

**MANCHESTER TOWNSHIP
REGULAR MEETING MINUTES
March 11, 2024**

The regular meeting of the Manchester Township Council was called to order at 6:00 p.m. by Council President Roxanne Conniff. The following statement was read by Teri Giercyk, Municipal Clerk:

“Adequate notice of this meeting was provided in accordance with the Open Public Meetings Act, pursuant to P.L. 1975, Chapter 231. Said notice was advertised in the Asbury Park Press, Star Ledger and was posted in the lobby of the Municipal Building.”

FLAG SALUTE

ROLL CALL

The following roll call was taken by the Municipal Clerk:

Councilman Joseph Hankins	- present
Councilman James Vaccaro	- present
Councilman Craig Wallis	- present
Councilwoman Michele Zolezi	- present
Councilwoman Roxy Conniff	- present

The Municipal Clerk noted for the record that also present were Attorney Lauren Staiger, Business Administrator Carl Block, CMFO Diane Lapp, Chief Dolan, Capt. Manco, EMS Director Bobby Baran, and Mark Rohmeyer from Morgan Engineering.

APPROVAL OF MINUTES

The regular and executive meeting minutes of February 26, 2024 was offered upon a motion by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi and Coniff, yea.

SUBMISSION OF BILLS

#23-152– Authorizing payment of bills from the Current Fund in the amount of \$6,058,501.18 was offered by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi and Coniff, yea.

#23-153 – Authorizing payment of bills from the Eastern Service Area in the amount of \$666,100.18 was offered by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi and Coniff, yea.

#23-154 – Authorizing payment of bills from the Western Service Area in the amount of \$183,527.42 was offered by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi and Coniff, yea.

ORDINANCES – Second Reading, Public Hearing, and Final Action

#24-07 - ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE SALE OF BLOCK 108.01, LOT 4 ON THE MUNICIPAL TAX MAP TO PATRICIA A. FARRO and MICHAEL FARRO JR., IN ACCORDANCE WITH THE PROVISIONS OF N.J.S.A. 40A:12-13 (b) AND N.J.S.A. 40A:12-13.2 (4 DIAMOND ROAD; \$12,400.00)

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilwoman Conniff asked if there were any comments from the public. Seeing no comments from public, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-08 – AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 430 OF THE TOWNSHIP CODE, ENTITLED “WATER AND SEWER”

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilwoman Conniff asked if there were any comments from the public. Seeing no comments from public, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-09 - AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AMENDING THE TOWNSHIP CODE OF ORDINANCES TO AMEND APPENDIX OF CHAPTER 245, ENTITLED ZONING MAP

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilwoman Conniff asked if there were any comments from the public. Seeing no comments from public, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

ORDINANCES – First Reading and Introduction

#24-10 - ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE SALE OF BLOCK 1.268, Lot 36 ON THE MUNICIPAL TAX MAP TO K. SARAMA, LLC., IN ACCORDANCE WITH THE PROVISIONS OF N.J.S.A. 40A:12-13 (b) AND N.J.S.A. 40A:12-13.2 (1123 Madison Avenue; \$60,000.00)

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilman Hankins made a motion to approve, seconded by Councilman Vaccaro. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-11 - ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE SALE OF BLOCK 1.347, LOT 11 ON THE MUNICIPAL TAX MAP TO HILLEL GRES and ADINA GRES, IN ACCORDANCE WITH THE PROVISIONS OF N.J.S.A. 40A:12-13 (b) AND N.J.S.A. 40A:12-13.2 (616 Grinnell Avenue; \$65,455.00)

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-12 - ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, FOR CALENDAR YEAR 2024, TO EXCEED THE MUNICIPAL BUDGET COST OF LIVING ALLOWANCE AND TO ESTABLISH A CAP BANK PURSUANT TO N.J.S.A. 40A:4-45.15a

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-13 - AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY AMENDING CHAPTER 242 ENTITLED “LANDLORD REGISTRATION” AND ESTABLISHING CHAPTER 244 OF THE TOWNSHIP CODE ENTITLED “HOUSING STANDARDS”

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

#24-14 - AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AMENDING THE TOWNSHIP CODE OF ORDINANCES TO AMEND PORTIONS OF CHAPTER 245, ENTITLED “LAND USE AND DEVELOPMENT” TO REVISE SECTION 245-31, ENTITLED “CAFRA AREA AND PINELANDS NATIONAL RESERVE AREA ZONING DISTRICTS AND REGULATIONS”

Councilwoman Conniff asked if any member of Council had any comments on this ordinance. Seeing no comments from Council, Councilman Vaccaro made a motion to approve, seconded by Councilman Hankins. Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

CONSENT AGENDA

The items listed below are considered to be routine by the Township of Manchester and will be enacted by one motion. There will be no formal discussion of these items. If discussion is desired, this item will be removed from the Consent Agenda and will be considered separately.

