

**BOROUGH OF KEYPORT
REGULAR MEETING AGENDA
TUESDAY, NOVEMBER 9, 2021 – 7:00 P.M.**

**MUNICIPAL COMPLEX, COUNCIL CHAMBERS
70 W. FRONT STREET, KEYPORT, NJ**

AMENDED TO ADD:
R225(a)-21 CLOSED SESSION
R236-21 } BOND #14-21
R237-21 } RESOLUTIONS

CALL TO ORDER: PM

SUNSHINE LAW NOTICE:

ROLL CALL: ____ Mayor Kennedy ____ Council President Goode ____ Councilmember Pacheco
____ Councilmember Fotopoulos ____ Councilmember McDermott ____ Councilmember Davidson
____ Councilmember McNamara

As a courtesy to those around you, please silence your cell phones

PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

CLOSED SESSION

ADDED R225(a)-21 Closed Session Resolution

1. Aeromarine Litigation Update
2. Mariner's Village Redevelopment Contract Discussion

PROPOSED HARBOR COMMISSION BY LAWS

PUBLIC COMMENT PORTION

The Meeting is opened to the public for comments on items listed on the Agenda

Opened: Closed:

COMMITTEE REPORTS

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

Councilmember:

Goode: **Fire/First Aid/OEM/Redevelopment**/Finance/Grants/Recreation/Senior Center

Pacheco: **Police/MAC/Harbor/Complete Streets/Library Construction**/Redevelopment/Public Works/Construction/ Fire Bureau/Property Maintenance/Zoning

Fotopoulos: **Finance/Grants/Board of Health/Registrar/Recycling/Environmental/Complete Streets**/Fire/First Aid/OEM

McDermott: **Keyport Bayfront Business Cooperative/Neighborhood Preservation Program/Library Construction**/Police/MAC

Davidson: **Public Works/Construction/Fire Bureau/Property Maintenance/Zoning/Planning Board/Neighborhood Preservation Program**

MAYOR'S UPDATES

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.)

- R216-21 Authorizing the Borough of Keyport to enter into the Developer's Agreement with PRC-ES Associates, LLC *(tabled at October 19, 2021 meeting)*
- R226-21 Payment of Bills for the November 9, 2021 Bills List
- R227-21 Approving the Corrective Action Plan for the 2020 Municipal Audit
- R228-21 Governing Body Certification of the 2020 Annual Audit
- R229-21 Resolution Authorizing the Execution of a Commodity Resale Agreement with the County of Monmouth
- R230-21 Authorizing Execution of Special Citizens Area Transportation (SCAT) 2022 Agreement
- R231-21 Authorizing the Borough of Keyport to Release the Supplemental Cash Deposit Provided by Key144 Property, LLC for Construction at the Property Located at Block 124, Lot 19 on the Tax Map of the Borough – *144 Third Street*
- R232-21 Authorizing the Borough of Keyport to Release the Performance Bond Provided by 138 Broad Street, LLC for Construction at the Property Located at Block 60, Lots 15 and 16 on the Tax Map of the Borough – *7 and 9 Warren Street*
- R233-21 Authorizing the Borough of Keyport to Waive the Maintenance Bond Requirement Required of LNL Realty, LLC for Construction at the Property Located at Block 21.01, Lot 33 on the Tax Map of the Borough – *55 W. Front Street*
- R234-21 Authorizing the Appointment of a School Crossing Guard – *Jessica McFarlan*
- R235-21 Authorizing Participation in the Civil Service Examination Exemption Program for Entry-Level Law Enforcement Positions and the Provisional Appointment of Elijah Smith as a Police Officer

APPROVAL OF RESOLUTIONS

Motion on the Consent Agenda

MM: 2nd; Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

PUBLIC HEARINGS/ADOPTION OF ORDINANCES

1. **Ordinance #14-21 – Refunding Bond Ordinance to Realize Interest Cost Savings for the Borough**

The Clerk reads the Ordinance by Title: **REFUNDING BOND ORDINANCE PROVIDING FOR THE REFUNDING OF OUTSTANDING GENERAL OBLIGATION BONDS BY THE BOROUGH OF KEYPORT, APPROPRIATING \$1,050,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,050,000 REFUNDING BONDS OF THE BOROUGH TO FINANCE THE COST THEREOF**

