

**MANCHESTER TOWNSHIP
REGULAR MEETING MINUTES
June 8, 2026**

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

“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:

Councilwoman Sandy Drake	- present
Councilman James Vaccaro	- present
Councilman Craig Wallis	- present
Councilwoman Judy Noonan	- present
Councilwoman Michele Zolezi	- present

The Municipal Clerk noted for the record that also present were Township Attorney Lauren Staiger, Administrator Carl Block, Mayor Hankins, Chief Ellis, Capt. Vega, and CMFO Jeannette Larrison and various department heads.

FLAG SALUTE

MEMO FROM COUNCIL PRESIDENT

The following are Council appointments to various positions for 2026:

Finance Committee	- Ms. Zolezi and Mrs. Drake
Emergency Management Planning	- Mrs. Drake
Alternate Emergency Management	- Mr. Wallis
School Liaison	- Ms. Zolezi
Alternate School Liaison	- Ms. Noonan
Senior Advisory Board	- Mr. Vaccaro and Mrs. Drake
CCMC Council Representatives	- Mr. Vaccaro and Mrs. Drake
Veteran’s Advisory Committee	- Mr. Wallis
Alternate Veterans’ Advisory Committee	- Ms. Zolezi
Joint Base Committee	- Ms. Zolezi and Mrs. Drake
Wildfire Safety Council	- Mrs. Drake
Alternate Wildfire Safety Council	- Mr. Vaccaro
Open Space Committee	- Ms. Zolezi
Master Plan Committee	- Mr. Vaccaro
Plan Endorsement Citizen’s Advisory	- Mr. Vaccaro
Economic Development	- Ms. Zolezi and Ms. Noonan

APPOINTMENT

#26-255 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, APPOINTING WILLIAM KAVANAGH TO A FULL-TIME POLICE OFFICER POSITION WITHIN THE DIVISION OF POLICE IN THE TOWNSHIP OF MANCHESTER was approved upon a motion made by Councilman Vaccaro, seconded by Councilwoman Noonan and

approved by the following roll call vote: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

Chief Ellis read bio and Mayor Hankins administered the oath of office to Officer Kavanagh.

Officer Kavanagh thanked the Mayor and Council and Chief Ellis. Also, thank you to my friends, family and especially my girlfriend.

Councilwoman Zolezi – Welcome and stay safe.

Councilman Vaccaro – Congratulations Officer Kavanagh, friends and family. We have the best police department and are the pride of Ocean County.

Councilwoman Drake – Welcome, and his badge number? Chief - Badge #454.

Councilman Wallis – Congratulations and welcome. Listening to his bio, he will be an excellent addition to our police department.

Councilwoman Noonan – Everything has been said. We have a great police department and also the best looking. Thank you.

BUDGET PRESENTATION, PUBLIC HEARING AND ADOPTION

Carl Block presented the CY 2026 budget presentation with slide show.

Council President Zolezi – Thank you, I appreciate your presentation.

Public Comment on Budget only:

Linda Chapman – 5th Avenue – Is there consideration (considering senior population) to help seniors with taxes in regard to aid or grants?

Carl – Always. We are always looking for and applying for grants and state aid is for that purpose.

Linda – My understanding is we are helping with Lakehurst Fire? Cost?

Mayor – The Borough of Lakehurst will be contributing to our budget.

Linda – I want to thank PD David Fusaro. We had to call police the other day, and he made sure he got an EMT to our office very quickly.

Alice DeVito – 4th Avenue – with the redevelopment with solar panels, how many panels will there be?

Carl – Not off the top of my head, but there is a plan.

Alice – Is there a contingency plan?

Carl – Reserve

Karen Perry – Thornbury Lane – I just wanted to clarify that seniors pay the same tax rate as everyone else.

Carl – Yes, it goes by the assessed value of your home.

Linda Chapman – Let me clarify, senior communities have smaller houses with lower rate.

Carl – They pay the same rate – it is based solely on the value of the home.

Tom Farrell – Hudson Pkwy. – Mutual Aid, if we help someone else, do we get reimbursed?

Carl – No. We help them and they help us.

