



BOROUGH OF OCEANPORT MAYOR & COUNCIL WORKSHOP • AGENDA

Clement V. Sommers Municipal Building
910 Oceanport Way, Oceanport, NJ 07757

MAY 1, 2025 at 7:00 PM

1. **Meeting Called to Order**
2. **Statement of Compliance with Open Public Meetings Act:** This meeting complies with the Open Public Meetings Act by adequate and electronic notification on January 5, 2025 of this meeting and its location, date and time to the Asbury Park Press and Two River Times and by the posting of same on the municipal bulletin board and Borough's Web Site.
3. **Flag Salute, Statement to the Public:** Often times it may appear that the Mayor & Council take action with very little comment and in many cases by unanimous vote. Many items are of routine business that are placed on a Consent Agenda as they do not require additional discussion. Items not of a routine nature are first listed for discussion at a Workshop meeting prior to being listed for action at a Regular Meeting. Where appropriate, items are referred to a Council Committee for further study and investigation before being returned with a recommendation for the full Council to consider. The members of the Borough Council work via committees along with the Mayor, Borough Clerk and Administration to assure that the members fully understand the matter. Where are occasions where matters are presented to the Mayor & Council for discussion and action at the same meeting when of a timely nature.
4. **Roll Call**
5. **Public Comment - Action Items Only:** At this time, comments are invited on action items only. Upon being recognized by the Mayor, anyone wishing to address the Governing Body, please state your name and address. No member of the public may address or question individual Governing Body members or administration. Although public participation is welcomed and encouraged, the governing body may, through the Mayor or presiding officer, terminate remarks to and/or by any individual not keeping with the conduct of a proper and efficient meeting. The Borough bears no responsibility for comments made by members of the public. In order to permit the fair and orderly expression of public comment, questions from the public will be responded to, if feasible, after the public comment portion of the meeting is closed.
6. **Action Items**

Resolution #2025-147 - Deeming the Council Seat Held by Keith Salnick Vacant

7. **Administrator's Report**
8. **Clerk's Report**
9. **Consent Agenda**

Resolution #2025-142 - Payment of Bills

Bill List 5-1-2025

Resolution #2025-143 - Authorizing an Extension of Grace Period for 3rd Quarter Taxes

Resolution #2025-144 - Adopting an Enabling Resolution as Required by DEP Green Acres Program

Resolution #2025-145 - Authorizing a Street Opening Permit for 23 Vreeland Place Under Moratorium

Homeowner Request

Resolution #2025-146 - Authorizing an Emergency Appropriation

10. First Reading Ordinance - Establishing the Borough as a Film Ready Municipality

Ordinance #1110 - Establishing the Borough as a Film Ready Municipality

11. Second Reading Ordinance - Amending Chapter 371 "Trees"

Ordinance #1106 - Amending Chapter 371 "Trees"

12. Mayor Tvrdek's Report

13. Public Comments

14. Adjournment

[MEET_FOOT]

**RESOLUTION OF THE BOROUGH OF OCEANPORT DEEMING THE COUNCIL SEAT HELD
BY KEITH SALNICK VACANT**

**Resolution #2025-147
5-1-25**

WHEREAS, Keith Salnick was elected to the position of Borough Council member to the Borough of Oceanport Council for a term from January 1, 2023 through December 31, 2025; and.

WHEREAS, N.J.S.A. 40A:16-3(g), provides that the “office of a member of a governing body shall be deemed vacant “when a member of the governing body fails to attend and participate in any meeting of the governing body for a period of 8 consecutive weeks without being excused from attendance by a majority of the members of the governing body, at the conclusion of such period”, and

WHEREAS, in 2024 three members of the Governing Body, including then Councilman Salnick, were part of a committee that recommended changes to the Borough Council’s By-Laws, which were amended and adopted by the Borough Council on July 8, 2024 pursuant to Resolution #2024-193 (the “Amended By-Laws”); and

WHEREAS, the amended By-Laws are consistent with state law and provide as follows:

“In the event any Governing Body member fails to physically attend and participate in meetings of the Governing Body for a period of four consecutive workshop, regular, special or emergency meetings without being excused from attendance as set forth in Subsection 10(A) hereof, then, in such case, the seat held by such Governing Body member shall be deemed vacant pursuant to N.J.S.A. 40A-16-3(g)”, and

WHEREAS, the Amended By-Laws allow for a Governing Body member to be excused from a Council meeting if a request is made in writing stating the reasons for such absence, and the Governing Body is authorized to excuse an absence upon the showing of good cause found by a majority vote of the members present at a Council meeting; and

WHEREAS, Keith Salnick was present at the January 2, 2025 Reorganization Meeting and since the Reorganization Meeting has missed seven consecutive Council meetings over thirteen weeks on the following dates: January 16, 2025, February 6, 2025, February 20, 2025, March 6, 2025, March 20, 2025, April 3, 2025, and April 17, 2025 (the “Missed Council Meetings”); and

WHEREAS, Keith Salnick did not request to be excused from the Missed Council Meetings in any manner, no less in writing and as such, Mr. Salnick did not attend and participate in meetings of the Governing Body for a period of thirteen consecutive weeks and missed in excess of four consecutive workshop and regular meetings of the Council without being excused from attendance by a majority of the members of the Borough

Council, thereby triggering the statutory requirement of having his office deemed vacant;
and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Oceanport, County of Monmouth, State of New Jersey that the Borough Council seat held by Keith Salnick is hereby declared and been deemed vacant in accordance with N.J.S.A. 40A: 16-3 (g) and the By-Laws of the Borough Council of the Borough of Oceanport.

BE IT FURTHER RESOLVED that a copy of this Resolution be forwarded to Mr. Salnick and the Borough Administrator.

Motion:

Second:

ROLL CALL	YES	NO	ABSTAIN	ABSENT
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

I certify this to be a true copy of Resolution #2025-147 approved by the Oceanport Borough Council at the Regular Meeting held May 1, 2025.

STEPHANIE KRAMER
DEPUTY BOROUGH CLERK

**RESOLUTION OF THE BOROUGH OF OCEANPORT AUTHORIZING PAYMENT OF BILL LIST
FOR MAY 1, 2025**

**Resolution #2025-142
5/1/2025**

WHEREAS, the Governing Body has considered the payment of said bills as set forth at its public meeting of May 1, 2025.

BE IT RESOLVED, by the Mayor and Council that the bills be paid as on the attached bill list for \$2,757,300.77.

CERTIFICATION OF FUNDS

I, Catherine D. LaPorta, Chief Financial Officer, of the Borough of Oceanport do hereby certify that funds are available for the purpose stated herein.

Catherine D. LaPorta

CATHERINE D. LaPORTA, CFO

Motion:

Second:

ROLL CALL	YES	NO	ABSTAIN	ABSENT
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

I certify this to be a true copy of Resolution #2025-142 approved by the Oceanport Borough Council at the Regular Meeting held May 1, 2025.

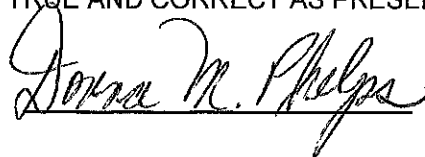
STEPHANIE KRAMER
DEPUTY BOROUGH CLERK

**BOROUGH OF OCEANPORT
BILL LIST**

1-May-25

PAYEE	AMOUNT
PAYROLL ACCOUNT	\$180,265.25 PR #9
DCRP	
MANUAL CHECKS	
PAYFLEX	\$5,175.00
GRANT FUND	\$49,744.27
CAPITAL	\$0.00
DOG REGISTRY TOTAL	\$0.00
OPEN SPACE TRUST TOTAL	\$13,505.65
SUI	\$0.00
UCC TRUST	\$900.41
TRUST OTHER TOTAL	\$0.00
ESCROW TRUST TOTAL	\$3,081.00
NON BUDGETARY	\$2,359,797.55
2024 VOUCHERS PAID THIS MEETING	\$61,038.90
2025 VOUCHERS PAID THIS MEETING	\$83,792.74
TOTAL	\$2,757,300.77

I CERTIFY THAT THE ABOVE ITEMS ARE TRUE AND CORRECT AS PRESENTED



Pending Payments (*Not Finalized*)

