Borough of Neptune City
Governing Body Special Meeting Minutes
Monday, March 16, 2026 at 6:00 pm

1. CALL TO ORDER
Mayor McGreevey called the meeting to order at **6:01** pm

2. OPEN PUBLIC MEETINGS ACT STATEMENT
Mayor McGreevey stated: "This Special Meeting was called pursuant to the provisions of the Open Public Meetings Law. Notices of this meeting were sent via e-mail to the Coaster and Asbury Park Press on Sunday, February 18, 2026; and printed in each publication on February 26. In addition, copies of notices were posted on the Borough website and social media and filed in the office of the Municipal Clerk. Notices have remained continuously posted. Proper notice having been given, the Municipal Clerk is directed to include this statement in the minutes of this meeting. Minutes of this meeting should also reflect the purpose for which the meeting was called, which is to hold the Budget Workshop".

3. ROLL CALL
PRESENT: Mayor Rachel McGreevy;
Council President Glen Kocsis; Councilmember Corlies Chong; Councilmember Robert Johnson; Councilmember Kimberly Karalovich; Councilmember Pamela Renee; Councilmember Aaron Williams
ALSO PRESENT: Consultant Bascom, CFO Antonides

4. FLAG SALUTE
Mayor McGreevy invited all to stand for the flag salute.

5. PRESENTATIONS
A. Budget Workshop – 2026 Municipal Budget
Mayor McGreevy provided an overview of the order of business for the budget workshop. Mayor McGreevy noted holding a budget workshop is a priority for transparency. The workshop will be led by CFO Antonides and Consultant Bascom, where the budget process and recommendations will be explained in broad terms. Mayor McGreevy gave broad strokes of the department meetings in budget planning. Mayor McGreevy noted the same requirements as Council meetings, and the Governing Body is encouraged to speak to their areas of jurisdiction, asking general high-level questions while avoiding discussion specific personal matters. The Borough worked diligently to comply with all state statutory requirements. Mayor McGreevy elaborated on the hard work done to be able to recommend a budget that will not fall out compliance with the State of New Jersey and to avoid referendum.

Mayor McGreevy turned the floor over to CFO Antonides and Consultant Bascom.

A power point was displayed and explained.

Consultant Bascom discussed the priorities and impacts of the 2026 municipal budget which included addressing rising costs, infrastructure improvements, capital improvements and debt reduction, hazard mitigation, recreation improvements, non-property tax revenue generation and rebuilding financial resilience. Details on priorities include controlling spending, conserving and rebuilding surplus, maintaining stability and preparing for

the future through the reduction of capital debt. This is a step in a multi-year effort to get the Borough back to strong stable budgeting and financial stability. The Borough will work with State and County partners to offset capital improvements and infrastructure. The sewer utility remains self-sustaining. The challenges addressed in the 2026 budget include appropriations CAP reduction penalties. Discussion followed on the penalty for entering into Shared Services. Levy cap of 2% was discuss. The Borough's transition in health benefits to a HIF which reduced the anticipated increase. The budget also addressed employee contract impacts, electric and gasoline costs and capital planning.

Consultant Bascom provided on overview of the budget process prior to introduction which included long term capital investment planning, department budget submission and review, finance committee review and now the public workshop.

Consultant Bascom spoke about regulatory impacts including the appropriation and levy CAP, pension contributions, State Aid and School and County Taxes, which impact the residents. The Appropriations CAP include energy cost, salary and wages, operating costs, garbage collections all of which have to fall within the increase of 3.5% or less. The appropriations allow the building a bank for future use. CFO Antonides noted last year the Borough carried $40; this year will be about $65,000. CFO Antonides noted the increases since 2021 including salaries, pension, workers compensation insurance, solid waste, debt service. With these increases it is hard to keep the budget in the appropriation and levy CAPS. Consultant Bascom explained the levy CAP is the amount to be raised by taxation which can't increase by more than 2%. CFO Antonides further explained how the budget CAP and Levy CAP banks. Appropriations are you day to day operations; the Levy CAP is more like a credit card with how much can be spent. Consultant Bascom noted the sewer utility will require a rate adjustment in the near future. Increased spending is being curtailed from prior years. Consultant Bascom provided an overview of year or year changes in the levy.