Tom – We have a large police department and they write tickets; do we get revenue from tickets and court?

Carl – Yes. You can look at page seven of the budget. Last year \$190,000.00, and \$228,000.00 projected this year.

Bob Brokaw – Chelsea Dr. – In looking at your slides, is there a percentage increase?

Tom Farrell – Rumor has it that Harry Wright Lake is closing.

Council Present Zolezi – We will gladly respond to your question in public comment, right now it is comments on just the budget.

Councilman Wallis – Remember, the increase is on the average house of \$367,443.00. If your house is assessed higher, the increase is higher. If the assessment is lower than the average, the increase is lower.

#26- 256 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, REQUESTING CHANGE IN TITLE, TEXT, OR AMOUNT OF APPROPRIATION PURSUANT TO NJS 40A:4-85 was approved upon a motion made by Councilwoman Drake, seconded by Councilwoman Noonan and approved by the following roll call vote: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

#26-257 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, TO APPROVE THE SELF-EXAMINATION OF THE CALENDAR YEAR 2026 BUDGET AS ALLOWED BY NJSA 40A:4-78b AND NJAC 5:30-7.2 THROUGH 7.5 was approved upon a motion made by Councilman Vaccaro, seconded by Councilwoman Drake and approved by the following roll call vote: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

#26-258 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STAE OF NEW JERSEY, BUDGET ADOPTION was approved upon a motion made by Councilman Vaccaro, seconded by Councilwoman Noonan and approved by the following roll call vote: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

APPROVAL OF MINUTES

The executive and regular meeting minutes from May 26, 2026, were offered upon a motion by Councilman Vaccaro seconded by Councilwoman Drake and approved by the following roll call vote: Councilmembers Drake, Vaccaro, Wallis, and Noonan; yea. Abstain: Zolezi.

SUBMISSION OF BILLS

Councilwoman Drake stated the bills have reviewed for tonight’s meeting.

#26-259 – Authorizing payment of bills from the Current Fund in the amount of \$7,230,097.58 was offered by Councilman Vaccaro seconded by Councilwoman Drae and approved by the following roll call vote: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

#26-260 – Authorizing payment of bills from the Eastern Service Area in the amount of \$521,094.54 was offered by Councilman Vaccaro seconded by Councilwoman Noonan and approved by the following roll call: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea.

#26-261 – Authorizing payment of bills from the Western Service Area in the amount of \$575,670.11 was offered by Councilman Vaccaro seconded by Councilwoman Noonan and approved by the following roll call: Councilmembers Drake, Wallis, Noonan, Vaccaro and Zolezi; yea. Abstain: Zolezi, ck#12243-\$500.00.

ORDINANCES – First Reading & Introduction

#26-34 – AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING SECTION CHAPTER 245-30, ENTITLED “FENCES, WALL, SCREENING, HEDGES, TREES AND SIGHT TRIANGLES”

Council President Zolezi 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 Councilwoman Noonan. Roll Call: Councilmembers Drake, Vaccaro, Wallis, Noonan and Zolezi; yea.

#26-35 - AN ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING A SPECIAL EMERGENCY APPROPRIATION TO PROVIDE FUNDING FOR REVISIONS TO THE MASTER PLAN

Council President Zolezi 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 Councilwoman Drake. Roll Call: Councilmembers Drake, Vaccaro, Wallis, Noonan and Zolezi; yea.

#26-36 – ORDINANCE OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXCHANGE OF LANDS (BLOCK 1.328, LOTS 16 & 17 FOR

BLOCK 1.312, LOTS 16 & 17) BETWEEN THE TOWNSHIP OF MANCHESTER AND JEFFREY JERMAN PURSUANT TO N.J.S.A. 40A:12-16

Council President Zolezi 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 Councilwoman Noonan. Roll Call: Councilmembers Drake, Vaccaro, Wallis, Noonan and Zolezi; 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 Zolezi asked if any member of Council had any comments on any item on the consent agenda.

Seeing no comments from Council, Council President Zolezi asked if there were any comments from the public on any items on the consent agenda.

Gail Apgar -Columbus Blvd. – Thank you for passing the resolution repealing gas tax.

