



**LAKE COMO BOROUGH
1740 MAIN STREET
LAKE COMO, NJ 07719
(732) 681-3232
AGENDA**

**DATE: JUNE 1, 2021
REGULAR MEETING**

MEETING CALLED TO ORDER

SALUTE TO FLAG AND MOMENT OF SILENT REFLECTION

SUNSHINE LAW

Introduction as required under the Sunshine Law: Adequate notice of this meeting has been provided by the adoption of a Resolution by the Mayor and Council on the fifth day of January 2021 in which Resolution the time and place of Agenda and Regular Meetings commencing with January 5, 2021 were set forth. Notice of same was delivered to the Asbury Park Press the Coast Star and TAPinto and a copy of the notice was posted on the borough website at www.lakecomonj.org and on the bulletin board in Borough Hall. All meetings are open to the public.

ROLL CALL

Douglas Witte
Hawley Scull
Christopher D'Antuono
Nick DeMauro
Peter Ventrice
Heather Albala-Doyle

APPROVAL OF MINUTES

Minutes from the May 18, 2021 meeting

COMMUNICATIONS

REPORTS OF COMMITTEES

UNFINISHED BUSINESS

PUBLIC COMMENTS ON NEW BUSINESS & CONSENT AGENDA

RESOLUTION NO. 2021-85

WHEREAS, Rick Duda, owner of 1724 Melrose Avenue, Lake Como, NJ, also known as Block – 25; Lot – 18, applied for Street Opening Permit #20-29 for a driveway, apron and sidewalk; and

WHEREAS, Mr. Duda paid the \$90.00 Application Fee, as well as, posted the \$600.00 Escrow Fee which is refundable upon satisfactory completion of the job; and

WHEREAS, Brendan Maas, Superintendent of the Department of Public Works, did visit the above property address for the purpose of inspecting the street after the completion of the job and found the street to be in satisfactory condition.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Lake Como that the \$600.00 Escrow Fee posted with Check #6174 be refunded to Rick Duda.

Date: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

Resolution 2021 – 86

Be it resolved by the Mayor and Council of the Borough of Lake Como that the proper officers be directed and authorized to make payment from the following accounts:

CURRENT ACCOUNT:

Per Attached Bill List	\$755,628.03
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WATER/SEWER ACCOUNT:

Per Attached Bill List	\$ 21,611.17
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PAYROLL ACCOUNT:

5063	Employee Payroll Dated 5/12/21	\$ 30,838.84
2390	Employee Payroll Dated 5/12/21	6,357.65
1448	Employee Payroll Dated 5/12/21	134.56
5070	Employee Payroll Dated 5/26/21	30,590.10
2392	Employee Payroll Dated 5/26/21	6,143.23
Wire	State of NJ – PERS	<u>5,005.00</u>
		\$ 79,069.38

TOURISM ACCOUNT:

1448	Lake Como Payroll Account	\$ 134.56
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DOG LICENSE ACCOUNT:

1123	NJ Dept of Health	\$ 2.40
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Dated: June 1, 2021

Kevin G. Higgins, Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

May 27, 2021
02:49 PM

Borough of Lake Como
Purchase Order Status Report by P.O. Number

Range: First to Last
P.O. Type: All
Format: Condensed
Include Non-Budgeted: Y
Include Revenue: Y
First Enc Date Range: to 05/27/21
Open: N Rcvd/Prv/Held: Y Paid: N Void: N Deleted: N
Bid: Y State: Y Other: Y Exempt: Y As of Date: 05/27/21

PO #	PO Date	Vendor	Description	R/A/H Amount
21-00224	04/12/21	NORTHERN SAFETY CO., INC.	First Aid Kits/Trick Repellant	184.98
21-00254	04/16/21	JUNGLE LASERS, LLC.	Nat Geomantica March	90.00
21-00259	04/13/21	STORR TRACTOR COMPANY	pin-hinge	9.36
21-00260	04/26/21	DELISA WASTE SERVICES	Recycle/Trash Service May	10,850.00
21-00262	04/16/21	WARMERO LAW, LLC	Alternate Tax Appeal	255.00
21-00268	04/01/21	NORTHEAST FIRE & SAFETY EQUIP	Fire Ext. Annual Maintenance	305.00
21-00270	04/21/21	MONMOUTH CTY PUBLIC WORKS&ENG	Street Sweeping	595.05
21-00273	04/16/21	GARDEN STATE HIGHWAY PRODUCTS	Signs Park	88.00
21-00275	04/28/21	HI-WAY OIL SERVICE, INC.	Vise Jaws	22.00
21-00276	04/27/21	ATLANTIC SECURITY & FIRE	Replace Wireless Device Batter	89.10
21-00277	04/26/21	VAN WICKLE AUTO SUPPLY, INC.	Battery	108.59
21-00282	05/04/21	STATE OF NJ PENSIONS&BENEFITS	Employee Group Ins. May	17,798.20
21-00283	04/29/21	CME ASSOCIATES	IMPTS to 17th Ave/Oak Terr	519.00
21-00284	05/04/21	DELISA WASTE SERVICES	Tipping Fees April 16-30	3,394.05
21-00285	05/03/21	BOROUGH OF BELMAR	Purchase Fuel April	827.19
21-00286	05/04/21	MONMOUTH COUNTY TREASURER1	County Taxes	255,158.36
21-00287	05/04/21	MONMOUTH COUNTY TREASURER2	Library Taxes	18,570.88
21-00288	05/04/21	MONMOUTH COUNTY TREASURER3	Health Taxes	5,261.76
21-00289	05/04/21	MONMOUTH COUNTY TREASURER4	Open Space Tax	29,791.44
21-00290	05/06/21	JONATHAN GREEN	Turf Pro Lawn Mix	116.00
21-00291	04/30/21	THE COAST STAR	Legal Advertising	54.66
21-00292	05/05/21	HOME DEPOT	Multi Use Sprayer	19.97
21-00296	05/07/21	Quill LLC	Notary Stamp	44.98
21-00297	05/10/21	LAKE COMO PAYROLL ACCOUNT	Employee Payroll 5/12/21	37,331.05
21-00298	04/30/21	ONE CALL CONCEPTS	One Call Service	17.16
21-00299	05/05/21	NJ Department of Health	Dog License Report April	2.40
21-00300	05/04/21	VAN WICKLE AUTO SUPPLY, INC.	Clear disinfectant	68.28
21-00301	05/05/21	HODULIK & MORRISON, P.A.	Financial Services	10,000.00
21-00303	05/10/21	MONMOUTH MUNICIPAL JOINT INS.	Monmouth Mun JIF Second Instal	45,141.00
21-00304	04/01/21	TAYLOR HARDWARE	April Purchases	282.99
21-00305	05/11/21	Quill LLC	desk chair	129.99
21-00306	05/07/21	MGL PRINTING SOLUTIONS	Tax bills	402.00
21-00307	05/06/21	SHAIN SCHAFFER PC	Legal-Bamboo Ord.	238.00
21-00308	05/12/21	ReadyRefresh by Nestle	water/Rental	31.49

