

WESTERN MONMOUTH UTILITIES AUTHORITY

WORKSHOP & PUBLIC MEETING

July 12<sup>th</sup>, 2016

Chairman McEnergy called the Western Monmouth Utilities Authority's Public meeting to order at 7:01pm. It was announced that pursuant to the Open Public Meeting Act and N.J.S.A. 10:4-6 et seq., adequate notice of this meeting has been sent to the Asbury Park Press, The Home News and Tribune, Clerks of Manalapan and Marlboro Townships, and is posted in the lobby of the Western Monmouth Utilities Authority ("W.M.U.A.")

Upon roll call:

Present:	Messrs. McEnergy, Mendez, Pernice and Rosen
Absent:	None
Also in Attendance:	F. Borin, DeCotiis, Fitzpatrick & Cole, LLP G. Stankiewicz, Auditor T. Gillen, CME Associates M. Dziubeck, CME Associates K. Henderson, T&M Associates B. Valentino, Executive Director J. Carr, Manager of Engineering Services R. Smith, Facilities Manager D. Martindell, Regulatory Compliance Supervisor K. Leatherman, General Manager A. Finnerty, Authority Clerk

All present cited the Pledge of Allegiance.

Chairman McEnergy asked if there was any public comment. There was none.

Chairman McEnergy asked for comment regarding the Executive Directors Report.

Mr. Valentino stated that he has nothing to report other than good progress on all fronts.

Chairman McEnergy proceeded with the meeting and moved on to Discussion.

- Chairman McEnergy asked for any comment regarding the Minutes of June 14, 2016. There were no comments.
- Chairman McEnergy asked for any comment regarding the Minutes of June 28, 2016. There were no comments.
- Chairman McEnergy asked for any comment regarding Authorizing the Executive Director to Allow the Cleaning of Septic Tanks for "Not for Profit" Agencies that Provide a Service to the WMUA. Mr. Valentino stated that we have a practice at the Authority to assist our volunteer first aid squads, our volunteer fire company's and other not for profit entities who do services for us; to empty there septic tank when

necessary. We didn't have this in writing but he wanted to make it formal by passing a Resolution.

- Chairman McEnergy asked for any comment regarding Establishing the Manager of Engineering Services Billing Rate Effective June 1, 2016. Mr. Valentino stated that the board has to adopt a rate that we are going to bill the escrow accounts. He discussed this with Mr. Stankiewicz and asked him to work out the fees with our finance staff. Mr. Stankiewicz stated that it will be \$93.40 which is appropriate and reasonable.
- Chairman McEnergy as for any comment regarding the Marlboro Estates, LLC, Project #605 selling project to Falson Lane Development, LLC. Tim Gillen stated that this is a result of correspondence between two developers over this particular development. One developer will be selling one portion of this development to another developer. Mr. Gillen stated that he wanted this to be formally acknowledged by Resolution. Commissioner Mendez asked if this is cause for concern. Mr. Gillen stated he is a customer that we have been dealing with for years.
- Chairman McEnergy asked for any comment regarding the Release of Performance Bond, Cash Surety and Remaining Escrow to Shelbourne Healthcare, Project #548. Mr. Gillen stated that they have done construction in accordance with our Rules and Regulations. Grease traps have been installed for their kitchen facilities. Everything is complete and has been complete for a long period of time.
- The Commissioners inquired about the Buffalo Wild Wings. Jim Carr stated that the developer of Buffalo Wild Wings came in for a pre-construct meeting. They are renovating the Marlboro Diamond Plaza. There is already a lateral servicing that building and they have installed an external grease trap. They will come to us for a building permit. The service fee will be readjusted based on the number of seats and will increase from what it used to be. The goal is to be complete by September.

Chairman McEnergy asked for any comments on the Resolutions, there were none. Chairman McEnergy asked for a motion for Resolutions 16-87 through 16-93. Commissioner Rosen moved, seconded by Commissioner Mendez, the vote was as follows:

AYES:	Messrs. McEnergy, Mendez, Pernice and Rosen
NAYS:	None
ABSTENTAIIONS:	None
ABSENT:	None

16-87	Approving Minutes of June 14, 2016
16-88	Approving Minutes of June 28, 2016
16-89	Authorizing the Executive Director to Allow the Cleaning of Septic Tanks in the Western Monmouth Utilities Authority Service Area of All "Not for Profit" Agencies that Provide a Service to the WMUA
16-90	Authorizing Executive Director Salary Increase Effective July 1, 2016
16-91	Establishing the Manager of Engineering Services Billing Rate, Effective June 1, 2016
16-92	Amending Approval to Marlboro Estates, LLC Project #605; Project Sold to Falson Lane Development, LLC, Project #605
16-93	Authorizing Release of Performance Bond, Cash Surety and Remaining Escrow to Shelbourne Healthcare, Project #548

Chairman McEnergy asked if there were any comments on the bill list. There were none. Commissioner Mendez moved, seconded by Commissioner Rosen. All present voted aye.

Chairman McEnergy asked if there is any other Authority Business. Commissioner Mendez inquired about the proposal from John Ploskonka. Kathy Leatherman stated that this will be discussed at the next meeting in August.

At 7:11PM, Chairman McEnergy stated that they will move into Closed Session and asked for a motion for Resolution #16-86, Authorizing the Commissioners to go into Closed Session for the Purpose of Discussing Litigation and/or Personnel and they will not return to Public Session. Commissioner Mendez moved, seconded by Commissioner Rosen. All present voted aye.

#####