



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

**DATE: DECEMBER 15, 2020 – VIRTUAL MEETING
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 seventh day of January 2020 in which Resolution the time and place of Agenda and Regular Meetings commencing with January 7, 2020 were set forth. Notice of same was delivered to the Asbury Park Press and the Coast Star and a copy of the notice was posted on the bulletin board in Borough Hall. Notice of the virtual meeting was noticed to the papers on December 11, 2020 and a copy of the notice was posted on the bulletin board in Borough Hall and posted on the website. All meetings are open to the public.

ROLL CALL

Douglas Witte
Virginia Kropac
Hawley Scull
Christopher D'Antuono
David Gardner
Nick DeMauro

APPROVAL OF MINUTES

Minutes from the December 1, 2020 Regular Meetings

COMMUNICATIONS

REPORTS OF COMMITTEES

UNFINISHED BUSINESS

PUBLIC COMMENTS ON NEW BUSINESS

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.

NEW BUSINESS

Resolution 2020-140

Appropriations Transfer

Offered by Councilwoman Scull

Resolution 2020-141

Payment of Bills

Offered by Councilwoman DeMauro

Resolution 2020-143

Appropriation Cancellation

Offered by Councilman D'Antuono

Resolution 2020-144

Dedication by Rider

Offered by Councilwoman Kropac

Ordinance 2020-952

Animal House Ordinance

Second Reading and Public Hearing

Offered by Councilman Witte

Ordinance 2020-953

Bond Ordinance – 705 18th Avenue

Second Reading and Public Hearing

Offered by Councilman D'Antuono

Ordinance 2020-954

Acceptance of a Parcel of Land Dedicated to the Borough of Lake Como by South Monmouth Regional Sewerage Authority

Second Reading and Public Hearing

Offered by Councilman Gardner

Ordinance 2020-955

Entering into Lease of Parking Spot with L.E.A.D.

First Reading and Introduction

Offered by Councilwoman Scull

Resolution 2020-142

Amending Capital Budget

Offered by Councilman Witte

PUBLIC COMMENTS

NEXT MEETING

The reorganization meeting of the Mayor and Council will be held on Tuesday, January 5, 2021 at 7:30pm and the location is to be determined. All meetings are open to the public.

MOTION TO ADJOURN

Resolution 2020 – 140

Whereas, it appears that there was a deficit in budget appropriations for the calendar year 2020 and there is a surplus in other appropriations in the same budget;

Now, therefore, be it resolved by the Mayor and Council of the Borough of Lake Como that there be transferred from the following appropriations the amounts hereinafter set forth:

CURRENT ACCOUNT:

From:

Legal Services-Fees	0-10-009-203	\$15,000.00
Engineering OE	0-10-010-201	18,400.00
Municipal Prosecutor	0-10-015-301	<u>1,500.00</u>
		\$34,900.00

To:

Landfill/Solid Waste OE	0-10-021-201	\$17,000.00
Streets & Roads OE	0-10-018-201	8,000.00
Streets & Roads S&W	0-10-018-101	<u>9,900.00</u>
		\$34,900.00

Dated: December 15, 2020

Kevin G. Higgins, Mayor

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

Resolution 2020 – 141

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		\$1,636,596.84
JADS Const. Co. of NJ, Inc.	Ord 19-937	48,816.59
JADS Const. Co. of NJ, Inc.	Ord 19-941	<u>7,854.70</u>
		\$1,693,268.13

WATER/SEWER ACCOUNT:

Per Attached Bill List	\$ 23,898.58
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PAYROLL ACCOUNT:

4854	Employee Payroll Dated 12/9/2020	\$ 31,220.28
2333	Employee Payroll Dated 12/9/2020	9,360.37
1436	Employee Payroll Dated 12/9/2020	134.56
Wire	State of NJ – PERS	<u>7,485.00</u>
		\$ 48,200.21

TOURISM ACCOUNT:

1436	Lake Como Payroll Account	\$ 134.56
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DOG LICENSE ACCOUNT:

1117	NJ Dept. Health	\$ 3.60
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Dated: December 15, 2020

Kevin G. Higgins, Mayor

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

Range: First to Last

P.O. Type: All

Format: Condensed

Include Non-Budgeted: Y

Include Revenue: Y

First Enc Date Range: to 12/14/20

Open: N Rcvd/Aprv/Held: Y Paid: N Void: N Deleted: N
Bid: Y State: Y Other: Y Exempt: Y As of Date: 12/14/20

PO #	PO Date	Vendor	Description	R/A/H Amount
20-00427	06/26/20	ALL AROUND HANDYMAN SERVICES	Install Plexiglass Windows	980.00
20-00575	09/09/20	DELL MARKETING L.P.	Dell Dock WD19/Latitude3510	1,102.51
20-00638	10/01/20	JEANNETTE JIMENEZ	October Cleaning Service	336.00
20-00696	09/03/20	ALL AMERICAN TURF	Rotary Nozzle/Trimmer Head	182.36
20-00706	11/02/20	TAYLOR HARDWARE	November Purchases	82.16
20-00713	11/02/20	JEANNETTE JIMENEZ	November Cleaning Service	336.00
20-00717	11/03/20	DELL MARKETING L.P.	Latitude 5510 Laptops	5,874.95
20-00752	11/20/20	GARDEN STATE LABORATORIES, INC	Water Analysis	547.00
20-00755	06/30/20	ADAM SCHNEIDER, ESQUIRE	Plan Bd Attorney 4/6-6/30/20	2,702.25
20-00758	11/24/20	DELISA WASTE SERVICES	Trash/Recycling December	10,216.67
20-00759	11/24/20	AMCO PEST SERVICES, INC.	Pest Control November	110.00
20-00767	11/30/20	STATE OF NJ PENSION&BENEFITS	Employee Group Ins December	17,474.90
20-00768	11/30/20	BOROUGH OF BELMAR	Interlocals	1,291,513.73
20-00769	11/30/20	BOROUGH OF BELMAR	CPM Program R. Dullea	925.00
20-00771	12/01/20	LAKE COMO BOARD OF EDUCATION	School Tax December	265,195.10
20-00772	12/01/20	SHAIN SCHAFFER PC	Borough Attorney December	2,083.26
20-00773	12/01/20	BRENDAN MAAS	Cell Phone Reimbursement	75.00
20-00774	12/01/20	SEAN RYDHOLM	Cell Phone Reimbursement	75.00
20-00775	12/01/20	JOSEPH KELLY	Cell Phone Reimbursement	75.00
20-00776	12/01/20	JOHN CUSIC	Cell Phone Reimbursement	75.00
20-00777	11/30/20	CME ASSOCIATES	IMPTS Main/North Blvd	412.50
20-00778	11/30/20	CME ASSOCIATES	IMPTS to 17th Ave	864.50
20-00779	11/30/20	CME ASSOCIATES	IMPTS to 17th Ave PH 2	1,989.00
20-00780	12/02/20	Anthony Polisano	Electrical Inspections 2/2/20	75.00
20-00781	12/02/20	MATT'S FARM MARKET	Wreath's	110.00
20-00784	12/04/20	EDWARD TIRE COMPANY, INC.	Tires Green pick up	863.60
20-00785	12/07/20	LAKE COMO PAYROLL ACCOUNT	Employee Payroll 12/9/2020	40,715.21
20-00786	12/07/20	Anthony Polisano	electric Inspections 12/7/2020	75.00
20-00787	12/08/20	Quill LLC	Supplies	308.37
20-00788	12/01/20	DELISA WASTE SERVICES	Tipping Fees Nov 16-30,2020	3,724.45
20-00789	11/30/20	SCRUBBER DOCTOR JANITORAL SUPP	Paper Towels/Hand Cleaner	518.74
20-00792	12/09/20	Dover Oil Company	Fuel for Generator	718.46
20-00796	12/09/20	HOME DEPOT	Ratchet Strap	26.91
20-00797	12/02/20	ELLCOTT NETWORK CONSULTANTS	FW-Sonicwall SSLVPN 5 User Lic	199.00