May 27, 2021
02:49 PM

Borough of Lake Como
Purchase Order Status Report by P.O. Number

PO #	PO Date	Vendor	Description	R/A/H Amount
21-00309	05/06/21	MGL PRINTING SOLUTIONS	Purchase Orders/Vouchers	907.00
21-00311	05/12/21	NEW JERSEY AMERICAN WATER CO.	Purchase of Water April	9,065.15
21-00312	05/12/21	TAYLOR FENCE COMPANY, INC.	Roll of Fence/Ties	382.47
21-00313	05/12/21	DELISA WASTE SERVICES	Recycle Tipping Fees April	1,363.05
21-00314	05/14/21	DELTA DENTAL OF NEW JERSEY	Dental	1,012.12
21-00315	05/14/21	VERIZON	Telephone Dispatch	78.17
21-00316	05/14/21	SHAIN SCHAFER PC	Legal undersized lots	748.00
21-00318	05/14/21	LAKE COMO BOARD OF EDUCATION	School Tax May	265,195.10
21-00321	05/19/21	U.S. BANK NA	Mon Cty Improvement 2013B	4,375.00
21-00323	05/19/21	Marco Technologies LLC	Copy Machine Lease	403.35
21-00325	05/11/21	DELISA WASTE SERVICES	Haul/Street Sweep Debris	1,035.56
21-00326	05/20/21	DELISA WASTE SERVICES	Tipping Fees May 1-15	2,709.24
21-00327	05/20/21	CME ASSOCIATES	IMPTS 17th Ave PH III	826.25
21-00329	05/14/21	VAN WICKLE AUTO SUPPLY, INC.	Oil Filter/Oil	158.30
21-00330	05/20/21	DENTAL SERVICE ORG	Dental	114.21
21-00331	05/20/21	SUSAN LUTERZO	Reimburse Flowers Monument	23.45
21-00332	05/20/21	DELISA WASTE SERVICES	Trash/Recycling Service June	10,850.00
21-00333	05/20/21	NJ LEAGUE OF MUNICIPALITIES	NJ Municipalities Magazine	50.00
21-00337	05/24/21	LAKE COMO PAYROLL ACCOUNT	Employee Payroll 5/26/21	36,733.33
21-00338	05/24/21	JCP&L	Street Lighting	2,151.05
21-00340	05/25/21	JCP&L	Electric Service	485.55
21-00343	05/27/21	CABLEVISION/OPTIMUM	Optonline/telephone	911.88
Total Purchase Orders: 56 Total P.O. Line Items: 145				
Total R/A/H Amount: 777,376.16				

Totals by Year-Fund Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
1-10		755,628.03	0.00	0.00	755,628.03
1-20		21,611.17	0.00	0.00	21,611.17
1-60		2.40	0.00	0.00	2.40
1-74		134.56	0.00	0.00	134.56
Total of All Funds:		777,376.16	0.00	0.00	777,376.16

Resolution 2021 – 87

Be it resolved by the Mayor and Council of the Borough of Lake Como that the proper officers be directed and authorized to make payment from the following account:

CURRENT ACCOUNT:

NJ Natural Gas, CO.	PB&G OE	\$360.83
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Dated: June 1, 2021

Kevin G. Higgins, Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION NO. 2021-88

**RESOLUTION AUTHORIZING PROFESSIONAL
ENGINEERING SERVICES FOR THE
MONMOUTH COUNTY OPEN SPACE GRANT
IMPROVEMENTS TO COMO LAKE**

WHEREAS, the Borough of Lake Como has received a Monmouth County Open Space Grant from the Monmouth County Open Space Program for the improvements to Como Lake in the amount of \$200,000.00. This grant requires a match of funds resulting in \$400,000.00 of funds for the project; and

WHEREAS, pursuant to N.J.S.A. 40A:11-5(1)(a)(i), a contract for such services may be awarded without competitive bidding by reason that such services constitute "professional services" which are services rendered or performed by a person authorized by law to practice a recognized profession, whose practice is regulated by law and the performance of which services requires knowledge of an advanced type in a field of learning acquired by a prolonged formal course of specialized instruction and study as distinguished from general academic instruction or apprenticeship.

