

**LAKWOOD INDUSTRIAL COMMISSION
MINUTES**

OPEN SESSION • MEETING OF: FEBRUARY 14, 2018

Adequate Notice of this meeting was provided in accordance with the provisions of the Senator Byron M. Baer Open Public Meetings Act." L.1975, c.231, s.1; amended 2006, c.70, s.2.

- 1 197.75Flag Salute | Moment of Silence
- 2 The meeting was called to order at 11:30AM by Chairman Robert Kirschner.
- 3 Roll Call for Attendance:

Commissioners

Brooks, Neil (NB)
 Calabro, Thomas (TC)
 Flancbaum, Justin (JF)
 Katz, Shlomo (SK)
 Schuster, Edwin (ES)
 Stafford-Smith, Gregory (GSS)
 Kirschner, Robert-Chairman (RK)

	Present	Absent
Brooks, Neil (NB)	X	
Calabro, Thomas (TC)	X	
Flancbaum, Justin (JF)		X
Katz, Shlomo (SK)		X
Schuster, Edwin (ES)		X
Stafford-Smith, Gregory (GSS)	X	
Kirschner, Robert-Chairman (RK)	X	
Quorum Count:		
<u>LIC Professionals and Staff</u>		
Reinman, Steven- Exec. Dir.	X	
Kean, Sean – Comm Atty	X	
Doyle, Anita–Admin Mgr	X	
Staiger, Jeff – Comm. Engineer	X	

Also in attendance: Liaison Hon. Michael J. D’Elia; Frances Kirschner, Frantasy Enterprises

- 4
- 5 **MINUTES:**
- 6 The minutes of the January 10, 2018 meeting were presented for approval.
- 7 TC/NB Motion to approve the minutes of the January 10, 2018 meeting as presented. Carried.
- 8

- 9 **STATEMENT OF ACCOUNTS:**
- 10 The Commission Statement of Accounts was presented for Commissioners’ information and
- 11 acceptance.
- 12 TC/GSS Motion to accept the Statement of Accounts as presented. Carried.
- 13

- 14 **BILL LIST:**
- 15 The following bills were presented for payment approval to be drawn from Industrial Commission
- 16 budgeted funds:

Num	Name	Memo	Amount
3553	Frantasy Enterprises, LLC	Inv# 020118 Marketing and Public Relations Services Month of February 2018	2,000.00
3554	Anita B. Doyle	1/1/18-1/31/18 Administrative Management Services to the LIC	927.50
3555	Anita B. Doyle	Reimbursement of Out of Pocket Expenses for LIC business	212.22
3556	Israel Reinman	Executive Director's Car Allowance February 2018	400.00
3557	Watchung Spring Water Co., Inc.	Office supplies	146.88

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3558	Yussi's	Meeting of 2/14/18	197.75
3559	Anita Doyle as Agent of LIC	Replenishment of Petty Cash on hand	133.84
3560	Cleary Giacobbe Alfieri & Jacobs	Inv# 57330 Legal Services Through 1/31/18	4,978.60
3561	Duvy's Media	Inv# 20682 Website Management period ending 12-31-18	1,293.75
Bill List for 2/14/18			10,290.54
VOID # 3525 from 10/18/17 bill list	Iorio Construction Company	Progress Payment #19 T-Hangars Design-Build	-82,342.23
3562	Iorio Construction Company	Negotiated Payment #19 - Final Payment (including retainage)	59,761.72
Bill List Total - (including adjustments for cancellation of Check # 3525 from 10/18/17 Bill List and replacement with LIC check # 3562 for final payment to Iorio Construction)			-12,289.97

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Motion by TC / GSS to authorize payment of items # 3553-3561 and replacement by check #3562 for canceled check # 3525 (Iorio Construction).

On Roll Call:

Commissioner	Yea	Nay	Abstain
Brooks, Neil	x		
Calabro, Thomas	x		
Flancbaum, Justin	-		
Katz, Shlomo	-		
Schuster, Edwin	-		
Stafford-Smith, Greg	x		
Kirschner, Robert	x		Abstained from voting on Item # 3553

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The above bill list was authorized for payment with no exception.

BUDGET TO ACTUAL REPORT:

The budget to actual report was presented for commissioner information only. There was no requirement for formal action by the commission.

COMMENTS FROM THE PUBLIC:

Shloime Klein:

- Commented on matters that would be reviewed by the Site Review committee.
 - Regarding SP2265 issue of sidewalks
 - Issue of Mikvah – Mr. Klein contended that the ladies that use the mikvah face safety issues because they walk; they do not drive.
 - Mr. Reinman offered to answer questions:
 - This location is in the M-1 Zone. The LIC site review committee reviewed the application and responded to the Planning Board and because this location is not within the

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- 37 internal industrial park area, and there are other issues, the LIC
38 deferred to Planning Board – took no position on sidewalks
39 ○ The LIC’s task is to address safety and other issues impactful to
40 the commercial / industrial zones
41 ■ Regarding the 640 James Street Planning Board application
42 ● Applicant is requesting to vacate a street as part of their plan. Mr. Klein
43 objected and described his issue with on-street parking.
44 ● Mr. Reinman provided a statement regarding Industrial Commission
45 support of off-street parking in industrial zones.
46 ● The matter was deferred to the Planning Board
47