PO #	PO Date	Vendor	Description	R/A/H Amount
20-00799	11/30/20	H2M ASSOCIATES, INC.	Plan Board Eng/Escrow	676.30
20-00800	12/10/20	DELTA DENTAL OF NEW JERSEY	Dental	1,012.12
20-00804	12/11/20	Marco Technologies LLC	Copy Machine Lease Dec	398.56
20-00807	12/14/20	LOUISE MEKOSH, PETTY CASH FUND	Petty Cash	45.10
20-00808	12/14/20	NEW JERSEY AMERICAN WATER CO.	Purchase of Water November	7,606.17
20-00809	12/14/20	Gannett NJ Newspapers	Legal Advertising	329.10
Total Purchase Orders: 40				Total P.O. Line Items: 114
Total R/A/H Amount: 1,660,629.98				

Totals by Year-Fund					
Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
	0-10	1,636,596.84	0.00	0.00	1,636,596.84
	0-20	23,898.58	0.00	0.00	23,898.58
	0-74	134.56	0.00	0.00	134.56
Total of All Funds:		<u>1,660,629.98</u>	<u>0.00</u>	<u>0.00</u>	<u>1,660,629.98</u>

RESOLUTION NO. 2020-143

**RESOLUTION – APPROPRIATION CANCELLATION
PURSUANT TO NJSA 40A:4-60**

WHEREAS, NJSA 40A:4-60 provides for the cancellation of unexpended balances;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Governing Body of the Borough of Lake Como that the following unexpended balances be cancelled:

<u>Account Number</u>	<u>Account</u>	<u>Amount</u>
0-10-015-401	Police Contract	\$100,000.00

Dated: 12/15/2020

Kevin G. Higgins, Mayor

Louise A. Mekosh, Borough Clerk/Administrator

RESOLUTION NO. 2020-144

**DEDICATION BY RIDER
BOROUGH OF LAKE COMO, COUNTY OF MONMOUTH**

**A RESOLUTION REQUESTING PERMISSION FOR THE DEDICATION
BY RIDER FOR ACCUMULATED ABSENCES LIABILITY TRUST
FUND REQUIRED BY NJAC 5:30-15**

WHEREAS, permission is required of the Director of the Division of Local Government Services for approval as a dedication by rider of revenues received by a municipality when the revenue is not subject to reasonably accurate estimates in advance; and

WHEREAS, NJAC 5:30-15 provides for receipt of Accumulated Absences Liability funds by the municipality to provide for the operating costs to administer this act; and,

WHEREAS, NJSA 40A:4039 provides the dedicated revenues anticipated from the Accumulated Absences Liability Trust Fund are hereby anticipated as revenue and are hereby appropriated for the purpose to which said revenue is dedicated by statute or other legal requirement:

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Governing Body of the Borough of Lake Como, County of Monmouth, New Jersey as follows:

1. The Mayor and Council does hereby request permission of the Director of the Division of Local Government Services to pay expenditures of the Accumulated Absences Liability Trust Fund.
2. The Clerk of the Borough of Lake Como, County of Monmouth, New Jersey is hereby directed to forward two certified copies of this Resolution to the Director of the Division of Local Government Services.

Dated: 12/15/2020

Kevin G. Higgins, Mayor

Louise A. Mekosh, Borough Clerk/Administrator

BOROUGH OF LAKE COMO, MONMOUTH COUNTY, STATE OF NEW JERSEY

ORDINANCE NO. 2020-952

**ORDINANCE OF THE BOROUGH OF LAKE COMO
AMENDING CHAPTER § 11 “RENTAL HOUSING”
OF THE BOROUGH CODE**

BE IT ORDAINED by the Borough Council of the Borough of Lake Como, in the County of Monmouth and State of New Jersey that certain sections of § 11 of the Code of the Borough of Lake Como be and is hereby amended to read as follows:

SECTION I. § 11-1.2, § 11-1.3 and § 11-3.8 shall be amended as follows:

§ 11-1.2 Definitions

As used in this section:

SUBSTANTIATED COMPLAINT

shall mean an act of disorderly, indecent, tumultuous or riotous conduct, including by way of example but not limited to, simple assault, terroristic threats, harassment, urinating in public, lewdness, criminal mischief, excessive noise, petty disorderly offense or as a violation of any provision of Title 2C of the New Jersey Statutes or any other municipal ordinance governing disorderly conduct upon or in proximity to any seasonal rental premises, and attributed to the acts or incitements of any of the tenants of those premises which have been substantiated by prosecution and conviction and/or guilty plea in any court of competent jurisdiction. For purposes of this definition, the phrase "upon or in proximity to" shall mean anywhere on the property or upon or within the adjacent right-of-way, adjoining roadways or adjoining properties.