WHEREAS, Leon S. Avakian, Inc., Consulting Engineers has provided the following proposal:

• Phase I Preliminary Assessment and Site Inspection	\$ 6,500.00
• Phase II Permitting	\$ 8,000.00
• Phase III Landscape Design	\$ 8,000.00
• Phase IV Design and Preparation of Final Plans & Specs	\$22,000.00
• Aquatic Expert	\$ 7,000.00
• Phase V Construction Inspection, Contract Administration Services	
• And Grant Closeout (Final Reimbursement)	<u>\$21,000.00</u>
	\$72,500.00

The sum of all phases shall not exceed \$72,500.00.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Lake Como that Leon S. Avakian, Inc. Consulting Engineers are hereby authorized and directed to perform the above work and the Mayor and Borough Administrator are authorized to sign the contract for the above referenced work. A copy of this Resolution shall be forwarded to Leon S. Avakian, Inc.

DATED: 06/01/2021

Kevin G. Higgins, Mayor

Louise A. Mekosh, RMC,CMC,CMFO
Borough Clerk/Administrator

LEON S. AVAKIAN, INC. *Consulting Engineers*

788 WAYSIDE ROAD • NEPTUNE, NEW JERSEY 07753

LEON S. AVAKIAN, P.E., P.L.S. (1953-2004)
PETER R. AVAKIAN, P.E., P.L.S., P.P.
MEHRYAR SHAFAI, P.E., P.P.
GREGORY S. BLASH, P.E., P.P., CPWM
LOUIS J. LOBOSCO, P.E., P.P.
GERALD J. FREDA, P.E., P.P.
RICHARD PICATAGI, L.L.A., P.P.
JENNIFER C. BEAHM, P.P., AICP
CHRISTINE L. BELL, P.P., AICP
SAMUEL J. AVAKIAN, P.E.

May 14, 2021

Ms. Louise A. Mekosh, Clerk/Administrator
Borough of Lake Como
1740 Main Street
Lake Como, NJ 07719-0569

**Re: Proposal for Engineering Services
Lake Como Improvements
Monmouth County Open Space Grant
Borough of Lake Como
Our File LC 21-01**

Dear Ms. Mekosh:

As you are aware, the Borough has received a grant from the Monmouth County Open Space Program for \$200,000. This grant requires a match of funds resulting in \$400,000 of funds for the project. This is enough funding to complete the proposed work.

Based on the available funds, Leon S. Avakian, Inc. (LSA) is pleased to present this revised proposal to provide engineering services necessary to complete the Lake Como Improvements. Work would include the following items:

PHASE I: PRELIMINARY ASSESSMENT AND SITE INSPECTION

Our office will prepare and submit a preliminary site access for the Lake Como project.

The report will address the Technical Requirements for Site Remediation, NJAC 7:26E-3.1 through 3.2, as well as the NJDEP's January 2012 Preliminary Assessment Technical Guidance. The report will include ownership history, inquires to address any potential for hazardous substances, wastes or pollutants. Review of site history records including Sanborn Fire Insurance Maps, Mackee's Industrial Directory, Title and Deed, Site Plans and Facility As-built Drawings, Federal, State, County and local government files and the NJDEP's Geographic Information System. Identified potable and/or industrial process water. All former and current wastewater discharges. Interpretation of aerial photography for the period dating from 1932 to current.

Subtotal Cost for Phase I \$ 6,500.00

PHASE II: PERMITTING

During this phase, LSA will provide and submit DEP permits to construct walking paths, shore line restoration and other improvements around the lake.

Our office will perform a comprehensive wetlands delineation on site and prepare an application for a Freshwater Wetland General permit #17 (GP17) on the above referenced property, in accordance with N.J.A.C. 7:7A, et. Seq. The tasks below are necessary to complete the application and submit it to the NJDEP for Letter of Interpretation.

Scope of Work:

Item A – On-site Wetlands Delineation

- On-site wetlands investigation to identify and delineate wetlands limits
- Perform soil borings using hand auger to depth of 30” to identify hydric soils
- Perform vegetation analysis to identify hydrophytic plant communities on the site
- Perform ground surface analysis and audit for Surface Hydrology Field Indicators
- Mark wetlands every 70 feet along line using colored surveyor’s ribbon

Item B – Prepare and Submit GP 17 Application to NJDEP

- Collect Site Data pertinent to soils, vegetation and hydrology per Wetlands Manual
- Coordinate and review wetlands mapping and surveyor
- Prepare wetlands delineation report, maps, photos, data sheets, etc.
- Prepare and send legal notices (certified mail) as required
- Assemble all items and submit LOI Application Package to NJDEP
- Maintain communication with NJDEP reviewer through application process

Subtotal Cost for Phase II \$ 8,000.00

PHASE III: LANDSCAPING DESIGN

This phase would consist of developing concepts for landscaping and our services would include meeting with the Borough representatives, developing conceptual plans along with final design plans for bidding.

Subtotal Cost for Phase III \$ 8,000.00

PHASE IV: DESIGN AND PREPARATION OF FINAL PLANS AND SPECIFICATIONS

LSA will coordinate with the Borough Council, and lake experts to develop base maps, design plans and prepare final drawings, which will detail the work to be performed. The drawings will be supplemented by specifications, which are prepared in the public bidding form. During the design phase on this project, LSA will correspond with all affected utility companies prior to construction to determine if any of the existing utilities require repair or replacement. In addition, LSA will present project status to council for final design approval.

Upon authorization by the Borough, the project will be advertised for bids. LSA will review all of the bids, which are received for this work, and will make a recommendation of award to the Borough. Once a construction contract has been awarded, LSA will provide the necessary support to finalize the contract and prepare the project for construction.

Subtotal Cost for Phase IV \$22,000.00
Aquatic Expert \$ 7,000.00

PHASE V: CONSTRUCTION INSPECTION, CONTRACT ADMINISTRATION & GRANT CLOSEOUT (FINAL REIMBURSEMENT)

Once the contract documents have been signed, LSA will conduct a pre-construction meeting with the contractor, all appropriate personnel, all affected utility companies, and all other interested county/local regulatory agencies. During the course of construction, LSA will provide the construction administration services necessary to bring this project to a successful and timely completion. Throughout the duration of this work, LSA will provide the observation services necessary to ensure that the contractor is performing all activities in full accordance with the project plans and specifications. LSA will also review and approval all payment vouchers submitted by the contractor before they are presented to the Borough for payment.