All Funds

Month of April

From 04/01/2025 to 04/30/2025 With a Line Amount > 10000.00

Date	ENTRY	ACCOUNT	PO	Check #	VENDOR/DESCRIPTION	DEBIT	CREDIT	CR ACCOUNT
04/23/2025	63500	01-203-25-262-201	19811		2024 LOSAP Contributions	44,850.00		
						44,850.00	-	
04/23/2025	19811		19811		LINCOLN NAT'L LIFE INSURANCE		44,850.00	01-101-01-000-011
						-	44,850.00	
04/23/2025	62530	01-208-55-000-043	19551		COUNTY LIBRARY TAXES - 2ND QRT 2025	60,907.94		
						60,907.94	-	
04/23/2025	19551		19551		MONMOUTH COUNTY TREASURER		60,907.94	01-101-01-000-011
						-	60,907.94	
04/23/2025	62526	01-208-55-000-039	19552		COUNTY TAXES DUE - 2ND QRT 2025	895,350.13		
						895,350.13	-	
04/23/2025	19552		19552		MONMOUTH COUNTY TREASURER		895,350.13	01-101-01-000-011
						-	895,350.13	
04/23/2025	62529	01-208-55-000-042	19549		COUNTY HEALTH TAXES - 2ND QRT 2025	16,822.16		
						16,822.16	-	
04/23/2025	19549		19549		MONMOUTH COUNTY TREASURER		16,822.16	01-101-01-000-011
						-	16,822.16	
04/23/2025	62531	01-208-55-000-041	19550		COUNTY OPEN SPACE TAXES - 2ND QRT 2025	131,753.43		
						131,753.43	-	
04/23/2025	19550		19550		MONMOUTH COUNTY TREASURER		131,753.43	01-101-01-000-011
						-	131,753.43	
04/23/2025	63574	01-207-55-000-045	19886		MAY 2025 TAX REMITTANCE	945,612.08		
						945,612.08	-	
04/23/2025	19886		19886		OCEANPORT BOARD OF EDUCATION		945,612.08	01-101-01-000-011
						-	945,612.08	
04/23/2025	63575	01-206-55-000-046	19884		MAY 2025 TAX REMITTANCE	306,407.49		
						306,407.49	-	
04/23/2025	19884		19884		SHORE REGIONAL HIGH SCHOOL		306,407.49	01-101-01-000-011
						-	306,407.49	
04/24/2025	63708	02-213-40-700-071	19900		FMERA STORMWATER INFRASTRUCTURE STUDY	49,744.27		
						49,744.27	-	
04/24/2025	19900		19900		COLLIERS ENGINEERING & DESIGN		49,744.27	02-160-05-000-001
						-	49,744.27	
04/24/2025	63740	01-201-45-930-213	19898		INTEREST ON BONDS	48,874.67		
						48,874.67	-	
04/24/2025	19898		19898		US BANK OPERATIONS CENTER		48,874.67	01-101-01-000-011
						-	48,874.67	
						2,500,322.17	2,500,322.17	

April Totals

Totals by Account for April

ACCOUNT	ACCOUNT TITLE	LY BUDGET	CY BUDGET	NON BUDGET	PENDING CR
01-101-01-000-011	CASH OPERATING				2,450,577.90
02-160-05-000-001	DUE TO/FROM CURRENT FUND				49,744.27
01-201-45-930-213	INTEREST ON BONDS		48,874.87		
01-203-25-262-201	(2024) LOSAP	44,850.00			
01-208-55-000-046	REGIONAL SCHOOL TAX			306,407.49	
01-207-55-000-045	LOCAL SCHOOL TAX			945,612.08	
01-208-55-000-039	COUNTY TAX PAYABLE			895,350.13	
01-208-55-000-041	COUNTY OPEN SPACE TAX			131,753.43	
01-208-55-000-042	COUNTY HEALTH TAX			16,822.16	
01-208-55-000-043	COUNTY LIBRARY TAX			60,907.94	
02-213-40-700-071	FMERA - STORMWATER INFRASTRUCTURE STUDY			49,744.27	
Totals		44,850.00	48,874.87	2,406,697.50	2,500,322.17

Range Total

Totals by Account for Range

ACCOUNT	ACCOUNT TITLE	LY BUDGET	CY BUDGET	NON BUDGET	PENDING CR
01-101-01-000-011	CASH OPERATING				2,450,577.90
02-160-05-000-001	DUE TO/FROM CURRENT FUND				49,744.27
01-201-45-930-213	INTEREST ON BONDS		48,874.87		
01-203-25-262-201	(2024) LOSAP	44,850.00			
01-208-55-000-046	REGIONAL SCHOOL TAX			306,407.49	
01-207-55-000-045	LOCAL SCHOOL TAX			945,612.08	
01-208-55-000-039	COUNTY TAX PAYABLE			895,350.13	
01-208-55-000-041	COUNTY OPEN SPACE TAX			131,753.43	
01-208-55-000-042	COUNTY HEALTH TAX			16,822.16	
01-208-55-000-043	COUNTY LIBRARY TAX			60,907.94	
02-213-40-700-071	FMERA - STORMWATER INFRASTRUCTURE STUDY			49,744.27	
Totals		44,850.00	48,874.87	2,406,697.50	2,500,322.17

List of Bills - (All Funds)

Vendor	Description	Payment	Check Total
Current Fund			
2267 - 1ST CHOICE SAFETY EQUIPMENT, LLC	PO 18372 NIGHT STICK FLASHLIGHTS - NEW TRUCK	1,893.44	1,893.44
1658 - AMAZON CAPITAL SERVICES, INC	PO 19889 plastic eggs for egg hunt	141.65	141.65
1795 - ATLANTIC PRINTING & DESIGN	PO 19695 Business Cards & Crash Doc Cards	571.85	571.85
1972 - AUTOMATED BUILDING CONTROLS	PO 19738 BLANKET- 18723 DRAWDOWN SERVICE AGREEME	2,088.75	2,088.75
1029 - BEATRIZ C CRANEY	PO 19516 INTERPRETING - MARCH 2025	170.00	
	PO 19517 INTERPRETING - MARCH 2025	140.00	310.00
2045 - BIRDS BEWARE, INC	PO 19737 GEESE HAZING SERVICES	525.00	525.00
1516 - CANON FINANCIAL SERVICES, INC	PO 19817 PD COPIER SERVICE - APRIL 2025	79.46	79.46
1807 - COLLIERS ENGINEERING & DESIGN	PO 19814 HIAWATHA BULK HEAD	5,200.00	
	PO 19868 BID SPEC PREP - GARBAGE/RECYCLING - 04/0	1,287.50	
	PO 19900 FMERA STORMWATER INFRASTRUCTURE STUDY 04	49,744.27	56,231.77
1548 - CONNELL CONSULTING, LLC	PO 19839 Training class for OPRA for Professional	636.00	636.00
2102 - DCH FORD OF EATONTOWN	PO 19784 REPAIRS RUMSON DUMP #125 TRUCK "GREY GOO	2,383.29	2,383.29
1446 - DIRECT ENERGY BUSINES	PO 19793 PARKS - 3/3/25-4/1/25, 2/28/25-3/31/25	504.26	
	PO 19794 TRAFFIC LIGHTS - 2/28/25-3/31/25, 3/3/25	120.40	
	PO 19795 OLD WHARF - 2/28/25-3/31/25	38.38	
	PO 19796 STREET LIGHTS - 2/28/25-3/31/25	14.12	
	PO 19820 STREET LIGHTS HORICON AVE - 3/3/25-4/1/2	124.66	
	PO 19821 STREET LIGHTS MONMOUTH BLVD - 3/3/25-4/1	7.75	809.57
1446 - DIRECT ENERGY BUSINES	PO 19822 STREET LIGHTS IROQUOIS AVE - 3/3/25-4/1/	58.59	
	PO 19823 STREET LIGHTS 433 MYRTLE AVE- 3/3/25-4/1	278.29	
	PO 19824 STREET LIGHTS 450 PORT AU PECK AVE- 3/3/	0.46	
	PO 19825 STREET LIGHTS 21 MONMOUTH BLVD & ARNOLD	0.37	337.71
1084 - DYNAMIC TESTING SERVICE LLC	PO 19682 TESTING- 2ND QUARTER 2025	95.00	95.00
1767 - EVERON, LLC (90-0008456)	PO 19846 FIRE MONITORING - 04/30/25-05/29/25	68.13	68.13
1105 - FIREFIGHTER ONE LLC	PO 19596 PREMIUM FLOW TEST SERVICE	960.00	960.00
2190 - FIS ON SITE SERVICE LLC	PO 17799 LADDER REPAIRS	1,646.81	1,646.81
1109 - FMERA	PO 19679 BLDG 977- 3/3/25-4/1/25 - POLICE	1,669.82	1,669.82
1116 - GANNETT NEW YORK/NEW JERSEY LOCAL1Q	PO 19851 NOTICE OF MEETING PLANNING BOARD	49.96	49.96
1941 - GOTO TECHNOLOGIES USA, INC	PO 19877 MONTHLY SERVICES - 4/21/25-5/20/25	199.00	199.00
1685 - JANITOR SUPPLY CORP	PO 19659 SUPPLIES FOR BOROUGH PROPERTIES MAY 28 2	853.40	853.40
1428 - JERSEY AUTO SPA CAR WASH	PO 19845 CAR WASH 1ST QTR - 01/25-03/25	500.00	500.00
1153 - JERSEY CENTRAL POWER & LIGHT	PO 19879 200-000-957-015 -02/28/25-03/31/25	502.55	
	PO 19880 200-000-956-009 - 01/21/25-03/02/25	546.78	1,049.33
1434 - Jersey Printing Associates, Inc.	PO 19121 ENVELOPES	588.00	588.00
1160 - JPMONZO MUNICIPAL CONSULTING,	PO 19896 Licensing for RMC's 2025	50.00	50.00
1672 - Kyle + McManus Associates LLC	PO 19897 PLANNER SERVICES 11/24/24-11/27/24	1,219.00	1,219.00
2318 - LAKEHOUSE MUSIC LIMITED	PO 19744 Music for Springfest	150.00	150.00
1190 - LINCOLN NAT'L LIFE INSURANCE	PO 19811 2024 LOSAP Contributions	44,850.00	44,850.00
1222 - MONMOUTH COUNTY TREASURER	PO 19549 COUNTY HEALTH TAXES - 2ND QRT 2025	16,822.16	
	PO 19550 COUNTY OPEN SPACE TAXES - 2ND QRT 2025	131,753.43	
	PO 19551 COUNTY LIBRARY TAXES - 2ND QRT 2025	60,907.94	
	PO 19552 COUNTY TAXES DUE - 2ND QRT 2025	895,350.13	
	PO 19774 PILOT PAYMENT 1ST QTR OF 2025	2,944.32	1,107,777.98
1233 - MONMOUTH MUNICIPAL JUDGES	PO 19805 ANNUAL DUES FOR MUNICIPALITY FOR 2025	200.00	200.00
1241 - NAPA AUTO PARTS (#15456)	PO 19575 PARTS + SUPPLIES	113.85	
	PO 19740 PARTS + SUPPLIES	103.03	216.88
1245 - NJ AMERICAN WATER CO	PO 19826 910-930 OCEANPORT WAY 03/13/25-04/09/25	22.67	
	PO 19827 MUNICIPAL COMPLEX #1 - 03/13/25-04/09/25	393.35	
	PO 19828 MUNICIPAL COMPLEX #2 - 03/13/25-04/09/25	211.67	
	PO 19829 OLD WHARF -03/13/25-04/09/25	56.61	
	PO 19830 LIBRARY - 03/13/25-04/09/25	22.65	
	PO 19831 24 PORT AU PECK - 03/13/25-04/09/25	181.38	
	PO 19832 380 PORT AU PECK 2 - 03/13/25-04/09/25	22.65	
	PO 19833 FIRE - 03/13/25-04/09/25	277.40	1,188.38
1245 - NJ AMERICAN WATER CO	PO 19834 OLD WHARF #1 - 03/13/25-04/09/25	181.38	
	PO 19835 PORT AU PECK FIRE HOUSE - 03/13/25-04/09	201.56	382.94
1245 - NJ AMERICAN WATER CO	PO 19836 CHARLES PARK - 3/13/25-4/9/25	22.65	
	PO 19837 BLACKBERRY BAY - 03/13/25-04/09/25	117.17	
	PO 19838 OLD WHARF #2- 3/13/25-4/9/25	22.65	162.47

