Borough of Neptune City
Special Meeting of the Governing Body
• Borough Hall • 106 W. Sylvania Avenue •
Monday, June 9, 2025 *at* 6:00 pm

1. CALL TO ORDER

Mayor McGreevey called the meeting to order at 6:00 pm

OPEN PUBLIC MEETINGS ACT STATEMENT

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, the Asbury Park Press and the Coast Star on Friday, May 16, 2025; and published in each newspaper on Thursday, May 22, 2025. In addition, copies of notices were posted on the bulletin board in the Municipal Building and filed in the office of the Municipal Clerk on aforementioned date. Notices on the bulletin board 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. The purpose of the meeting is for the Public Hearing and possible adoption of the 2025 Municipal Budget, resolutions necessary for adoption of the budget, and Closed Session.

ROLL CALL

PRESENT: Mayor Rachel McGreevy, Council President Glen Kocsis, Councilmember Corlies Chong, Councilmember Kimberly Karalovich, Councilwoman Danielle Pappas, Councilmember Pamela Renee, Councilmember Brian Thomas

ABSENT:

ALSO PRESENT: Attorney McGuinn, Administrator Jardine, CFO Antonides

FLAG SALUTE

Mayor McGreevy invited all to stand for the flag salute.

2. RECEIPT OF MINUTES *(vv)*

A. Regular Meeting – 05/27/2025

Motion to receive the minutes by C/Pappas; seconded by C/Kocsis
Voice Vote: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

3. RECEIPT OF COMMUNICATIONS *(vv)*

A. Monmouth County Commissioners - Resolution re: Lifeguards as First Responders
B. Monmouth County Commissioners - Resolution re: National Endowment for the Arts (NEA)
C. Bradley Beach Land Use Board - Notice of Adoption of Housing Plan Element and Fair Share Plan
D. Bradley Beach Land Use Board - Notice of Public Hearing Adoption of the Municipal Public Assistance Element of the Master Plan
E. Borough of Belmar - Notice of Updated Housing Element and Fair Share Plan (Adopted)

Motion to receive the communications by C/Renee; seconded by C/Chong
Voice Vote: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

4. MAYOR'S REPORT - Mayor Rachel McGreevy

Mayor McGreevy announced reports would be done tonight as the regularly scheduled June 16 meeting is the same night as eighth grade graduation, so that meeting will move as quickly as possible. Mayor McGreevy thanked the Neptune City Historical Committee as they have been working very hard. The screening for *As Good As It Gets* was held last Sunday at the Jack Nicholson Theater in Manasquan. Mayor McGreevy thanked Mayor Mangan and Manasquan for hosting the event and the community members who came out. Neptune City's Historical exhibit will be hosted at the New Jersey Hall of Fame at the American Dream Mall in July. Mayor McGreevy hopes all are enjoying the newsletter, sign up is available on the Borough

website. Mayor McGreevy and C/Thomas attended the Neptune City Community Resource graduation. The Eighth-Grade dance was held on Friday, and had a lot of support from local businesses, parents, the Principal and teachers for the Casino Night event. On Thursday, with the Neptune City Housing Commissioners Mayor McGreevy is hosting "Spring into Summer" event with food provided by Shore Good Eats. Mayor McGreevy thanked the members of the Finance Committee for their hard work on the budget, which was put forth, noting she is proud of it. Mayor McGreevy also thanked the Department heads for always looking out for the Community, reusing supplies, running efficiently and cost effectively. Mayor McGreevy thanked everyone for working toward goals. Mayor McGreevy noted the Borough is keeping tax increases as minimal as possible while maintaining the services.

5. COUNCIL REPORTS

A. COUNCIL PRESIDENT GLEN KOCSIS - Administration of Justice

Council President Kocsis noted there has been an increase in motor vehicle accidents, many caused by distracted driving, residents are reminded to put down their phones and adjust their radio volume when at a standstill. National Night Out will be Tuesday, August 6. Any businesses want to participate should contact Patrolman Edwards.

B. COUNCILWOMAN DANIELLE PAPPAS - Emergency Services

Councilwoman Pappas reported on the calls responded to by the Neptune City Fire Department. As of May 12, there have been 81 calls for service. Medstar statistics were provided. Fire Safety Tips and Facts: before setting up a campfire, be sure it is permitted, they must be at least 25 feet away from any structure and anything that can burn. Fireworks are often used to mark special events and holidays. The only safe way to view fireworks is to attend a professional show. It is important to know fireworks are not safe in the hands of consumers. Fireworks cause thousands of injuries and cause more than 31,000 reported fires annually. C/Pappas thanked all the businesses and First Responders who donated and supported the Eighth-Grade dance, and DJ Eddie who kept the kids dancing.