Upon final completion, LSA will provide necessary documents and closeout information for grant reimbursement with Monmouth County Open Space.

Subtotal Cost for Phase V
(Construction Administration) \$16,000.00
(Open Space Grant Closeout) \$ 5,000.00

The total for all four items is not to exceed cost of \$72,500.00.

We will bill the Borough for all work on a time and materials basis and will not exceed the amounts set forth above unless authorized by the Borough. We trust that this proposal will meet with your approval, and we look forward to working with you on this project.

Should you have any questions regarding this proposal, please contact our office. We will await your instructions before proceeding with any work on this project.

Very truly yours,
LEON S. AVAKIAN, INC.



Peter R. Avakian
President

RESOLUTION NO. 2021-89

**RESOLUTION AUTHORIZING PROFESSIONAL
ENGINEERING SERVICES FOR A
TRAFFIC ANALYSIS OF VARIOUS ROADWAYS
IN THE BOROUGH OF LAKE COMO**

WHEREAS, the Borough of Lake Como has received a proposal from the Borough Engineer, Bruce Koch, CME Associates to perform a traffic analysis of various streets in the Borough of Lake Como; and

WHEREAS, Bruce Koch, CME Associates has proposed to perform the study for an amount not to exceed \$13,159.00;

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Lake Como that Bruce Koch, CME Associates is hereby authorized and directed to perform the study and a copy of the proposal dated May 24, 2021 shall be attached to this resolution. A copy of this Resolution shall be forwarded Bruce Koch, CME Associates.

DATED: 06/01/2021

Kevin G. Higgins, Mayor

Louise A. Mekosh, RMC,CMC,CMFO
Borough Clerk/Administrator

RESOLUTION 2021-90

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-33-003-008 in the name of:

**FAHEY HOSPITALITY
T/A JOE'S SURF SHACK
415-417 EIGHTEENTH AVENUE
Lake Como, NJ 07719**

BE IT RESOLVED that the applicant has agreed with the following conditions on the license:

- 1) The occupancy in said establishment shall be limited to 200 (Two Hundred) persons.
- 2) No lines shall be permitted to form after 11:00 p.m. on any night.
- 3) The License shall reimburse the Borough of Lake Como for the cost of additional police patrol hours in the affected areas that are made necessary because of the operation of the Licensee. The determination of need for extra police patrol hours shall be in the sole discretion of the Police Chief and the cost shall be based on the hourly rate of the cost of the patrol.
- 4) No less than two security personnel shall be posted on the premises and patrolling both the exterior and interior from at least one-half hour prior to the beginning of any entertainment and continuing until at least one-half hour after the end of the entertainment. Additionally, at least one security person shall be posted on the premises at the time of closing if the time of closing differs from the end of any entertainment. The Licensee shall also have two security personnel at the front door at all times there is entertainment and at least one of these shall be designated as the line monitor to assure that patrons awaiting entry to the licensed premises conduct themselves in an orderly fashion. The security personnel posted at the entrance to the licensed premises shall be responsible to check the identification of patrons seeking entry into the licensed premises to determine that they are of legal age to purchase and consume alcoholic beverages.
- 5) The Licensee shall provide a litter patrol, which shall remove litter and debris beginning at Parkway to B Street going east on both sides and White Street to Redmond Avenue before 10:00 a.m. each morning and after an evening of operation.
- 6) All windows in the licensed premises shall be closed at all times during hours of operation. Licensee shall have the discretion to keep the door open from 12 noon to 9 pm as long as there is no noise emanating from the premises.
- 7) No bottles or garbage shall be dumped by the Licensee between 9:00 p.m. and 7:00 a.m.

- 8) The Licensee shall keep an accurate count either by electronic or manual means of the number of persons entering and exiting the premises in order to have an accurate count of the occupancy of the license premises at all times.
- 9). The Licensee shall operate the establishment as a restaurant with a single bar. There will be kitchen facilities capable of supplying food service for a minimum of forty people. There shall be twelve to fifteen tables in the establishment at all times capable of serving up to four patrons per table.
- 10). Exterior security personnel must monitor and control anyone smoking outside to maintain low volume and prevent anyone from yelling, cursing, and acting in an inappropriate manner.
- 11). Shush patrol will be implemented at the discretion of the Chief of Police.
- 12). It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.
- 13). Unruly Patrons: All personnel responsible for the distribution of alcohol and providing security will be trained in the ServSafe program as well as have knowledge of the local ordinances. When a patron acts in a manner that is violent, abusive, indecent, profane, boisterous, or otherwise disorderly, they will be immediately asked to leave. If a patron refuses, management will notify the Borough of Belmar's Police Department.
- 14). Intoxicated Patrons: All personnel may not sell, dispense, or give away alcohol to any person who is deemed intoxicated. When a customer has been "cut-off", the server will notify the other employees. Management will support the server's decision to terminate service to any customer. The customer will be asked to leave and management will secure a sober driver or provide a taxi service to take the patron home. If the customer refuses, management will notify the Borough of Belmar's Police Department with a description of the person and the license plate number of the vehicle, if possible.
- 15). False IDs: All identification cards used to prove age must be valid (i.e., may not be expired), and must be government issued. If the identification card is expired or appears at all questionable to the employee, the employee shall request a second form of identification. The employee shall make sure that the individual purchasing the liquor resembles the identification card. All employees are encouraged to ask purchasers questions relating to their identification in order to verify the information. If the employee checking an ID has a strong suspicion that an ID is false, altered, or belongs to someone other than the person presenting the ID, he/she shall confiscate the ID and turn it over to management, to be presented to the police.
- 16). Control/Supervision of Patron under 21 (restaurant applications) Licensee will request proof of age from any customer who appears to be 30 years of age or younger, and will refuse service to any customer who cannot produce adequate ID.

