

**BOROUGH OF PINE BEACH
REGULAR MEETING
October 8, 2025**

The Governing Body of the Borough of Pine Beach held a meeting on October 8, 2025 in the Municipal Building, 599 Pennsylvania Ave., at 6:30 PM. Mayor Cuneo called the meeting to order and read the STATEMENT OF ADEQUATE NOTICE:

IN COMPLIANCE WITH THE 'OPEN PUBLIC MEETING LAW' P.L. 1975 C 231 NOTICE OF THIS MEETING WAS SENT TO THE ASBURY PARK PRESS AND THE STAR-LEDGER AND POSTED ON THE BULLETIN BOARDS OF THE PINE BEACH MUNICIPAL BUILDING AND THE PINE BEACH POST OFFICE. THIS STATEMENT SHALL BECOME A PART OF THE OFFICIAL MINUTES OF THIS MEETING

ROLL CALL:

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Present	Absent	Present	Present	Absent	Absent(at roll call)

FLAG SALUTE: Flag presented by Councilman Newman

Mayor Cuneo asks for a moment of silence for Mary Trumper, resident of the Borough of Pine Beach who was 93 years old. We are thinking of her family.

Mayor Cuneo then welcomes our interns Ingrid, Jacob, and Gabrielle who are present at the meeting.

A MOTION is made to accept the miscellaneous revenue and tax collector reports submitted by Mr. Polhemus and seconded by Mr. Newman. There are no questions or comments from Council or the public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Absent	Yes(second)	Yes(motion)	Absent	Absent

BILLS RESOLUTION 2025-106 A motion is made by Mr. Keesling and seconded by Mr. Newman authorizing payment of Borough Bills **\$924,239.91**. There are no questions or comments from Council or the public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(motion)	Absent	Yes(second)	Yes	Absent	Absent

COMMITTEE REPORTS:

A MOTION is made by Mr. Newman and seconded by Mr. Polhemus to accept committee reports, as submitted by Water & Sewer utility, Public Works, and Construction. There are no questions or comments from Council or the public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Absent	Yes(Motion)	Yes(second)	Absent	Absent

Mr. Wieck arrives at meeting 6:32pm.

A MOTION to accept the minutes of September 10, 2025 Regular Meeting is made by Mr. Polhemus and seconded by Mr. Newman. Mr. Keesling abstains due to absence 9/10. There are no questions or comments from Council or the public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Abstain	Absent	Yes(second)	Yes(motion)	Absent	Yes

A MOTION to accept the minutes of the Work Meeting of September 8 and 22 of 2025 with executive sessions is made by Mr. Polhemus and seconded by Mr. Newman. There are no questions or comments from Council or the public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Absent	Yes(second)	Yes(motion)	Absent	Yes

NEW BUSINESS

RESOLUTIONS:

Resolution 2025-107 Mr. Newman makes a motion to Appointing EB Employee Solutions, LLC, DBA as the Difference Card to provide HRA services, seconded by Mr. Keesling. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(second)	Absent	Yes(motion)	Yes	Absent	Yes

Resolution 2025-108 Mr. Newman makes a motion accepting the resignation of Ptl. Sean Williams, seconded by Mr. Wieck. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Yes	Yes(motion)	Yes	Yes	Yes(second)

Resolution 2025-109 Mr. Polhemus makes a motion accepting the resignation of Utility Clerk, motion is seconded by Mr. Keesling. Mr. Polhemus announces that the former utility clerk did an amazing job for many years and with the re-adjustment of the position, bringing office hours to daytime, she has declined the position. We thank Julie and wish her well. No further comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(second)	Absent	Yes	Yes(motion)	Absent	Yes

Resolution 2025-110 Mr. Newman makes accepting the Storm Water Assistance Grant revenue, seconded by Mr. Polhemus. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Absent	Yes(motion)	Yes(second)	Absent	Yes

Resolution 2025-111 Mr. Newman makes a motion to appoint Cristal Bortko as Utility Clerk, seconded by Mr. Keesling. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(second)	Absent	Yes(motion)	Yes	Absent	Yes

Resolution 2025-112 Mr. Newman makes a motion authorizing the advertisement for professional service contract for 2026, seconded by Mr. Polhemus. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Absent	Yes(motion)	Yes(second)	Absent	Yes

Resolution 2025-113 Mr. Keesling makes a motion authorizing the disposal of 1996 StarCraft BOAT w/ Trailer. Mr. Polhemus asks what this is regarding, Mayor explains this was an impounded asset from Code Enforcement and went to auction with no sale. Permission for DPW to remove. No further comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(motion)	Absent	Yes(second)	Yes	Absent	Yes

Resolution 2025-101 Mr. Newman makes a motion authorizing the cancellation of taxes for 100% exemption block 18 lot 31 and block 25 lot 32, seconded by Mrs. McGee. No comments or questions from the Council or public, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes	Yes(second)	Yes(motion)	Yes	Yes	Yes

PUBLIC COMMENTS

Paul Walters – 333 Wayne Ave.