CFO Antonides spoke about the shortage in State Aid, on which Consultant Bascom elaborated. State Aid currently covers 4.5% of the budget as opposed to the 6% that should be.

CFO Antonides explained the tax levy CAP calculation which leave the Borough with a $777.00 to carry forward. CFO Antonides provided a surplus analysis, explaining the fund balance was used in the last several years to keep the tax rate low which has depleted the fund. Discussion continued on replenishing the surplus and using one time revenue to support the budget. Discussion continued regarding getting back on track, with it noted the Borough will get back on track to financial stability.

The presentation touched on the tax collection rate, making smaller payments for debt service, and "gimmicks" used in the past to offset tax increase for period of time. It is understood that no one wants to increase taxes, but it is unrealistic in New Jersey.

50% of taxes go to the school; 12% goes to the County and 38% goes to the municipality with the average tax payers owing $9,019.92 in 2025. The presentation showed a comparison of average taxes for Neptune City, Monmouth County and New Jersey. Discussion followed on the calculation of fair share aid for schools, and a statewide transition forthcoming.

The sewer utility is a budget within the budget which is self-liquidating, low debt and requires capital investment. The last rate increase was 10 years ago, an increase of $2.50 for quarters 3 and 4 of 2026 through 2027 and then another $2.50 increase following.

Consultant Bascom and CFO Antonides invited questions from the Governing Body.

C/Chong thanked Consultant Bascom and CFO Antonides for their time and efforts, then shared information from the early discussion during the budgeting process; the finance committee wanted to make sure to plan for the future. C/Chong noted this budget is fiscally responsible, takes into account long term planning and the direction forward makes sense.

C/Karalovich asked the savings for the shared services for court; CFO Antonides and Consultant Bascom replied. Discussion continued on revenue vs expenditures over which the Borough has little control and how planning is done long term for rising costs. C/Karalovich asked how much more would be paid down in debt services from the increase; Consultant Bascom and CFO Antonides noted it is the correct payment, with discussion continuing on planning to avoid spikes. Discussion continued on the Borough borrowing from it self and debt repayment plan moving forward.

C/Renee asked if revenue from the new condos were factored in; CFO Antonides explained that future revenue cannot be used in planning budget. Consultant Bascom noted those funds will be used to replenish the fund balance. C/Karalovich asked about the anticipated revenue for cannabis; Consultant Bascom explained it is unanticipated revenue which will be used to replenish fund balance.

C/Chong encouraged members of the Governing Body to reach out to CFO Antonides and Consultant Bascom regarding their areas of responsibility. There will be another Finance Committee meeting before the budget is introduced.

Discussion continued on the process, transparency and empowerment of the Governing Body volunteers to make decisions.

Mayor McGreevy thanked the professionals for providing a clear process and explanation.

C/Chong confirmed that members of the Governing Body should email both CFO Antonides and Consultant Bascom with questions.

Mayor McGreevy noted the Borough of Neptune City does not have a beach utility which provides a financial benefit to other neighboring municipalities.

Discussion continued on the formation of Neptune City as New Branch.

6. PUBLIC PARTICIPATION

The meeting was open to the public.

C/Kocsis thanked CFO Antonides and Consultant Bascom for explaining things so clearly.

Mr. John Gunderson spoke of the great services and professionals in Neptune City.

C/Kocsis also thanked C/Chong and Mayor McGreevy.

Mayor McGreevy thanked everyone for their hard work. The budget will be introduced on April 13. The next meeting of the Governing Body will be held on Monday, March 23 at 6:00 pm. There will be a town hall meeting on March 26 at 6pm at the Community Center.

7. ADJOURN – 7:35 pm

Motion to adjourn by C/**Kocsis**; seconded by C/**Johnson**
VOICE VOTE: AYE: C/Kocsis; C/Chong; C/Johnson; C/Karalovich, C/Renee; C/Williams

Respectfully Submitted:
C. DiCorcia Williams RMC,
Borough Clerk

Exhibits are on file in the Borough Clerk's Office, according to the NJ State Records Retention Schedule established by NJSA 47:3-15 *et seq* and approved by the SRC. Approval 03/23/2026