List of Bills - (All Funds)

Vendor	Description	Payment	Check Total
1261 - OCEANPORT BOARD OF EDUCATION	PO 19886 MAY 2025 TAX REMITTANCE & DEBT SERVICE	945,612.08	945,612.08
1264 - OCEANPORT SENIORS	PO 19844 REIMBURSE - SENIOR SPRING LUNCHEON	1,090.00	1,090.00
1520 - PASHMAN STEIN WALDER HAYDEN, PC	PO 19893 AFFORDABLE HOUSING - MARCH 2025	574.00	
	PO 19894 GENERAL LEGAL - MARCH 2025	7,031.50	7,605.50
1279 - PL CUSTOM BODY & EQUIPMENT INC	PO 19385 SERVICE = 38 56	2,011.32	
	PO 19548 REPAIRS- MAINTENANCE 38-57	1,343.48	3,354.80
1938 - PRIMEPOINT, LLC	PO 19901 PAYROLL SERVICES- 3/31/25-4/25/25	673.40	673.40
2130 - REARDON ANDERSON, LLC	PO 19802 LEGAL SERVICES	470.00	470.00
1315 - SEABOARD WELDING SUPPLY, INC.	PO 19637 MONTHLY RENTAL CYLINDER OXYGEN, ARGON	40.25	
	PO 19674 MONTHLY RENTAL CYLINDER OXYGEN, ARGON	40.25	80.50
1320 - SHORE BUSINESS SOLUTIONS, INC	PO 19566 CONTRACT USAGE- COURT	0.58	
	PO 19623 DPW MONTHLY PRINTER EXPENSES	43.64	44.22
1323 - SHORE REGIONAL HIGH SCHOOL	PO 19884 MAY 2025 TAX	306,407.49	306,407.49
1325 - SHREWSBURY AUTO PARTS	PO 19595 OIL DRI	230.00	230.00
2258 - TARDIO PLUMBING, LLC	PO 19369 REPLACE POLICE DEPARTMENT SHOWER VALVE A	850.00	850.00
1348 - THE HOME DEPOT	PO 19791 SUPPLIES	186.04	
	PO 19792 SUPPLIES	412.52	598.56
1580 - THE TWO RIVER TIMES	PO 19852 NOTICE AD #24466 #24470 #24474 #24475	66.96	66.96
1358 - TREASURER: COUNTY OF MONMOUTH	PO 19640 SCAT 1ST QTR BILLING - 2025	1,705.00	1,705.00
1366 - TREASURER:STATE OF NEW JERSEY	PO 19812 HIAWATHA BULK HEAD	2,000.00	2,000.00
1373 - TWO RIVER WATER RECLAMATION	PO 19809 BORO HALL - 2ND QTR 2025	100.00	
	PO 19810 POLICE - 2ND QTR - 2025	100.00	
	PO 19847 BLACKBERRY BAY - 2ND 2025	100.00	
	PO 19848 LIBRARY - 2ND QTR 2025	100.00	
	PO 19849 PORT AU PECK FIRE HOUSE - 2ND QTR 2025	100.00	
	PO 19850 OLD WHARF HOUSE - 2ND QTR 2025	100.00	600.00
1380 - US BANK OPERATIONS CENTER	PO 19898 2019 DEBT SERVICE	48,874.67	48,874.67
1387 - VERIZON	PO 19818 OLD WHARF HOUSE FIRE MONITORING - 4/8/25	118.68	
	PO 19819 LIBRARY PHONE - 4/1/25-5/6/25	266.90	
	PO 19881 910 OCEANPORT WAY INTERNET - 4/13/25-5/1	149.00	
	PO 19882 910 OCEANPORT WAY FIRE MONITORING -4/12/	178.12	712.70
1558 - Verizon Wireless	PO 19797 FIRE WIRELESS -03/02/25-04/01/25	120.11	120.11
1388 - VERIZON WIRELESS	PO 19799 FIRE BUREAU WIRELESS - 03/02/25-04/01/25	51.53	
	PO 19800 DPW - 03/02/25-04/01/25	81.35	132.88
1559 - Verizon Wireless	PO 19840 WIRELESS - 03/02/25-04/01/25	146.94	146.94
1391 - VIRTUAL FX, LLC	PO 19367 LETTERING AND GRAPHICS ON #125, #127, #13	1,545.00	1,545.00
1392 - W.B. MASON CO, INC	PO 19540 SUPPLIES- COURT, ADMIN	207.46	
	PO 19779 SUPPLIES- CLERK, PD	433.95	
	PO 19857 SUPPLIES- ADMIN	525.65	1,167.06
2315 - WOODEN NICKLES LLC	PO 19613 Interview for Patrol 55 57	400.00	400.00
OPEN SPACE TRUST			
2045 - BIRDS BEWARE, INC	PO 19737 GEESE HAZING SERVICES	975.00	975.00
1807 - COLLIERS ENGINEERING & DESIGN	PO 19869 PRELIMINARY ASSESSMENT BLACKBERRY PARK -	603.75	603.75
2302 - DAVID ZUIDEMA INC.	PO 19667 PORTABLE TOILETS MARIA GATTA PARK	1,210.00	1,210.00
2011 - MAZZA MULCH, INC	PO 19746 MULCH- 4/10/25	315.00	315.00
1380 - US BANK OPERATIONS CENTER	PO 19854 2014 BOND/OPEN SPACE DEBT SERVICE	6,999.94	6,999.94
1388 - VERIZON WIRELESS	PO 19798 BBB & OLD WHARF - 03/02/25-04/01/25	78.02	78.02
2312 - WHIBCO OF NEW JERSEY INC.	PO 19525 DARK INFIELD MIX	1,052.44	
	PO 19866 DARK INFIELD MIX	2,271.50	3,323.94
UCC Trust			
1814 - LEAF	PO 19899 COPIERS	446.01	446.01
2205 - MICHAEL THULEN	PO 19876 BLUEBEAM SUBSCRIPTION	330.00	330.00
1559 - Verizon Wireless	PO 19840 WIRELESS - 03/02/25-04/01/25	124.40	124.40
DEVELOPERS ESCROW TRUST			
1720 - CGP&H	PO 19816 ADM AGENT FOR AFFORDABLE HOUSING - MARC	736.00	736.00
1807 - COLLIERS ENGINEERING & DESIGN	PO 15782 PLOT PLAN REVIEW - CATALOG #7764520001	125.00	
	PO 19801 PLOT PLAN REVIEW - CATALOG #7764520001	125.00	
	PO 19853 PLOT PLAN REVIEW - CATALOG #7764520001	125.00	
	PO 19856 PB Engineering- 190-192 MONMOUTH BLVD M	397.50	
	PO 19861 PB Engineering- 20 WINHAR PLACE, LAURIN	665.00	

