



**Berkeley Township**  
**MUNICIPAL UTILITIES AUTHORITY**

42 Station Road  
Bayville, NJ 08721  
(732) 237-0100  
Fax: (732) 237-0638

A Public Meeting of the Berkeley Township Municipal Utilities Authority was held on Thursday, **January 28, 2016** at 7:00 pm at the Berkeley Township Municipal Utilities Authority at 42 Station Road, Bayville, NJ 08721. Presided by Chairman Hale-present, Mr. Mullikin-present, Mrs. Davis-present, Mr. Askew-absent.

Also present: Mr. Budesza-Attorney, Mr. Chiaravallo-Engineer, and Mrs. Nugent-Executive Director.

Motion to approve the minutes from the Public Meeting on December 17, 2015: Mrs. Davis, second, Mr. Mullikin. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

Motion to approve the Executive Director's Report from the Public Meeting on December 17, 2015: Mr. Mullikin, second, Mrs. Davis. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

Motion to approve the Engineer's Report from the Public Meeting on December 17, 2015: Mrs. Davis, second, Mr. Mullikin. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

Motion to approve the Attorney's Report from the Public Meeting on December 17, 2015: Mrs. Davis, second, Mr. Mullikin. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

**Treasurer's Report:**

Mr. Mullikin stated he and Mr. Hale reviewed the payroll and operating expenses for (12/19/15-01/29/16) six weeks. The payroll expenses were in the amount of \$49,189.58. The operating expenses were in the amount of \$90,272.82.

Motion to approve the Treasurer's Report: Mrs. Davis, second, Mr. Mullikin. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

**Executive Director's Report:**

Authorize final payment (\$2,500.00) and release of retainage (\$6,894.00) to A.C. Schultes/Well #4/Phase I (total \$9,394.00):

Mrs. Nugent requested of the Board authorization to approve Payment #5 to A.C. Schultes for the Well#4/Phase I project. Mrs. Nugent stated this is the fifth and final payment in the amount of \$2,500.00. This payment will also release the retainage collected in the amount of \$6,894.00 resulting in a total final payment to A.C. Schultes for \$9,394.00.



Motion to authorize final Payment #5 to A.C. Schultes: Mrs. Davis, second, Mr. Mullikin. All in favor. Roll Call. Mr. Mullikin-yes, Mrs. Davis-yes, Mr. Hale-yes. Motion Carried.

Authorize final approval & acceptance of the surety portion of the performance bond (\$249,455.70.) with the waiver to the 10% cash portion for Pinewald Estates/Ocean One:

Mrs. Nugent requested of the Board authorization for final approval of the Pinewald Estates project. Mrs. Nugent stated this is a six single family home project being developed by Ocean One which is an affordable housing contractor. This project will extend the water main 1,800 linear feet to service the six homes. Mrs. Nugent stated there are 12 existing single family homes en route to the project site which will also connect to the Authority water system. This resolution will provide final approval for the project, approve the surety portion of the bond for \$249,455.70 and waive the 10% cash portion of \$27,717.30. Mrs. Nugent stated the developer asked if the Authority would consider this waiver as a support for the project. The Authority had very good results with this same developer for the Eagles Nest project. Mrs. Nugent stated the matter was discussed with the Engineering Committee which gave its recommendation to the Board to allow the waiver.

Motion to authorize final approval of the project, approve the surety portion of the performance bond with a waiver for the 10% cash portion of the performance bond for the Pinewald Estates: Mr. Mullikin, second, Mrs. Davis. All in favor. Roll Call. Mr. Mullikin-yes, Mrs. Davis-yes, Mr. Hale-yes. Motion Carried.