17). Circumstances under which the Police will be called: The police will be called, in a timely manner, any time management or staff has information to believe a crime has been or is about to be committed and/or whenever a threat of or act of violence occurs in the premises or off premises in areas that would be considered in view or earshot of the establishment.

18). Handling of Physical Disturbances, including Fights: Security or management will ask anyone who is fighting to leave. If necessary, security or management will call the local law enforcement agency for assistance. Licensee will permanently refuse admittance to any chronic problem customer.

19). Occupancy limits contained herein are superseded by any executive order currently in effect

BE IT RESOLVED that the licensee agrees to provide a copy of the layout of the establishment to the Belmar Fire Company marking all exits, floor plan and fire panel. Licensee shall send updated layouts any time a change is made.

BE IT FURTHER RESOLVED that the State of New Jersey Alcoholic Beverage Control Board be notified and License be issued to the above for the period of July 1, 2021 through June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION 2021-91

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-44-007-004 in the name of:

**Dai Lee Corporation
T/A Weinstein's Liquors
1601 Main Street
Lake Como, NJ 07719**

1. It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.

BE IT RESOLVED that the State of New Jersey Alcoholic Beverage Control be notified and License issued to the above for the period of July 1, 2021 to June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION 2021-92

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-44-001-011 in the name of:

**Lake Como Wine Shop
1700 Main Street, Unit #2
Lake Como, NJ 07719**

1. It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.

BE IT RESOLVED that the State of New Jersey Alcoholic Beverage Control be notified and License issued to the above for the period of July 1, 2021 to June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

**RESOLUTION NO. 2021-93
RENEWAL LICENSE
STACY 5 STAR, LLC, T/A LA SIERRA RESTAURANT**

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-32-004-008 in the name of:

**STACY 5 STAR, LLC
T/A LA SIERRA RESTAURANT
1621 MAIN STREET
LAKE COMO, NJ 07719**

NOW, THEREFORE, BE IT RESOLVED that the applicant has agreed with the following conditions on the license:

1. Service and sale of alcoholic beverages is to be permitted only in the licensed areas as described above.
2. No alcoholic beverages shall be sold, served, delivered to, or consumed in the license premises during such time as the number of persons, exclusive of employees, occupying the licensed premise exceeds the occupancy limit established herein or by the Fire Official, whichever is less.
3. The following employees are required to obtain and maintain an Alcoholic Beverage Control card, issued by the Belmar Police Department. Employees involved in the handling, sale and/or service of alcoholic beverages, shall include but is not limited to managers, and/or supervisors, servers, cashiers, bartenders, barbacks, bouncers, and security guards. This identification card is required to be updated annually with the police department. Employees must register within 24 hours of new employment with the Belmar Police Department in order to start the process of obtaining an ABC card to work in the establishment.
4. Indoor occupancy is limited to 47 seated inside which includes table/ chairs and bar area. Occupancy for outdoor dining is not to exceed 24 seats.
5. All windows in the licensed premises shall be closed at all times during hours of operation. All doors shall remain closed except for providing ingress and egress to patrons and employees. At no time shall doors be left continually open to provide ingress and egress.
6. No bottles or garbage shall be dumped by the Licensee between 11:00 pm- 7:00 am.
7. The Licensee shall keep an accurate count either by electronic or manual means of the number of persons entering and exiting the premises in order to have an accurate count of the occupancy of the license premises at all times.
8. Live music in the inside bar/dining area will be permitted provided that it shall be limited

to 3 pieces (without heavy percussion) and DJ's (with amplification) and shall conclude no later than 10:00pm.

9. Indoor dining shall be closed by 12:00 a.m. and outdoor dining area shall be closed by 10:00 pm. Any patron served alcohol in the outdoor dining area must be seated and dining. The outdoor dining area may not be used as a smoking area at any time.

10. All sales of alcoholic beverages in the restaurant and at the bar shall cease pursuant to their hours of operation.

11. Theme nights or any other special event function must be submitted in writing and approved by Mayor and Council.

12. Private parties will adhere to the hours of operation of the restaurant. There will be no exception to closing time for any private parties or special events.

13. CCTV cameras will be installed on interior and exterior of the property, which will include both entrances/ exits, administrative areas, bar areas, liquor storage area and points throughout the interior and exterior. Video must be maintained for 30 days and available upon request from the Belmar Police Department.

14. Unruly Patrons: All personnel responsible for the distribution of alcohol and providing security will be trained in ServSafe program as well as have knowledge of the local ordinances. Records of this requirement are to be maintained by the licensee and available upon request. When a patron acts in a manner that is violent, abusive, indecent, profane, boisterous, or otherwise disorderly, they will be immediately asked to leave. If a patron refuses, management will notify the Borough of Belmar Police Department.

15. Intoxicated Patrons: All personnel may not sell, dispense, or give away alcohol to any person who is deemed intoxicated. When a customer has been "cut-off", the server will notify the other employees. Management will support the server's decision to terminate service to any customer. The customer will be asked to leave and management will secure a sober driver or provide a taxi service to take the patron home. If the customer refuses, management will notify the Belmar Police Department with a description of the person and the license plate number of the vehicle, if possible.

16. False IDs: All identification cards used to prove age must be valid (i.e., may not be expired), and must be government issued. If the identification card is expired or appears at all questionable to the employee, the employee shall request a second form of identification. The employee shall make sure that the individual purchasing the liquor resembles the identification card. All employees are encouraged to ask purchasers questions relating to identification in order to verify the information. If the employee checking an ID has a suspicion that an ID is false, altered, or belongs to someone other than the person presenting the ID, he/she shall confiscate the ID and turn it over to management, to be presented to the police.