List of Bills - (All Funds)

Vendor	Description	Payment	Check Total
	PO 19864 PB Engineering - SIRIANNI	380.00	
	PO 19865 PB Engineering - RESCINIO	190.00	2,007.50
1200 - McMANIMON*SCOTLAND*BAUMANN LLC	PO 19692 KKF UNIVERSITY- 03/21/2025	337.50	337.50

TOTAL			2,571,860.52

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-101-01-000-011	CASH OPERATING			0.00	2,504,629.19
01-192-09-000-008	SEN CIT HOUSING IN LIEU OF TAX			2,944.32	
01-201-20-100-200	ADMINISTRATIVE & EXECUTIVE OE	2,494.77			
01-201-20-120-200	MUNICIPAL CLERK OE	573.33			
01-201-20-130-200	FINANCIAL ADMINISTRATION OE	974.83			
01-201-20-145-200	COLLECTION OF TAXES OE	168.00			
01-201-20-150-200	ASSESSMENT OF TAXES OE	168.00			
01-201-20-155-200	LEGAL SERVICES OE	8,075.50			
01-201-25-240-200	POLICE OE	2,355.76			
01-201-25-260-205	VEHICLE MAINTENANCE	3,354.80			
01-201-25-265-200	FIRE DEPARTMENT OE	1,310.11			
01-201-25-265-400	FIRE BUREAU OE	51.53			
01-201-26-300-200	STREETS & ROADS OTHER EXPENSES	80.50			
01-201-26-300-271	REPAIRS	2,383.29			
01-201-26-300-273	SUPPLIES	2,360.44			
01-201-26-300-289	STREETS & ROADS OFFICE SUPPLIES	43.64			
01-201-26-310-200	PUBLIC BUILDINGS & GROUNDS OE	525.00			
01-201-26-310-252	REPAIRS & EQUIPMENT	918.13			
01-201-28-371-200	PARKS AND PLAYGROUNDS OE	291.65			
01-201-28-372-200	SENIOR CITIZEN COMMITTEE OE	1,090.00			
01-201-31-430-201	ELECTRICITY	2,392.97			
01-201-31-430-203	TELEPHONE/INTERNET	818.29			
01-201-31-430-204	WATER/SEWER	2,333.79			
01-201-31-430-207	STREET LIGHTING	1,473.46			
01-201-43-490-200	MUNICIPAL COURT OE	680.28			
01-201-45-920-200	DEBT SERVICE OE	48,874.67			
01-203-20-165-200	(2024) BOROUGH ENGINEER OE		1,287.50		
01-203-21-161-205	(2024) PLANNER SERVICES & FEES		1,219.00		
01-203-25-262-200	(2024) LOSAP		44,850.00		
01-203-25-265-209	(2024) REPAIRS & MAINTENANCE		1,646.81		
01-203-26-310-200	(2024) PUBLIC BUILDINGS & GROUNDS OE		853.40		
01-203-26-310-252	(2024) REPAIRS & EQUIPMENT		2,088.75		
01-203-41-787-201	(2024) ARPA FUNDING		1,893.44		
01-203-44-900-909	(2024) HIAWATHA BULK HEAD		7,200.00		
01-206-55-000-046	REGIONAL SCHOOL TAX			306,407.49	
01-207-55-000-045	LOCAL SCHOOL TAX			945,612.08	
01-208-55-000-039	COUNTY TAX PAYABLE			895,350.13	
01-208-55-000-041	COUNTY OPEN SPACE TAX			131,753.43	
01-208-55-000-042	COUNTY HEALTH TAX			16,822.16	
01-208-55-000-043	COUNTY LIBRARY TAX			60,907.94	
TOTALS FOR	Current Fund	83,792.74	61,038.90	2,359,797.55	2,504,629.19
02-160-05-000-001	DUE TO/FROM CURRENT FUND			0.00	49,744.27
02-213-40-700-071	FMRA - STORMWATER INFRASTRUCTURE STUDY			49,744.27	
TOTALS FOR	FEDERAL AND STATE GRANTS	0.00	0.00	49,744.27	49,744.27

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
06-101-01-100-011	OPEN SPACE CASH - TD			0.00	13,505.65
06-270-00-500-020	RESERVE FOR OPEN SPACE			13,505.65	
TOTALS FOR	OPEN SPACE TRUST	0.00	0.00	13,505.65	13,505.65
18-101-01-100-101	CASH UCC TRUST			0.00	900.41
18-270-55-600	RESERVE FOR UCC TRUST			900.41	
TOTALS FOR	UCC Trust	0.00	0.00	900.41	900.41
61-101-01-100-101	CASH-DEV.ESCROW/TD			0.00	3,081.00
61-270-55-600-205	RES.FOR DEV.ESCROW			3,081.00	
TOTALS FOR	DEVELOPERS ESCROW TRUST	0.00	0.00	3,081.00	3,081.00

Total to be paid from Fund 01 Current Fund	2,504,629.19
Total to be paid from Fund 02 FEDERAL AND STATE GRANTS	49,744.27
Total to be paid from Fund 06 OPEN SPACE TRUST	13,505.65
Total to be paid from Fund 18 UCC Trust	900.41
Total to be paid from Fund 61 DEVELOPERS ESCROW TRUST	3,081.00

	2,571,860.52

**RESOLUTION OF THE BOROUGH OF OCEANPORT AUTHORIZING AN EXTENSION OF GRACE
PERIOD FOR THE THIRD QUARTER 2025 TAXES**

Resolution #2025-143

5/1/2025

WHEREAS, the State of New Jersey and the County of Monmouth has not released all information needed for striking a rate, and

WHEREAS, this information is needed to produce the Final 2025/Preliminary 2026 tax bills, and

WHEREAS, as a result, the County of Monmouth could not release the tax rate, and

WHEREAS, the Tax Collector must allow 25 calendar days for payment from the date of mailing pursuant to N.J.S.A. 54:4-66.3,

NOW THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Oceanport that the Tax Collector be authorized to extend the grace period for the third quarter 2025 up to and including the 25th day after the actual bills are mailed.

BE IT FURTHER RESOLVED, by the Borough Council of the Borough of Oceanport that any payments received after that date, for the third quarter 2025 will be charged interest from the original due date of August 1, 2025, by the guidelines set by N.J.S.A. 54:4-67 and Resolution #2025-12 passed by the Oceanport Borough Council on January 2, 2025.

Interpretive Statement: Extension of the grace period may be needed to allow the mandated 25 days prior to payment due date. If payment for the third quarter 2025 is not received by the 25th calendar day after the delivery of the tax bills to the post office, interest will be charged back to the August 1 due date.

Jason Sutton, Tax Collector

Motion:

Second:

ROLL CALL	YES	NO	ABSTAIN	ABSENT
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

I certify this to be a true copy of Resolution #2025-143 approved by the Oceanport Borough Council at the Regular Meeting held May 1, 2025

STEPHANIE KRAMER
DEPUTY BOROUGH CLERK

**RESOLUTION OF THE BOROUGH OF OCEANPORT ADOPTING AN ENABLING
RESOLUTION AS REQUIRED BY THE DEPARTMENT OF ENVIRONMENTAL PROTECTION
GREEN ACRES PROGRAM**

**Resolution #2025-144
5/1/2025**

WHEREAS, the New Jersey Department of Environmental Protection, Green Acres Program (“State”), provides loans and/or grants to municipal and county governments and grants to nonprofit organizations for assistance in the acquisition and development of lands for outdoor recreation and conservation purposes; and

WHEREAS, the Borough of Oceanport desires to further the public interest by obtaining a Green Acres grant of \$337,500 from the State to fund the following project(s):

1338-24-013 Blackberry Bay Park All Inclusive

NOW, THEREFORE, BE IT RESOLVED by the Governing Body of the Borough of Oceanport that:

1. The Mayor of the above-named body or board is hereby authorized to execute an agreement and any amendment(s) thereto with the State known as 1338-24-013 Blackberry Bay Park All Inclusive, and;
2. The applicant agrees to provide its matching share to the Green Acres funding, if a match is required, in the amount of \$112,500; and
3. The applicant agrees to comply with all applicable federal, state, and local laws, rules, and regulations in its performance of the project, and;
4. This resolution shall take effect immediately.

