



TOWNSHIP OF WALL
REGULAR MEETING AGENDA
MAY 26, 2021

7:00 PM
CONFERENCE ROOM A

Agenda Review:

1. Salute to the Flag and a Moment of Silence
2. Sunshine Statement

In compliance with the "Open Public Meetings Act," Chapter 231, P.L. 1975, adequate notice of this meeting has been provided in the following manner: the annual notice was forwarded to the official township newspapers and was posted in the Wall Township Municipal Building. All notices are on file with the Township Clerk.
3. Roll Call
4. Review of the Public Business Meeting Agenda

MAIN MEETING ROOM

Public Business Portion:

6. INTRODUCTION OF **ORDINANCE NO. 12-2021** AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL CREATING THE AFFORDABLE HOUSING AH8 ZONE AND AMENDING THE ZONING MAP WITHIN CHAPTER 140 OF THE CODE OF THE TOWNSHIP OF WALL ENTITLED LAND USE AND DEVELOPMENT REGULATIONS TO REZONE BLOCK 874 LOT 4 4B01 FROM OP-10 TO AH8
Re: Rezone Block 874 Lots 4 4B01 - 1511 Holly Boulevard

Motion that **ORDINANCE NO. 12-2021** be adopted as to its first reading and advertised for second reading and public hearing on **June 22, 2021** at 7:00 pm. Pursuant to law.

Motion - Seconded - Roll-Call Vote
7. INTRODUCTION OF **ORDINANCE NO. 13-2021** AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL TO AMEND THE ZONING MAP TO CREATE AN OVERLAY ZONE FOR PORTIONS OF BLOCK 930 LOTS 18 AND 19
Re: Rezone Block 930 of Lot(s) 18 and 19; 1450 Highway 34 and 1452 Highway 34

Motion that **ORDINANCE NO. 13-2021** be adopted as to its first reading and advertised for second reading and public hearing on **June 22, 2021** at 7:00 pm. Pursuant to law.

Motion - Seconded - Roll-Call Vote
8. SECOND READING AND PUBLIC HEARING OF **ORDINANCE NO. 9-2021** AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL, CREATING THE AFFORDABLE HOUSING AH7 1452 HIGHWAY 34 ZONE AND AMENDING THE ZONING MAP WITHIN CHAPTER 140 OF THE CODE OF THE TOWNSHIP OF WALL ENTITLED LAND USE AND DEVELOPMENT REGULATIONS TO REZONE BLOCK 930 LOTS 6 AND 18 FROM OR-10 TO AH7
Re: Rezone Block 930 Lot(s) 6, 18 - 1452 Highway 34, from OR-10 to AH7

Upon completion of the Public Hearing followed by public comment, if any, a motion is made to close the Public Hearing and to adopt **ORDINANCE NO. 9-2021** as to its second and final reading and advertise it pursuant to law.

Motion - Seconded - Roll-Call Vote
9. SECOND READING AND PUBLIC HEARING OF **ORDINANCE NO. 11-2021** AN ORDINANCE OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF WALL, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY REPEALING AND REPLACING CERTAIN SECTIONS OF CHAPTER 140-140 AND CHAPTER 105 OF THE TOWNSHIP CODE PROHIBITING BUSINESSES FROM SELLING MARIJUANA AND/OR PARAPHERNALIA

FACILITATING THE USE OF MARIJUANA, CULTIVATION, FARMING AND MANUFACTURING OF MARIJUANA IN THE TOWNSHIP

Re: Marijuana Sale

Upon completion of the Public Hearing followed by public comment, if any, a motion is made to close the Public Hearing and to adopt **ORDINANCE NO. 11-2021** as to its second and final reading and advertise it pursuant to law.

Motion - Seconded - Roll-Call Vote

10. **Consent Agenda:**

All items listed on the "Consent Agenda" are considered routine by the Township and will be adopted or approved collectively by a single motion and roll-call vote of a majority of the Township Committee. All items are available for public inspection at this meeting and in the office of the Township Clerk. There will be no separate discussion of these items. If a discussion is desired on any item, it will be considered separately. The Mayor asks if any member of the Township Committee wishes to consider any item separately. If not, he/she requests a **Motion** to approve the items listed. **Motion- Second-Roll Call Vote**