17. Control/Supervision of Patron under 21 (restaurant applications) Licensee will request proof of age from any customer who appears to be under the legal age and will refuse service to any customer who cannot produce adequate ID.

18. Circumstances under which the Police will be called: The police will be called, in a timely manner, any time management or staff has information to believe a crime has been or about to be committed and/or whenever a threat of or act of violence occurs in the premises or off the premises in areas that would be considered in view or earshot of the establishment.

19. Handling of Physical Disturbances, including fights: Security or management will ask anyone who is fighting to leave. If necessary, security or management will call the local law enforcement agency for assistance. Licensee will permanently refuse admittance to any chronic problem customer.

20. It is the requirement that all wait staff, bartenders, and personnel involved with the sale or service of alcohol undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee and available upon request.

21. The licensee shall ensure that all employees who are involved with the sale and/or service of alcohol or who are involved with checking identification and/or handling of intoxicated and/or unruly patrons or who are involved in security; i.e. floor men, waitresses, and bartenders have undergone Techniques in Alcohol Management (TAM) provided through the NJ Beverage Licenses Association. Certification of the employee's attendance will be provided to the Belmar Police Department, upon request. This training is to be completed within 30 days of the date of employment at the establishment.

22. Occupancy limits contained herein are superseded by any executive order currently in effect.

BE IT FURTHER RESOLVED that the State of New Jersey Alcoholic Beverage Control Board be notified and license be issued to the above for the period of July 1, 2021 through June 30, 2022.

Dated: 6/1/2021

Kevin G. Higgins, Mayor

Louise A. Mekosh, RMC,CMC,CMFO
Borough Clerk/Administrator

RESOLUTION NO. 2021-94

WHEREAS, Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-33-005-008 in the name of:

**MAC-TAV INC.
T/A McCANN'S TAVERN
1704 MAIN STREET
LAKE COMO, NJ 07719**

WHEREAS, the seasonal area originally designated in Resolution 2014-94 delineated an expansion onto the Borough sidewalk for a distance not exceeding 7 feet from the front of the building and 20'4" in length, leaving 11'3" from the curb line open for use of the sidewalk on Main Street. This extension shall be for the purpose of selling and consuming alcohol, only for patrons seated at tables not exceeding eight in number from 5:00pm until 10:00pm from July 1, 2021 until October 15, 2021 and from April 15, 2022 until June 30, 2021. The applicant shall also comply with the Borough of Lake Como's outside dining ordinance. This area shall be subject to be renewed on a year-by-year basis and shall be a licensed premises for the sale and consumption of alcoholic beverages.

BE IT RESOLVED that the licensee has agreed with the following:

1. All windows in the licensed premises shall be closed at all times during hours of operation. All doors shall remain closed except for providing ingress and egress to patrons and employees. At no time shall doors be left continually open to provide ingress and egress. Doors may be opened to allow air flow between the hours of 12:00 noon and 6:00 p.m. provided there is no noise emanating from any source.
2. No bottles or garbage shall be dumped by the Licensee between 11:00 pm- 7:00 a.m.
3. The licensee shall keep an accurate count either by electronic or manual means of the number of persons entering and exiting the premises in order to have an accurate count of the occupancy of the license premises at all times.
4. It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.
5. The Licensee shall provide a litter patrol, which shall remove litter and debris on the East side of Main Street, between 17th and 18th Avenue.
6. Shush patrol to be implemented at the discretion of the Chief of Police.
7. Unruly Patrons: All personnel responsible for the distribution of alcohol and providing security will be trained in the ServSafe program as well as have knowledge of the local ordinances. When a patron acts in a manner that is violent, abusive, indecent, profane, boisterous, or otherwise disorderly, they will be immediately asked to leave. If a patron refuses, management will notify the Borough of Belmar's Police Department.

8. Intoxicated Patrons: All personnel may not sell, dispense, or give away alcohol to any person who is deemed intoxicated. When a customer has been "cut-off", the server will notify the other employees. Management will support the server's decision to terminate service to any customer. The customer will be asked to leave and management will secure a sober driver or provide a taxi service to take the patron home. If the customer refuses, management will notify the Borough of Belmar's Police Department with a description of the person and the license plate number of the vehicle, if possible.
9. False IDs: All identification cards used to prove age must be valid (i.e., may not be expired), and must be government issued. If the identification card is expired or appears at all questionable to the employee, the employee shall request a second form of identification. The employee shall make sure that the individual purchasing the liquor resembles the identification card. All employees are encouraged to ask purchasers questions relating to their identification in order to verify the information. If the employee checking an ID has a strong suspicion that an ID is false, altered, or belongs to someone other than the person presenting the ID, he/she shall confiscate the ID and turn it over to management, to be presented to the police.
10. Control/Supervision of Patron under 21 (restaurant applications) Licensee will request proof of age from any customer who appears to be 30 years of age or younger, and will refuse service to any customer who cannot produce adequate ID.
11. Circumstances under which the Police will be called: The police will be called, in a timely manner, any time management or staff has information to believe a crime has been or is about to be committed and/or whenever a threat of or act of violence occurs in the premises or off premises in areas that would be considered in view or earshot of the establishment.
12. Handling of Physical Disturbances, including Fights: Security or management will ask anyone who is fighting to leave. If necessary, security or management will call the local law enforcement agency for assistance. Licensee will permanently refuse admittance to any chronic problem customer.
13. The License shall reimburse the Borough of Lake Como for the cost of additional police patrol hours in the affected areas that are made necessary because of the operation of the Licensee. The determination of need for extra police patrol hours shall be in the sole discretion of the Police Chief and the cost shall be based on the hourly rate of the cost of the patrol.
14. Occupancy limits contained herein are superseded by any executive order currently in effect.