CERTIFICATION

I, STEPHANIE KRAMER do hereby certify that the foregoing is a true copy of a resolution adopted by *(name of legal body or board)* at a meeting held on the 1st day of May, 2025.

IN WITNESS WHEREOF, I have hereunder set my hand and the official seal of this body this 1st day of May, 2025.

STEPHANIE KRAMER, Deputy Borough Clerk

Motion:	YES	NO	ABSTAIN	ABSENT
ROLL CALL				
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

**RESOLUTION OF THE BOROUGH OF OCEANPORT
GRANTING A WAIVER AND AUTHORIZING A STREET OPENING PERMIT FOR PORTION OF
VREELAND PLACE UNDER MORATORIUM**

Resolution #2025-145

5/1/25

WHEREAS, Contract Purchaser Sue Ann Kloberg has requested a waiver of the street opening moratorium in order to disconnect and reconnect utility services related to construction of new single-family home to the property at 23 Vreeland Place; and

WHEREAS, this portion of Vreeland Place is presently under moratorium which expires in July 2029 per the Borough Engineer; and

WHEREAS, Ms. Sue Ann Kloberg has petitioned the Governing Body to grant a waiver of the moratorium; and

WHEREAS, the Borough Engineer has reviewed and recommended that should the Governing Body approve the request that the permit be issued to NJ Natural Gas subject to the requirements of Borough Code § 331-9D et. seq. that the approval be granted conditioned upon the entire trench shall be backfilled with Dense Graded Aggregate to minimize settlement. The trench shall be patched with 6" of Hot Mix Asphalt 19M64 for a distance of 6" beyond the trench limits in all directions. After a minimum 3 month period the area shall be milled 12" beyond the excavation in all directions and overlaid with 2" of Hot Mix Asphalt 9.5M64. If there is more than one opening the areas shall be covered by a single patch with the area squared off at the direction of the Borough Engineer".

NOW, THEREFORE, BE IT RESOLVED by the Governing Body of the Borough of Oceanport that street opening applications for utility disconnects and reconnects on behalf of 23 Vreeland Place is hereby authorized based on the Borough Engineer's recommendation and subject to repair of said openings pursuant with Borough Code § 331-9D et. seq. and the conditions outlined above.

Motion:

Second:

ROLL CALL	YES	NO	ABSTAIN	ABSENT
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

I certify this to be a true copy of Resolution #2025-145 approved by the Oceanport Borough Council at the Regular Meeting held May 1, 2025.

STEPHANIE KRAMER
DEPUTY BOROUGH CLERK

Mayor,
Let me know if
this letter will suffice
or should she reword it?

KSK-OP-23 LLC
2123 Evergreen Lane
Point Pleasant, New Jersey 08742

April 23, 2025

Kelly D

Mayor & Council
The Borough of Oceanport

Re: Request for Waiver of Street Opening Moratorium
23 Vreeland Place
Block: 1
Lot: 25

I was disconnecting all the utilities from the 23 Vreeland Place house to obtain a permit to demolish the existing home. New Jersey Natural Gas applied for a street opening permit to remove its utilities, but was denied because the road is under a street opening moratorium.

I received zoning board approval for a new compliant home on a non-conforming lot that was approved on August 13, 2024, and memorialized on September 10, 2024. I have no issue following the borough ordinance for pavement repair as required.

Please accept this letter to seek a waiver of the street opening moratorium for 23 Vreeland Place. To put a hold on building the new house for up to five years would put a financial burden on me.

Sincerely,



Sue Ann Kloberg
Owner

**RESOLUTION OF THE BOROUGH OF OCEANPORT
AUTHORIZING AN EMERGENCY TEMPORARY APPROPRIATION**

**Resolution #2025-146
5/1/2025**

WHEREAS, the appropriations set forth in the 2025 temporary budget are insufficient to meet the financial obligations as set forth below; and

WHEREAS, the permanent budget for the year 2025 has not yet been adopted; and

WHEREAS, the total emergency temporary appropriations adopted in the year 2025 pursuant to the provisions of N.J.S.A. 40A:4-20 included in this resolution total \$59,500.00.

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body (not less than two-thirds of all members thereof affirmatively concurring) in accordance with the aforementioned statute, that the 2025 temporary fiscal budget is hereby amended to provide for an emergency temporary appropriation in the amount of \$59,500.00 and said appropriations are as follows:

2025 temporary budget

APPROPRIATIONS		OTHER EXPENSES
Administration SW	\$	12,000.00
Clerk SW		10,000.00
Streets SW		20,000.00
Parks SW		1,500.00
Library SW		1,000.00
Court SW		5,000.00
Class 3		5,000.00
General Liability		5,000.00
TOTAL	\$	59,500.00

Motion:

Second:

ROLL CALL	YES	NO	ABSTAIN	ABSENT
Deerin	()	()	()	()
Gallo	()	()	()	()
Keeshen	()	()	()	()
O'Brien	()	()	()	()
Salnick	()	()	()	()
Cooper	()	()	()	()
Tvrdik	()	()	()	()

I certify this to be a true copy of Resolution #2025-146 approved by the Oceanport Borough Council at the Regular Meeting held May 1, 2025

STEPHANIE KRAMER
DEPUTY BOROUGH CLERK

BOROUGH OF OCEANPORT
ORDINANCE NO: 1110

**AN ORDINANCE ESTABLISHING THE BOROUGH AS A
FILM READY MUNICIPALITY CREATING A NEW
SECTION OF THE BOROUGH CODE, ENTITLED FILMING**

WHEREAS, the New Jersey Motion Picture and Television Commission (“NJMPTVC”), which falls under the New Jersey Department of State’s Business Action Center, promotes film and television production in New Jersey and serves as a resource for production companies.

WHEREAS, NJMPTVC established a *Film Ready New Jersey* 5-step certification and marketing program that educates municipalities on the basics of motion picture and television production and enables municipalities to effectively accommodate on location filming and market their communities as filming destinations and which sets basic standards for attracting filmmaking and positions the state as a top production destination.

WHEREAS, the “film-ready” designation provides an elevated platform for certified communities to promote themselves as filming destinations and connects film and TV professionals with skilled and knowledgeable liaisons across the state, who can provide local expertise and support to create easier, faster, and better access to nearby resources and location information.

WHEREAS, the Borough Council believes it is in the best interest of its residents to adopt a Film Ready ordinance in order to obtain the NJMPTVC Certification and to attract opportunities to the Borough and its constituents related to the growing film industry throughout New Jersey.

NOW THEREFORE BE IT ORDAINED, by the Borough Council of the Borough of Oceanport, that a new section of the Borough Code, entitled “Filming” is hereby created which will read as follows:

SECTION I: DEFINITIONS.

FILMING: The taking of still or motion pictures, either on film or videotape or similar recording medium, for commercial or educational purposes, intended for viewing on television, in theaters, for institutional uses, over the internet, or on any other medium. The provisions of this chapter shall not be deemed to include the filming of news stories within the Borough. Filming includes all rehearsals, preparations, assembly and dismantling of all equipment and structures, including, but not limited to, scaffolding, lights, backdrops, tools and food, and the loading and unloading of vehicles containing the equipment, structures, and food.

MAJOR MOTION PICTURE: Any film which is financed and/or distributed by a major motion picture studio, including but not limited to the following: NBCUniversal, including Peacock; Warner Bros. Discovery, including New Line Cinema, HBO, DC Studios and Castle Rock Entertainment; Paramount Pictures, including Miramax, MTV Films, Showtime, Skydance, Dreamworks and Nickelodeon Movies; Walt Disney Studios, including 20th Century Studios, Searchlight Pictures, Hulu and Marvel Studios; Sony Pictures, including Columbia Pictures, Screen Gems and Tristar Pictures; Amazon MGM Studios; Netflix Studios; A24; any film for which the budget is at least \$20,000,000; or any recurrent weekly television series programming.

PUBLIC LANDS: Any and every public street, highway, sidewalk, square, public park or playground or any other public place within or owned by the Borough which is within or owned by the Borough which is within the jurisdiction and control of the Borough.

SECTION II: PERMIT REQUIRED.