Mr. Walters asks for an update on the paving projects. Mayor states the County Paving project is still going on, we are waiting for them to complete all the work.

Jane Cox- 901 Motor Rd.

Ms. Cox asks if there are certain roads being paved.

Mayor Cuneo responds West on Pennsylvania Ave is the Borough's project and the East of Motor Rd side is the County, Motor Rd, Springfield, and Prospect Ave are all County.

Kathleen Anen- 729 Riverside Dr.

Mrs. Anen asks if there is any discussion for adding more parking to Vista Park for soccer fields. Mayor Cuneo asks where we could put this parking and reminds there is a Borough lot at Hillside Ave for over flow a block away. Mrs. Anen complains of the high volume parking on Lincoln Ave and is concerned the emergency vehicles would not be able to get through. The Mayor requests she calls the Police department when she witnesses a hazard as such.

Mrs. Anen then asks if there was any more discussion on the Owner Occupancy Ordinance. Mr. Keesling lets her know we are working on the legality of the Ordinance and would appreciate her feedback in a private setting such as email.

Jane Cox- 901 Motor Rd.

Ms. Cox asks if there is any news on the lot (referencing the undersized lot on Merion and Motor Ave.) Mayor Cuneo advises that there have been summons issues and is being cleaned up. As far as building progression, no updates. Ms. Cox asks if we know how long the legal process of this will be, the Mayor states no estimate of time.

COUNCIL COMMENTS

Mr. Newman thanks everyone for coming out, the message board is out reminding everyone of trunk-or-treat. Set up by 12:30pm October 18th 1-4pm we have 35 excited "trunkers". This year the event will have vendors selling crafts, food trucks, a pumpkin patch for anyone under twelve, pony rides, petting zoo and lots more! We welcome everyone to come and join us.

Mr. Polhemus thanked everyone for coming out tonight. He congratulated Cristal on her new appointment and states he knows she will do a wonderful job and bring innovation to this department. Mr. Polhemus then welcomes out High School interns and encourages them to come forward with any questions; we are happy to share any knowledge we have up here. He is excited to see everyone at the October 18th event; it will be a nice social gathering for our community.

Mr. Keesling congratulates Cristal on her new position. He asks the public to be aware of some issues before us. The Fair Share Housing requirements are back on the table and not out of the woods yet. He thanks everyone for coming.

Council President Wieck praises Cristal on being a great leader. And knows she will be successful in this position. Mr. Wieck is looking forward to the Trunk-or-Treat event coming up. Mrs. McGee and Mr. Newman are the best at running these events. He thanked the Fire Company for the Fire Fest last weekend and how entertaining it was with the great weather. He reminds the public to donate and support our Fire Company.

MAYOR'S COMMENTS

Mayor Cuneo again welcomes the interns and encourages them to ask questions and use Hannah and Cristal to learn all they can while here. He shares how awesome Fire Fest was last weekend and the amazing weather for the first time in three years. The Chief was here on Monday night and shared how special it is to represent the Fire Co on their 100th year anniversary as well as the Boroughs 100th anniversary. Less than thirty percent of the residents donate to the Fire Company, yet they answer one hundred percent of our calls without question. Please contribute and talk to your neighbors as well. \$100 for 100 years, but anything you can contribute truly helps.

Mayor Cuneo reminds everyone that the year is ending as well as our 100-year celebrations, the PBPS has holiday items for sale as well as pre-order for the commemorative book.

The Borough met with the state's representative for Affordable Housing as well as the objector, Fair Share Housing. We will amend the Fair Share Housing Element and re-submit it for approval. Many lawsuits were thrown out by judges because Affordable Housing is a voluntary program. If it is voluntary the question is then why municipalities are being held to the state's requirements and units assigned for housing.

The Mayor encourages everyone to get out and support the High School Fall sports getting ready for County and State tournaments. We wish them well this season! Please be safe on the walks, wear your light-up vests or bright colors at night.

The Mayor thanks all for coming, a motion has been made by Mr. Newman to adjourn the meeting. Second by Mr. Keesling, all were in favor.

Mr. Keesling	Mrs. McGee	Mr. Newman	Mr. Polhemus	Mr. Saxton	Mr. Wieck
Yes(second)	Absent	Yes(motion)	Yes	Absent	Yes



Submitted by Hannah L. Jacobus 11/12/2025