Resolutions #26-262– #26-278 were considered routine by the Manchester Township Council and were enacted by one motion offered by Councilman Vaccaro, seconded by Councilwoman Drake and adopted by the following roll call vote: Councilmembers Drake, Vaccaro, Wallis, Noonan, and Zolezi; yea.

A. GRANTS

#26-262 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NJ DEPARTMENT OF TRANSPORTATION FOR THE ROOSEVELT BLVD. BIKE PATH EXTENSION PROJECT

#26-263 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NJ DEPARTMENT OF TRANSPORTATION FOR THE FIRST AVE. ROADWAY IMPROVEMENTS PROJECT

#26-264 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPLICATION FOR (SAFER) STAFFING FOR ADEQUATE FIRE AND EMERGENCY RESPONSE GRANT

#26-265 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPLICATION FOR (SAFER) STAFFING FOR ADEQUATE FIRE AND EMERGENCY RESPONSE GRANT BY MANCHESTER VOLUNTEER FIRE COMPANIES

#26-266 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPLICATION FOR FY 2025 ASSISTANCE TO FIREFIGHTERS GRANT (AFG)

#26-267 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING APPLICATION FOR FY 2025 FIRE PREVENTION AND SAFETY GRANT

B. PURCHASING

#26- 268 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY AUTHORIZING EXTENSION OF AWARD OF BID 24-14 – CONTROLS MAINTENANCE AND REPAIR BID, WATER AND SEWER UTILITY TO ALLIED CONTROLS INC

C. FINANCE

#26-269 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY AUTHORIZING THE REFUNDS REQUESTED BY THE TAX COLLECTOR

D. MISCELLANEOUS

#26-270 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, URGING THE NEW JERSEY STATE LEGISLATURE AND GOVERNOR TO REPEAL THE GAS TAX ESCALATOR AND RESTORE ACCOUNTABILITY TO FUEL TAX INCREASES

E. CONTRACTS/AGREEMENTS

#26-271 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE ASSIGNMENT OF A CERTAIN MUNICIPAL SOLID WASTE COLLECTION AGREEMENT FROM CENTRAL JERSEY WASTE & RECYCLING, INC., TO INTERSTATE WASTE SERVICES OF NEW JERSEY, INC.

#26-272 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE MAYOR TO SIGN A LICENSE AGREEMENT WITH THEATRICAL RIGHTS WORLDWIDE

#26-273 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING A SHARED SERVICE AGREEMENT WITH THE BOROUGH OF LAKEHURST FOR FIRE PREVENTION SERVICES

#26-274 – RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AWARDING A CONTRACT TO AND AUTHORIZING THE APPOINTMENT OF TAYLOR DESIGN GROUP INC. AS A AS NEEDED LANDSCAPE ARCHITECT, PURSUANT TO AND IN ACCORDANCE WITH N.J.S.A. 19:44A-20.4 ET SEQ.

#26-275 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING AND APPROVING A SHARED SERVICES AGREEMENT FOR TAX ASSESSOR SERVICES BETWEEN MANCHESTER TOWNSHIP AND THE TOWNSHIP OF PLUMSTED

#26- 276 - 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 MARTIN LYNCH

#26-277 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A SIDE LETTER OF AGREEMENT BETWEEN THE TOWNSHIP OF MANCHESTER AND OPEIU LOCAL 32 SUPERVISOR UNIT

#26-278 - RESOLUTION OF THE TOWNSHIP OF MANCHESTER, COUNTY OF OCEAN, STATE OF NEW JERSEY, AUTHORIZING THE EXECUTION OF A SIDE LETTER OF AGREEMENT BETWEEN THE TOWNSHIP OF MANCHESTER AND OPEIU LOCAL 32 WHITE COLLAR UNIT

COUNCIL REPORTS:

Mrs. Drake – On 6/5 – Myself, Mayor Hankins, and Councilwoman Noonan attended the Regional Day school graduation. They had a great ceremony. On 5/27 – the Environmental Commission gave out awards. Dairy Queen and t-shirts from the mayor. We closed out the season with Festival Day. Thank you to the fire companies. The mayor, Bob Morris, and all the volunteer fire companies.

