

TOWNSHIP OF MANALAPAN
Agenda
August 12, 2026

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 – 7:00 p.m.

5. Public Portion of Meeting called to order
6. **Moment of silence and Salute to Flag**
7. **Recognition: Manalapan Arts Council Photo Contest Winners:**
Ages 11–17 Category:
1st Place – “Living in a Winter Wonderland” - Sophia Rosario
2nd Place – “Home Sweet Home” - Shivaani Thangaraju
3rd Place – “Home at Golden Hour” - Alison Chen
Ages 18 & Over Category
1st Place – “Brunch for the Butterfly” - Rebecca Amalfitano
2nd Place – “Pure Serenity at Golden Hour” - Barbara Kovach
8. **Township Committee Reports**
9. **Public Hearings:**
 - A. **Ordinance No. 2026-09;** An Ordinance Of The Township Of Manalapan, In The County Of Monmouth, New Jersey, Amending And Supplementing Chapter 95, “Development Regulations”, Of The Code Of The Township Of Manalapan, Exhibit 5-4 Pertaining To Permitted Uses In Commercial, Industrial And Office Districts
 - B. **Ordinance No. 2026-10;** Ordinance Amending and Supplementing Chapter 226, “Vehicles and Traffic”, Article XII, “Emergency No Parking”, Section 226-31, “Designation of Snow Emergency No-Parking”, of the Code of the Township of Manalapan
 - C. **Ordinance No. 2026-11;** Ordinance of the Township of Manalapan Amending and Supplementing Chapter 163, “Parks and Recreation Areas”, of the Code of the Township of Manalapan, Establishing Regulations for the Use of Recreational Courts, Fields and Facilities
10. **Public Comment Session – Agenda Items Only**
Please state your name and address clearly for the record
11. **Workshop Session**
LEGAL

ENGINEERING
 - A. Resolution Authorizing the Reduction of Performance Guarantee Requested by American Properties at Manalapan, LLC for Heritage at Manalapan – Water System Improvements, Block 7200, Lot 3.02 – Application No. WRE2046
 - B. Resolution Approving the Request for Release of the Performance Guarantee from Community Investment Strategies, Inc. for The Place at Manalapan, Water Improvements Block 72.01, Lot 69

- C.** Resolution Approving the Request for Release of the Tree Replacement/Reforestation Performance Guarantee for Woodward Estates, Inc. – Block 67 Lots 22, 25, 32 & 35.02 Bond No. FP0026279
- D.** Resolution Denying the Request for Release of Site Safety and Stabilization Performance Guarantee for Woodward Estates, Inc. – Block 67 Lots 22, 25, 32 & 35.02 Bond No. FP0026280

CLERK

- A.** Items of New Business

ADMINISTRATION

- A.** Resolution Authorizing Manalapan Township to Renew Shared Services Agreement with the County of Monmouth to Provide the iTax Map/Collaboration Center System (Tax Map Conversion and Maintenance Services)
- B.** Resolution Establishing Lien Against Property
62/5 16 Station Street \$385.17 Brush & Grass Maintenance
- C.** Resolution Authorizing the Appointments of 2026 Summer Recreation Employment Incentive For Manalapan Recreation
- D.** Resolution Authorizing the Purchase of a New Website for the Township of Manalapan Through TIPS Contract #220105
- E.** Resolution Authorizing the Purchase of a Salt Storage Building for the Department of Public Works Through Sourcewell Contract #071223-CSS
- F.** Resolution Authorizing the Purchase of Five 2026 Police Interceptor Vehicles AWD for the Manalapan Township Police Department from Olathe Ford Sales, Inc Through Sourcewell Contract #032824-OLA
- G.** Resolution Authorizing the Purchase and Installation of Equipment/Lighting for Five New Police Vehicles - 2026 Police Interceptor Vehicles for the Manalapan Township Police Department from Elite Emergency Lights, LLC Under NJ State Contract 17-FLEET-00749
- H.** Resolution Awarding and Confirming Emergency Contract Under New Jersey Local Public Contracts Law, N.J.S.A. 40A:11-6 Resulting from an Emergent Condition and Awarded to RKD Tree
- I.** Resolution Authorizing Cancellation of Stale Dated Accounts Payable Checks
- J.** Resolution Authorizing Artheon to Proceed with Professional Engineering Services for the Blenheim Road Culvert Replacement – Construction Management Services

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.

Applications: Raffle No. 1322, HABCORE, Inc., On Premises 50/50
Raffle No. 1323, HABCORE, Inc., On Premises Merchandise Draw Raffle
Raffle No. 1324, Pick Your Paw Animal Rescue, Inc., On Premises 50/50
Raffle No. 1325, Pick Your Paw Animal Rescue, Inc.,
On Premises Merchandise Draw Raffle
Raffle No. 1326, Ocean Housing Alliance, Inc., Off Premises 50/50

Reports for	May 2026	Finance
	June 2026	Clerk, Code Enforcement, Construction, Fire Prevention, Health, Planning/Zoning, Police, Recreation, Tax Collector, Finance

Quarterly Report April – June 2026: Fire Bureau

Resolutions:

- A.** Authorizing Refund of Premiums and/or Cost of Sale Paid at Tax Sale
- B.** Authorizing the Cancelation/Refund Of 2026/2027 Taxes for 100% Disabled Veteran
- C.** Authorizing the Cancelation and/or Refund of 2026/2027 Taxes on Deleted Properties, Common Elements, Exempt Property and Farmland
- D.** Authorizing The Refund/Credit/Transfer Of 2025/2026 Tax Court Judgment Tax Appeal Entitled Alexandr Moiseenko & Kate Ishchanka V Township of Manalapan

- E.** Authorizing the Reduction of Performance Guarantee Requested by American Properties at Manalapan, LLC for Heritage at Manalapan – Water System Improvements, Block 7200, Lot 3.02 – Application No. WRE2046
- F.** Approving the Request for Release of the Performance Guarantee from Community Investment Strategies, Inc. for The Place at Manalapan, Water Improvements Block 72.01, Lot 69
- G.** Approving the Request for Release of the Tree Replacement/Reforestation Performance Guarantee for Woodward Estates, Inc. – Block 67 Lots 22, 25, 32 & 35.02 Bond No. FP0026279
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- P.** Awarding and Confirming Emergency Contract Under New Jersey Local Public Contracts Law, N.J.S.A. 40A:11-6 Resulting from an Emergent Condition and Awarded to RKD Tree
- Q.** Authorizing Cancellation of Stale Dated Accounts Payable Checks
- R.** Authorizing Artheon to Proceed with Professional Engineering Services for the Blenheim Road Culvert Replacement – Construction Management Services

13. OLD BUSINESS:

14. NEW BUSINESS:

A. Resolutions:

- 1)** Approving **Bill List** Dated July 23, 2026 to August 12, 2026 Totaling **\$10,786,148.90**

B. Ordinance Introduction and First Reading

- 1) Ordinance No. 2026-12;** An Ordinance of the Township of Manalapan, in the County of Monmouth, State of New Jersey, Repealing Chapter 234, "Water", of the Code of the Township of Manalapan, as Amended and Supplemented
- 2) Ordinance No. 2026-13;** Ordinance Amending and Supplementing Chapter 80, "Business Insurance Registration", of the Code of Township of Manalapan, to Require Additional Information From Corporations

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