

Lakewood Development Corporation
April 10, 2018
Meeting Minutes

Call to Order – Ray Coles, Vice Chairman 4:39 pm

Announcement of Meeting in Compliance with the Sunshine Law.

Adequate notice of this meeting has been provided in accordance with the provisions of the Senator Byron M. Baer Open Public Meetings Act, P.L. 1975, c. 231 by notice published in the Asbury Park Press and the Tri Town News, and by posting of same in the office of the Municipal Clerk, the office of the Lakewood Development Corporation, and upon the public bulletin board of the Lakewood Municipal Building.

Roll Call:

Present: A. Akerman; R. Coles; M. McNeil; E. Rennert; C. Tajfel (arrived 4:40pm) and T. Henshaw

Also Present: D. Klein, Acting Director, S. Kean, Corporate Counsel and Staff member A. Doyle

Absent: A. Muller, Rabbi Weisberg

Flag Salute

Motion – M. McNeil/A. Akerman

To accept the minutes of the March 6, 2018 meeting.

All in favor

Motion carried

C. Tajfel arrived at meeting, T. Henshaw departed the meeting 4:40pm

A. Akerman left meeting 4:40pm

Old Business:

none

New Business:

none

Report of Corporate Counsel:

Corporate Counsel wanted to very briefly address resolution 18-04-1 which is on the agenda informing the members that this is some ways redundant of a resolution that was previously passed with regards to transfer of some property to Bais Rivka. Bais Rivka's financier required additional documentation from the LDC in the form of a resolution authorizing the Chairman of the Board to sign the deed.

Directors Report:

The Director read the financial report to the members.

The Director stated that the network event held March 13th hosted by S. Kean and his partner Bruce Padula went very well and announced the next event to be held on May 8, 2018.

The Director provided an overview on the re-occurring damage to the fence around the property Block 123 lot 10. Discussion on fencing, towing, liability and school's use of property. Sean Kean was directed to write a letter to cease and desist. Further directive given was to clean up the fence with a solid fence on the route 88, no fence on side of lot, let the school pay for fencing if they want fence the area where the children will play. Also look to remove the fence on the western side of 88, and look into possibility of installing a camera for surveillance.

The Director informed the members that a new initiative has been enacted by the Director - UEZ business outreach in which businesses are contacted, asked questions regarding their experience with UEZ program, and if they have any questions etc.

The Director introduced a new project concept he thought they would be interested in "UEZ Access Lakewood" where it would highlight UEZ businesses, it would be a pilot program for production of 5 clip videos, and provided the members with the project write up.

The Director announced that the LBI's first workshop is being held April 18, 2018.

E. Rennert suggested if we did go with the marking idea, he would be in favor if the businesses participate in funding and not use UEZ funds. Discussion followed on cost. Ray Coles directed that the matter be pulled from the agenda send it out to all the members for review and questions and address it later.

Public Comment:

Joyce Blay was in attendance and stated last year Mayor Coles eliminated funding the Co-Op Advertising Grant that was availability to Lakewood UEZ businesses and asked why is shooting a video of select businesses preferable to giving Lakewood UEZ businesses the option of advertising their own business the way they want to do it?

David Klein responded, "in all fairness this is my idea, David Klein, individual. I wrote this project put it together as a proposal to present to the board, it was a late addition to the agenda and to Mayor Coles' point I think it is a fair request to table it and give the board more time to review the proposal, so your question is directed at me specifically."

Ms. Blay apologized to Mr. Klein and stated she was not trying to circumvent him, and stated that the reason she asked the Mayor is because last year he essentially nixed the idea of renewing the program that gave Lakewood UEZ members a funding for advertising the way they wanted to. Asked the question that if the funding does come back into play, would the mayor once again support providing the Co-op Advertising for the UEZ members who may prefer that as opposed to having a video shot of selected businesses which may not include theirs and how will you decide who gets the promo and who doesn't?

Ms. Blay then directed her question to Mayor Coles, as he has a lot to say about this as he is a spokesman for the local governing body and last year he was opposed to renewing that program and she is now asking whether he is now in support of renewing the program should the State Legislature and the new Governor decide to provide funding once again.

Mayor Coles responded that he is in favor of funding programs, if the rest of the Board and Township Committee is in favor of them, but not until the money starts flowing into the UEZ. Further stating that we did not kill the advertising program because we wanted to, we eliminated a lot of programs because there is no additional funding coming from the state and we need to make sure the monies in our accounts are spent on programs that have the most benefits to the UEZ businesses.

Shloime Klein stated there was no LDC Agenda posted on line, and it may have just been an oversight, but when these things happen. ... Then Mr. Klein brought up his concern with LIC have properties that are not sold through public sales. Since these sales are not open to the public technically abuse could happen. Further comment on concern for this followed.

Ray Coles provided an explanation of “negotiated sales” that the LIC can do and the RFP for sale of properties that LDC would have to do and stated that he will ask the Industrial Commission to make sure that anytime they complete a negotiation, before the closing, that they announce at the next public meeting or announce so that if someone wants to get clarification they can. I do not sign off on the deal, I have the ability to kill the deal. If a property is sold for what I believe is an inappropriate use, I can nullify that contract.

Motion: M. McNeil/E. Rennert

To Accept Resolution 18-04-1

Roll Call:

All in favor

Motion Carried

Motion: M. McNeil/E. Rennert

To table Resolution 18-04-2

Roll Call:

All in favor

Motion Carried

Closed Session:

Motion: E. Rennert/M. McNeil

To move to closed Session members

Counsel advised this personnel matter and action may be taken upon return to open session

All in Favor

Motion Carried

5:20pm

Motion: E. Rennert/M. McNeil

To move to Open Session

5:23 pm

Motion: M. McNeil/E. Rennert

To Accept Resolution 18-04-3 to extend D. Klein employment till end of 2018

Roll Call:

All in favor

Motion Carried

Motion: M. McNeil/E. Rennert

To adjourn

5:23pm