

LONG BRANCH SEWERAGE AUTHORITY

MINUTES OF THE REGULAR MEETING

APRIL 15, 2026

I. and II. Opening and Attendance of Meeting and Pledge of Allegiance

A Regular Meeting of the Long Branch Sewerage Authority was called to order at 5:02 p.m., prevailing time, on Wednesday, April 15, 2026, by the Executive Director, Thomas Roguski, both in person and electronically via telephonic communication conference call, attended by Mr. Riley, Mr. Booth, Mr. Brown, and Mrs. Morris. Mr. Larco was absent.

In addition to the Members of the Authority hereinabove stated, there were present at said Regular Meeting the following professional attaches: Thomas Roguski, P.E., Executive Director; John McKelvey, P.E, of the firm Colliers Engineering and Design, Authority Engineer; Gregory Cannon, Esq., of the firm Law Office of Cannon & McGuinn, Authority Counsel, and Susan Mazzei, Secretary. Charles J. Fallon, CPA, RMA, of the firm Fallon & Company LLP, Authority Auditor, was absent.

III. Announcement Pursuant to New Jersey Open Public Meeting Act.

Adequate Notice of this Regular Meeting and of all Regular Meetings for the Year 2026 has been provided by posting a legal notice on the Long Branch Sewerage Authority's official public notice website on March 1, 2026, and by forwarding duplicates thereof on February 19, 2026 to the Clerks of the City of Long Branch, Borough of West Long Branch, and Borough of Monmouth Beach for filing in their respective offices and for posting in a public place in each such Municipality.

Mr. Roguski stated that he will move New Business to the beginning of this month's meeting.

IV. New Business

Mr. Roguski introduced the Authority's Environmental Attorney, David L. Isabel, from Trenk, Isabel, Siddiqi & Shahdanian P.C. Mr. Isabel with his colleague Erin Duffin were present via telephonic communication.

Mr. David L. Isabel, along with his colleague Erin Duffin, presented an update regarding the proposed statewide environmental settlement advanced by the DEP in connection with claims against Dupont and 3M with a proposed \$450 million settlement. As requested by the Board, Mr. Isabel evaluated and responded to the developments associated with this matter.

Mr. Isabel stated that his principal concerns are potential claims against PFAS manufacturers without receiving any specifically allocated or direct compensation under the settlement. Mr. Isabel explained that a portion of the settlement proceeds may be available through the Infrastructure Bank (I-Bank) in the form of loans for the Authority. Mr. Isabel also stated that there are many public authorities and entities pursuing legal action and seeking settlement proceeds. Mr. Isabel expressed that he is hopeful that the court will provide some relief or compensation.

Mr. Isabel continued and stated that there will be a hearing on June 24, 2026, in reference to other authorities or entities to have the ability to pursue their own individual claims. After that date, he will be able to give the Board an update.

Mr. Roguski confirmed that the State intends to provide loans for PFAS remediation through the I -Bank. Mr. Roguski further explained that the Authority currently has the ability to utilize funds from the I-Bank if necessary for improvements and ultimately loans will affect ratepayers as they have to be repaid.

Mr. Brown commented that he understands this settlement will take time, however he does not feel there is immediate danger.

Mr. Roguski stated that the Authority's was up for permit renewal for 2026 with the NJDEP. The application was submitted early in the year to the State in 2025 with no response. LBSA followed up again at the end of 2025. The State ultimately instructed the Authority to continue operating under the existing permit. Mr. Roguski assumes that the State is waiting for the resolution of the trial to set permit regulations.

Mr. Cannon asked if the Authority currently had limits for PFAS. Mr. Roguski stated that LBSA does not currently have limits for PFAS, however PFAS are a big discussion in the industry today and a big expense to remediate.

Mr. Isabel had nothing further to report.

Mr. Roguski requested Mr. Isabel and his colleague to stay on the line in case there were any questions from the public.

On Motion by Mr. Riley, seconded by Mr. Brown, and passed by the affirmative vote of all members present, no nays, one absent, no abstain; the New Business portion of the Meeting was closed.

V. Public Participation.

Mr. Lepore from 33 Ocean Terrace was present via telephonic communication.

Mr. Lepore reported that he had several questions. The first question was about the fire on Broadway last week at the Kushner property and asked if it needed to be reinspected. Mr.

Roguski explained that the fire was inside the structure and stated that final inspections would be officiated by the plumbing sub code official. Mr. Roguski continued and stated as far as he is aware there was no damage to the sewer line and final testing of the Authority's lines would be inspected before they receive a Certificate of Occupancy. Mr. Roguski also stated that the Kushner project would be required to address all issues if there was any damage.