Council President Conniff asked if any member of Council had any comments on any item on the consent agenda.

Seeing no comments from Council, Council President Conniff asked if there were any comments from the public on any items on the consent agenda. Seeing no comments from the public, Councilwoman Conniff closed this portion of the meeting.

Resolutions #24-155 - #24-172, were considered routine by the Manchester Township Council and were enacted by one motion offered by Councilman Vaccaro, seconded by Councilman Hankins and adopted by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

A. FINANCE

#24-155 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE TAX COLLECTOR TO CANCEL TAXES AS TO BLOCK 98.09, LOT 26 FOR A TOTALLY DISABLED VETERAN- 11 RIDGEMONT LANE

#24-156 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY AUTHORIZING THE REFUNDS REQUESTED BY THE TAX COLLECTOR

B. RECREATION

#24-157 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE MAYOR TO SIGN A CONTRACT WITH CREATIVE MEDIA IN CONNECTION WITH THE JUNE 29TH, 2024 CONCERT BY "KBROWNEXPRESS"

#24-158 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE PROCESSING OF PURCHASE ORDERS AND THE EXECUTION OF CONTRACTS WHEN NEEDED FOR TRIP RESERVATIONS FOR CAMPER AND CHAPERONES FROM HARRY WRIGHT LAKE DAY CAMP

#24-159 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE PROCESSING OF PURCHASE ORDERS AND THE EXECUTION OF CONTRACTS FOR TRIP RESERVATIONS FOR CAMPER AND CHAPERONES FOR CAMP ADVENTURE

#24-160 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A CONTRACT WITH SEASHORE AMUSEMENTS

#24-161 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE MAYOR TO SIGN A CONTRACT WITH THE GOBEL ELITE LLC IN CONNECTION WITH THE JUNE 29TH, 2024 CONCERT BY "KICKIN' WING"

C. PURCHASING

#24-162 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, APPROVING AND ACCEPTING A PROPOSAL FOR PLAN ENDORSEMENT PROFESSIONAL SERVICES FROM COLLIERS ENGINEERING & DESIGN, PURSUANT TO AND IN ACCORDANCE WITH N.J.S.A. 19:44A-20.4 ET SEQ.

D. LEGISLATION

#24-163 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, URGING SWIFT PASSAGE OF A3705 WHICH REQUIRES STATE REMBURSEMENT OF THE COST OF DISABLED VETERANS' TOTAL PROPERTY TAX EXEMPTION

#24-164 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, STATE OF NEW JERSEY, URGING THE SWIFT REIMBURSEMENT OF ANCHOR PROGRAM PAYMENTS TO RESIDENTS

E. MISCELLANEOUS

#24-165 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING PARTICIPATION IN THE STATE FIREFIGHTER CERTIFICATION PROGRAM

F. CONTRACTS/AGREEMENTS

#24-166 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF MEMORANDUM OF UNDERSTANDING BETWEEN THE TOWNSHIP OF MANCHESTER AND BRIGHT HARBOR HEALTHCARE TO UTILIZE THE ON P.O.I.N.T. PROGRAM

#24-167 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE MAYOR TO SIGN A CONTRACT WITH THE VOLUNTARY AUXILIARY FOR ANIMAL SHELTERS, INC. FOR TNR SERVICES WITHIN MANCHESTER TOWNSHIP

#24-168 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE AWARD OF A PROFESSIONAL SERVICES CONTRACT WITH JAMES J. RICHE DVM, CRESTWOOD VILLAGE VETERINARY CLINIC LLC, FOR VETERINARY SERVICES

#24-169 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A SERVICE AGREEMENT WITH MOTOROLA SOLUTIONS INC

#24-170 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF AN EMPLOYMENT AGREEMENT ADDENDUM BETWEEN THE TOWNSHIP OF MANCHESTER AND TRACY BARCUS

#24-171 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A SIDE LETTER AGREEMENT BETWEEN THE TOWNSHIP OF MANCHESTER AND MANCHESTER TOWNSHIP EMT REPRESENTATIVES REGARDING EMERGENCY MEDICAL SERVICES

#24-172 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF INDIVIDUAL EMPLOYMENT AGREEMENTS BETWEEN THE TOWNSHIP OF MANCHESTER, JOSHUA SCHNOOR, MICHAEL SABIE, AND ARMANDO FERREIRA

REPORTS:

Mr. Hankins: No report.