A. No person or organization shall film or permit filming within the Borough of Oceanport on public or on private property where such filming involves the use of public property for the operation, placement or temporary storage of vehicles or equipment utilized in such filing, including, but not limited to, without first having obtained a permit from the Zoning Officer, which permit shall set forth the approved location of such filming and the approved duration of such filming by specific reference today or dates. Said permit must always be readily available for inspection by Borough officials at the site of the filming.

B. All permits shall be applied for and obtained from the Zoning Officer during normal business hours. Applications for such permits shall be in a form approved by the Zoning Officer and be accompanied by a permit fee in the amount set forth herein below.

C. If a permit is issued and, due to inclement weather or other good cause, filming does not in fact take place on the dates specified, the Borough Zoning Officer may, at the request of the applicant, issue a new permit for filming on other dates subject to full compliance with all other provisions of this chapter. No additional fee shall be paid for this permit.

SECTION III: CRITERIA FOR ISSUANCE OF PERMITS.

A. No permit will be issued by the Zoning Officer unless applied for at least four (4) days prior to the requested shooting date; provided, however, that the Mayor or the Borough Administrator Officer may waive the four (4) day period if, in the Zoning Officer's judgment, the applicant has obtained all related approvals and adjacent property owners or tenants do not need to be notified.

B. No permit shall be issued for filming upon public lands unless the applicant shall provide the Borough with satisfactory proof of the following:

1. Certificate of insurance specifically naming the Borough of Oceanport as an additional insured, providing general liability, bodily injury, and property damage coverage with minimum limits of liability not less than \$1,000,000 combined single limit. Said certificate shall state that "the issuing company shall mail 30 days' written notice to the certificate holder named, certified mail return receipt."
2. An agreement, in writing, whereby the applicant agrees to indemnify and save harmless the Borough of Oceanport from any and all liability, expense, claim or damages resulting from the use of public lands.
3. The posting of a cash or surety bond of \$500 in favor of the Borough to ensure that the location utilized will be left after filming in a satisfactory condition, free of debris, rubbish and equipment, and that due observance of all ordinances, laws and regulations will be followed. Within seven days of the completion of the filming, the Borough will return the bond if there has been no damage to public property or public expense caused by the filming.
4. The hiring of an off-duty Oceanport police officer for the times indicated on the permit, at the discretion of the Chief of Police.

C. The holder of the permit shall take all reasonable steps to minimize interference with the passage of pedestrians and traffic over public lands and shall comply with all lawful directives issued by the Oceanport Police Department with respect thereto.

D. The holder of a permit shall conduct filming in such a manner as to minimize the inconvenience or discomfort to adjoining property owners attributable to such filming and shall, to the extent practicable, abate noise and park vehicles associated with such filming off the public streets. The holder shall avoid any interference with previously scheduled activities upon public lands and limit, to the extent possible, any interference with normal public activities on such public lands. Where the applicant's production activity, by reason of location or otherwise, will directly involve and/or affect any businesses, merchants or residents, these parties shall be given written notice of the filming at least three days prior to the requested shooting date and be informed that objections may be filed with the Zoning Officer, said objections to form a part of the applicant's application and be considered in the review of the same. Proof of service of notification to adjacent owners shall be submitted to the Zoning Officer within two days of the requested shooting date.

E. Filming in residential zones shall be permitted Monday through Sunday between the hours of 7:00 a.m. and 10:00 p.m., provided that all requests for night scenes shall be approved in the

permit to be granted in accordance with the provisions of Subsection H hereinbelow. The setup, production and breakdown required for all filming shall be included in the hours as set forth herein.

F. The Zoning Officer may refuse to issue a permit whenever the Zoning Officer determines, on the basis of objective facts and after a review of the application and a report thereon by the Police Department and by other Borough agencies involved with the proposed filming site, that filming at the location and/or the time set forth in the application would violate any law or ordinance or would unreasonably interfere with the use and enjoyment of adjoining properties, unreasonably impede the free flow of vehicular or pedestrian traffic or otherwise endanger the public's health, safety or welfare. Further, the Borough reserves the right to require one or more on-site patrolmen in situations where the proposed production may impede the proper flow of traffic, the cost of said patrolman to be borne by the applicant as a cost of production. Where existing electrical power lines are to be utilized by the production, an on-site licensed electrician may be similarly required if the production company does not have a licensed electrician on staff.

G. Any person aggrieved by a decision of the Zoning Officer denying or revoking a permit or a person requesting relief pursuant to Subsection (F) may appeal to the Mayor and Council. A written notice of appeal setting forth the reasons for the appeal shall be filed with the Borough Clerk. An appeal from the decision of the Zoning Officer shall be filed within ten (10) days of the Zoning Officer's decision. The Mayor and Council shall set the matter down for a hearing within 30 days of the day on which the notice of appeal was filed. The decision of the Mayor and Council shall be in the form of a resolution supporting, reversing, or modifying the decision of the Zoning Officer at the first regularly scheduled public meeting of the Mayor and Council after the hearing on the appeal, unless the appellant agrees, in writing, to a later date for the decision.

H. Waiver of requirements of chapter by Zoning Officer. The Zoning Officer may authorize a waiver of any of the requirements, provisions or restrictions of this chapter if the Zoning Officer determines that a waiver thereof may be granted without endangering the public health, safety and welfare. In determining whether to issue a waiver, the Zoning Officer shall consider the following factors:

1. Traffic congestion at the location caused by vehicles parked on the public streets;
2. Applicant's ability to remove film-related vehicles off the public streets;
3. When the applicant is requesting restrictions on the use of public streets or public parking during the course of the filming;
4. Nature of the film shoot itself, e.g., indoor, or outdoor, day or night;

5. The extent to which the filming may affect adjoining and nearby property owners and occupants; and
6. Prior experience of the film company/applicant with the Borough, if any.

I. Copies of the approved permit shall be sent to the Police, Fire Departments and First Aid before filming takes place and to the New Jersey Film Commission. The applicant shall permit members of the Police Department, Fire Department, Fire Prevention Bureau, Department of Public Works or other Borough officers or inspectors to access the site for such purposes as may be necessary or appropriate. The applicant shall comply with all safety instructions issued by the Fire Prevention Bureau or other Borough inspectors.

J. In addition to any other fees or costs mentioned in this chapter, the applicant shall reimburse the Borough for any lost revenue that the Borough was prevented from earning because of filming calculated by the appropriate Department Head and providing this information to the Zoning Officer.

SECTION IV: FEES.

The schedule of fees for the issuance of permits authorized by this chapter is as follows:

- A. Filming permit application fee: \$100. Where an applicant requests a waiver of the provision of Subsection A of § 250-3 requiring expedited processing of the permit application, the application fee shall be \$250.
- B. Daily filming fee payable to the basic filming permit when filming entirely on public property: \$150 per day.
- C. Daily filming fee payable for major motion picture when filming entirely on public property: \$500 per day.
- D. The application fee for nonprofit applicants filming for educational purposes shall be \$25. (No daily filming fee)
- E. Filming entirely on private property: No daily fee.

SECTION V: PENALTIES.

Where the owner of the premises is not the applicant for a permit required by this chapter, both the owner and the applicant shall each be liable for violations hereof. Any persons violating this chapter or these rules and regulations, upon conviction thereof, shall be punished by a fine not exceeding \$2,000 per day or by imprisonment in the county jail for a term not exceeding 90 days, or both. A separate offense shall be deemed committed on each day during or on which a violation occurs or continues.

SECTION VI. Severability:

Each section, subsection, sentence, clause, and phrase of this Ordinance is declared to be an independent section, subsection, sentence, clause, and phrase, and finding or holding of any such portion of this Ordinance to be unconstitutional, void, or ineffective for any cause or reason shall not affect any other portion of this Ordinance.

SECTION VII. Effective Date:

This Ordinance shall be in full force and effect from and after its adoption and any publication as may be required by law.

APPROVED ON FIRST READING

DATED: APRIL 3, 2025

STEPHANIE KRAMER

Deputy Clerk of the Borough of Oceanport

ADOPTED ON SECOND READING:

DATED:

STEPHANIE KRAMER

Deputy Clerk of the Borough of Oceanport

APPROVAL BY THE MAYOR ON THIS _____ DAY OF _____

THOMAS J. TVRDIK

Mayor

Ordinance #1106

AN ORDINANCE OF THE BOROUGH OF OCEANPORT, COUNTY OF MONMOUTH, STATE OF NEW JERSEY AMENDING CHAPTER 371, "TREES" INCORPORATING THE REQUIREMENTS OF THE BOROUGH'S NJDEP TIER ONE MUNICIPAL STORMWATER GENERAL PERMIT

WHEREAS, trees play a critical role in the water cycle where they reduce soil erosion and pollutant runoff, promote infiltration of rainwater into the soil, and protect the environment, public health, safety, and welfare; and

WHEREAS, the NJDEP revised the Tier A Municipal Stormwater General Permit in 2023, which also reclassified all municipalities into the Tier A; and

WHEREAS, the 2023 Tier A MS4 permit renewal requires permittees to adopt and enforce a community-wide ordinance to control tree removal and replacement; and

WHEREAS, the Borough Council believes it is in the best interest of its residents to amend and update its tree replacement requirements in order to comply with the requirements of its Tier A MS 4 stormwater permit and to meet the NJDEP's standards regarding tree removal.