Mr. Lepore asked if there would be delays as far as balances due from the Kushner project to the Authority for connection fees. Mr. Roguski explained that the Authority is anticipating connection fees from the Kushner project, however as far as delays in anticipated connection fees are concerned the Authority is financially stable if that becomes the case.

Mr. Lepore questioned the unit change for St. James Church and asked why they waited so long to request for a unit change. Mr. Roguski said he believes that someone started looking at the bills and questioned them after all these years.

Mr. Lepore asked why the Wave project had extensive point by point responses on the agenda. Mr. Roguski stated the project is still under review with Colliers Engineering.

Mr. Lepore inquired about the stoppages increase. Mr. Roguski explained that it is common this time of year in the spring. Mr. Roguski explained that as homeowners start opening their homes that have been unused all winter, there is more usage all at once and in turn the numbers go up as far as stoppages.

Mr. Lepore wanted to know if there was any other New Business. Mr. Roguski responded that there is no other New Business.

Mr. Lepore agreed with Mr. Roguski regarding the PFAS settlement and further complimented him on locking in a good rate for natural gas costs for the Authority.

Mr. Lepore had no further questions and thanked the Board.

On Motion by Mr. Riley, seconded by Mr. Booth, and passed by the affirmative vote of all members present, no nays, one absent, no abstain; the Public Participation portion of the Meeting was closed.

Mr. Isabel and his colleague exited the meeting.

VI. Miscellaneous Suggestions for the Good of the Authority

Mr. Lepore from 33 Ocean Terrace was present via telephonic communication.

Mr. Lepore asked if there is money set aside for the cost of the Authority's Environmental Attorney fees. Mr. Roguski stated that currently the Authority is paying the environmental attorney fees from budgeted line items.

Mr. Lepore continued and asked if the Authority would be reimbursed for attorney fees through the settlement. Mr. Cannon explained that typically attorney fees are reimbursed for lead counsel through the class action lawsuit. Mr. Roguski made it clear that we are not involved in litigation, the Authority has only provided comments about the litigation against 3M & Dupont.

Mr. Lepore expressed concern that Mr. Canon is the attorney for the Authority and the Zoning Board for the City of Long Branch. Mr. Lepore wanted to know what would happen if a conflict or litigation arose between the two entities. Mr. Cannon explained that it is his ethical obligation if a conflict arises that one lawyer cannot represent both sides therefore, he will step aside and bring in a separate conflict counsel, which is standard legal practice.

Mr. Lepore had no further questions and thanked the Board.

On Motion by Mr. Booth, seconded by Mr. Brown, and passed by the affirmative vote of all members present, no nays, one absent, no abstain; the Miscellaneous Suggestions for the Good of the Authority portion of the Meeting was closed.

VII. As to the Minutes of the Regular Meeting of March 18, 2026,

On Motion by Mr. Brown, seconded by Mrs. Morris, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, the reading of the Minutes of the Regular Meeting of the Long Branch Sewerage Authority held on March 18, 2026, to be dispensed with and that such Minutes be, and they are hereby, approved as recorded and circulated.

VIII. As to the Minutes of the Executive Session held on March 18, 2026, if any

None

IX. Correspondence

The attached list of correspondence was reviewed by the Authority. Individual items were dealt with as follows:

Mr. Roguski reported that Correspondence Item No. 7 is a letter from Colliers Engineering & Design recommending that the application for JCP Developers, LLC be conditionally approved for sewer connection of a proposed mixed-use development at 145-147 Brighton Avenue, Block 122, Lot 1.

The following resolution was presented:

RESOLUTION

Mr. Brown offered the following Resolution and moved its adoption; seconded by Mr. Riley

WHEREAS, JCP Developers, LLC has applied for sewer connection for 145-147 Brighton Ave / Block 122, Lot 1, and

WHEREAS, the application was accompanied by the necessary documentation, and

WHEREAS, the Authority Consulting Engineer, Colliers Engineering & Design, has reviewed the associated documents, and has recommended that the application be conditionally approved in their letter, dated April 2, 2026, attached hereto and made a part hereof, and

WHEREAS, there is adequate WWTP capacity to service the request.

NOW, THEREFORE, BE IT RESOLVED by the Long Branch Sewerage Authority that the application of JCP Developers, LLC for connection to the sewerage system be and the same is hereby approved conditionally as per the letter of the Authority Consulting Engineer, Colliers Engineering & Design, dated April 2, 2026, and upon the payment of all requisite fees, including, but not limited to, 50% of the total connection fee due prior to issuance of the City of Long Branch Building Permit, and the remaining 50% due prior to issuance of any Certificate of Occupancy.

