

TOWNSHIP OF MILLSTONE
Meeting Room
215 Millstone Road
Millstone Township, NJ 08535

**TOWNSHIP COMMITTEE REGULAR MEETING AGENDA
DECEMBER 4, 2024**

Mayor Ferro calls the meeting to order _____ p.m.

STATEMENT OF NOTICE AS REQUIRED BY P.L. 1975, C231 IS READ.

I hereby announce that pursuant to the Open Public Meeting Act, adequate notice of this meeting has been provided in the annual meeting notice which was transmitted to the Asbury Park Press and the Trenton Times, posted on the public announcements bulletin board in Town Hall and filed in the Office of the Township Clerk on December 21, 2023.

ROLL CALL: Committeeperson Eric Davis ____, Deputy Mayor Chris Morris ____,
Committeeperson Tara Zabrosky ____, Committeeperson Jeff Ziner ____, Mayor Al Ferro _____

RESOLUTION TO GO INTO EXECUTIVE SESSION, (24-224) Moved C/ _____, Second C/ _____.
(Committee Discussion)

VOTE: C/Davis ____, DM/Morris ____, C/Zabrosky_____, C/Ziner ____, M/Ferro _____

Motion to adjourn executive session, Moved C/ _____, Second C/ _____. ©

Time In _____ p.m., Time Out _____ p.m.

**MAYOR FERRO CALLS THE REGULAR MEETING TO ORDER AT _____ P.M.
FOLLOWED BY A FLAG SALUTE AND A MOMENT OF SILENCE.**

All attendees and participants agree to conduct themselves in a manner appropriate for public gathering. Individual speakers should be advised that no right of privacy protects a person’s public comments made in a public forum. Accordingly, all participants bear responsibility for their own statements and commentary.

CORRESPONDENCE:

1. A thank you letter received from the Millstone Township Seniors Club, dated November 18, 2024 regarding their bus trip to the Hunterdon Hills Playhouse Christmas Show.
2. Resignation received from Andrew DeFelice, Open Space/Ag Secretary, effective December 31, 2024.

ORDINANCES:

SECOND READING
ORDINANCE 24-20

AN ORDINANCE AMENDING CHAPTER XIII (FIRE DISTRICT), SECTION 3.7 (NON-LIFE HAZARD USES), OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF MILLSTONE, COUNTY OF MONMOUTH AND STATE OF NEW JERSEY

EXPLANATORY STATEMENT: This Ordinance amends the New Jersey Uniform Fire Code Enforcement in Chapter XIII, Section 3.7, Non-Life Hazard Uses, of the Revised General Ordinances of the Township of Millstone.

Affidavit of Publication Presented

Mayor Ferro opens the public hearing at _____ p.m.
Mayor Ferro closes the public hearing at _____ p.m.

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)
VOTE: DM/Morris ___, C/Zabrosky ___, C/Ziner ___, C/Davis ___, M/Ferro _____

SECOND READING
ORDINANCE 24-21

ORDINANCE AUTHORIZING THE PURCHASE OF A
DEVELOPMENT EASEMENT IN BLOCK 31.05, LOT 18, LOCATED
AT 50 AGRESS ROAD

EXPLANATORY STATEMENT: This Ordinance provides for the purchase by the Township of Millstone of a development easement in the property known as Block 31.05, Lot 18, located at 50 Agress Road, for the purpose of farmland preservation, wherein the State Agricultural Development Committee and the Monmouth County Agricultural Development Board are contributing towards the purchase price.

Affidavit of Publication Presented

Mayor Ferro opens the public hearing at _____ p.m.
Mayor Ferro closes the public hearing at _____ p.m.

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)
VOTE: C/Zabrosky ___, C/Ziner ___, C/Davis ___, DM/Morris ___, M/Ferro _____

FIRST READING
ORDINANCE 24-22

AMENDING CHAPTER II (ADMINISTRATION) PAYROLL OF THE
REVISED GENERAL ORDINANCE OF THE TOWNSHIP OF
MILLSTONE BY FIXING SALARY RANGES OF THE TOWNSHIP
OFFICIALS AND EMPLOYEES; IN THE TOWNSHIP OF
MILLSTONE, COUNTY OF MONMOUTH, STATE OF NEW
JERSEY

EXPLANATORY STATEMENT: This Ordinance fixes salary ranges for Township Officials and Employees for 2025.

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)
VOTE: C/Ziner ___, C/Davis ___, DM/Morris ___, C/Zabrosky ___, M/Ferro _____

Second reading and Public Hearing to be held on December 18, 2024 at 8:00 p.m. at the Millstone Township Meeting Room, 215 Millstone Road, Perrineville, New Jersey.

