

**KBBC Regular Meeting
Minutes of January 9, 2023 at 6:30pm
Borough Hall, 70 W. Front St.**

Larry acknowledges Joanne and her wonderful bookkeeping and accounting work

Meeting opened 6:30

Mr. Manfredi- Sunshine Law Read

Members present-

- Larry Vecchio, President
- Melissa O'Connell, Vice-President
- JoAnne Colonnello, Treasurer
- Dolores Rilho, Secretary
- Mayor Rose Araneo
- Christopher Demarest, Councilperson
- Jason Faltings- Resident
- Joseph "JoJo" Merla
- Ann Boyce (late)
- Donnie Blanks (late)
- Doug Weider
- Yulia Kravchin
- Genevieve Andrews- Kelly
- Joe Manfredi- Board Attorney

Approved Minutes for Nov 2022 and Dec 2022- approved

Pledge of allegiance

President's message opened-

- Larry Vecchio welcomed new members of the Board
- Overpass on 36- Larry spoke to the county about repainting it- asked Tom Arnone- will be painted with Visit Keyport- waiting to hear from county engineers- painted for us on both sides
- Library asked for money for a wish list
- KBBC will be working on grants this year
- Music by the Bay- big events in addition to the smaller groups so we can have music every week.
- Met with High Schoolers to be part of I Heart Keyport Day as part of the artwork that weekend

Election of officers-

Mr. Manfredi- Offices open- President, Vice President, Secretary and Treasurer

Larry Vecchio for President- Jojo 1st, Joanne 2nd- Roll call- unanimous

Melissa OConnell Vice President- Doug 1st, Larry 2nd, Roll call- unanimous

Yulia Kravchin (accepted) for Secretary- Doug 1st, Larry 2nd- roll call- unanimous

Joanne Colonello- Treasurer- _____ 1st, Larry 2nd- Roll Call- unanimous

Treasurer's report

Joanne Colonello

- Approval of bills- Larry 1st, Jojo 2nd- Roll Call- unanimous
- Reconciled books- 2021 account waiting for transactions
- Keyport cash summary- included in packet- mostly restaurants- increased volume this year

-Ann Boyce and Donnie Blans walked in-

- 2023 budget introduced
- Budget approval-
 - 2022 \$130K not spent
 - We have about \$301K to spend for the 2023 year
 - Larry mentioned the Mini park being finished- wanted this
 - Joanne added 20K to visual improvements
 - Joanne said we could move monies if needed
 - Larry mentioned there was Engineering required to finish minipark (brick pavers)
 - Joanne- budget is still "early"
- Ann had question about moving \$20k to visual improvements
 - Joanne said we had enough
 - \$171k is collected for assessment- we have \$130k from 2022 from last year
 - Joanne included that in the current
 - Anne- visual improvements will not totally cover it
 - Doug- Visual and Capital improvements are separate
 - Joanne - no capital improvement budget has been set
- Motion to approve budget- Larry 1st, Doug 2nd-
Roll call- unanimous
Anne- yes with stipulation- wants more money into visual improvements

Budget will be presented to Council- sent in that night- Mayor said "send it over"

Joanne-Contracts and Requests for Proposals- may be easier to contract out events than to have Melissa prepare them solo. Would like to hire an event person under \$17,500

- Larry said great idea- would like to ask Melissa's opinion
- Doug needed clarification
- Manfredi- RFPs would make contracting process easier
- Joanne- went over the proposal process
- Doug still needs clarification
 - Event coordinator would be contracted
 - Joanne explained process
 - Manfredi has template documents that KBBC could use
 - Manfredi explained process

Resolution Explained by Joanne

- Larry ask if we need to amend bylaws- not necessary, resolution is the answer
- Joe Manfredi explained resolution
- Doug questioned resolution and then explained its reason
- Larry 1st,Joanne 2nd- Roll call- unanimously

Farmers/Makers Market

- Jenn explained about the farmers Market- present location and why it could be moved

