

TOWNSHIP OF NEPTUNE
NOTICE OF FINAL ADOPTION OF ORDINANCE
ORDINANCE NO. 19-25

AN ORDINANCE TO AMEND VOLUME I, CHAPTER VII, SECTION 7-7.10 OF THE CODE OF THE TOWNSHIP OF NEPTUNE BY CLARIFYING THE PARKING RESTRICTIONS FOR COMMERCIAL VEHICLES ON PUBLIC STREETS

Approved on First Reading: September 9, 2019

Approved, passed and adopted on final reading: September 23, 2019

TOWNSHIP OF NEPTUNE
NOTICE OF FINAL ADOPTION OF ORDINANCE
ORDINANCE NO. 19-26

AN ORDINANCE TO AMEND VOLUME I, CHAPTER VII OF THE CODE OF THE TOWNSHIP OF NEPTUNE BY ADDING A RESIDENT ONLY HANDICAPPED PARKING ZONE ON SPRAY AVENUE REMOVING A HANDICAPPED PARKING ZONE ON FRANKLIN AVENUE

Approved on First Reading: September 9, 2019

Approved, passed and adopted on final reading: September 23, 2019

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-27 AND SUMMARY

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR IMPROVEMENTS TO OXONIA AVENUE, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$260,000 THEREFOR (INCLUSIVE OF A \$161,419 COMMUNITY DEVELOPMENT BLOCK GRANT) AND AUTHORIZING THE ISSUANCE OF \$93,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Improvement of Oxonia Avenue in the Township, including, but not limited to, ADA improvements, drainage improvements, and roadway and sidewalk reconstruction, and also including, as applicable, demolition and excavation, milling, paving, resurfacing and reconstruction of the roadways, roadway painting and striping, the repairing and/or removal and installation of sidewalks, driveway aprons, curbing, retaining walls and curb ramps, guardrails, and concrete improvements, and other related improvements

Appropriation: \$260,000

Bonds/Notes Authorized: \$93,000

Grant: \$161,419 Community Development Block Grant

Section 20 Costs: \$40,000

Useful Life: 15 years

RICHARD J. CUTTRELL,
Clerk of the Township of Neptune

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

**PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-28 AND SUMMARY**

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR IMPROVEMENTS TO THE TOWNSHIP MUNICIPAL COMPLEX, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$200,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$190,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Improvement of the Township Municipal Complex, including, but not limited to, an upgrade of the elevator, the repointing of the brick façade, the replacement of the concrete stairs, and similar façade and exterior improvements

Appropriation: \$200,000

Bonds/Notes Authorized: \$190,000

Grant: None

Section 20 Costs: \$40,000

Useful Life: 15 years

**RICHARD J. CUTTRELL,
Clerk of the Township of Neptune**

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

**PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-29 AND SUMMARY**

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR VARIOUS DRAINAGE IMPROVEMENTS, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$150,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$142,500 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Various drainage improvement projects throughout the Township, including, but not limited to, Abbot Avenue, Pilgrim Pathway, New York Avenue, Cliffwood Avenue and Highland Avenue, such improvements to include, but not be limited to, installation of basins, manholes and drainage pipes, and roadway, sidewalk and curb restoration

Appropriation: \$150,000

Bonds/Notes Authorized: \$142,500

Grant: None

Section 20 Costs: \$40,000

Useful Life: 15 years

**RICHARD J. CUTTRELL,
Clerk of the Township of Neptune**

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

**PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-30 AND SUMMARY**

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR PHASE II (GENERAL) OF THE PUBLIC WORKS FACILITY IMPROVEMENT PROGRAM, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$1,000,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$950,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Phase II of the Public Works Facility improvement program, including, but not limited to, the construction of garages, storage buildings, and related site work

Appropriation: \$1,000,000

Bonds/Notes Authorized: \$950,000

Grant: None

Section 20 Costs: \$200,000

Useful Life: 20 years

**RICHARD J. CUTTRELL,
Clerk of the Township of Neptune**

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

**PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-31 AND SUMMARY**

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR PHASE II (SEWER UTILITY) OF THE PUBLIC WORKS FACILITY IMPROVEMENT PROGRAM, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$500,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$475,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Phase II of the Public Works Facility improvement program, including, but not limited to, the construction of garages, storage buildings, and related site work

