

**TOWNSHIP OF MANALAPAN**  
**Agenda**  
**September 13, 2023**

**Workshop Session 5:00 p.m.**

1. Meeting called to order
2. Statement of compliance with Open Public Meetings Act
3. Roll Call
4. Executive Session – Closed to Public

**Public Portion of Meeting – 7:30 p.m.**

5. Public Portion of Meeting called to order
6. **Moment of silence and Salute to Flag**
7. **Proclamations:** Prostate Cancer Awareness Month  
Diaper Need Awareness Week 2023
8. **Public Hearings:**
  - A. **Ordinance No. 2023-12**, Ordinance Authorizing The Leasing Of Certain Capital Equipment By The Township Of Manalapan, New Jersey From The Monmouth County Improvement Authority And The Execution Of A Lease And Agreement Relating Thereto
  - B. **Ordinance No. 2023-13**, An Ordinance Amending Chapter 95, "Development Regulations", Article V, "Zoning District Regulations", Subsection 95-5.6N, "AH-AP Affordable Housing Overlay District," Of The Code Of The Township Of Manalapan.
  - C. **Ordinance No. 2023-14**, An Ordinance Of The Township Of Manalapan, County Of Monmouth, State Of New Jersey, Amending And Supplementing Chapter 95, "Development Regulations," Of The Code Of The Township Of Manalapan, Section 95-5.5, "Limited Business District Standards"
  - D. **Ordinance No. 2023-15**, An Ordinance Of The Township Of Manalapan, County Of Monmouth, State Of New Jersey, Amending And Supplementing Chapter 95, "Development Regulations," Of The Code Of The Township Of Manalapan, Section 95-9.2, "Improvement Standards", Subsection 95-9.2B, "Off Street Parking", Pertaining To Parking Required In Shopping Centers.
  - E. **Ordinance No. 2023-16**, An Ordinance Of The Township Of Manalapan, County Of Monmouth, State Of New Jersey, Amending And Supplementing Chapter 95, "Development Regulations," Of The Code Of The Township Of Manalapan, Section 95-3.4E, "Certificate Of Continued Occupancy"
  - F. **Ordinance No. 2023-17**, An Ordinance Of The Township Of Manalapan, County Of Monmouth, State Of New Jersey, Amending Chapter 176, "Property Maintenance", Of The Code Of The Township Of Manalapan, Pertaining To The Maintenance Of Residential Properties And The Control Of Invasive Plants
9. **Township Committee Reports**
10. **Public Comment Session – Agenda Items Only**  
*Please state your name and address clearly for the record*
11. **Workshop Session**
  - LEGAL**
    - A. An Ordinance Repealing Chapter 111, "Fireworks, Sale, Possession and Use Of" of the Code of the Township of Manalapan

**ENGINEERING**

- A. Request for Release of Performance Guarantees for the Links at Battleground, LLC – Block 6503, Lots 1.01 – 1.16
- B. Request for Release of Performance Guarantees for the Links at Battleground, LLC – Water Improvements
- C. Resolution Approving Change Order #1 to JADS Construction for Improvements to Taylors Mills Road

**CLERK**

- A. Items of New Business

**ADMINISTRATION**

- A. Resolution Of The Township Of Manalapan, New Jersey Approving The Form And Authorizing The Execution And Delivery Of A Letter Of Representation And A Continuing Disclosure Agreement In Connection With The Issuance And Delivery Of The Monmouth County Improvement Authority’s Capital Equipment Pooled Lease Revenue Bonds, Series 2023 And Authorizing An Authorized Municipal Representative To Do All Other Things Deemed Necessary Or Advisable In Connection With The Issuance, Sale And Delivery Of Such Bonds
- B. Resolution Providing for the Insertion of Any Special Item of Revenue in the Budget of any County or Municipality Pursuant To N.J.S.A. 40A:4-87(Chapter 159 P.L. 1948) from the County of Monmouth - Department of Human Services - Division on Aging Disabilities and Veterans Services
- C. Resolution Authorizing 2023 Summer Recreation Employment Incentive for Manalapan Recreation
- D. Resolution Authorizing The Reappointment Of Samantha Scala As Registrar Of Vital Statistics For Manalapan Township
- E. Resolution Authorizing Award of Contract to Precise Construction, Inc. for Manalapan Recreation Center Restroom Building
- F. Resolution Authorizing Award of Contract to Seacoast Construction, Inc. for 2023 Miscellaneous Concrete and Roadway Improvements
- G. Resolution Authorizing the Township Administrator to Execute Treatment Works Approval Applications
- H. Resolution Authorizing Revocable License Agreement – 34 Ivanhoe Drive

**12. CONSENT AGENDA:**

ALL MATTERS LISTED UNDER ITEM “CONSENT AGENDA” ARE CONSIDERED ROUTINE BY THE TOWNSHIP COMMITTEE AND WILL BE ENACTED BY ONE (1) MOTION IN THE FORM LISTED BELOW. THERE WILL BE NO SEPARATE DISCUSSION ON THESE ITEMS. IF DISCUSSION IS DESIRED ON ANY ITEM, THAT ITEM WILL BE CONSIDERED SEPARATELY.