NOW THEREFORE BE IT ORDAINED, by the Borough Council of the Borough of Oceanport, County of Monmouth and State of New Jersey, hereby amends Chapter 371-2 of the Borough Code entitled Trimming or removal of public trees by the addition of a new Section 307-2, to read, in full, as follows:

SECTION I. Purpose:

An ordinance to establish requirements for tree removal and replacement in the Borough of Oceanport to reduce soil erosion and pollutant runoff, promote infiltration of rainwater into the soil, and protect the environment, public health, safety, and welfare.

SECTION II. Definitions:

For the purpose of this ordinance, the following terms, phrases, words, and their derivations shall have the meanings stated herein unless their use in the text of this ordinance clearly demonstrates a different meaning. When consistent with the context, words used in the present tense include the future, words used in the plural number include the singular number, and words used in the singular number include the plural number. The use of the word "shall" mean the requirement is always mandatory and not merely directory.

- A. "Applicant" means any "person," as defined below, who applies for approval to remove trees regulated under this ordinance.

B. "Critical Root Radius (CRR)" – means the zone around the base of a tree where the majority of the root system is found. This zone is calculated by multiplying the diameter at breast height (DBH) of the tree by 1.5 feet. For example: a tree with a 6" DBH would have a CRR = 6"x1.5' = 9'.

C. "Diameter at Breast Height (DBH)" means the diameter of the trunk of a mature tree measured at a point four and a half feet above ground level from the uphill side of the tree. For species of trees where the main trunk divides below the 4 ½ foot height, the DBH shall be measured at the highest point before any division.

D. "Hazard Tree" means a tree or limbs thereof that meet one or more of the criteria below. Trees that do not meet any of the criteria below and are proposed to be removed solely for development purposes are not hazard trees.

1. Has an infectious disease or insect infestation;
2. Is dead or dying;
3. Obstructs the view of traffic signs or the free passage of pedestrians or vehicles, where pruning attempts have not been effective;
4. Is causing obvious damage to structures (such as building foundations, sidewalks, etc.); or
5. Is determined to be a threat to public health, safety, and/or welfare by a certified arborist or Licensed Tree Expert (LTE).

E. "Person" means any individual, resident, corporation, utility, company, partnership, firm, or association.

F. "Planting strip" means the part of a street right-of-way between the public right-of-way and the portion of the street reserved for vehicular traffic or between the abutting property line and the curb or traveled portion of the street, exclusive of any sidewalk.

G. "Resident" means an individual who resides on the residential property or contractor hired by the individual who resides on the residential property where a tree(s) regulated by this ordinance is removed or proposed to be removed.

H. "Street Tree" means a tree planted in the sidewalk, planting strip, and/or in the public right-of-way adjacent to (or specified distance from) the portion of the street reserved for vehicular traffic. This also includes trees planted in planting

strips within the roadway right-of-way, i.e., islands, medians, pedestrian refuges.

I. "Tree" means a woody perennial plant, typically having a single stem or trunk growing to a considerable height and bearing lateral branches at some distance from the ground.

J. "Tree Caliper" means the diameter of the trunk of a young tree, measured six (6) inches from the soil line. For young trees whose caliper exceeds four (4) inches, the measurement is taken twelve (12) inches above the soil line.

K. "Tree removal" means to kill or to cause irreparable damage that leads to the decline and/or death of a tree. This includes, but is not limited to, excessive pruning, application of substances that are toxic to the tree, over-mulching or improper mulching, and improper grading and/or soil compaction within the critical root radius around the base of the tree that leads to the decline and/or death of a tree. Removal does not include responsible pruning and maintenance of a tree, or the application of treatments intended to manage invasive species.

L. "Tree Removal Permit" means a permit approved by the Borough and duly issued by the Borough Zoning Officer or designee according to the terms of this chapter. The permit consists of a written letter acknowledging which trees have been approved for removal and is accompanied by a permit sign to be posted publicly. The permit may also include additional compliance requirements such as replanting agreement or landscape plan.

SECTION III. Regulated Activities:

A. Application Process:

1. Any person planning to remove a street tree, as defined as Tree removal, with DBH of 2.5" or more or any non-street tree with DBH of 6" or more on their property shall submit a Tree Removal Application to Zoning Official. No tree shall be removed until municipal officials have reviewed and approved the removal.
2. The application will be on a form provided by Zoning office.
3. You are required to submit a Tree Replacement Plan with this application and a current survey/plot/site plan showing where trees are being removed from and where replacement will occur.
 - Single Family: If the tree removal permit is for a single-family residence, the plan shall consist of a tree location sketch containing the minimum amount of pertinent information to enable the determination of compliance with the regulations in this chapter.

- Other Types of Development: The plan for any other property shall include a survey prepared by a licensed land surveyor that contains tree's locations
- 4. Application for any tree removal or replacement that is the result of work or development to go before the Zoning or Planning boards will be referred by the Zoning Officer to the board secretary and engineer. The Board will review and mention any modifications or approval in the resolution of approval issued.
- 5. The Board may request professional tree surveys and or site plans be provided for review.
- 6. Application Fee
 - a. The application review fee is \$50, due before any review is performed by the Zoning Officer. The fee is per application and only good for one block and lot parcel.
 - b. A re-review fee of \$25 is required for plan resubmittals after rejected application. The Zoning Office can waive this fee if the review time is determined to be minimal.
 - c. The fee for governmental bodies removing or relocating trees on public land is waived.
 - d. The review fee for application going to the Zoning or Planning board will be charged via the professional's rate approved by the board and charged to the escrow account.

B. Tree Replacement Requirements

1. Any person who removes one or more street tree(s) with a DBH of 2.5" or more, unless exempt under Section IV, shall be subject to the requirements of the Tree Replacement Requirements Table below.
2. Any person who removes one or more tree(s), as defined as Tree removal, with a DBH of 6" or more, unless otherwise detailed under Section IV, shall be subject to the requirements of the Tree Replacement Requirements Table.
3. The species type and diversity of replacement trees shall be in accordance with Appendix A

Replacement tree(s) shall:

1. Be replaced meeting the Tree Replacement Criteria in the table below;
2. Be planted within twelve (12) months of the date of removal of the original tree(s) or at an alternative date specified by the municipality;
3. Be monitored by the applicant for a period of two (2) years to ensure their survival and shall be replaced as needed within twelve (12) months; and

4. Shall not be planted in temporary containers or pots, as these do not count towards tree replacement requirements.

Tree Replacement Requirements Table:

Category	Tree Removed (DBH)	Tree Replacement Criteria (See Appendix A)	<i>Dollar Amount per Tree removed if tree cannot be replanted</i>
1	DBH of 2.5" (for street trees) or 6" (for non-street trees) to 12.99"	Replant 1 tree with a minimum tree caliper of 1.5" to 2" for each tree removed	<i>\$300 for each tree removed</i>
2	DBH of 13" to 22.99"	Replant 2 trees with minimum tree calipers of 1.5" to 2" for each tree removed	<i>\$600 for each tree removed</i>
3	DBH of 23" to 32.99"	Replant 3 trees with minimum tree calipers of 1.5" to 2" for each tree removed	<i>\$900 per each tree removed</i>
4	DBH of 33" or greater	Replant 3 trees with minimum tree calipers of 1.5" to 2" for each tree removed	<i>\$1,200 for each tree removed</i>

C. Replacement Alternatives:

1. If the municipality determines that some or all required replacement trees cannot be planted on the property where the tree removal activity occurred, then the applicant shall do one of the following:
 - a. Plant replacement trees in a separate area(s) approved by the municipality or Shade Tree Committee.
 - b. Pay a fee the in the Tree Replacement Requirement table, per tree removed. This fee shall be deposited into a municipal fund dedicated to tree planting and continued maintenance of the trees.

D. New plantings.

1. Any new tree that is not an invasive species or prohibited by the state, county, or this borough may be planted by a property owner where they wish on their lot with the following conditions:

- A. The tree shall be outside of the public easement.

- B. The trees must conform with all zoning provisions of the Borough code, including what is deemed a fence.

2. In all new developments, renovations, including building lifts, substantial improvements, and the construction of additions of which shall have commenced following the effective date of this chapter, trees shall be planted by the developer on each side of a lot fronting a street therein, providing one tree in every 50-foot section. As an example, a corner lot with two 100-foot frontages on public streets would plan a minimum of 4 trees. Such trees shall be at least 1.5" to two inches in diameter. The tree shall be outside of the public easement and in front of the building.