#### Progress Report:

- Crystal Lake Rehabilitation Center (CLRC) – is connected to the public water system for fire protection – the potable water connection was delayed due to inclement weather and is anticipated to be connected very soon
- Cellular Antenna Tenants – Metro terminated its lease and the Authority provided final approval on the plans to remove the Metro equipment from the Station Road Tower – the equipment still remains on the tower and Metro continues to pay rent
- Resignation - Commissioner Buscio submitted his resignation effective December 31, 2015 due to his newly elected position as Councilman for the Township
- Fourth Quarter Billing - the Authority billed the amount of \$385,918.87 to 3,302 customers on December 30, 2015
- New Jersey Utility Authority Joint Insurance Fund (NJUAJIF) the safety breakfast is scheduled for February 24, 2016 at the Clarion Hotel – the Safety Committee will attend
- Wire Transfer – a \$300,000.00 wire to TD Bank was authorized to go towards the 2016 Debt Service Fund
- Reorganization Meeting – is scheduled for February 25, 2016 – the Request for Qualifications (RFQ) for 2016 Professional Appointments was advertised and received – yesterday was the opening date (01/27/16) - all the current Professionals responded – we also received two additional packages for the Bond Counsel position – all the submittals will be reviewed and recommendations will be made at the Reorganization Meeting



Mr. Mullikin stated the Safety Breakfast gives recognition to the differing members that have good safety records. This Authority has a long running safety record. Mrs. Nugent agreed and stated the Authority has 19 years of excellent safety.

**Engineer's Report:**

**Well #4 Project:**

**Phase I – Test Well**

Mr. Chiaravallo stated A.C. Schultes submitted the close-out documents for the Test Well project which completes the project.

**Phase II – Production Well**

Mr. Chiaravallo stated CME submitted the Water Allocation Permit application to the State for review. Mr. Chiaravallo stated the NJDEP requested additional information in support of the application. CME will prepare a response.

**Phase VI Water Main Improvement Project:**

Mr. Chiaravallo stated CME met with the DEP last week (week of 01/18/16) to discuss the Authorization to Advertise the Phase VI project. Mr. Chiaravallo stated there are items that will be addressed and the final set of plans and specifications will be delivered to the DEP for the issuance of the Authorization to Advertise.

**Annual Engineer's Report to Trustee for the year 2015:**

Mr. Chiaravallo submitted the Annual Engineer's Report to Trustee for the year 2015 and the Engineer's Certification for the Reserve for Renewal and Replacement Fund to the Board.

**Attorney's Report:**

**River Bay Apartments:**

Mr. Budesá stated he discussed the blanket easement with Mr. Whitman (attorney for Roman Construction) regarding the River Bay project. Mr. Budesá stated the blanket easement will be discussed in future meetings.

**Ocean Gate-Berkeley Township Municipal Utilities Authority (BTMUA) franchise areas:**

Mr. Budesá stated he discussed the Ocean Gate-BTMUA servicing issues with Mr. Villani (prior conflict attorney for Ocean Gate). Mr. Budesá stated the records reflect a 2004 agreement was proposed, however neither the BTMUA nor Ocean Gate has signed copies of the agreement. Mrs. Nugent stated Ocean Gate services approximately 67 Bayville residences and of that number there are 15-20 homes not paying their bills. Therefore, Ocean Gate approached the



Authority to request assistance in getting these homes current on the water bills. Mrs. Nugent stated the Authority was aware of a few homes being serviced by Ocean Gate, but it was unexpected that the number is as high as 67 homes. Mrs. Davis questioned if these homes are located in the area of Sea Bright Avenue. Mrs. Nugent confirmed that was correct. 27 are in the Aqua franchise area and 40 are in the Authority franchise area. This matter will be discussed at a future meeting.

**Committee Reports:**

Old Business:

No Report.

New Business:

No Report.

Motion to open the public portion: Mrs. Davis, second, Mr. Mullikin. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

Chairman Hale welcomed Mr. Edward Cammarato who will join the Board as a new Commissioner effective February 1, 2016.

Mr. Cammarato asked for the background information and current status of CLRC's fire protection system and potable water connection. Mr. Chiaravallo replied with a general overview of the CLRC project.

Motion to close the public portion: Mr. Mullikin, second, Mrs. Davis. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

Motion to adjourn: Mr. Mullikin, second, Mrs. Davis. The motion was approved by voice vote. There were no "nay" votes. Motion Carried.

The meeting adjourned at 7:27 pm.

Respectfully Submitted,



Sandra J Walker  
Office Clerk

The next meeting of the Berkeley Township Municipal Utilities Authority will be held on Thursday, February 25, 2016 at 7:00 pm at the Berkeley Township Municipal Utilities Authority located at 42 Station Road, Bayville, NJ 08721.