Appropriation: \$500,000

Bonds/Notes Authorized: \$475,000

Grant: None

Section 20 Costs: \$100,000

Useful Life: 20 years

**RICHARD J. CUTTRELL,
Clerk of the Township of Neptune**

**TOWNSHIP COMMITTEE OF THE TOWNSHIP OF NEPTUNE
MONMOUTH COUNTY, NEW JERSEY**

**PUBLIC NOTICE
NOTICE OF FINAL ADOPTION OF BOND ORDINANCE NO. 19-32 AND SUMMARY**

The bond ordinance, the summary terms of which are included herein, has been finally adopted by the Township Committee of the Township of Neptune, in the County of Monmouth, State of New Jersey on September 23, 2019 and the twenty (20) day period of limitation within which a suit, action or proceeding questioning the validity of such ordinance can be commenced, as provided in the Local Bond Law, has begun to run from the date of the first publication of this statement. Copies of the full ordinance are available at no cost and during regular business hours, at the Clerk's office for members of the general public who request the same. The summary of the terms of such bond ordinance follows:

Title: BOND ORDINANCE PROVIDING FOR THE REPLACEMENT OF VARIOUS SEWER FORCE MAINS AND LINES, PHASE V OF THE GABLES AREA SEWER LINE REPLACEMENT PROJECT AND THE REPLACEMENT OF THE SANITARY SEWER SYSTEM INFRASTRUCTURE, BY AND IN THE TOWNSHIP OF NEPTUNE, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$800,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$760,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF

Purpose(s): Replacement of various sewer force mains and lines, including, but not limited to, the replacement of the Beverly Way Force Main and the Eleventh Avenue/Memorial Drive Force Main and associated lines, Phase V of the Gables Area sewer line replacement project, and the replacement of the sanitary sewer system infrastructure, and related site work

Appropriation: \$800,000

Bonds/Notes Authorized: \$760,000

Grant: None

Section 20 Costs: \$300,000

Useful Life: 40 years

**RICHARD J. CUTTRELL,
Clerk of the Township of Neptune**

NOTICE
ORDINANCE NO. 19-33
Township of Neptune
County of Monmouth

NOTICE is hereby given that at a regular meeting of the Township Committee of the Township of Neptune on the 23rd day of September, 2019, the following Ordinance was introduced and passed on first reading.

Said Township Committee will meet on Thursday, the 10th day of October, 2019, at the Neptune Municipal Complex, Township Committee Meeting Room – 2nd Floor, 25 Neptune Blvd. Neptune, New Jersey at 7:00 p.m. to further consider this ordinance for final passage and to give all interested persons an opportunity to be heard concerning this ordinance. Copies of the full text of the ordinance published herewith are available for inspection by the members of the general public who shall request same at the office of the Township Clerk located at the above address. The ordinance is also posted on the Township web site at www.neptunetownship.org.

ORDINANCE NO. 19-33

AN ORDINANCE TO AMEND VOLUME I, CHAPTER VII OF THE
CODE OF THE TOWNSHIP OF NEPTUNE BY ADDING RESIDENT
ONLY HANDICAPPED PARKING ZONES ON MAIN AVENUE AND
STOCKTON AVENUE AND REMOVING A RESIDENT ONLY
HANDICAPPED PARKING ZONE ON EMBURY AVENUE

BE IT ORDAINED, by the Township Committee of the Township of Neptune that the Code of the Township of Neptune is hereby amended as follows:

SECTION 1

Volume I, Chapter VII, Section 7-21.7 – Resident Handicapped On-Street Parking, is hereby amended by adding the following:

<u>Name of Street</u>	<u>No. of Spaces</u>	<u>Location</u>
Main Avenue	1	North side of Main Avenue beginning 122 feet east of the northeast intersection of Main Avenue and Central Avenue
Stockton Avenue	1	South side of Stockton Avenue beginning 75 feet east of the southeast intersection of Stockton Avenue and Benson Avenue

SECTION 2

Volume I, Chapter VII, Section 7-21.7 – Resident Handicapped On-Street Parking, is hereby amended by *removing* the following:

<u>Name of Street</u>	<u>No. of Spaces</u>	<u>Location</u>
Embury Avenue	1	South side of Embury Avenue beginning 50 feet west of the southwest intersection of Embury Avenue and Central Avenue

SECTION 3

This ordinance shall take effect upon publication in accordance with law.

Richard J. Cuttrel,
Municipal Clerk

NOTICE
ORDINANCE NO. 19-34
Township of Neptune
County of Monmouth

NOTICE is hereby given that at a regular meeting of the Township Committee of the Township of Neptune on the 23rd day of September, 2019, the following Ordinance was introduced and passed on first reading.