- Jojo asked about parking- how would we save spots
- Jenn- explained about parking issues and how we saved spots
 - Allow KPD or DPW to place cones/tape to save spots
 - Chris is Liaison for farmers market
 - Larry Motioned- Can we move the market? Roll call- unanimous

Social media Job RFP

- Joanne explained RFP process
- Jenn explained how the RFP differs from the job description
- Larry- next month it will be decided
- Larry thanked Nicole for her good job
- Larry explained how important
- Jay Faltings asked- if messages will be answered via social media
- Jenn explained the process of hiring
- Jay asked if we could have an auto responder- yes

Christmas tree company- working on changes for next year.

- Larry- Possible solution for next year's tree to be placed on boxes (presents so it appears larger)

Ann- discussion ensued about a banner across broad street. Cited "push back"

Business Directory- getting the list

- Ann will get us a list on who is paying into the BID
- Jenn explained status of the business list is a process

Joe Manfredi- audit is being worked on

- They're seeking files, pulling files

Joe Manfredi

- Will write a letter to both Paychex and AT&T cell phone bill to authorize Jenn to call them to cancel those bills
- Roll call- _____ 1st, Larry 2nd- roll call- unanimous

Open to the Public

John Merla- KBBC is a partner with Borough

- 'Borough never followed through with paving parking lot/repairs even though money was transferred to them for that purpose
- Ann- we paid them for terrible work totalling \$24k
- Board should ask KPD and DPW we need to know if you can help us- if not, we will hire our own security and clean up crew
 - No one said we have to use Borough employees for Borough events. It's a courtesy that the KBBC asks them to work
 - We need to know if they will work with us
 - Larry will invite them to the February KBBC meeting
- John spoke to Tom Arnone- maybe we can make some type of sign on the bridge structure to sway "Welcome to Keyport"

Jack Straub- complimented new Mayor hoping everyone can work together- asked for a return of the "pre meetings"

- Make sure Gerber Salon is noticed about the parking if it's saved for the Farmers Market

Jojo commented on condition of the Borough Parking Lot-

Dan Carol- Canoe to You- introduced himself and wants to know where he can participate and join in KBBC events

Discussion ensued about waterfront and people complemented Keyport Princess

Mayor asked about Marinas being in the BID- Jenn commented about Riparian Rights and that if it's possible, making them part of the BID

- Yacht club is tax exempt and not part of the BID

Public Portion Close- roll call - unanimous

Larry- Library requests \$1500 for a "kid zone" to put a couple of video games and other accessories

Larry 1st, Donnie 2nd-

Roll call-

Mayor- yes, Councilperson- yes, Jay- yes, Jojo- yes, Donnie- yes, Ann- asked for list of items
Voting stopped.

Joanne- library is fully funded- should we do this?

... Discussion ensued ...

Larry will bring it up again next month

Donnie- agreed that the library was "instrumental in shaping my kids"

Ann- everyone will want money if we give it out freely

MORE discussion ensues (Doug) about this being "outside of our objective"

Larry will bring it up again next month and we can discuss

Doug- maybe we can allocate an official amount for donations

Jojo- mentioned Art Society

Larry- lots of improvements made like making donations

Joanne offered to add a line item for "donations" or "giving"

Yulia asked where specifically the money is going to pay for

Ann- explained how the Garden Club uses their money donated from KBBC

Joanne- add \$5k for "donations" to budgets

Ann- but what about fire department donation of \$5k (ended up being \$10k)

More discussion ensued...

Open Public Session-

Jack Straub- explained how the BID gets money- it's a "special assessment"

John Merla

- we brought in the KBA in 1985 by changing from Chamber of Commerce
- Borough and KBBC are partners
- When he was Mayor there was a line item in the budget for \$20k for "celebration of public events"
- Reason why it was in municipal budget was to help the small organizations (fire department, libraries, clubs) instead of the KBBC paying for it

Public Session Closed

Meeting Closed: Mayor 1st, 2nd _____

Meeting over at 7:40pm