- 1a. Motion to Open Public Hearing:

MM: 2nd;

1b. Motion to adopt Ordinance:

MM: 2nd: Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

1c. Motion authorizing the Clerk to publish the Ordinance as adopted:

MM: 2nd: Ayes: Nays:

ADDED

RESOLUTION #236-21

RESOLUTION PROVIDING FOR THE COMBINATION OF CERTAIN ISSUES OF BONDS OF THE BOROUGH OF KEYPORT INTO A SINGLE ISSUE OF BONDS AGGREGATING \$6,115,000 IN PRINCIPAL AMOUNT

MM: 2nd: Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

ADDED

RESOLUTION #237-21

RESOLUTION OF THE BOROUGH OF KEYPORT REGARDING THE PRIVATE SALE OF NOT TO EXCEED \$6,115,000 GENERAL OBLIGATION BONDS AND NOT TO EXCEED \$1,050,000 GENERAL OBLIGATION REFUNDING BONDS TO THE MONMOUTH COUNTY IMPROVEMENT AUTHORITY

MM: 2nd: Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

2. Ordinance #15-21 – Establishing Land Use Regulations and Licensing Requirements for Cannabis Businesses

The Clerk reads the Ordinance by Title: **AN ORDINANCE TO AMEND AND SUPPLEMENT CHAPTERS 25 “ZONING” AND 5 “LICENSES” OF THE CODE OF THE BOROUGH OF KEYPORT ESTABLISHING LAND USE REGULATIONS AND LICENSING REQUIREMENTS FOR CANNABIS BUSINESSES**

Letter dated November 3, 2021 from the Planning Board Secretary regarding the Planning Board’s review and recommendation as to Ordinance #15-21 An Ordinance to Amend and Supplement Chapters 25 “Zoning” and 5 “Licenses” of the Code of the Borough of Keyport Establishing Land Use Regulations and Licensing Requirements for Cannabis Businesses

2a. Motion to Open Public Hearing:

MM: 2nd:

2b. Motion to adopt Ordinance:

MM: 2nd: Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

2c. Motion authorizing the Clerk to publish the Ordinance as adopted:

MM: 2nd: Ayes: Nays:

COMMUNICATIONS BY CONSENT

(For Approval)

1. Application for Membership in Lincoln Hose Company from John Hausmann (subject to State approval) and notification that at the October 12, 2021 meeting the membership accepted the resignation of John Condon (deceased) as an active member.
2. Application for Use of Borough Property from KBBC to hold the KBBC Tree Lighting Event on November 27, 2021 from 5PM to 9:30PM. Also requesting closure of W. Front Street between Beers Street and Broad Street.
3. Application for Use of Borough Property from the KBBC to install holiday decorations on up to 27 lamp posts in preparation of the KBBC Holiday Tree Lighting event to be held on November 27, 2021 from 5PM to 9:30PM.
4. Application for a Social Affair Permit from Our Lady of Fatima Parish for a Christmas Party to be held on December 4, 2021 from 5PM to 9PM

(To Receive and File)

None

APPROVAL and/or RECEIPT AND FILE OF COMMUNICATIONS

Motion on Communications by Consent

MM: 2nd: Roll Call: Goode, Pacheco, Fotopoulos, McDermott, Davidson, McNamara

MINUTES FOR APPROVAL

October 19, 2021 Regular Meeting

MM: 2nd: Ayes: Nays:

REPORTS

1. Municipal Clerk's Report for October 2021
2. Tax/Water/Sewer Collector's Report for October 2021
3. Board of Health Treasurer's Report for October 2021
4. Building Department Monthly Report for October 2021
5. Municipal Court Monthly Report for October 2021
6. Keyport Parking Advisory Committee Report for August and September 2021

MM: 2nd: Ayes: Nays:

NEW BUSINESS

1. 2021 Best Practices Inventory
2. Monmouth County iTaxMap Shared Service
3. Person-to-Person Transfer of Liquor License

UNFINISHED BUSINESS

ATTORNEY'S REPORT

PUBLIC COMMENT PORTION

The Meeting is opened to the public for comments or questions.
Please limit comments to no more than five minutes per person.

Opened:

Closed:

ADJOURNMENT

Motion to Adjourn moved by: 2nd:

Time of Adjournment: PM