A. **Approval of Minutes:**

- o 04/28/2021

- B. **Resolution No. 21-0509** - Approval of vouchers for May 13, 2021 through May 26, 2021 in the amount of \$8,346,728.95
- C. **Resolution No. 21-0510** - Authorization to execute a contract with Gillespie Group for the removal, purchase and installation of carpet flooring for the Land Use/Engineering offices in the Municipal Building through the Educational Services Commission of New Jersey Cooperative at a price not to exceed \$19,942.00
- D. **Resolution No. 21-0511** - Authorization to execute a contract with Feigus Office Furniture for the purchase of office furniture for the Engineering/ Land Use offices in the Municipal Building through State Contract #A81713 at a price not to exceed \$24,912.60
- E. **Resolution No. 21-0512** - Authorization for the Planning Board to undertake a preliminary investigation to determine whether certain motel properties qualify for designation as an area in need of redevelopment without condemnation or an area in need of rehabilitation pursuant to N.J.S.A. 40a:12a-1 Et Seq.
- F. **Resolution No. 21-0513** - Authorization to approve certain Township refund(s):
 - o Construction
 - o Tax
 - o Utility
- I. **Resolution No. 21-0514** - Authorization to utilize the engineering services of Colliers Engineering & Design, Inc. (DBA Maser Consulting) for preparation of design services, construction document services, bid specifications and assisting in the public bidding process for the Municipal Complex parking lot expansion project through the Monmouth County Open Space Grant in an amount not to exceed \$61,250.00 and authorization for the Municipal Clerk to advertise for public bids
- J. **Resolution No. 21-0515** - Authorization to enter into a contract with Horizon Blue Cross Blue Shield of New Jersey for the provision of employee health insurance for the period of July 1, 2021 through June 30, 2022
- K. **Resolution No. 21-0516** - Authorization to enter into a Developer's Agreement with Community Investment Strategies, Inc. (CIS) to build a minimum of 150 affordable senior citizen rental units on Block 874, Lot(s) 4 & 4b01, commonly known as 1511 Holly Boulevard, located in Wall Township
- L. **Resolution No. 21-0517** - Authorization to appoint a member to the South Monmouth Regional Sewerage Authority
- M. **Resolution No. 21-0518** - Authorization to approve certain personnel matter(s):

<u>NAME</u>	<u>DEPARTMENT/POSITION</u>	<u>SALARY</u>	<u>EFFECTIVE DATE</u>
Jennilee Bulkley	Police/ Records Manager	\$48,000	5/27/2021
Ashton Parisi	Police/ Part-time EMT	\$20.00/hour	5/27/2021
Alan Wilkins	Engineering/ Land Use- Part-time Electrical Inspector	\$45.00/hour	6/10/2021

- N. **Resolution No. 21-0519** - Authorization to execute a contract with French & Parrello Associates and for preparation of design services, construction document services, bid specifications and assisting in the public bidding process for the drainage improvements to Water Street and Oakwood Road through the Community Development Block Grant in an amount not to exceed \$28,950.00 and authorization for the Municipal Clerk to advertise for public bids

- O. **Resolution No. 21-0520** - Authorization to execute a contract with French & Parrello Associates for preparation of design services, construction document services, bid specifications and assisting in the public bidding process for the improvements on Ocean Road through the NJDOT Municipal Aid Road Program in an amount not to exceed \$41,900.00 and authorization for the Municipal Clerk to advertise for public bids
- P. **One Day Social Affair Permit** - William G. Wellhofer Scholarship Foundation –Oak Tree Lodge- June 23, 2021, 2:00 PM to 7:00 PM, benefitting Scholarship Foundation Fundraising Event
- Q. **One Day Social Affair Permit** - Daydream for Life Inc –June 4, 2021 and June 5, 2021 from 5:00 PM to 10:00 PM, benefitting recovery services for Daydream for Life with a portion of the proceeds going to Recover Revolution – conditioned upon the review and approval of the Township Engineer and Township Attorney

End of Consent Agenda:

Motion - Second - Roll Call Vote

- 11. **Public Comment:** Opportunity for anyone to comment with a limit of five (5) minutes per speaker

The public comment portion of our meeting is to allow the public to bring to the Committee’s attention their concerns or comments. In accordance with N.J.S.A. 10: 4-12(a), the Committee asks the public to limit their comments to five minutes or less. The Committee will respect the public’s time by refraining any comment until the speaker has finished with their allotted time. It should be further noted that the public comment portion of our meeting is not structured as a question-and-answer session. If a member of the public has questions, they seek answers to, an appointment can be made with the Township Administrator’s office during regular business hours. The attorney will regulate the time during the comment portion of our meeting.

- 12. **Close Public Comment:**

Motion - Second – Roll Call Vote

- 13. **Closing Comments from the Township Committee:**

- 14. **Resolution No. 21-0521** - Authorization to discuss matters in private session

Motion - Second – Roll Call Vote

- 15. **Motion to Adjourn:**

Motion - Second - Voice Vote - All in Favor