§ 11-1.3 Hearing, Penalty

a. If, in any 24 month period, two substantiated complaints, as defined in subsection § 11-1.2 hereof, on separate occasions, of disorderly, indecent, tumultuous or riotous conduct, including by way of example, but not limited to, simple assault, assault, terroristic threats, harassment, lewdness, urinating in public, criminal mischief, excessive noise, a petty disorderly offense, or as a violation of any provision of Title 2C of the New Jersey Statutes or any other municipal ordinance governing disorderly conduct upon or in proximity to any seasonal rental premises, and attributable to the acts or incitements of any of the tenants of those premises, have been substantiated by prosecution and conviction in any court of competent jurisdiction, the Borough Council or any officer or employee of the Borough so designated by the Borough Council for this purpose, may institute proceedings to require the landlord of the seasonal rental premises to post a bond against the consequences of future incidents of the same character, or of a character actionable under this ordinance. For purposes of this definition, the phrase "upon or in proximity to" shall mean anywhere on the property or upon or within the adjacent right-of-way, adjoining roadways or adjoining properties.

§ 11-3.8 Revocation of licenses (underlined language added)

a.

A licensing authority may revoke or refuse to renew a license granted under this act for any of the following reasons:

1.

A finding that there was any misstatement of material fact in the application upon which the license was issued.

2.

The occurrence of any fact which, had it occurred and been known to the licensing authority before issuance of the license, would have resulted in the denial of the application.

3.

Repeated violations, or prolonged failure to correct any violation, of any applicable building, housing, health or safety code regulations.

4.

Refusal to allow access to any portion of the licensed premises at all reasonable times, with or without advance notice, in order that officers or agents of the licensing authority, or any official charged with enforcement within the Borough of Lake Como of any building, housing, health or safety code or regulations applicable to the premises may determine compliance with such codes, regulations, or ordinances.

5. In the event any tenant or occupant of any individual living unit upon the licensed premises is charged with a violation of a Borough ordinance that would constitute a substantiated complaint if a conviction or guilty plea was entered, notice of the pending charge will be given by mail to the licensee and the person designated to receive notices on the behalf of the licensee's behalf. In the event two (2) such complaints are issued during one (1) licensing year and result in convictions and/or guilty pleas in Municipal Court, then such convictions and /or guilty pleas may be grounds for suspension or revocation of the license. In the event the owner of the licensed premises is the complaining party and said complaint results in a conviction in municipal court, such conviction shall not be counted as a complaint for purposes of license suspension or revocation.

SECTION 2. All ordinances or parts of ordinances inconsistent herewith are hereby repealed to the extent of such inconsistency.

SECTION 3. If any section, paragraph, subsection, clause or provision of this Ordinance shall be adjudged invalid, such adjudication shall apply only to the section, paragraph, subsection, clause or provision so adjudged, and the remainder of the Ordinance shall be deemed valid and effective.

SECTION 4. This Ordinance shall take effect upon final passage and publication as provided by law.

SO ORDAINED as aforesaid.

KEVIN G. HIGGINS, Mayor

NOTICE

Notice is hereby given that the foregoing Ordinance was introduced and passed on first reading at a meeting of the Lake Como Borough Council held on _____. Said Ordinance will again be read and considered for final passage at a meeting of the Lake Como Borough Council to be held at 7:00 p.m. on _____ at 1740 Main Street, Lake Como, New Jersey 07719. At said time and place, all persons having an interest in the foregoing Ordinance will be granted an opportunity to be heard concerning the same prior to consideration for final passage by the Council.