BE IT FURTHER RESOLVED that the Authority Chairman and/or Executive Director are authorized to sign any documents necessary to effectuate this resolution.

ROLL CALL:

Mr. Riley - AYE
Mr. Booth - AYE
Mr. Brown - AYE
Mr. Larco - ABSENT
Mrs. Morris - AYE

Date: April 15, 2026
R1.4-26
Exhibit A

Mr. Roguski reported that Correspondence Item No. 8 is a unit change application in which the property owner, St. James Church, has requested a reduction in the number of units from three (3) to one (1) for service billing at 300 Broadway, Block 233, former Lots 11, 12 & 13, new Lots 11 & 13.

The following resolution was presented:

RESOLUTION

Mr. Brown offered the following Resolution and moved its adoption; seconded by Mr. Booth

WHEREAS, the property owner, St. James Church, has requested a reduction in the number of units from three (3) to one (1) for service billing at 300 Broadway, Block 233, former Lots 11, 12 & 13, new Lots 11 & 13, in an application to the Executive Director received April 2, 2026 which is attached hereto and made a part hereof, for said property being serviced by the Long Branch Sewerage Authority under Account #5480-0, and

WHEREAS, the Authority Inspector has made a physical inspection of said property and confirmed that the account constitutes one (1) unit for service.

NOW, THEREFORE, BE IT RESOLVED by the Long Branch Sewerage Authority that the number of units for service billing on said property, which is known as 300 Broadway, Block 233, former Lots 11, 12 & 13, new Lots 11 & 13, is hereby reduced from three (3) units to one (1) unit on Lot 11 only as of the second quarter 2026 and that in the event of a change of use on said property, the Authority reserves its right to assess a connection or reconnection fee. Lot 13 is vacant.

BE IT FURTHER RESOLVED that the Authority Chairman and/or Executive Director are authorized to execute any documents necessary to effectuate this resolution.

ROLL CALL:

Mr. Riley - AYE
Mr. Booth - AYE
Mr. Brown - AYE
Mr. Larco - ABSENT
Mrs. Morris - AYE

Date: April 15, 2026
R2.4-26
Exhibit B

Mr. Roguski reported that Correspondence Item No. 15 is a letter from Colliers Engineering & Design, for the Hoey Pump Station Improvement Project, which recommends approval of Partial Payment Request No. 3 to Rapid Pump & Meter Services Co. in the amount of \$243,334.00.

The following resolution was presented:

RESOLUTION

Mr. Riley offered the following Resolution and moved its adoption; seconded by Mr. Brown

WHEREAS, the Long Branch Sewerage Authority has received Partial Payment Request No. 3 from Rapid Pump & Meter Service Co. for the Hoey Pump Station Improvements Project, and

WHEREAS, this request for payment is in the amount of \$243,334.00 and

WHEREAS, the Authority Engineer, Colliers Engineering & Design, has recommended approval of this request, per their letter dated April 9, 2026, attached hereto and made a part hereof.

NOW, THEREFORE, BE IT RESOLVED by the Long Branch Sewerage Authority that it approves payment of Partial Payment Request No. 3 to Rapid Pump & Meter Service Co. in the amount of \$243,334.00, and

BE IT FURTHER RESOLVED that the Authority Chairman and/or Executive Director are authorized to sign any documents necessary to effectuate this resolution.

ROLL CALL:

Mr. Riley - AYE
Mr. Booth - AYE
Mr. Brown - AYE
Mr. Larco - ABSENT
Mrs. Morris - AYE

Date: April 15, 2026
R3.4-26
Exhibit C

Mr. Roguski had nothing further to report.