Mr. Vaccaro – Thank you President Zolezi. As always, a warm welcome and thank you for your attendance, and continued interest in our management. Please remember we have pride in Manchester Township, your home and residence and the Gemstone of the Jersey Shore aka Gateway of the Jersey Shore.

Thank you Jeannette and Carl for your outstanding job on the 2026 budget. On 5/27 – I attended the retirement ceremony of Officer DeRome. Also, on 5/27 - I attended the Environmental Commission meeting. 5/28 – Ridgeway Graduation and zoning board meeting. 6/1 – Planning Board meeting. 6/2 – attended the Bi-weekly meeting with President Zolezi. Manchester Middle school had a wonderful Liberty Tree ceremony. 6/5 – Relay for Life.

In closing, one act of kindness by you changes all aspects and puts a smile on someone's face. Thank you, madam president and God Bless America and the residents of Manchester Township!

Mr. Wallis – Thank you Carl and Jeannette and all department heads. Welcome Officer Kavanagh. His resume, he has great skills.

Mrs. Noonan – Regional Day School graduation. The people who work there are very special. I attended the Relay for Life at the school, also I am a breast cancer survivor. The students did a great job. The ceremony with the Liberty tree was very nice. On a personal note, I am new to council, not new to town. I was attacked on Facebook for being a senior. Previous administration planned development years ago, the seniors opposed

overdevelopment. I gave seniors a voice. Some people think there are too many seniors in Manchester. I have come to meetings for five years. I hope we can all work together. Someone put on Facebook that there are too many seniors – younger people should be on council. Where are you? They don’t come to meetings. Tonight is the budget presentation, look around and see who is here. Thank you for your time.

Ms. Zolezi – We have a wonderful community in Manchester Township. Remember, treat each other with dignity and respect. If you have questions, please come here and not on Facebook. I was not present at the last meeting. Congratulations to the new officer. Thank you to the business administrator, CFO and mayor for the presentation. We are celebrating our 250th anniversary. Thank you to the police and emergency services.

Carl Block – Ordinance #26-35 is for the Master Plan. Traffic study is forthcoming

Mayor Hankins – Thank you to Council for passing the budget. On Facebook when it gets closer to November and the election, I will be the most hated person. Please feel free to give us a call for any questions

In regard to the lake, it depends on the water flow and contamination. We have something in place (we didn’t put a year on them) in case it closes and we have to use the badges next year.

Chief Ellis – Facebook Manchester PD is factual. I cannot speak about everything else. I appreciate the ability to hire a new officer. Since we have gone away from Nixle, please check out Regroup. We had an E-Bike accident today. There are new laws requiring helmets and minimum 15 years old to ride. Moped license required. On 6/4 it was officers’ day on the Blue Claws game. We had an officer up for the Jay Marles award. Unfortunately, someone from Point Pleasant had one more DUI and he received the award. We will have two more retirements coming up. (Sharry and Conklin)

PUBLIC:

Gavin Herr – Southampton Blvd. – I am a resident of Manchester Township. I have created “Move Ocean” project. I am asking Manchester to “do more”. Please look into bike lanes, walkways, etc. Please “do more”.

Gail Apgar -Columbus Blvd. – Just to clarify, senior communities have HOA fees and have to pay into the Reserve. We do have the Anchor program, and some receive senior discounts, but we pay the same tax rate.

Alice DeVito – 4th Avenue – When is Hess landfill closing?

Mayor – Not in the near future.

Tom Farrell – Hudson Parkway – Across from the public works, right. Capped? I can still go to bring my recycling.

Mayor – Yes. Capped with solar panels.

Tom – We pay school tax also. Stop hating seniors.

There being no further comments or business to come before Council at this time, motion to adjourn meeting at 7:35 p.m. upon a motion by Councilman Vaccaro, seconded by Councilwoman Drake and approved by the following Roll call vote: Councilmembers Drake, Vaccaro, Wallis, Noonan, and Zolezi; yea.

Michele Zolezi
Council President

Teri Giercyk, RMC/CMC
Municipal Clerk

6/22/2026
Date Approved