

**ZONING BOARD OF ADJUSTMENT  
BARNEGAT LIGHT  
JANUARY 8, 2024**

**THE MEETING OF THE ZONING BOARD OF ADJUSTMENT** was called to order at 6:00pm by Board Secretary who stated that notice of this meeting has been published and posted in accordance with requirements set forth in the New Jersey Open Public Meetings Act.

**The Pledge of Allegiance followed.**

**OATH OF OFFICE**

**AT THIS TIME**, the oath of office was administered by Joe Coronato to Nancy Spark and Linda Passaro

**NOMINATIONS FOR CHAIRPERSON**

Board attorney Joe Coronato asked for nominations for Chairperson. Nomination made by Oros for Nancy Spark as Chairperson and seconded by Manookian. No other nominations were forthcoming, and nominations were closed.

**MOTION:** Manookian

**SECOND:** Esposito

**VOTE:**     **AYES:** Oros, Esposito, Manookian, Finelli, Passaro,  
              **NAYS:**     **ABSTAIN:** Spark     **ABSENT:** Clark

**NOMINATIONS FOR VICE CHAIRPERSON**

Chairman Spark asked for nominations for Vice Chairperson. Nomination made by Esposito for Lee-Anne Oros as Vice Chairperson and seconded by Manookian. No other nominations were forthcoming, and nominations were closed.

**MOTION:** Esposito

**SECOND:** Manookian

**VOTE:**     **AYES:** Esposito, Manookian, Finelli, Passaro, Spark  
              **NAYS:**     **ABSTAIN:** Oros     **ABSENT:** Clark

**ROLL CALL OF MEMBERS**

**ROLL CALL:** Katy Esposito, Nancy Manookian, Mark Finelli, Linda Passaro, Nancy Spark, Lee-Anne Oros

**ABSENT:** Kathleen Clark

Board attorney, Joseph Coronato was present and Board Secretary, Cecile Hodgson was present.

Joe Coronato stated that Tim Brindley has resigned from the board as he has been nominated as planning board alternate.

### **MINUTES OF JULY 10, 2023 MEETING MINUTES**

**AT THIS TIME**, Chairwoman Nancy Spark asked for a motion to approve the minutes of the July 10, 2023 meeting.

**MOTION:** Manookian

**SECOND:** Esposito

**ALL IN FAVOR**

**AT THIS TIME**, Chairwoman Nancy Spark asked for a motion to memorialize resolution 2024-01

**MOTION:** Manookian

**SECOND:** Oros

**ROLL CALL:** Katy Esposito, Nancy Manookian, Mark Finelli, Linda Passaro, Nancy Spark, Lee-Anne Oros

### **RESOLUTION 2024-01**

#### **RESOLUTION OF THE ZONING BOARD OF THE BOROUGH OF BARNEGAT LIGHT, COUNTY OF OCEAN, STATE OF NEW JERSEY, SETTING THE TIME, DATE AND PLACE OF THE MEETINGS**

**WHEREAS**, the Zoning Board of the Borough of Barnegat Light is a public body, which convenes regular meetings for the purpose of action on applications submitted to it pursuant to N.J.S.A. 40:55D-1, et. seq., and

**WHEREAS**, the Open Public Meetings Act, N.J.S.A. 10:4-6, et. seq. mandates that the public be advised of all regular meeting dates; and

**WHEREAS**, the Board proposes to conduct regular meetings on the dates hereinafter specified with each meeting to be convened at 6:00pm at the Barnegat Light Borough Hall, 10 East 7<sup>th</sup> Street, Barnegat Light, NJ 08006

**NOW, THEREFORE, BE IT RESOLVED**, this 8<sup>th</sup> day of January, 2024

1. The board shall meet on the following dates:

February 12, March 11, April 8, May 13, June 10,  
July 8, August 12, September 9, October 21\*(due to holiday),  
November 11, December 9 and Organization on  
January 13, 2025

The Meetings will take place at 6:00pm on the above-mentioned dates, at the Barnegat Light Borough Hall, 10 East 7<sup>th</sup> Street, Barnegat Light, NJ 08006

2. The notice shall be:

Prominently posted in at least one (1) place reserved for similar announcements. Mailed, telephoned, telegraphed or hand delivered to at least two (2) newspapers, Asbury Park Press and the Beach Haven Times and the Sand Paper as an alternate, designated by the public body to receive such notices because they have the greatest likelihood of informing the public within the area of jurisdiction of the public body of such meetings. Filed with the Borough Clerk as well.

3. The notice mentioned in paragraph two (2) hereof is to be given within ten (10) days of the date.

4. Notwithstanding anything contained herein to the contrary, the Board may call special meetings upon giving at least 48 hours advance notice in the manner specified in paragraph two of this resolution.

