Motion authorizing the Clerk to publish the Ordinance as adopted
MM: McNamara 2nd: Reilly Ayes: all present Nays:

2. Ordinance #2023-4 – Amending Time to Abate Public Health and Safety Violations

The Clerk read the Ordinance by Title: **ORDINANCE OF THE BOROUGH OF KEYPORT, COUNTY OF MONMOUTH, NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 1 “GENERAL,” ARTICLE 5 “GENERAL PENALTY,” SECTION 2 “BUILDING, HOUSING, ZONING OR PROPERTY MAINTENANCE PENALTY” OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF KEYPORT**

- 2a. Motion to Open Public Hearing: 7:46 PM
MM: Peperoni 2nd: McNamara

Collette Kennedy – Suggested cleaning up the language in the ordinance.
Michael Lane – Spoke about health and safety issues.

- 2b. Motion to Close Public Hearing: 7:55 PM
MM: Peperoni 2nd: Reilly
- 2c. Motion to adopt Ordinance
MM: Peperoni 2nd: Vecchio
Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni
Nays: McNamara
Absent: Davidson
Abstain:
- 2d. Motion authorizing the Clerk to publish the Ordinance as adopted
MM: Peperoni 2nd: Reilly Ayes: all present Nays:

Councilmember McNamara stated she thinks 7 days is unreasonable

INTRODUCTION OF ORDINANCES

1. Ordinance – COLA Rate Ordinance

The Clerk read the Ordinance by Title: **ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14)**

- 1a. Motion to introduce:
MM: Vecchio 2nd: Peperoni
Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni, McNamara
Nays:
Absent: Davidson
Abstain:

- 1b. Motion authorizing the Clerk to publish the Ordinance in the Asbury Park Press for a Public Hearing
MM: McNamara 2nd: Reilly Ayes: all present Nays:

2. **Ordinance** – Establishing a Community Garden

The Clerk read the Ordinance by Title: **ORDINANCE ESTABLISHING A COMMUNITY GARDEN WITHIN THE BOROUGH OF KEYPORT**

- 2a. Motion to introduce:
MM: Peperoni 2nd: Reilly
Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni, McNamara
Nays:
Absent: Davidson
Abstain:
- 2b. Motion authorizing the Clerk to publish the Ordinance in the Asbury Park Press for a Public Hearing
MM: Reilly 2nd: McNamara Ayes: all present Nays:

INTRODUCTION OF 2023 MUNICIPAL BUDGET

1. **RESOLUTION #R2023-171 Introducing the 2023 Municipal Budget**

The Clerk read the Budget by Title: **MUNICIPAL BUDGET OF THE BOROUGH OF KEYPORT, COUNTY OF MONMOUTH, NEW JERSEY FOR THE YEAR 2023**

Off: Peperoni 2nd: McNamara
Roll Call: Ayes: Demarest, Reilly, Vecchio, Peperoni, McNamara
Nays:
Absent: Davidson
Abstain:

Motion authorizing the Clerk to publish the Budget Summary as introduced for a Public Hearing to be held June 20, 2023.

MM: Peperoni 2nd: McNamara Ayes: all present Nays:

MINUTES FOR APPROVAL

March 21, 2023 Regular Meeting Minutes
April 4, 2023 Regular Meeting Minutes

MM: Reilly 2nd: Vecchio Ayes: all present Nays:
Councilmember McNamara abstained from approval of the March 21, 2023 Meeting Minutes

REPORTS

1. Municipal Clerk’s Report for April 2023
2. Tax/Water/Sewer Collector’s Report for April 2023
3. Board of Health Treasurer’s Report for April 2023
4. Building Department Report for April 2023
5. Municipal Court Report for April 2023

MM: Peperoni 2nd: Reilly Ayes: all present Nays:

NEW BUSINESS

UNFINISHED BUSINESS

DAIS UPDATES

Borough Administrator Kim Humphrey – Provided updates on: employee handbook, DPW seasonal workers, 15 mph signs installed, goose neck light poles repaired, lights damaged in accident

Police Chief Shannon Torres– Read police calls for service report and a police press release regarding an arrest.

Borough Engineer – Provided updates on: water main breaks, continuing work on Church Street which should be completed in a week and half, Second Street lighting, and potential projects on Chandler.

Chief Financial Officer – Stated that this year’s budget was a collaborative effort and was distributed for review and comments to the governing body. The budget will be posted on borough website after introduction.

PUBLIC COMMENT PORTION

The Meeting was opened to the public for comments.

Opened: 8:12 PM Motion by Peperoni, Carried by McNamara. Ayes by all present.

Dennis Fotopoulos, 77 Beers Street – Asked about the Church Street project. Congratulated Ms. Henn for all the NPP work. Asked whether there was an asbestos inspection of 162 Second Street.

John Merla, 34 Broad Street – Said there was a court order to knock down the 162 Second Street building; suggested Mayor Araneo consider a liaison for School Board meetings; observed at the new construction site on First Street and Walnut Street the brand new sidewalks are full of rust. Borough Administrator and Engineer will look into this.

Nancy Carew, 64 Broadway, representing Garden Club – Thanked everyone who supported the plant sale at the First Street Fire House. Asked Ms. Henn about the labyrinth. Borough Administrator noted discussion about it with the Arts Society. Mayor Araneo asked Ms. Henn to include labyrinth in County COVID archive. Mrs. Carew asked about the cleanup at the Senior Center and where the rubble bricks went.

Paul Fisher, 166 Second Street – Received an email from Borough Clerk noting that an asbestos report does not exist for 162 Second Street. Very concerned and suggests it be investigated.

Michael Lane, 51 First Street – Asked about 4-way stops. Mayor Araneo read a letter from the County regarding the 4-way stops, which was received this week. He asked about the Pedestrian Safety Improvement program, curb cuts, and crosswalks on First Street, and about Planning Board communications relating to (1) land use requirements and (2) evaluation request for council change in zoning.

Collette Kennedy, 421 Atlantic Street – said there is an ADA compliant swing in Benjamin Terry Park that’s not user friendly and she doesn’t recommend that model. Noted that paint is chipping on railings damaged by hurricane and she believes they are faulty railings. Sections can be taken apart and removed. She asked about a resignation from Environmental Commission earlier this year, restriping of Broad Street, whether FEMA reimbursements were received, and if additional skipper bus drivers can be added. She commented on creeks not being dredged and water poured into her basement 27 times. She recommended dredging be included in the budget this year.

Jack Straub, 235 Main Street – asked the engineer about a street opening by the gas company on Main Street near Hurley.

Elmer Graham Jr., 22 St. Peters Place – Attended Board of Education meeting and agrees there should be a liaison. Mentioned We Care Adult Care.

Closed: 8:52 PM Motion by Peperoni, Carried by Reilly. Ayes by all present.

ADJOURNMENT

Motion to Adjourn

MM: Peperoni 2nd: Reilly Ayes: all present Nays:
Time of Adjournment: 8:52 PM