FIRST READING
ORDINANCE 24-23

AN ORDINANCE AMENDING CHAPTER V FEES, SECTION 5-14
(FEES FOR CHAPTER XIV: BUILDING AND HOUSING),

SUBSECTION 5-14.3 (STATE UNIFORM CONSTRUCTION CODE FEE), OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF MILLSTONE, COUNTY OF MONMOUTH AND STATE OF NEW JERSEY

EXPLANATORY STATEMENT: This Ordinance amends Chapter 5-14 Fees for Building and Housing as per state regulations and provides the fees to be applied for permits obtained under Chapter XIV, Building and Housing.

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)

VOTE: C/Davis ___, DM/Morris ___, C/Zabrosky ___, C/Ziner ___, M/Ferro _____

Second reading and Public Hearing to be held on December 18, 2024 at 8:00 p.m. at the Millstone Township Meeting Room, 215 Millstone Road, Perrineville, New Jersey.

RESOLUTIONS: **CONSENT RESOLUTION POSTED ON BULLETIN BOARD.**
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 OF ANY ITEM, THAT ITEM WILL BE CONSIDERED SEPARATELY.

- 24-225 Payment of Vouchers – December 4, 2024
- 24-226 Resolution to Enter Agreement with Monmouth County Board of County Commissioners to Provide Special Citizen Area Transportation Service
- 24-227 Resolution Authorizing Purchase of Unleaded Fuel Under State Contract Number 19-Fleet-00975
- 24-228 Resolution Authorizing Execution of a Developer's Agreement for XXXIII Associates/Riverside Center, LLC, Block 18.01, Lots 1, 2, 3 and 4 (to be Consolidated into Lot 1.01), Site Plan No. PB 23-03
- 24-229 Resolution Directing Tax Collector to Cancel Real Estate Taxes on Block 63, Lot 5
- 24-230 Resolution Authorizing the Award of a Non-Fair and Open Contract for Professional Engineering Services for Expert Witness Services on Behalf of the Township of Millstone in a Pending Litigation Matter
- 24-231 Resolution Authorizing Execution of a Developer's Agreement for Force 5 Holdings, LLC, Block 18, Lot 2.04, Site Plan No. P22-01
- 24-232 Resolution Approving Compensation for Members of the Board of Fire Commissioners Fire District No. 1 for Year 2025
- 24-233 Resolution Authorizing Membership into the Somerset County Cooperative Pricing System ID# 2SOCCP
- 24-234 Resolution Authorizing Real Estate Tax Payments by Electronic Funds Transfer Via Internet Via Edmunds Govtech WIPP
- 24-235 Resolution Supporting Millstone Township’s Participation in the State Agriculture Development Committee’s Municipal Planning Incentive Grant Program 2026 Planning Round

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)

VOTE: DM/Morris ___, C/Zabrosky ___, C/Ziner ___, C/Davis ___, M/Ferro _____

RESOLUTION:

24-236 Resolution to Transfer Funds on Current Year Appropriations #2

Motion to adopt/table, Moved C/_____, Second C/_____, (Committee Discussion)

VOTE: C/Zabrosky____, C/Ziner ____, C/Davis ____, DM/Morris ____, M/Ferro_____

REPORTS FROM VARIOUS DEPARTMENTS FOR OCTOBER 2024:

Tax Collector	\$3,217,621.90
Clerk Report	\$ 1,095.00
Dog License	\$ 74.80
Municipal Court	\$ 7,797.65
Recreation	\$ 28,683.90
Construction	\$ 45,646.00
COAH	\$ 97,462.88
2024 Interest Revenue	

Motion to file, Moved C/_____, Second C/_____. ©

TOWNSHIP COMMITTEE MINUTES:

1. Regular Meeting Minutes – November 6, 2024

Motion to adopt/table, Moved C/_____, Second C/_____. (Committee Discussion)

VOTE: C/Ziner ____, C/Davis ____, DM/Morris ____, C/Zabrosky____, M/Ferro_____

2. Executive Meeting Minutes – November 6, 2024

Motion to adopt/table, Moved C/_____, Second C/_____. (Committee Discussion)

VOTE: C/Davis ____, DM/Morris ____, C/Zabrosky____, C/Ziner ____, M/Ferro_____

APPLICATION FOR A RAFFLE LICENSE:

1. Millstone Township PTO, RA #331, On-Premise 50/50 Raffle to be held from 6pm – 9pm on February 13, 2025 at 5 Dawson Ct.

Motion to approve/table, Moved C/_____, Second C/_____. ©

LIAISON REPORTS:

NEW BUSINESS:

OLD BUSINESS:

1. Buck Mine

COMMENTS FROM THE DAIS:

PRIVILEGE OF THE FLOOR: (Limited to ½ Hour)

Mayor Ferro opens the meeting to the public at _____.

Mayor Ferro closes the meeting to the public at _____.

ADJOURNMENT:

Motion to adjourn: Moved C/_____, Second C/_____. © Time Out _____.