**DATED: JANUARY 8, 2024**

**MOTION: Manookian**

**SECOND: Oros**

**VOTE: AYES: Spark, Oros, Esposito, Manookian, Finelli, Passaro**

**NAYS: None**

**ABSTAIN: None**

**ABSENT: Clark**

**-CERTIFICATION-**

**I, CECILE HODGSON**, Secretary of the Zoning Board of Adjustment of the Borough of Barnegat Light, County of Ocean and State of New Jersey, do certify that the foregoing is a true copy of a Resolution adopted by the Zoning Board of Adjustment of the Borough of Barnegat Light at a public meeting held on January 8, 2024

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Cecile Hodgson  
Zoning Board Secretary

**AT THIS TIME**, Chairwoman Nancy Spark asked for a motion to memorialize resolution 2024-02

**MOTION: Oros**

**SECOND: Esposito**

**ROLL CALL: Katy Esposito, Nancy Manookian, Mark Finelli, Linda Passaro, Nancy Spark, Lee-Anne Oros**

**AT THIS TIME**, Chairwoman Nancy Spark asked for a motion to memorialize resolution 2024-02

**MOTION:** Oros

**SECOND:** Esposito

**ROLL CALL:** Katy Esposito, Nancy Manookian, Mark Finelli, Linda Passaro, Nancy Spark, Lee-Anne Oros

**RESOLUTION 2024-02**

**RESOLUTION OF THE ZONING BOARD OF ADJUSTMENT OF THE  
BOROUGH OF BARNEGAT LIGHT, COUNTY OF OCEAN,  
STATE OF NEW JERSEY, AUTHORIZING THE APPOINTMENT  
OF JOSEPH CORONATO, AS BOARD ATTORNEY**

**WHEREAS**, there exists a need for Legal Services as Attorney to the Zoning Board of Adjustment of the Borough of Barnegat Light, and

**WHEREAS**, the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq., requires that the Resolution authorizing the award of contracts for “Professional Services” without competitive bids and the contract itself must be made available for public inspection.

**NOW, THEREFORE, BE IT RESOLVED** by the Zoning Board of Adjustment of the Borough of Barnegat Light, County of Ocean, State of New Jersey, as follows:

1. That Mr. Joseph Coronato, Sr, Esq., is hereby appointed Zoning Board of Adjustment Attorney for a term of one (1) year commencing on January 1, 2024, and ending December 31, 2024
2. The Chairman is hereby authorized to execute and the Board Secretary to attest an agreement with Mr. Joseph Coronato, Sr, Esq.,
3. This contract is awarded without competitive bidding as a “Professional Service” in accordance with N.J.S.A. 40A:11-1 (1) (a) of the Local Public Contracts Law because it is for services to be performed by a person authorized by law to practice a recognized profession.
4. A notice of this action shall be printed once in the official newspaper of the Borough of Barnegat Light.
5. This Resolution shall take effect on January 1, 2024.

**DATED: JANUARY 8, 2024**

**MOTION: Oros**

**SECOND: Esposito**

**VOTE: AYES: Spark, Oros, Esposito, Manookian, Finelli, Passaro**

**NAYS: None**

**ABSTAIN: None**

**ABSENT: Clark**

**-CERTIFICATION-**

**I, CECILE HODGSON**, Secretary of the Zoning Board of Adjustment of the Borough of Barnegat Light, County of Ocean and State of New Jersey, do certify that the foregoing is a true copy of a Resolution adopted by the Zoning Board of Adjustment of the Borough of Barnegat Light at a public meeting held on January 8, 2024

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Cecile Hodgson  
Zoning Board Secretary

**AT THIS TIME**, Chairwoman Nancy Spark asked for a motion to memorialize resolution 2024-03

**MOTION: Manookian**

**SECOND: Esposito**

**ROLL CALL: Katy Esposito, Nancy Manookian, Mark Finelli, Linda Passaro, Nancy Spark, Lee-Anne Oros**

**RESOLUTION 2024-03**

**RESOLUTION OF THE ZONING BOARD OF ADJUSTMENT OF THE BOROUGH  
OF BARNEGAT LIGHT, COUNTY OF OCEAN, STATE OF NEW  
JERSEY, AUTHORIZING THE APPOINTMENT OF FRANK J. LITTLE  
OF THE FIRM OWEN LITTLE AND ASSOCIATES AS  
ZONING BOARD ENGINEER**

**WHEREAS**, there exists a need for Engineering Services to the Zoning Board of Adjustment of the Borough of Barnegat Light; and

**WHEREAS**, the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq., requires that the resolution authorizing the award of contracts for "Professional Services" without competitive bids and the contract itself must be made available for public inspection.

**NOW, THEREFORE, BE IT RESOLVED**, by the Zoning Board of the Borough of Barnegat Light, County of Ocean, State of New Jersey, as follows:

1. That Frank Little, P.E., of the firm of Owen Little and Associates is hereby appointed Zoning Board Engineer for a term commencing January 1, 2024, and ending December 31, 2024
2. The Chairman is hereby authorized to execute and the Board Secretary to attest to an Agreement with Frank Little of the firm Owen Little and Associates.
3. This contract is awarded without competitive bidding as a "Professional Service" in accordance with N.J.S.A. 40A:11-5(1) (a) of the Local Public Contracts Law because it is for services to be performed by a person authorized by law to practice a recognized profession.
4. A notice of this action shall be printed once in the official newspaper of the Borough of Barnegat Light.
5. This Resolution shall take effect on January 1, 2024.

**DATED: JANUARY 8, 2024**

**MOTION: Manookian**

**SECOND: Esposito**

**VOTE: AYES: Spark, Oros, Esposito, Manookian, Finelli, Passaro**

**NAYS: None**

**ABSTAIN: None**

**ABSENT: Clark**

**-CERTIFICATION-**

**I, CECILE HODGSON**, Secretary of the Zoning Board of Adjustment of the Borough of Barnegat Light, County of Ocean and State of New Jersey, do certify that the foregoing is a true copy of a Resolution adopted by the Zoning Board of Adjustment of the Borough of Barnegat Light at a public meeting held on January 8, 2024

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Cecile Hodgson  
Zoning Board Secretary

**AT THIS TIME**, Chairwoman Spark asked for a motion to adjourn the meeting.

**MOTION: Finelli**

**SECOND: Manookian**

**ALL IN FAVOR**