Said Township Committee will meet on Thursday, the 10th day of October, 2019, at the Neptune Municipal Complex, Township Committee Meeting Room – 2nd Floor, 25 Neptune Blvd. Neptune, New Jersey at 7:00 p.m. to further consider this ordinance for final passage and to give all interested persons an opportunity to be heard concerning this ordinance. Copies of the full text of the ordinance published herewith are available for inspection by the members of the general public who shall request same at the office of the Township Clerk located at the above address. The ordinance is also posted on the Township web site at www.neptunetownship.org.

ORDINANCE NO. 19-34

AN ORDINANCE AUTHORIZING THE EXECUTION OF A PUBLIC ACCESS EASEMENT AGREEMENT WITH OG NORTH END DEVELOPMENT, LLC, PURSUANT TO THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1, ET SEQ.

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq., as amended and supplemented (the "Act"), provides a process for municipalities to participate in the redevelopment and improvement of areas designated as areas in need of redevelopment or as areas in need of rehabilitation; and

WHEREAS, by Resolution #19-335 adopted on September 9, 2019, the Township Committee of the Township of Neptune authorized the execution of a Redevelopment Agreement with OG North End Development, LLC ("OGNED" or "Redeveloper") in order to facilitate the

redevelopment of the North End Redevelopment Area (the “Area”) in accordance with the Ocean Grove North End Redevelopment Plan (the “Plan”); and

WHEREAS, the Redevelopment Agreement call for the implementation of a mixed use redevelopment project (the “Project”) comprising, *inter alia*, two (2) buildings, the first of which will include a new, iconic Victorian boutique hotel containing no more than forty (40) rooms, a residential condominium building, and boardwalk retail; a second building which will contain no more than nine (9) condominium units; and (10) single family homes; additionally, no more than twenty (20) surface parking spaces, and no less than one hundred and forty (140) parking spaces within a subterranean parking structure will be provided; and

WHEREAS, the Project also calls for the creation or improvement of certain public open space such as a Waterfront Promenade and a Pedestrian Plaza and other such areas upon the Project Site, as well as the preservation of certain View Corridors along Spray Avenue through to Wesley Lake, all as those terms are defined in the Redevelopment Agreement and which are as depicted generally on the Open Space Plan annexed to the Public Access Easement Agreement attached hereto as Attachment A (collectively, and as further defined in the Redevelopment Agreement, the “Public Access Areas”) all in accordance with, *inter alia*, the Redevelopment Plan and the terms and conditions of the Redevelopment Agreement (the “Project”); and

WHEREAS, as part of the Project, the Redeveloper agrees to develop and maintain in perpetuity the Public Access Areas, subject to the terms in the Redevelopment Agreement and the Public Access Easement Agreement, as that term is defined herein and in the Redevelopment Agreement; and

WHEREAS, in order to memorialize the terms of the development and maintenance of the Public Access Areas, as well as the public’s utilization of the Public Access Areas, the Township and the Redeveloper (collectively, the “Parties”) desire to enter into a Public Access Easement Agreement in substantially the form attached hereto, for the purpose of setting forth in greater detail the Parties’ respective rights and obligations in connection with the Public Access Areas; and

WHEREAS, the Redevelopment Agreement provides that the Public Access Easement Agreement shall be executed by and between the Parties, subject to the adoption of any requisite legislation by the Township Committee and is intended by the Parties to become effective upon the full implementation of the improvements comprising the Public Access Areas; and

WHEREAS, as further set forth in the Public Access Easement Agreement, once the Public Access Easement Agreement is executed, it shall be held in escrow pursuant to the terms of the Escrow Agreement for the Public Access Easement Agreement (the “Escrow Agreement”), which document the Mayor was previously authorized to execute subject to certain conditions, as set forth in Resolution #19-335; and

WHEREAS, once the Project has been completed, a legal description of the as-built Public Access Areas shall be prepared by Redeveloper and attached to the Public Access Easement Agreement, which shall then be recorded by Redeveloper, at Redeveloper’s expense, and a recorded copy provided to the Township.

NOW, THEREFORE, it is hereby resolved by the Township Committee of Neptune as follows:

1. The Mayor or her designee is hereby authorized and directed to execute a Public Access Easement Agreement between the Township of Neptune and OG North End Development, LLC ("OGNED") in substantially the form attached hereto as Attachment A, the execution of which and the authority to do so is expressly conditioned upon the Township's execution of the Redevelopment Agreement as set forth in Resolution #19-335.
2. The Business Administrator and Staff of the Township of Neptune are hereby authorized and directed to take all actions as shall be deemed necessary or desirable to implement this Ordinance.
3. This Ordinance shall be effective upon publication as provided by law.

Richard J. Cuttrell,
Municipal Clerk