Mr. Vaccaro: Thank you, Council President. On 3/4, I attended the Planning Board meeting. On 3/5, Council President Conniff and I attend the bi-weekly meeting. On 3/8, I attended the Senior Social Program Introductory meeting. On 3/10, I reviewed the bills with Councilman Hankins. Again, I will ask for support from Council, administration, and the Economy Development Board to investigate ways to attract small businesses, community family restaurants, and medical facilities to come to Manchester Township. However, in any event, ensure we maintain our small town feel of Manchester.

Mr. Wallis: Thank you, Councilman Vaccaro, no report.

Ms. Zolezi: At the end of February, I attended the Manchester Township High School talent show. They have such talented students who performed honoring Black History Month. They did a nice job. Also, March is Women's History month. Thank you always to the police department, EMS and Fire who do an excellent job.

Mrs. Conniff: The Economic Development Committee will meet this month. With Saint Patrick's Day coming up, I want to acknowledge the anniversary of my mother coming to the United States 55 years ago. She came from Egypt for religious freedom. Please don't take it for granted.

Chief Dolan: On March 20th from 9:00 am to 11:00 am, we are having Coffee with a Cop at Starbuck's in Whiting. We are also having a retiree's lunch coming up and we are honored to have a retiree, Art Abline, who is here tonight, be joining us. Coming up on April 3rd, we are having Pizza with a Cop at Café Napoli.

PUBLIC:

Paula Fazio-Escudero - Thornbury Lane – LVW – In speaking of coming to the United States, Mother Cabrini was cantonized and was the Patriot of all immigrants.

Colin Lewis – Laurelwood Ave., Lakewood – I am with Love your Neighbor of Ocean County. I have been speaking with the Mayor, we went to the Grace and Peace church together, and I would like to meet with your senior community. Maybe having events like senior citizen proms, Wii bowling tournaments, or what you would like to see but move forward in getting this started. I also met with Diane, superintendent, regarding getting this together. Maybe the Council liaison for the seniors would like to meet and we can get together. Also, Ocean County does not have homeless shelters. They have group homes for both men and women. I have information on a new program to put a tiny home in certain towns. They are trying to select which towns would like to participate. He will send the information to Carl Block.

Council President Conniff – Councilman Vaccaro is the Council liaison for the seniors, and I am the school liaison, we will review the information.

Edward Lynch – Countrywalk – Just to let you know, corned beef and cabbage was started by people of Jewish decent, not originally Irish.

Carlos Almanzar - Annapolis Rd, South Toms River – I am not a resident of Manchester, but I graduated from Lakewood High School, and I am a businessman. Three and a half years ago, I got into the cannabis business. I am glad you waited for the first wave of cannabis to go by. I don't think a dispensary is the best choice here, but growing it is a good idea. I would like to bring this to Manchester Township. South Toms River is adding two more facilities and Lakehurst now has one. They will not be able to have enough product. I think a hydroponic facility would benefit you. It would employ around 200 workers, and seniors would love to work. Thank you.

With no further public comments, Council President Conniff asked for a motion to close public comment at 6:30 p.m. A motion was made by Councilman Vaccaro, seconded by Councilman Hankins. All yeas.

EXECUTIVE SESSION

#24-173 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, IN ACCORDANCE WITH SECTION 2 OF THE OPEN PUBLIC MEETINGS ACT, CHAPTER 231, PUBLIC LAWS OF 1975

A motion was made to go into executive session by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following Roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

A motion was made to come out of executive session and reconvene to regular session was made by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following Roll Call: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

ADD ON RESOLUTION

#24-174 - RESOLUTION OF THE MANCHESTER TOWNSHIP, COUNTY OF OCEAN, STATE OF NEW JERSEY AUTHORIZING EXECUTION OF SETTLEMENT AGREEMENT AND AMENDMENT TO THE REDEVELOPMENT AGREEMENT WITH 2065 HIGHWAY 37 OWNERS LLC

A motion was made by Councilman Vaccaro, seconded by Councilman Hankins and approved by the following roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi and Conniff, yea.

ADJOURNMENT

There being no further comments or business to come before Council at this time, the meeting was adjourned at 8:14 p.m. upon a motion by Councilman Hankins, seconded by Councilman Vaccaro and approved by the following Roll call vote: Councilmembers Hankins, Vaccaro, Wallis, Zolezi, and Conniff; yea.

Roxanne Conniff
Council President

Teri Giercyk, RMC/CMC
Municipal Clerk

3/25/2024
Date Approved