**LIST OF CORRESPONDENCE FOR REGULAR MEETING
LONG BRANCH SEWERAGE AUTHORITY**

APRIL 15, 2026

- 1) Certified copy of letter dated 3/9/26 received 3/13/26 from Foss, San Filippo & Milne, LLC. to Zoning Board of Adjustments City of Long Branch/ Notice of Hearing re: New Hope Integrated Behavioral Health Care, Inc/101 & 117 Third Ave/ Block 217 Lots 14 & 15/ FSFM File No.:5357.19366
- 2) Affidavit of Publication dated 3/19/26 received 3/23/26 from the Asbury Park Press, re: Official Internet Website for Public Notice and Legal Notices
- 3) Certified Public Notice dated 3/05/26 received 3/24/26 re: City of Long Branch/Applicant Genesis 10 Beach Ave LLC/ 10 Beach Ave/ Block 461 Lot 2.02/ Applicant desires to demolition pre-existing single family and construct new one with patio and pool
- 4) Letter dated 3/19/26 received 3/19/26 from In-Site Engineering, re: PV Condo, LLC/ Wave Condominium, 36 Morris Ave. / Block 218 Lot 4.01
- 5) Copy of letter dated 3/24/26 received 3/24/26 to Christopher Bednarski, P.E/ Insite Engineering, re: Sephardic Torah Center / Block 95 Lots 5.01 & 5.02/ 205 & 213 Lenox Avenue
- 6) Copy of letter dated 4/1/26 and received 4/1/26 from Colliers Engineering & Design to Eastpoint Engineering, LLC, re: Morris Ave Commons, LLC/400 Morris Ave / Block 230, Lots 13& 14 (new Lot 13.01)/ LBS-0355
- ACTION** 7) Letter dated 4/2/26 received 4/2/26 from Colliers Engineering & Design, re: Conditional Approval of a proposed mixed-use development, 145-147 Brighton Ave / Block 122 Lot 1/ Project No. LBS-0359
- ACTION** 8) Application for Unit Change dated 3/20/26 received 4/2/26 from St. James Church, re: 300 Broadway / Block 233 Lots 11, 12 & 13
- 9) Certified Public Notice of Hearing City of Long Branch Zoning Board received 4/6/26 re; Applicant Summerfield Avenida, LLC/54 Dudley Street/ Block 258, Lot 14/ Variance
- 10) Certified letter from Ansell Law, re: Notice of Hearing/ 36 West Hillside Ave/ Block 449 Lot 4/Applicant Charles D. Whitlock seeks Variance approval
- 11) Copy of letter dated 4/2/26 from Richard Stone, Esq, re: City of Long Branch Zoning Board of Adjustment/69 Columbia Ave/ Block 474 Lot 11/ applicant seeks Variance from Ordinance 345-22. A

- 12) Letter dated 04/08/26 received 04/08/26 from Colliers Engineering & Design, re: Engineer's Status Report / April 2026 Meeting
- 13) Certified Notice of Public Hearing received 04/09/26 from Jersey Central Power & Light, re: Upgrade generator and switchgear (**NOT LBSA**)
- 14) Certified Notice of Hearing dated 3/31/26 received 4/9/26 from Jennifer S. Krimko, Esq., re: 37 Washington Street / Block 257 Lot 26 / applicant seeks approval to renovate an existing two-story dwelling in a R-4 zone
- ACTION** 15) Letter dated 04/09/26 received 04/09/26 from Colliers Engineering & Design, re: Partial Payment No.3/ Hoey Pump Station Improvements Project No: LBS-0330
- 16) Affidavit of Publication dated 4/3/26 received 4/9/26 from the Asbury Park Press, re: Official Internet Website for Public Notice and Legal Notices

On Motion by Mr. Brown, seconded by Mr. Booth, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, the attached List of Correspondence was ordered received and filed.

X. Report of the Executive Director for the April 15, 2026 Authority Meeting

Mr. Roguski reported that the Authority treated an average daily flow of 2.93 MGD over the last month, and the Authority met all limits of the discharge permit.

Mr. Roguski stated that the Authority conducted an online reverse auction through EMEX, as authorized in last month's meeting, for the purchase of natural gas and locked into an eighteen (18) month contract at the rate of \$.781 per therm.

Mr. Roguski had nothing further to report.

On Motion by Mr. Booth, seconded by Mr. Brown, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, the report of the Executive Director, as prepared and submitted, is hereby approved, and ordered received and filed and made part of the Minutes of this Meeting.

XI. Report by Authority Counsel of the Activities of that Office and of Actions taken since March 18, 2026

Mr. Cannon stated that it has been a quiet month.

Mr. Cannon had nothing further to report.

On Motion by Mr. Riley, seconded by Mrs. Morris, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, all actions taken, and dispositions made by the Authority Counsel of and regarding each and all the foregoing items be, and they are in all respects approved, confirmed, and ratified.

XII. Report by Authority Auditor of the Activities of that Office and of Actions taken since March 18, 2026

Mr. Fallon was absent. Mr. Roguski stated that he spoke with Mr. Fallon and he reported that the 2025 Authority Audit would begin shortly.

Mr. Roguski stated Mr. Fallon had nothing further to report.

On Motion by Mr. Brown seconded by Mr. Booth, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, all actions taken, and dispositions made by the Authority Auditor of and about each and all the foregoing items be, and they are in all respects, approved, confirmed, and ratified.