LOUISE A. MEKOSH, Borough Clerk

MAYORAL APPROVAL

APPROVAL BY THE MAYOR ON THIS ____
DAY OF _____, 2020

Kevin Higgins, Mayor

**BOROUGH OF LAKE COMO
ORDINANCE NUMBER 2020-953**

BOND ORDINANCE PROVIDING FOR THE ACQUISITION AND PAYMENT OF THE PURCHASE PRICE OF PROPERTY LOCATED AT 705 18TH AVENUE, DESIGNATED AS BLOCK 31, LOT 24, BY AND IN THE BOROUGH OF LAKE COMO, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY; APPROPRIATING \$300,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$285,700 BONDS OR NOTES OF THE BOROUGH TO FINANCE PART OF THE COST THEREOF

WHEREAS, the current owners, Gregory and Deborah Rodriguez (“Sellers”), of the property located at 705 Eighteenth Avenue, Lake Como, New Jersey, shown on the municipal tax map as Lot 24 in Block 35 (“the Property”), are willing to sell the Property; and

WHEREAS, the Property is adjacent to public property owned by the Borough of Lake Como (the “Borough” or “Lake Como”) and is located near a redevelopment area; and

WHEREAS, the Borough believes that it is in best interest of its citizens to purchase the Property; and

WHEREAS, the parties have executed a Letter of Intent by which Sellers agree to sell the Property to the Borough for the sum of Two Hundred and Eighty-Five Thousand Dollars (\$285,000.00) (the “Purchase Price”);

WHEREAS, subject to the due diligence to be conducted by the Borough, the Borough and Sellers have agreed to enter into a Contract of Sale (“Contract of Sale”) for the Property for the Purchase Price; and

WHEREAS, the governing body of the Borough believes it is in the best interest of Lake Como residents that it obtain full title of the Property and now desire to adopt a bond ordinance to finance the acquisition of the Property.

BE IT ORDAINED AND ENACTED BY THE BOROUGH COUNCIL OF THE BOROUGH OF LAKE COMO, IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY (not less than two-thirds of all the members thereof affirmatively concurring) **AS FOLLOWS:**

SECTION 1. The improvement described in Section 3 of this bond ordinance is hereby authorized as a general improvement or purpose to be undertaken by the Borough of Lake Como, in the County of Monmouth, State of New Jersey (the "Borough"). For the said improvement or purpose stated in Section 3, there is hereby appropriated the amount of \$300,000, said amount being inclusive of \$14,300 as the amount of down payment for said improvements or purposes as required by the Local Bond Law, N.J.S.A. 40A:2-1 et seq. (the "Local Bond Law"). The down payment is now available by virtue of a provision or provisions in a previously adopted budget or budgets of the Borough for down payment or for capital improvement purposes.

SECTION 2. For the financing of said improvement or purpose described in Section 3 hereof, and to meet part of said \$300,000 appropriation not provided for by application hereunder of said down payment, negotiable bonds of the Borough are hereby authorized to be issued in the principal amount of \$285,700 pursuant to, and within the limitations prescribed by, the Local Bond Law. In anticipation of the issuance of said bonds and to temporarily finance said improvement or purpose, negotiable notes of the Borough in a

principal amount not exceeding \$285,700 are hereby authorized to be issued pursuant to, and within the limitations prescribed by, said Local Bond Law.

SECTION 3. (a) The improvements hereby authorized and purpose for the financing of which said obligations are to be issued are for the purchase of the Property, designated as Block 31, Lot 24, located at 705 18th Avenue, as referenced on the Official Tax Map of the Borough (the "Property"), including any structures, buildings, improvements, personal property (unless excluded by the Contract of Sale), fixtures, easements, rights-of-way or other property rights currently located thereon, and the payment of the purchase price for the Property, a lawful public purpose.

(b) The estimated maximum amount of bonds or notes to be issued for said purpose is \$285,700.

(c) The estimated cost of said improvement or purpose is \$300,000, the excess thereof over the said estimated maximum amount of bonds or notes to be issued therefor, being the amount of \$14,300, is comprised of the down payment for said improvement or purpose.

