

**MANCHESTER TOWNSHIP
SPECIAL MEETING MINUTES
October 26, 2017**

The meeting of the Manchester Township Council was called to order at 2:00 p.m. by Council President Sam Fusaro. The following statement was read by the Municipal Clerk:

“Adequate notice of this meeting was provided in accordance with the Open Public Meetings Act, pursuant to P.L. 1975, Chapter 231. Said notice was advertised in the Asbury Park Press, Star Ledger and was posted in the lobby of the Municipal Building.”

FLAG SALUTE

ROLL CALL

The following roll call was taken by the Municipal Clerk:

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| Councilwoman Brush | - absent |
| Councilman Charles Frattini | - present |
| Councilman Craig Wallis | - present |
| Councilman James Vaccaro | - absent |
| Councilman Sam Fusaro | - present |

The Municipal Clerk noted for the record that also present was Township Attorney Robin LaBue. At this time Ms. LaBue took over the sale. Each parcel would be offered individually. All adjacent property owners were noticed by certified mail and notice of the sales were advertised in the Township’s official newspapers according to law.

LAND SALE

Sale of Block 1.248 Lot 18 (832 Madison Ave.) - Ms. LaBue stated that the minimum bid on the property was \$17,500.00 and anyone wishing to bid on the property to please step forward. Robert McGregor of 849 Second Ave. offered the minimum bid on the property Moshe Landsman of NS Holdings, LLC, Lakewood, N.J. offered \$18,000.00 for the property. Ms. LaBue asked if anyone wanted to bid \$18,500.00 Seeing no further bids on the property, Ms. LaBue advised that he winning bidder was Moshe Landsman of NS Holdings with a bid of \$18,000. Mr. Landsman left a ten percent cash deposit in the amount of \$1,800.00 with the Clerk.

Sale of Block 1.334 Lot 17 – (1220 Englemere Blvd.) - Ms. LaBue stated the minimum bid on the property was \$8,500.00 and anyone wishing to bid on the property to come forward. Jeffery Jerman, 814 River Ave., Pt. Pleasant, N.J. offered the minimum bid of \$8,500. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Jerman the winner of the sale with a bid of \$8,500. Mr. Jerman paid a ten percent deposit by check in the amount of \$850.00 to the Clerk

Sale of Block 1.325 Lot 9 (608 Amsterdam Ave.) – Ms. LaBue stated the minimum bid on the property was \$8,500. and anyone wishing to bid on the property to come forward. Seeing no one interested in the property, Ms. LaBue closed the sale and stated the land would be put back on the Township tax rolls.

Sale of Block 85 Lot 51 (1217 Lakewood Ave.)- Ms. LaBue stated the minimum bid on the property was \$6,000.00 and anyone wishing to bid on the property to come forward. Keith Decher, 201 Central Ave., Whiting, N.J. offered the minimum bid of \$6,000.00. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Decher the winner of the sale with a bid of \$6,000.00. Mr. Decher paid a ten percent cash deposit in the amount of \$600.00 to the Clerk.

Sale of Block 85.07 Lot 11 (1209 Manchester Ave.) – Ms. LaBue stated the minimum bid on the property was \$7400.00 and anyone wishing to bid on the property to come forward. James Braun, 202 Cherry St., Whiting, N.J. offered the minimum bid of \$7,400.00. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Brahn the winner of the sale with a bid of \$7,400.00. Mr. Brahn paid a ten percent cash deposit in the amount of \$740.00 to the Clerk.

Sale of block 85.09 Lot 1 – (201 Lakewood Ave.) - Ms. LaBue stated the minimum bid on the property was \$3,600. and anyone wishing to bid on the property to come forward. Keith Decher, 201 Central Ave., Whiting, N.J. offered the minimum bid of \$3,600. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Decher the winner of the sale with a bid of \$3,600. Mr. Decher paid a cash deposit in the amount of \$400.00 to the Clerk.

Sale of Block 85.09 Lot 17 (207 Lakewood Ave.) - Ms. LaBue stated the minimum bid on the property was \$10,800. and anyone wishing to bid on the property to come forward. Keith Decher, 201 Central Ave., Whiting, N.J. offered the minimum bid of \$10,800. Seeing no one else interested in the property, Ms. LaBue closed the sale

and declared Mr. Decher the winner of the sale with a bid of \$10,800. Mr. Decher paid a cash deposit in the amount of \$1,100 to the Clerk.

Sale of Block 85.09 Lot 4 (404 Cherry St.) - Ms. LaBue stated the minimum bid on the property was \$2400.00 and anyone wishing to bid on the property to come forward. Keith Decher, 201 Central Ave., Whiting, N.J. offered the minimum bid of \$2,400.00. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Decher the winner of the sale with a bid of \$2,400.00. Mr. Decher paid a cash deposit in the amount of \$250.00 to the Clerk.

Sale of Block 85.16 Lot 23 (405 Central Ave.) - Ms. LaBue stated the minimum bid on the property was \$7200.00 and anyone wishing to bid on the property to come forward. Keith Decher, 201 Central Ave., Whiting, N.J. offered the minimum bid of \$7200.00. Seeing no one else interested in the property, Ms. LaBue closed the sale and declared Mr. Decher the winner of the sale with a bid of \$7200.00. Mr. Decher paid a cash deposit in the amount of \$750.00 to the Clerk.

Ms. LaBue stated that she had no other properties for sale.

REPORTS

None

PUBLIC

Keith Decher – 201 Central Ave. Mr. Decher felt that the appraisals on the properties that were just offered were sale were too high. He felt the appraisals should be reviewed closer and brought up for public debate before the land is offered for sale. Mr. Decher thought the appraisals were about thirty percent too high.

ADJOURNMENT

There being no further comments or business to come before Council at this time, the meeting was adjourned at 3:00 p.m. on a motion by Mr. Vaccaro, seconded by Mr. Wallis and approved by the following roll call vote: Councilmen Frattini, Wallis, and Fusaro; yea.

Sam F. Fusaro, Jr.
Council President

Sabina T. Skibo, RMC
Township Clerk

Date Approved