BE IT RESOLVED that the Licensee agrees to provide a copy of the layout of the establishment to the Belmar Fire Company marking all exits, floor plan and fire panel. Licensee shall send updated layouts any time a change is made.

BE IT FURTHER RESOLVED that the State of New Jersey Alcoholic Beverage Control Board be notified and License be issued to the above for the period of July 1, 2021 through June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION 2021-95

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-44-008-004 in the name of:

**KARAN TWO, INC
T/A DISCOUNT WINE & LIQUORS
508 EIGHTEENTH AVENUE
Lake Como, NJ 07719**

1. It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.

BE IT FURTHER RESOLVED that the State of New Jersey Alcoholic Beverage Control be notified and License be issued to above for the period of July 1, 2021 to June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION 2021-96

WHEREAS, the Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-33-009-005 in the name of:

**ALEATORY INC.
T/A BAR ANTICIPATION
703-705 16TH Ave.
Lake Como, NJ 07719**

BE IT RESOLVED, that the Licensee has agreed with the following:

- 1). All windows in the licensed premises shall be closed at all times during hours of operation. All doors shall remain closed except for providing ingress and egress to patrons and employees. At no time shall doors be left continually open to provide ingress and egress.
- 2). No bottles or garbage shall be dumped by the Licensee between 11:00 pm- 7:00 am.
- 3). The Licensee shall keep an accurate count either by electronic or manual means of the number of persons entering and exiting the premises in order to have an accurate count of the occupancy of the license premises at all times.
- 4). Minimum paid police officers required from Memorial Day to Labor Day on certain days. Tuesdays --3 officers from 7pm- 3am. Fridays and Saturdays-- 2 officers 7pm- 3am.
- 5.) Additional paid police officers on holidays, special events, and busier than normal days is at the discretion of the Chief of Police.
- 6) The Licensee shall post an escrow with the Belmar Police Department in the amount of \$10,000.00 upon renewal of license. After the initial \$10,000.00 deposit is made, should the escrow be depleted to an amount of \$5,000.00 or less the Licensee shall be required to replenish the escrow to \$10,000.00, or such lesser amount as may be determined by the Borough's Chief Financial Officer, within ten (10) days of receiving notice to replenish the escrow. If the initial escrow is not posted or if the escrow is not replenished, the Licensee will not be permitted to serve alcoholic beverages until the full escrow is posted. These procedures and time frames for the posting of the escrow shall apply each year.

The use of the escrow shall be limited to the posting of an Officer and back-up Officers as set forth in Conditions 4 and 5. The Licensee shall be provided with reasonable documentation by the Borough, on a weekly basis, for all charges to the escrow. Should the Licensee object to any charges against the escrow the Licensee shall file a written objection to the charges with the Borough Administrator within ten (10) days of the receipt of the proposed charges.
- 7). Sufficient manpower and security to control their established lines of entrance.

8). Must have sufficient manpower to control their roadway entrances, specifically drop off and taxi lines.

9). It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.

10). Continued use of shush patrols by the licensee from Memorial Day to Labor Day and coordinated with the Belmar Police Department.

11). The Licensee will provide a litter patrol, which shall remove litter and debris as already in place and coordinated with the Belmar Police Department.

12). Unruly Patrons: All personnel responsible for the distribution of alcohol shall have knowledge of the local ordinances. When a patron acts in a manner that is violent, abusive, indecent, profane, boisterous, or otherwise disorderly, they will be immediately asked to leave. If a patron refuses, management will notify the Borough of Belmar's Police Department.

13). Intoxicated Patrons: All personnel may not sell, dispense, or give away alcohol to any person who is deemed intoxicated. When a customer has been "cut-off", the server will notify the other employees. Management will support the server's decision to terminate service to any customer.

14). False IDs: All identification cards used to prove age must be valid (i.e., may not be expired), and must be government issued. If the identification card is expired or appears at all questionable to the employee, the employee shall request a second form of identification. The employee shall make sure that the individual purchasing the liquor resembles the identification card. All employees are encouraged to ask purchasers questions relating to their identification in order to verify the information. If the employee checking an ID has a strong suspicion that an ID is false, altered, or belongs to someone other than the person presenting the ID, he/she shall confiscate the ID and turn it over to management, to be presented to the police.

15). Control/Supervision of Patron under 21 (restaurant applications) Licensee will request proof of age from any customer who appears to be 30 years of age or younger, and will refuse service to any customer who cannot produce adequate ID.

16). Circumstances under which the Police will be called: The police will be called, in a timely manner, any time management or staff has information to believe a crime has been or is about to be committed and/or whenever a threat of or act of violence occurs in the premises or off premises in areas that would be considered in view or earshot of the establishment.

17). Handling of Physical Disturbances, including Fights: Security or management will ask anyone who is fighting to leave. If necessary, security or management will call the local law enforcement agency for assistance. Licensee will permanently refuse admittance to any chronic problem customer.

18). Occupancy limits contained herein are superseded by any executive order currently in effect

BE IT RESOLVED, that the Licensee agrees to provide a copy of the layout of the establishment to the Belmar Fire Company marking all exits, floor plan and fire panel. Licensee shall send updated layouts any time a change is made.