SECTION 4. In the event the United States of America, the State of New Jersey and/or the County of Monmouth make a contribution or grant in aid to the Borough for the improvement and purpose authorized hereby and the same shall be received by the Borough *prior* to the issuance of the bonds or notes authorized in Section 2 hereof, then the amount of such bonds or notes to be issued shall be reduced by the amount so received from the United States of America, the State of New Jersey and/or the County of Monmouth. In the event, however, that any amount so contributed or granted by the United States of America, the State of New Jersey and/or the County of Monmouth shall be received by the

Borough after the issuance of the bonds or notes authorized in Section 2 hereof, then such funds shall be applied to the payment of the bonds or notes so issued and shall be used for no other purpose. This Section 4 shall not apply, however, with respect to any contribution or grant in aid received by the Borough as a result of using funds from this bond ordinance as "matching local funds" to receive such contribution or grant in aid.

SECTION 5. All bond anticipation notes issued hereunder shall mature at such times as may be determined by the Chief Financial Officer of the Borough, provided that no note shall mature later than one (1) year from its date. The notes shall bear interest at such rate or rates and be in such form as may be determined by the Chief Financial Officer of the Borough. The Chief Financial Officer of the Borough shall determine all matters in connection with the notes issued pursuant to this bond ordinance, and the signature of the Chief Financial Officer of the Borough upon the notes shall be conclusive evidence as to all such determinations. All notes issued hereunder may be renewed from time to time in accordance with the provisions of N.J.S.A. 40A:2-8.1. The Chief Financial Officer of the Borough is hereby authorized to sell part or all of the notes from time to time at public or private sale and to deliver them to the purchaser thereof upon receipt of payment of the purchase price and accrued interest thereon from their dates to the date of delivery thereof. The Chief Financial Officer of the Borough is directed to report in writing to the governing body at the meeting next succeeding the date when any sale or delivery of the notes pursuant to this bond ordinance is made. Such report must include the principal amount, the description, the interest rate, and the maturity schedule of the notes so sold, the price obtained and the name of the purchaser.

SECTION 6. The Borough hereby certifies that it has adopted a capital budget or temporary capital budget, as applicable. The capital budget of the Borough is hereby amended to conform with the provisions of this bond ordinance, and to the extent of any inconsistency herewith, a resolution in the form promulgated by the Local Finance Board showing full detail of the amended capital budget and capital programs as approved by the Director of the Division of Local Government Services, New Jersey Department of Community Affairs, will be on file in the office of the Clerk and will be available for public inspection.

SECTION 7. The following additional matters are hereby determined, declared, recited and stated:

(a) The purpose described in Section 3 of this bond ordinance is not a current expense and is an improvement which the Borough may lawfully undertake as a general improvement, and no part of the cost thereof has been, or shall be, specially assessed on property specially benefited thereby.

(b) The period of usefulness of said improvements within the limitations of the Local Bond Law, according to the reasonable life thereof computed from the date of the said bonds authorized by this bond ordinance, is thirty (30) years.

(c) The supplemental debt statement required by the Local Bond Law has been duly made and filed in the Office of the Clerk of the Borough and a complete executed duplicate thereof has been filed in the Office of the Director of the Division of Local Government Services in the Department of Community Affairs of the State of New Jersey, and such statement shows that the gross debt of the Borough as defined in the Local Bond Law is increased by the authorization of the bonds and notes provided for in this bond

ordinance by \$285,700, and the said obligations authorized by this bond ordinance will be within all debt limitations prescribed by said Local Bond Law.

(d) An aggregate amount not exceeding \$15,000 for items of expense listed in and permitted under N.J.S.A. 40A:2-20 is included in the estimated cost indicated herein for the purpose or improvement herein before described.

SECTION 8. The full faith and credit of the Borough are hereby pledged to the punctual payment of the principal of and the interest on the obligations authorized by this bond ordinance. The obligations shall be direct, unlimited obligations of the Borough, and the Borough shall be obligated to levy *ad valorem* taxes upon all the taxable property within the Borough for the payment of the obligations and the interest thereon without limitation as to rate or amount.