**Reports for July 2023:** Clerk, Code Enforcement, Construction, Fire Prevention, Health, Planning/Zoning, Police, Recreation, Tax Collector, Finance

**Reports for August 2023:** Clerk, Code Enforcement, Construction, Fire Prevention, Health, Planning/Zoning, Recreation

- Applications:**
- Raffle No. 1242, Solomon Schechter Day School of Greater Monmouth County; On Premise Merchandise Draw
  - Raffle No. 1243, Solomon Schechter Day School of Greater Monmouth County; On Premise 50/50
  - Raffle No. 1244, Solomon Schechter Day School of Greater Monmouth County; Longest Drive, Putting Contest, Closest to the Pin, Hole in One
  - Raffle No. 1245, Parents of Autistic Children of Ocean County; On Premise Merchandise Raffle
  - Raffle No. 1246, Parents of Autistic Children of Ocean County; On Premise 50/50
  - Raffle No. 1247, Pick Your Paw Animal Rescue, Inc.; On Premise Merchandise Raffle

Raffle No. 1248, Pick Your Paw Animal Rescue, Inc.; On Premise  
50/50

**Resolutions:**

- A.** Authorizing Refund of Premiums and/or Cost of Sale Paid at Tax Sale
- B.** Authorizing Refund of Duplicate, Erroneous and Overpayments for 2023, 2022 and Prior Years
- C.** Authorizing the Cancelation/Refund of 2023/2024 Taxes for 100% Disabled Veteran
- D.** Denying the Release of the Performance Guarantee Requested by Michael Alfieri for the Links at Battleground, LLC, LOC No. 1046-100; Block 6503, Lots 1.01 - 1.16 and Authorizing Reduction
- E.** Approving the Request for Release of the Performance Guarantee from Michael Alfieri for Links at Battleground, LLC, Water Improvements Block 6503, Lots 1.01 - 1.16
- F.** Resolution Of The Township Of Manalapan, New Jersey Approving The Form And Authorizing The Execution And Delivery Of A Letter Of Representation And A Continuing Disclosure Agreement In Connection With The Issuance And Delivery Of The Monmouth County Improvement Authority’s Capital Equipment Pooled Lease Revenue Bonds, Series 2023 And Authorizing An Authorized Municipal Representative To Do All Other Things Deemed Necessary Or Advisable In Connection With The Issuance, Sale And Delivery Of Such Bonds
- G.** Providing for the Insertion of Any Special Item of Revenue in the Budget of any County or Municipality Pursuant To N.J.S.A. 40A:4-87(Chapter 159 P.L. 1948) from the County of Monmouth - Department of Human Services - Division on Aging Disabilities and Veterans Services
- H.** Authorizing 2023 Summer Recreation Employment Incentive for Manalapan Recreation
- I.** Authorizing the Reappointment of Samantha Scala as Registrar of Vital Statistics for Manalapan Township
- J.** Authorizing Award of Contract to Precise Construction, Inc. for Manalapan Recreation Center Restroom Building
- K.** Authorizing Award of Contract to Seacoast Construction, Inc. for 2023 Miscellaneous Concrete and Roadway Improvements
- L.** Approving Change Order #1 to JADS Construction for Improvements to Taylors Mills Road
- M.** Authorizing the Township Administrator to Execute Treatment Works Approval Applications
- N.** Authorizing Revocable License Agreement – 34 Ivanhoe Drive

**13. OLD BUSINESS:**

**14. NEW BUSINESS:**

**A. Resolutions:**

- 1)** Approving **Bill List** Dated August 24, 2023 to September 13, 2023 Totaling **\$6,006,657.74**

**B. Ordinance Introduction and First Reading**

- 1) Ordinance No. 2023-18**, An Ordinance Repealing Chapter 111, “Fireworks, Sale, Possession and Use Of” of the Code of the Township of Manalapan

**C.** Additional Resolutions – Clerk’s Report

**15. PUBLIC COMMENT** – Non-Agenda Items Only  
*Please state your name and address clearly for the record*

**16. ADJOURNMENT**