BE IT FURTHER RESOLVED that the State of New Jersey Alcoholic Beverage Control Board be notified and license be issued to the above for the period of July 1, 2021 through June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh, RMC, CMC, CMFO
Borough Clerk/Administrator

RESOLUTION NO. 2021-97

WHEREAS, The Mayor and Council of the Borough of Lake Como has approved the renewal of Alcoholic Beverage License No. 1347-33-006-012 in the name of:

**PAYDAY INC.
T/A SALTY'S
1705 MAIN STREET
Lake Como, NJ 07719**

BE IT RESOLVED, that the Mayor and Council sitting as the Local Alcoholic Beverage Control Board and the applicant has agreed to the following conditions:

1. Applicant agrees to continue reimbursing the Borough for additional police coverage as deemed necessary by the Chief of Police.
2. Outside Live bands and DJ's (with reduced amplification) are permitted until 10:00pm. No amplification of percussions.
3. At least two security personnel must be outside to monitor and maintain any line that forms to enter the establishment. Any security personnel must be clearly identified wearing Paul's Tavern staff attire.
4. It is a requirement that all employees licensed to handle alcoholic beverages undergo TAMS training within 30 days of being hired; records of this requirement are to be maintained by the licensee.
5. Shush patrol will be implemented at the discretion of the Chief of Police.
6. The Licensee shall provide a litter patrol, which shall remove litter and debris on the west side of Main Street from 17th to 18th Avenue.
7. Unruly Patrons: All personnel responsible for the distribution of alcohol and providing security will be trained in the ServSafe program as well as have knowledge of the local ordinances. When a patron acts in a manner that is violent, abusive, indecent, profane, boisterous, or otherwise disorderly, they will be immediately asked to leave. If a patron refuses, management will notify the Borough of Belmar's Police Department.
8. Intoxicated Patrons: All personnel may not sell, dispense, or give away alcohol to any person who is deemed intoxicated. When a customer has been "cut-off", the server will notify the other employees. Management will support the server's decision to terminate service to any customer. The

customer will be asked to leave and management will secure a sober driver or provide a taxi service to take the patron home. If the customer refuses, management will notify the Borough Belmar's Police Department with a description of the person and the license plate number of the vehicle, if possible.

9. False IDs: All identification cards used to prove age must be valid (i.e., may not be expired), and must be government issued. If the identification card is expired or appears at all questionable to the employee, the employee shall request a second form of identification. The employee shall make sure that the individual purchasing the liquor resembles the identification card. All employees are encouraged to ask purchasers questions relating to their identification in order to verify the information. If the employee checking an ID has a strong suspicion that an ID is false, altered, or belongs to someone other than the person presenting the ID, he/she shall confiscate the ID and turn it over to management, to be presented to the police.
10. Control/Supervision of Patron under 21 (restaurant applications) Licensee will request proof of age from any customer who appears to be 30 years of age or younger, and will refuse service to any customer who cannot produce adequate ID.
11. Circumstances under which the Police will be called: The police will be called, in a timely manner, any time management or staff has information to believe a crime has been or is about to be committed and/or whenever a threat of or act of violence occurs in the premises or off premises in areas that would be considered in view or earshot of the establishment.
12. Handling of Physical Disturbances, including Fights: Security or management will ask anyone who is fighting to leave. If necessary, security or management will call the local law enforcement agency for assistance. Licensee will permanently refuse admittance to any chronic problem customer.
13. The licensee shall keep an accurate count either by electronic or manual means of the number of persons entering and exiting the premises in order to have an accurate count of the occupancy of the licensed premise at all times.
14. Occupancy limits contained herein are superseded by any executive order currently in effect.

WHEREAS, the seasonal area originally designated in Resolution 2008-160 delineated at 48 feet 6 inches west of the rear wall of the main building of Paul's Tavern thence south 45 feet to the southerly existing fence and then easterly 71 feet to the existing fence and then again north 12 feet 8 inches to the southerly wall of the main building from July 1, 2021 through October 15, 2021 and April 15, 2022 through June 30, 2022. This area shall be subject to be renewed on a year-by-year basis and shall be a licensed premises for the sale and consumption of alcoholic beverages.

BE IT RESOLVED that the licensee agrees to provide a copy of the layout of the establishment to the Belmar Fire Company marking all exits, floor plan and fire panel. Licensee shall send updated layouts any time a change is made.

BE IT FURTHER RESOLVED the State of New Jersey Alcoholic Beverage Control Board be notified and License be issued to the above for the period of July 1, 2021 through June 30, 2022.

Dated: June 1, 2021

Kevin G. Higgins
Mayor

Louise A. Mekosh RMC, CMC, CMFO
Borough Clerk/Administrator

CONSENT AGENDA

All items listed under this section are considered to be routine by the Borough Council and will be enacted by one motion. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

Resolution 2021-85
Refund of Street Opening Escrow

NEW BUSINESS

Resolution 2021-86
Payment of Bills
Offered by Councilman Ventrice

Resolution 2021-87
Payment of NJNG Bill
Offered by Councilwoman Albala-Doyle

Resolution 2021-88
Authorizing Engineering for Monmouth County Open Space Grant at Como Lake
Offered by Councilman DeMauro

Resolution 2021-89
Authorizing Traffic Study for Proposed changes
Offered by Councilman DeMauro

Public Hearing and Adoption of CY2021 Municipal Budget
Public Hearing and Adoption
Offered by Councilman Witte

PUBLIC COMMENTS

ALCOHOLIC BEVERAGE CONTROL BOARD

Fahey Hospitality Group LLC, T/A Joe's Saloon
Resolution No. 2021-90

Dai Lee Corporation T/A Weinsteins Liquor
Resolution No. 2021-91

Lake Como Wine Shop T/A Lake Como Wine Shop
Resolution No. 2021-92

Stacy 5 Star T/A La Sierra Restaurant and Bar
Resolution No. 2021-93

MacTav Inc. T/A McCanns Steer and Spirits
Resolution No. 2021-94

Karan Two Inc T/A Discount Wine and Liquors
Resolution No. 2021-95

Aleatory Inc T/A Bar Anticipation
Resolution No. 2021-96

Payday Inc., T/A Salty's
Resolution No. 2021-97

NEXT MEETING

The next regular meeting of the Mayor and Council will be held on Tuesday, June 15, 2021 immediately following the 7:30 PM Workshop meeting in the Lake Como Meeting Room, 1740 Main Street, Lake Como. All meetings are open to the public.

MOTION TO ADJOURN