D. COUNCILMEMBER BRIAN THOMAS, Administration and Finance

Councilmember Thomas echoed Mayor McGreevy's comments, noting the budget is one of the largest jobs the Governing Body is responsible for. The Borough has to be fiscally responsible while maintaining as an employer who also continues to provide services to the residents. C/Thomas also thanked CFO Antonides, Administrator Jardine and the Department Heads for their work. C/Thomas also thanked the Mayor for implementing Finance Fridays, as well as Finance Committee members C/Renee and C/Karalovich. C/Thomas also noted the CRC Graduation was great.

E. COUNCILMEMBER PAMELA RENEE - Buildings and Grounds

Councilmember Renee thanked everyone for a wonderful PRIDE flag raising, thanking the Councilmembers, Director Harker, the Community Center employees, and Fire Police for making the event great. C/ Renee most importantly thanked our Neptune City Community for attending the Pride event. C/Renee thanked the Ladies Auxiliary for the Bocce Tournament as well as LaLupa DiRoma and Molinari's for their donations to the event. The next Green Team meeting is July 7.

F. COUNCILMEMBER CORLIES CHONG - Community Relations

Councilmember Chong thanked everyone who assisted with the Memorial Day Ceremony and the Pride Flag raising ceremony. There will be monthly meetings of Community Relations. The soft opening of the Community Center was June 2; final improvements are being made. C/Chong thanked those for feedback on the Community Center survey. C/Chong highlighted upcoming Community Center events. The Library is holding a Summer Reading Challenge which began July 1, visit the Library or beastack.com for more information. A book swap is scheduled for June, and a Mad Scientist Event in July.

G. COUNCILMEMBER KIMBERLY KARALOVICH - Special Services

Councilmember Karalovich reported the Board of Rec will host a Father's Day Cornhole event on June 14.

6. PUBLIC COMMENTS ON AGENDA ITEMS

Director Harker was invited to the floor to share DPW updates. Director Harker reported phase 2 of the Adams Field renovations began today and should last about two weeks.

The meeting was open to the public on agenda items. There were no comments from the public on agenda items.

7. UNFINISEHD BUSINESS

A. BUDGET RESOLUTIONS (rc)

1) Resolution 2025-82 - Auth. To Read Budget by Title

Motion to adopt Resolution 2025-82 to Read the Budget By Title by C/Renee; seconded by C/Karalovich
Roll Call: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

RESOLUTION 2025-82
BOROUGH OF NEPTUNE CITY
COUNTY OF MONMOUTH, STATE OF NEW JERSEY
AUTHORIZATION TO READ THE BUDGET BY TITLE ONLY

WHEREAS, N.J.S.A. 40A:4-8, as amended by L.2015, c. 95, §14, 2015, provides that the budget may be ready by title only at the time of the public hearing if a resolution is passed by not less than a majority of the full governing body, providing that at least one week prior to the date of hearing, a complete copy of the budget has been made available for public inspection, and has been made available to each person upon request; and

WHEREAS, these two conditions have been met.

BE IT THEREFORE RESOLVED, that the budget shall be read by title only.

2) Public Hearing - 2025 Municipal Budget

The meeting is open to the public for comments on the 2025 Municipal Budget. There were no comments from the public. There were no comments from Council.

Motion to close the public hearing on the 2025 Municipal Budget by C/Thomas; seconded by C/Renee
Voice Vote: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

3) Resolution 2025-83 - Auth Amendments to 2025 Budget

Administrator Jardine provided details on the grant received which is being inserted into the budget.
CFO Antonides summarized the increase to each household.
Motion to adopt Resolution 2025-83 by C/Kocsis; seconded by C/Renee
Roll Call: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

RESOLUTION 2025-83
BOROUGH OF NEPTUNE CITY
COUNTY OF MONMOUTH, STATE OF NEW JERSEY
AUTHORIZE 2025 BUDGET AMENDMENT

WHEREAS, the local budget for the year 2025 was approved on the 12th day of May, 2025; and

WHEREAS, the public hearing on said budget has been held as advertised; and

WHEREAS, it is desired to amend said approved budget.