XIII. Report by Authority Consulting Engineer of the Activities of that Office and of Actions taken Since March 18, 2026

Mr. McKelvey reported on the Hoey Pump Station Improvement Project and stated he had a site meeting with the contractor on March 20, 2026, to review his plan. Mr. McKelvey stated that the platform has now been released for fabrication, with an anticipated fabrication period of approximately six (6) weeks. Mr. McKelvey added that the contractor has mobilized equipment and materials to the site and is preparing to begin work. Construction is expected to start in late April or early May and continue through the summer until completion.

Mr. McKelvey stated the Payment Certification No. 3 to Rapid Pump & Meter Services Co. which was approved at this meeting is for pipes, valves and fittings that have been delivered to the site.

Mr. McKelvey reported on the DOT Troutman's Creek Bridge Project, and he explained that he met with the DOT and the affected utilities on April 13, 2026. He also stated that contractors will be starting the CCTV inspection of the sewers and location of the force main using test pits. Mr. McKelvey said the contractor is preparing vibration monitoring submittals for review. In conclusion, Mr. McKelvey stated that the utility work is expected to take place over the summer, with completion targeted for September and bridge construction to follow.

Mr. Roguski stated that for the DOT Troutman's Creek Bridge Project, all major utilities-gas, water, and electricity will be relocated. The Authority's line will stay in place. The gravity main under Troutman's Creek will be newly lined by the DOT, which strengthens it and reduces the risk of damage during bridge construction. Mr. Roguski stated that utility work is expected to be completed by September, after which the bridge work will begin, including the closure of

Troutman's Creek crossing and implantation of detours.

Mr. Roguski explained that the Authority has an emergency force main and the contractor will conduct pre- and post- construction inspections and monitor vibration levels throughout the work. Mr. Roguski stated that the DOT is assisting in location of some of the Authority's lines where records are unclear, which is helping to improve the Authority's data.

Mr. Roguski stated that the drive-through will remain closed during construction.

Mr. Roguski said he will keep the Board updated if any changes arise.

Mr. McKelvey had nothing further to report.

On Motion by Mr. Brown, seconded by Mr. Booth and passed by the affirmative vote of all members present, no nays, one absent, no abstain, all actions taken, and dispositions made by Authority Consulting Engineer of and about each and all the foregoing items be, and they are in all respects, approved, confirmed, and ratified.

XIV. Transfers, if any.

The transfers are as listed.

The following Resolution was moved by Mrs. Morris seconded by Mr. Booth and passed by all affirmative vote of all members present, no nays, one absent, no abstain, approving the Authority Transfers for the month of March 2026 as listed.

RESOLUTION

BE IT RESOLVED BY THE LONG BRANCH SEWERAGE AUTHORITY IN SESSION AT A REGULAR MEETING THEREOF ON THIS 15TH DAY OF APRIL 2026 PURSUANT TO NOTICE AT WHICH AT LEAST A QUORUM IS PRESENT THAT THE AUTHORITY HEREBY APPROVES THE TRANSFERS MADE FOR THE MONTH OF MARCH 2026 AS SUBMITTED BY THE EXECUTIVE DIRECTOR AND ORDERS SAID REPORT RECEIVED AND FILED.

XV. As to Bills submitted for payment by Long Branch Sewerage Authority for the Month of March 2026

The following Resolution was moved by Mr. Brown, seconded by Mrs. Morris, and passed by the affirmative vote of all members present, no nays, one absent, no abstain.

RESOLUTION

BE IT RESOLVED BY THE LONG BRANCH SEWERAGE AUTHORITY IN SESSION AT A REGULAR MEETING THEREOF ON THIS 15th DAY OF APRIL 2026 PURSUANT TO NOTICE AT WHICH AT LEAST A QUORUM IS PRESENT, the List of Bills for the month of March 2026 are found regular and payment of each and all, thereof is authorized to be paid out of the Revolving Fund, General Funds, Revenue Fund or Collection Account as indicated on the said List of Bills attached to the Executive Director's Report.

XVI. Report, if any, by Investment Committee.

None

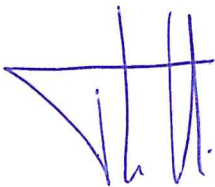
XVII. Old Business

None

XVIII. Adjournment at 5:38 p.m.

There being no further business, on Motion by Mr. Riley, seconded by Mr. Brown, and passed by the affirmative vote of all members present, no nays, one absent, no abstain, the meeting was adjourned at 5:38 p.m.

Respectfully submitted,



Thomas Roguski, Executive Director



David G. Brown, Secretary