SECTION 9. The Borough reasonably expects to reimburse any expenditures toward the costs of the improvement or purpose described in Section 3 hereof and paid prior to the issuance of any bonds or notes authorized by this bond ordinance with the proceeds of such bonds or notes. This Section 9 is intended to be and hereby is a declaration of the Borough's official intent to reimburse any expenditures toward the costs of the improvement or purpose described in Section 3 hereof to be incurred and paid prior to the issuance of bonds or notes authorized herein in accordance with Treasury Regulations §1.150-2. All reimbursement allocations will occur not later than eighteen (18) months after the later of (i) the date the expenditure from a source other than any bonds or notes authorized by this bond ordinance is paid, or (ii) the date the improvement or purpose described in Section 3 hereof is "placed in service" (within the meaning of Treasury Regulations §1.150-2) or abandoned, but in no event more than three (3) years after the expenditure is paid.

SECTION 10. The Borough covenants to maintain the exclusion from gross income under section 103(a) of the Internal Revenue Code of 1986, as amended of the interest on all tax-exempt bonds and notes issued under this bond ordinance.

SECTION 11. The Chief Financial Officer of the Borough is hereby authorized to prepare and to update from time to time as necessary a financial disclosure document to be distributed in connection with the sale of obligations of the Borough, which are authorized herein, and to execute such disclosure document on behalf of the Borough. The Chief Financial Officer is further authorized to enter into the appropriate undertaking to provide secondary market disclosure on behalf of the Borough pursuant to Rule 15c2-12 of the Securities and Exchange Commission (the "Rule") for the benefit of holders and beneficial owners of obligations of the Borough, which are authorized herein, and to amend such undertaking from time to time in connection with any change in law, or interpretation thereof, provided such undertaking is and continues to be, in the opinion of a nationally recognized bond counsel, consistent with the requirements of the Rule. In the event that the Borough fails to comply with its undertaking, the Borough shall not be liable for any monetary damages, and the remedy shall be limited to specific performance of the undertaking.

SECTION 12. The City is hereby authorized to acquire the Property, a lawful public purpose, and to negotiate, execute and deliver, as applicable, a Letter of Intent, Term Sheet, a Contract for Sale of Real Estate, an Affidavit of Title, Deed, Settlement Agreement, Assignment and Assumption of Leases and any other certificates, agreements, affidavits, or documents (collectively, the “Legal Documents”) related to the aforesaid acquisition. The Mayor, Business Administrator, Chief Financial Officer, City Attorney and the City Clerk are each hereby authorized, as applicable, to negotiate, approve, execute, attest, and deliver the Legal Documents, and perform any actions required or contemplated by said Legal Documents and any and all other documents, agreements, certificates, and affidavits necessary to acquire said Property

SECTION 13. This bond ordinance shall take effect twenty (20) days after the first publication thereof after final adoption, as provided by the Local Bond Law.

**ADOPTED ON FIRST READING
DATED: December 1, 2020**

**LOUISE A. MEKOSH, Clerk
Borough of Lake Como**

**ADOPTED ON SECOND READING
DATED: December 15, 2020**

**LOUISE A. MEKOSH, Clerk
Borough of Lake Como**

BOROUGH OF LAKE COMO, MONMOUTH COUNTY, STATE OF NEW JERSEY

ORDINANCE NO. 2020-954

**ORDINANCE OF THE BOROUGH OF LAKE COMO PROVIDING FOR THE
ACCEPTANCE OF A PARCEL OF LAND DEDICATED TO THE BOROUGH OF
LAKE COMO BY SOUTH MONMOUTH REGIONAL SEWERAGE AUTHORITY**

WHEREAS, South Monmouth Regional Sewerage Authority (“SMRSA”) is the record owner of certain property located in the Borough of Lake Como and designated as Lot 3, Block 21, having received same from the Borough of South Belmar in 1975; and

WHEREAS, the Deed from the Borough of South Belmar into SMRSA states: “In the event that the Grantee at some point in the future abandons the premises conveyed by the Grantor herein, then the subject premises shall revert back to Grantor and then the Grantee agrees to reconvey title to said premises to the Grantor; and

WHEREAS, SMRSA has abandoned the use and demolished the pump station formerly located on the premises; and

WHEREAS, SMRSA has provided documentation from the New Jersey Department of Environmental Protection approving demolition of the pump station; and

WHEREAS, the Borough Council has, after inspection of the site and consultation with its professionals, determined that it is in the public interest to accept the deed from SMRSA and take title to the subject property;

NOW, THEREFORE, BE IT ORDAINED by the Borough Council of the Borough of Lake Como, County of Monmouth, and State of New Jersey as follows:

SECTION 1: The Borough accepts the Deed from SMRSA in the form attached as Exhibit A.