NOW THEREFORE BE IT RESOLVED, by the Governing Body of the Borough of Neptune City, County of Monmouth that the following amendments to the approved budget of 2025 be made:

CURRENT FUND	From	To
Anticipated Revenues		
3. Miscellaneous Revenues:		
Special Items of General Revenue Offset with Appropriations		
Public and Private Revenues Offset with Appropriations		
NJ DCA - Local Recreation Improvement Grant	$	$ 81,000.00
Total Miscellaneous Revenues	1,551,781.91	1,632,781.91
5. Subtotal General Revenues (Items 1, 2, 3 and 4)	3,286,337.41	3,367,337.41
7. Total General Revenues	$ 10,045,026.54	$ 10,126,026.54

Appropriations			
(A)	Operations - Excluded from "CAPS"		
	Public and Private Programs Offset by Revenues		
	NJ DCA - Local Recreation Improvement Grant	$	$ 81,000.00
	Total Operations - Excluded from "CAPS"	895,909.31	976,909.31
(H-2)	Total General Appropriations for Municipal Purposes Excluded from "CAPS"	1,263,359.31	1,344,359.31
(O)	Total General Appropriations - Excluded from "CAPS"	1,263,359.31	1,344,359.31
(L)	Subtotal General Appropriations {Items (H-1) and (O)}	9,147,850.39	9,228,850.39
9.	Total General Appropriations	$ 10,045,026.54	$ 10,126,026.54

BE IT FURTHER RESOLVED, that two certified copies of this resolution be filed forthwith in the Office of Director of Local Government Services for their certification of the 2025 municipal budget so amended.
It is hereby certified that this is a true copy of a resolution amending the budget, adopted by the Governing Body of the Borough of Neptune City on the 9th day of June, 2025.

4) Resolution 2025-84 - Adoption of 2025 Municipal Budget
There was no discussion from the Governing Body.
Motion to adopt Resolution 2025-84 by C/Thomas; seconded by C/Chong
Roll Call: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

RESOLUTION 2025-84
BOROUGH OF NEPTUNE CITY
COUNTY OF MONMOUTH, STATE OF NEW JERSEY
ADOPTION OF THE 2025 MUNICIPAL BUDGET

WHEREAS, the 2025 Municipal Budget was introduced on May 12, 2025, advertised in the Coaster on May 22, 2025 and a Public Hearing was held on June 9, 2025.

NOW THEREFORE BE IT RESOLVED, that the Mayor and Council of the Borough of Neptune City do hereby approve the adoption of the 2025 Municipal Budget; and

BE IT FURTHER RESOLVED by the Councilmembers of the Borough of Neptune City, County of Monmouth that the budget herein before set forth is hereby adopted and shall constitute an appropriation for the purposes stated of the sums therein set forth as appropriations, and authorization of the amount of: $6,758,689.13 for municipal purposes.

SUMMARY OF REVENUES

1. General Revenues		
Surplus Anticipated	08-100	$ 1,384,555.50
Miscellaneous Revenues Anticipated	13-099	$ 1,632,781.91
Receipts from Delinquent Taxes	15-499	$ 350,000.00
2. AMOUNT TO BE RAISED BY TAXATION FOR MUNICIPAL PURPOSED (Item 6(a), Sheet 11)	07-190	$ 6,758,689.13
3. AMOUNT TO BE RAISED BY TAXATION FOR SCHOOLS IN TYPE I SCHOOL DISTRICTS ONLY:		
Item 6, Sheet 42	07-195	
Item 6(b), Sheet 11 (N.J.S.A. 40A:4-14)	07-191	
TOTAL AMOUNT TO BE RAISED BY TAXATION FOR SCHOOLS IN TYPE I SCHOOL DISTRICTS ONLY -		$ -
4. To Be Added TO THE CERTIFICATE FOR THE AMOUNT TO BE RAISED BY TAXATION FOR SCHOOLS IN TYPE II SCHOOL DISTRICTS ONLY:		
Item 6(b), Sheet 11 (N.J.S.A. 40A:4-14) 07-191		
5. AMOUNT TO BE RAISED BY TAXATION MINIMUM LIBRARY TAX	07-192	$ -
Total Revenues	13-299	$ 10,126,026.54

SUMMARY OF APPROPRIATIONS

5. **GENERAL APPROPRIATIONS**:	XXXXXX	XXXXXXXXXXXX
Within "CAPS"	XXXXXX	XXXXXXXXXXXX
(a & b) Operations Including Contingent	34-201	$ 6,831,522.00
(e) Deferred Charges and Statutory Expenditures - Municipal	34-209	$ 1,052,969.08