3. Such trees shall be as listing appendix A, planted while in a dormant state and properly staked, with topsoil sufficient to cover all roots. Said trees shall be in good growing condition at the end of one year or shall be replaced by the developer in accordance with this chapter. The Shade Tree Committee shall assist with the placement, and selection of trees in all new developments and shall certify its approval thereof to the Planning Board and the Mayor and Council. The location of such new plantings or replacements shall be such that, wherever possible, conflict or interference with existing overhead or underground utilities or other facilities will be avoided. No new plantings shall be made in the area between sidewalks and curbs, nor shall any such existing plantings be replaced.

E. Inspections

1. The applicant upon completing the planting of the new trees shall request an inspection from the Zoning Official on the appropriate form provided by the official.
2. Failure to request an inspection before the 12-month time limit to replant will result in a requirement to reapply with a full fee amount.
3. Failure to complete the planting actions without inspection after reapplying for a second permit will result in violations and fines detailed in section VI.
4. After two failed inspections for the same permit an inspection fee of \$50 shall be charged for all further inspections requested.

SECTION IV. Exemptions:

All persons shall comply with the tree replacement standard outlined above, except in the cases detailed below. Proper justification shall be provided by the applicant, in writing, via the approved application to the municipality by all persons claiming an exemption.

- A. Tree farms in active operation, nurseries, fruit orchards, and garden centers;
- B. Properties used for the practice of silviculture under an approved forest stewardship or woodland management plan that is active and on file with the municipality;
- C. Any trees removed as part of a municipal or state decommissioning plan. This exemption only includes trees planted as part of the construction and predetermined to be removed in the decommissioning plan.
- D. Any trees removed pursuant to a New Jersey Department of Environmental Protection (NJDEP) or U.S. Environmental Protection Agency (EPA) approved environmental clean-up, or NJDEP approved habitat enhancement plan;
- E. Approved game management practices, as recommended by the State of New Jersey Department of Environmental Protection, Division of Fish, Game and Wildlife;
- F. Hazard trees may be removed with no fee or replacement requirement if meeting one of the requirements below and approved by the reviewing officer.
 - a. Hazard trees to have proper justification by a NJ Licensed Tree Expert, Arborist, or NJ Statue 45:15C-11
 - b. Proof of the hazard tree with color photos and written statement from the owner or contractor demonstrating the trees are in severe decline, diseased, or damaged such that they cannot, or should not, be saved.

SECTION V. Enforcement:

This ordinance shall be enforced by the Borough Administrator or any authorized employee of the Construction, Code Enforcement, Public Works, Police Department or any person or persons designated by the Mayor and Borough Council for that purpose, during the course of ordinary enforcement duties.

SECTION VI. Violations and Penalties:

The failure to obtain a tree replacement permit, replace a tree or make a payment as required by the Ordinance shall be subject to a fine of up to \$2,000.00 per violation but in no event, shall the fine be less than the amount of the required replacement tree(s) and cost of planting.

SECTION VIII. Severability:

Each section, subsection, sentence, clause, and phrase of this Ordinance is declared to be an independent section, subsection, sentence, clause, and phrase, and finding or holding of any such portion of this Ordinance to be unconstitutional, void, or ineffective for any cause or reason shall not affect any other portion of this Ordinance.

SECTION IX. Effective Date:

This Ordinance shall be in full force and effect from and after its adoption and any publication as may be required by law.

APPROVED ON FIRST READING

DATED: April 17, 2025

STEPHANIE KRAMER

Deputy Clerk of the Borough of Oceanport

ADOPTED ON SECOND READING:

DATED:

STEPHANIE KRAMER Deputy Clerk of the Borough of Oceanport

APPROVAL BY THE MAYOR ON THIS _____ DAY OF _____

THOMAS J. TVRDIK

Mayor

Appendix A

Approved list of Replacement tree Species and Planting Standards for Borough of Oceanport

Recommended Native Species

[Alder, Gray](#)

Alnus incana

[Beech, American](#)

Fagus grandifolia

[Birch, Cherry](#)

Betula lenta

[Birch, Gray](#)

Betula populifolia

[Birch, River](#)

Betula nigra

[Buckeye, Ohio](#)

Aesculus glabra

[Cherry, Black](#)

Prunus serotina

[Cherry, Choke](#)

Prunus virginiana

[Coffee Tree, Kentucky](#)

Gymnocladus dioicus

[Cypress, Bald](#)

Taxodium distichum

[Elm, American](#) (resistant selections only)

Ulmus americana

[Gum, Sour](#)

Nyssa sylvatica

[Gum, Sweet](#)

Liquidambar styraciflua

[Hackberry, Common](#)

Celtis occidentalis

[Hickory, Bitternut](#)

Carya cordiformis

[Hickory, Mockernut](#)

Carya tomentosa

[Hickory, Pignut](#)

Carya glabra

[Hickory, Shagbark](#)

Carya ovata

[Hornbeam, American](#)

Carpinus caroliniana

[Hop Hornbeam, American](#)

Ostrya virginiana

[Linden, American](#)

Tilia americana

[Maple, Black](#)

Acer nigrum

[Maple, Red](#)

Acer rubrum

[Oak, Basket](#)

[Oak, Blackjack](#)

[Oak, Black](#)

[Oak, Bur](#)

[Oak, Chestnut](#)

[Oak, Laurel](#)

[Oak, Northern](#)

[Oak, Pin](#)

[Oak, Post](#)

[Oak, Red \(NJ State Tree\)](#)

[Oak, Shingle](#)

[Oak, Spanish](#)

[Oak, Swamp White](#)

[Oak, White](#)

[Oak, Willow](#)

[Pine, Loblolly](#)

[Pine, Pitch](#)

[Sassafras](#)

[Sycamore](#)

[Tulip Tree](#)

[Yellowwood, American](#)

Quercus michauxii

Quercus marilandica

Quercus velutina

Quercus macrocarpa

Quercus montana

Quercus imbricaria

Quercus rubra

Quercus palustris

Quercus stellata

Quercus coccinea

Quercus imbricaria

Quercus falcata

Quercus bicolor

Quercus alba

Quercus phellos

Pinus taeda

Pinus rigida

Sassafras albidum

Platanus occidentalis

Liriodendron tulipifera

Cladrastis kentukea

The following are *Trees*, typically smaller than 25' in height at maturity, to be planted in easements or under overhead utilities:

[Alder, Hazel](#)

[Cherry, Choke](#)

[Crabapple, American](#)

[Crabapple, Narrowleaf](#)

[Crabapple, Prairie](#)

[Dogwood, Flowering](#)

[Dogwood, Pagoda](#)

Alnus serrulata

Prunus virginiana

Malus coronaria

Malus angustifolia

Malus ioensis

Cornus florida

Cornus alternifolia

[Fringetree, White](#)

[Moosewood](#)

[Mulberry, Red](#)

[Redbud, Eastern](#)

[Serviceberry, Allegheny](#)

[Serviceberry, Shadblow](#)

[Silverbell, Carolina](#)

[Silverbell, Two-winged](#)

[Silverbell, Mountain](#)

[Sourwood](#)

[Spruce, Black](#)

[Sweetbay](#)

Chionanthus virginicus

Acer pensylvanicum

Morus rubra

Cercis canadensis

hornnchier laevis

Amelancier canadensis

Halesia tetraptera

Halesia diptera

Halesia tetraptera

Oxydendrum arboretum

Picea mariana

Magnolia virginiana

The following are large evergreens for screening:

[Arborvitae, Eastern](#)

[Cedar, Eastern Red](#)

[Fir, Douglas](#)

[Holly, American](#)

[Pine, Eastern White](#)

[Pine, Pitch](#)

[Pine, Shortleaf](#)

[Pine, Jersey](#)

[Spruce, White](#)

Thuja occidentalis

Juniperus virginiana

Pseudotsuga menziesii

Ilex opaca

Pinus strobus

Pinus rigida

Pinus echinata

Pinus virginiana

Picea glauca

The following are tress for occasionally wet sites:

[Birch, Cherry](#)

[Birch, Gray](#)

[Birch, River](#)

[Cedar, Atlantic White](#)

[Cypress, Bald](#)

[Gum, Sour](#)

Betula lenta

Betula populifolia

Betula nigra

Chamaecyparis thyoides

Taxodium distichum

Nyssa sylvatica

[Gum, Sweet](#)

[Hornbeam, American](#)

[Magnolia, Swamp](#)

[Maple, Red](#)

[Oak, Pin](#)

[Oak, Swamp White](#)

[Oak, Willow](#)

[Sycamore](#)

Liquidambar styraciflua

Carpinus caroliniana

Magnolia virginiana

Acer rubrum

Quercus palustris

Quercus bicolor

Quercus phellos

Platanus occidentalis