48 **EXECUTIVE DIRECTOR’S REPORT:**

49 Mr. Reinman reported on:

- 50 ● T-Hangars
51 ○ We are working to advertise for leases of hangars space
52 ● Lakewood Airport conveyance to the Industrial Commission, Township is moving forward
53 with the transfer to the LIC.
54 ● Owen Little – regarding the work on the project for of the 17-acre tract east of the Parkway
55 ○ As the weather starts to turn, they will begin and move ahead with the work on the 17
56 acres.
57 ● SAFE Zone – Keeping it on the screen for introduction for some point in the future. Our
58 primary attention is on the activity within the ABCD Zone right now.
59

60 **ATTORNEY’S REPORT:**

61 Mr. Kean - litigation update in Closed Session.
62

63 **CORRESPONDENCE**

64 No correspondence was received for discussion
65

66 **COMMITTEE REPORTS**

- 67 ● Site Review Committee
68 ○ SP2186 Bais Reuven Kamenetz
69 ■ The hearing for this application was postponed
70 ○ SP2267 640 James Street
71 ■ Also postponed to another Planning Board meeting date
72 ○ SP2265 Talmud Torah - postponed
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- 74 • Finance Committee
- 75 ○ No Action
- 76 • Client Review Committee
- 77 ○ No Action
- 78 • Park Control and Signs
- 79 ○ New sign program is continuing
- 80 ○ Met with a prospect vendor – did a drive around of the industrial park
- 81 ○ May need to acquire small easements to place signs
- 82 ○ Tenants / property owners of the Parks are favorable toward new signage
- 83 • Contract Review Committee
- 84 ○ Met - Discussion in Closed Session

MARKETING AND PUBLIC RELATIONS:

87 Fran Kirschner of Frantasy Enterprises reported on articles released over the month past:

- 88 • Lakewood’s Trash and Bulk pickup schedule
- 89 ○ Lakewood Recreation - Winter indoor sports program
- 90 • Lakewood Township has two new leaf pickup trucks
- 91 • Worked with NJ Jewish News regarding an article written by them on Menashe Miller
- 92 • Economic Development meeting of MODC to promote Lakewood
- 93 • WJRZ Women’s Expo in Toms River 3/3/18
- 94 • Strand Theater has a fantastic schedule of shows
- 95 • MODC • Lakewood Chamber of Commerce • Jersey Shore Chamber of Commerce
- 96 sponsoring a presentation “Profit First” on how to transform a business into a money-making
- 97 machine
- 98 • ELC
- 99 ○ 3/16/18 meeting ELC
- 100 • 3/20/18 Jersey Shore WIB – “Jobs skills now and in the future”
- 101 • Lakewood Historical Society / Heritage - Museum is open
- 102 • Monmouth County office submarket may be comparable to Lakewood. Parkway interchanges
- 103 help.

105 Discussion on the trash pickup schedule; changes not showing on the website.

106 There are also 2 shifts.

OLD BUSINESS:

109 None

NEW BUSINESS:

112 None

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114 The following resolution was offered by GSS / TC to move the meeting into **Closed Session**:

115

116 **WHEREAS**, Section 7 b. of the Senator Byron M. Baer Open Public Meetings Act." L.1975,
117 c.231, s.1; amended 2006, c.70, s.2., permits the exclusion of the public from a meeting under
118 circumstances; and

119 **WHEREAS**, this Industrial Commission of the Township of Lakewood is of the opinion that
120 such circumstances presently exist.

121 **NOW, THEREFORE, BE IT RESOLVED** by the Industrial Commission of the Township of
122 Lakewood in the County of Ocean as follows:

123 1. The public shall be excluded from discussion of private and confidential matters
124 involving any of the nine (9) exclusions as set forth in Section 7(b) of said law and as
125 hereinafter specified.

126 2. The general nature of the subject matter to be discussed is as follows:

127 **CONTRACT NEGOTIATIONS**

128 **PERSONNEL**

129 **LITIGATION**

130 **OTHER**

131 3. It is anticipated at this time that the above stated subject matter will be made public only
132 when the reasons for discussing and acting on them in closed session no longer exists;
133 said determination to be made by further resolution adopted by the Industrial
134 Commission.

135 4. This resolution shall take effect immediately.

136

137 Motion was carried by voice vote.

138 **The meeting moved into Closed Session at 11:58AM**

139

140 On a Motion by NB / GSS and carried, the meeting returned to **Open Session at 12:43 PM**

141

142 **CONSENT AGENDA: None**

143

144 **RESOLUTIONS: None**

145

146 **COMMENTS FROM THE COMMISSIONERS:**

147 • Former Lakewood Township Committeeman and Mayor Richard Work passed away.

148

149 TC / GSS Motion to adjourn the meeting. Carried. Meeting adjourned at 12:45PM

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151

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By Anita B. Doyle
Administration Manager