SECTION 2: The Mayor and Clerk of the Borough of Lake Como are authorized and directed to take any and all steps, including recording of the Deed and any required documents to accept the dedication of the property, and to effectuate the purposes of this Ordinance.

SO ORDAINED, as aforesaid.

KEVIN HIGGINS, Mayor

BOROUGH OF LAKE COMO, MONMOUTH COUNTY, STATE OF NEW JERSEY

ORDINANCE NO. 2020-955

**ORDINANCE OF THE BOROUGH OF LAKE COMO
ENTERING INTO A LEASE FOR A PARKING SPACE WITH L.E.A.D.**

WHEREAS, Law Enforcement Against Drugs (“L.E.A.D.”) is a non-profit (501C3) organization, supported by dedicated police officers, committed to protecting youth and communities from the proliferation of drugs, drug related crimes, peer to peer/cyber bullying and violence; and

WHEREAS, L.E.A.D. attempts to achieve its goals by collaborating with educators, community leaders, families and L.E.A.D. support organizations; and

WHEREAS, the Borough of Lake Como (the “Borough”) is a municipal corporation of the State of New Jersey, having its principal place of business at 1740 Main Street, Lake Como, New Jersey 07719; and

WHEREAS, the Borough has an available parking space located at the Firehouse of Borough, which is located at 1740 Main Street, Lake Como, New Jersey 07719; and

WHEREAS, the Borough Council wishes to support the mission of L.E.A.D.; and

WHEREAS, L.E.A.D. is willing to rent the available parking space from the Borough for the amount of \$150.00 per month.; and

NOW, THEREFORE, BE IT ORDAINED by the Borough Council of the Borough of Lake Como, in the County of Monmouth and State of New Jersey that the Borough shall enter into a lease agreement with L.E.A.D., Inc., and

SECTION 1. This Ordinance shall take effect upon final passage and publication as provided by law.

SO ORDAINED as aforesaid.

KEVIN G. HIGGINS, Mayor

NOTICE

Notice is hereby given that the foregoing Ordinance was introduced and passed on first reading at a meeting of the Lake Como Borough Council held on _____. Said Ordinance will again be read and considered for final passage at a meeting of the Lake Como Borough Council to be held at 7:00 p.m. on _____ at 1740 Main Street, Lake Como, New Jersey 07719. At said time and place, all persons having an interest in the foregoing Ordinance

will be granted an opportunity to be heard concerning the same prior to consideration for final passage by the Council.

LOUISE A. MEKOSH, Borough Clerk

MAYORAL APPROVAL

APPROVAL BY THE MAYOR ON THIS ____
DAY OF _____, 2020

KEVIN G. HIGGINS, Mayor

RESOLUTION 2020-142
AMENDING THE CAPITAL BUDGET PURSUANT TO NJAC 5:30-4.4B

WHEREAS, the Borough of Lake Como, County of Monmouth, in the State of New Jersey, desires to amend the 2020 Capital Budget of said municipality by inserting thereon as shown in such budget for the following reasons:

A determination has been made by the Chief Financial Officer that the projects listed are warranted and beneficial to Borough of Lake Como.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Lake Como as follows:

SECTION 1. The 2020 Capital Budget of the Borough of Lake Como is hereby amended by adding thereto a schedule to read as follows:

AMENDMENT NUMBER 1

GENERAL CAPITAL BUDGET
BOROUGH OF LAKE COMO, MONMOUTH COUNTY, NEW JERSEY
Project Schedule for 2020
Method of Financing

PROJECT	EST. COST	BUDGET APPROP	CAPITAL IMPR FUND	GRANT IN AID	GENERAL BONDS
Purchase of 705 18th Avenue	300,000.00		14,300.00		285,700.00

BE IT FURTHER RESOLVED, that two certified copies of this resolution are to be filed with the Director of the Division of Local Government Services and one copy filed with:

1. Finance Officer
2. Borough Auditor

Dated: 12/15/20

Kevin G. Higgins
Mayor

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