

Ocean County Natural Lands Trust Fund
Minutes of Advisory Committee Meeting
August 22, 2018

Present : Alan Avery, Ron Dancer, William Fox, Terry O'Leary, John Bacchione and John Wnek

Absent: Ed Bennett, Paul Brush and D'Arcy Rohan-Green

Also present at the meeting were: Tony Agliata, (OCPD), Mark Villinger (OCPD), Thomas Thorsen (OCPD), Stephanie Specht (OCPD), Kayla Kubiel (OCPD), Robert Budesza (County Counsel).

1. In compliance with the Open Public Meetings Act, Mr. Avery called the meeting to order at 5:00 p.m.
2. Roll Call
3. Approval of the Minutes – July 25, 2018

A MOTION was made by Mr. Bacchione and seconded by Mr. Fox to approve the July 25, 2018 minutes. Mr. Dancer and Mr. O'Leary abstained. All in favor, motion carried.

4. Program Update
Closings

#314-2 NJ Pulverizing-Carr, Berkeley Twp. – 0.17 acres

Mr. Villinger advised this small piece is one of the inholdings in NJ Pulverizing and sold for \$6,000.

#335 Metedeconk National Golf Club, Jackson Twp. – 127.51 acres

Mr. Villinger advised the Committee that with the Mededeconk National Golf Club closing, 17,113 acres have been preserved under the Natural Lands Program.

5. Old Business

Mr. Villinger explained that the next two applications were turned down in the past due to low priority. However, they would now fit well adjacent to other preserved property and a farm.

#373 Sayreville Street, Toms River Twp. – 4.98 acres

Mr. Villinger advised that the asking price on Sayreville Street is \$300,000 with a property assessment value of \$79,800.

#378 Cleveland Street, Toms River Twp. – 6.99 acres

The asking price on the Cleveland Street property is \$231,000 with a property assessment of \$217,000.

The Committee authorized Staff to do an appraisal on Sayreville and Cleveland Streets.

6. New Business

Site Inspection:

#500 Scaly Pot Addition, Berkeley Twp. – 1.04 acres

Mr. Villinger advised that a site inspection was completed last week. Appraisals are underway based on the Committee's approval.

#505 Giffords Mill Branch, Little Egg Harbor Twp. – 6.31 acres

Mr. Villinger advised that the site inspection has been completed. Staff is waiting to hear back from Little Egg Harbor Township to set up a meeting with the new administration to discuss guidance on the acquisitions.

New Applications:

Mr. Villinger advised that several new applications came in resulting from outreach to inholdings.

#509 Schiano, Toms River Twp. – 4.70 acres

Mr. Villinger advised that this property has frontage on Church Road and backs up to Ocean County College property. The owner's asking price is \$517,000 with an assessment of \$154,000. The Committee agreed to get one appraisal and Staff will discuss the asking price with the owner.

The Committee agreed to get a blanket appraisal to cover these inholdings and additional applications that may come in for the Lifetime Homes area.

#508 Lifetime Homes, Steinberg, Berkeley Twp. – 0.14 acres

Mr. Villinger advised that the asking price on #508 is \$15,000 and the property has been assessed at \$24,000.

#510 Lifetime Homes – Rasper, Berkeley Twp. – 0.28 acres

Mr. Villinger advised that the asking price on #510 is \$280,000 and the property has been assessed at \$128,000.

#511 Lifetime Homes-Biderman, Berkeley Twp. – 0.09 acres

Mr. Villinger advised that the owner is asking fair market value for the property with an assessed value of \$16,000.

#512 Lifetime Homes – Cangialosi, Berkeley Twp. – 0.21 acres

Mr. Villinger advised that there is no asking price on the application. The property has been assessed at \$73,600.

7. Public Comment

The secretary read the resolution to enter into Closed Session.

MOTION was made by Mr. Fox and seconded by Mr. Wnek to move into Closed Session at 5:20 p.m. All in favor motion carried.

MOTION was made by Mr. Wnek and seconded by Mr. Fox to move back into Open Session at 5:45 p.m. All in favor, motion carried.

Chairman Avery advised that in Closed Session the Committee discussed possible acquisition of BBT Egenolf in Berkeley Township, TR Ridgeway-Karras in Jackson Township, and FR Mtns-Brunetti in Lacey/Ocean Townships. Chairman Avery advised that no formal action will be taken at this time.

MOTION was made by Mr. Fox and seconded by Mr. Wnek to adjourn the meeting at 5:50 p.m. The next NLTF meeting will be held on September 26, 2018 at 5:00 p.m.

Respectfully submitted,



Darlene Tomaino, Committee Secretary