(g) Cash Deficit	46-885	$ -
Excluded from "CAPS" XXXXXX XXXXXXXXXXXX		
(a) Operations - Total Operations Excluded from "CAPS"	34-305	$ 976,909.31
(c) Capital Improvements	44-999	$ -
(d) Municipal Debt Service	45-999	$ 367,450.00
(e) Deferred Charges - Municipal	46-999	$ -
(f) Judgments	37-480	$ -
(n) Transferred to Board of Education for Use of Local Schools (N.J.S.A. 40:48-17.1 & 17.3)	29-405	$ -
(g) Cash Deficit	46-885	$ -
(k) For Local District School Purposes	29-410	$ -
(m) Reserve for Uncollected Taxes	50-899	$ 897,176.15
6. **SCHOOL APPROPRIATIONS - TYPE I SCHOOL DISTRICT ONLY (N.J.S.A. 40A:4-13)**	07-195	
Total Appropriations	34-499	$ 10,126,026.54

8. PUBLIC PARTICIPATION

The meeting is open to the public for comment.

C/Pappas shared the projected date for the Fall Food Truck festival will be September 27, which is also the same day for Pound the Pavement. Discussion followed on planning for the festival and the need for volunteers.

Mr. Ben Dziobek, Spring Lake Heights, works in water infrastructure funding. Mr. Dziobak is also the executive director of Climate Revolution, sharing information about the Climate Superfund Act. Mr. Dziobek provided details of the resolution. Mr. Dziobek requested the Council consider passing a resolution in support of the Climate Superfund Act.

Mayor McGreevy asked how many states have adopted the legislation being considered; New Jersey would be the third behind Vermont and New York.

C/Thomas asked the cost share aspect for consumers, Mr. Dziobek responded.

C/Karalovich asked who the potential polluters of Neptune City; Mr. Dziobek explained the resolution by Neptune City would be in support of passing the resolution for the whole state.

Mayor McGreevy clarified that the resolution is not binding for Neptune City but shows the Borough's support of the legislation.

C/Pappas asked what Monmouth/Ocean County municipalities have signed on; Mr. Dziobek listed several, then noted Food and Water Watch has not done a good job of reaching out to Shore Communities and more will be contacted for their support.

Mr. Dziobek noted the polluters will be made to pay.

There were no further comments from the public.

9. CLOSED SESSION

A. Resolution 2025-85 – Auth. Closed Session

1) Cannabis Regulatory Licensing – Attorney Client Privilege

Mayor McGreevy read the resolution into the record by title.

RESOLUTION 2025-85
BOROUGH OF NEPTUNE CITY
COUNTY OF MONMOUTH, STATE OF NEW JERSEY

AUTHORIZING EXECUTIVE SESSION UNDER THE OPEN PUBLIC MEETINGS ACT FOR THE GOVERNING BODY OF THE BOROUGH OF NEPTUNE CITY

WHEREAS, pursuant to the Open Public Meetings Act, N.J.S.A. 10:4-6 et seq., a municipality may exclude the public from a meeting of the Municipal Council where the Council intends to discuss certain matters for which privacy is needed in order to protect the public interest or certain enumerated private interests; and

WHEREAS, it is necessary for the Mayor and Council of the Borough of Neptune City to discuss in session not open to the public certain matters that are required by law to be confidential, more specifically:

1) Cannabis Regulatory Licensing – Attorney Client Privilege

WHEREAS, it is anticipated that the minutes from the deliberations conducted in closed session may be disclosed to the public upon the determination that the public interest will no longer be served by such confidentiality.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Neptune City do hereby authorize the above referenced executive session to be held closed to the public on June 9, 2025.

Mayor McGreevy announced there would be no substantive action taken after reconvening to adjourn. The Borough will be in closed session for approximately fifteen to twenty minutes.

Motion to enter into Executive Session by C/Pappas; seconded by C/Renee
Voice Vote: C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

The Governing Body entered Closed Session at 6:50 pm

Motion to return from Executive Session by C/Renee; seconded by C/Thomas
Voice Vote: C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas

The Governing Body returned from Closed Session at 7:25 pm

10. ADJOURN – 7:25 pm

Motion to adjourn the meeting by C/Pappas; seconded by C/Karalovich
Voice Vote: AYE - C/Kocsis, C/Chong, C/Karalovich, C/Pappas, C/Renee, C/Thomas



By: 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 06/16/2025