



**Board of Commissioners**  
*Senator Robert Singer, Chairman*  
*Meir Lichtenstein, Vice Chairman*  
*Yocheved Miller, Treasurer*  
*Anne Fish, Assistant Secretary*  
*Mayor Raymond Coles, Commissioner*  
*Samuel Flancbaum, Alt. Commissioner*  
*Chana Eisen, Alt. Commissioner*

## THE LAKEWOOD TOWNSHIP MUNICIPAL UTILITIES AUTHORITY

### Regular Meeting Minutes

May 5, 2026

- I. Senator Singer opened the meeting at 10:00 A.M. in the conference room of the Lakewood Township Municipal Utilities Authority, 390 New Hampshire Avenue, Lakewood, NJ 08701
- II. It was announced that in accordance with Chapter 231, Public Law, adequate notice of this meeting was given and that a notice of this scheduled meeting was filed with the Township Clerk and posted in the Municipal Building in a place accessible to the public and by means of public notices in the Asbury Park Press on February 6, 2026 and the Lakewood Shopper on March 26, 2026.
- III. **Salute to the Flag**
- IV. **Roll Call of Commissioners**

On roll call the following Commissioners were present Mrs. Fish, Mrs. Miller, Mayor Coles, Committeeman Lichtenstein, Mr. S. Flancbaum, Mrs. Eisen and Senator Singer.

The following professionals and key personnel were present: Gerwin Bauer, Auditor, Mr. Adam Pfeffer, Esq, Authority General Counsel, Mr. Justin Flancbaum, Executive Director, Mr. Donald Sondak, Chief Financial Officer/Human Resources Director, Mr. Colin Farrell, CEng MIEI Director of Engineering, Mr. Bob Farina, Director of Operations, and Mr. Harry Robbins, Operations Manager.

- V. **Minutes**

**Motion** to approve the minutes of the Regular Monthly Meeting held on April 14, 2026, was made by Mrs. Fish and seconded by Committeeman Lichtenstein. On **roll call**, Mayor Coles abstained, all other seated members voted **“Yes.” Motion carried.**

- VI. **Chief Financial Officer Report**

Given by Mr. Donald Sondak, CFO/Human Resources Director

1. Motion to Approve the Operating List

Mr. Sondak reported the Operating Expense List in your Board Packets is \$1,910,724.31. There are no unexpected items to discuss. The list does include the second quarter OCUA estimated payment of \$728,620.00 and the second of 4 OCUA payments of \$272,936.92 for 2024 and 2025 overage charges. The list also includes \$192,424.93 of Construction Costs. I recommend that the board approve the Operating Expense List of \$1,910,724.31, with noted abstentions.

**Motion** made by Mayor Coles and seconded by Mrs. Fish. On **roll call**, all seated members voted **“Yes.” Motion carried.**

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## LAKEWOOD TOWNSHIP MUNICIPAL UTILITIES AUTHORITY

390 NEW HAMPSHIRE AVENUE, LAKEWOOD, NEW JERSEY 08701  
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**VII. Engineer’s Report**

Given by Mr. Colin Farrell, CEng MIEI Director of Engineering

1. Vassar Avenue to OCUA Sewer System Upgrades

The Authority received change order request #2 from Artheon for one additional week of metering services in the amount of \$4,350.00. The month of April through April 20, 2026 Lakewood only experienced 0.83 inches of rainfall and in order to have more accurate information an additional week of metering is recommended to obtain additional rainfall data. At this time the Authority may award change order #2 to Artheon for one additional week of metering services in the amount of \$4,350.00.

Senator Singer asked what the range for data was for. Mr. Farrell responded, for infiltration.

- **Resolution No. 26-35** Awarding Change Order No. 2 for Vassar Avenue to OCUA Sewer System Upgrades

**Motion** made by Mrs. Fish and seconded by Mayor Coles. On **roll call**, all seated members voted **“Yes.” Motion carried.**

**VIII. Attorney's Report**

**IX. Executive Director’s Report**

Given by Mr. J. Flancbaum, Executive Director

1. Resolution Awarding Landscape Maintenance Contract for 2026

Mr. J. Flancbaum reported that we conducted an RFP opening on April 30<sup>th</sup> in which we received 3 proposals. From highest to lowest, they are as follows:

- Sage Companies from Beachwood, NJ \$33,900.00
- Riverview Landscapes (formerly Meticulous Landscaping) \$33,810.00
- Gras Lawn from Lakewood \$31,973.59

Riverview Landscapes, which is based in Bedford Hills, NY, acquired Meticulous Landscaping recently who was our previous company. The new ownership and personnel have not reached out to introduce themselves and their price is the highest of three. Gras, which is a local company based on Airport Rd. in Lakewood, is a good and reputable local company and has the lowest price. Therefore, we recommend awarding them the contract for this year.

Mrs. Miller asked why the contract is for so much money. Both Mr. J. Flancbaum and Senator Singer said it’s cutting and maintaining for all our sites for 7 months.

- **Resolution No. 26-36** Awarding Landscape Maintenance Contract for 2026

**Motion** made by Mrs. Fish and seconded by Mayor Coles. On roll call, all seated members voted **“Yes.” Motion carried.**

2. Hydrant Flushing Notice

We plan on starting hydrant flushing next Monday 5/11. A postcard was sent to all of our customers notifying them of the start date and advertisements were placed on The Lakewood Scoop, The Shopper, and notice has been placed on our website.

### 3. MODC Silver Gull Awards

The Monmouth Ocean Development Council's Silver Gull Awards is tomorrow evening in Freehold. They are honoring our Chairman, Senator Singer, with their President's award. If authorized by the Commissioners, we would like to be a Silver Supporter for \$1,000. (This includes 2 tickets to the event).

**Motion** made by Mayor Coles and seconded by Committeeman Lichtenstein. On **roll call**, Senator Singer abstained, all other seated members voted **"Yes."** **Motion carried.**

### 4. Elected Officials Training Update

Senator Singer asked us to check on the no trespassing signs and we do have them. We are updating them to include, this site is under security surveillance, because we now have cameras everywhere.

We are also looking to become totally ADA Compliant. That should happen shortly. We aren't required to have an ADA officer since we have less than 50 employees. We are going to purchase the hearing system and make sure our phone system is compliant with all requirements as well.

### 5. Another PFAS settlement update

We received word yesterday that we will be receiving another \$205,000 for PFAS settlement. This is separate from what we received last year and what we will be receiving. This is a different one and should be arriving in a couple of days. And just like the other monies, we will be putting this aside into our special account.

Senator Singer gave a shout out to Mr. J. Flancbaum saying this is all because of Justin being on top of things and saving money for the rate payers. Thank you to Mr. J. Flancbaum and Mr. Pfeffer as well.

## X. **Technical Operations Report**

Given by Mr. Bob Farina, Director of Operations

### **Operations Dept:**

1. Annual fire hydrant flushing will be starting on Monday May 11<sup>th</sup>.

### **Technical Operations Dept:**

2. SCADA and communications equipment are up and running well.
3. New fiber optic cable installation is completed at both GAC treatment building sites.

### **IT Dept:**

4. The following projects are now completed: Patch management software installation; Office 365 subscription renewal; communication failover SOP for operations personnel; APC UPS battery backup upgrades; SCADA Historian backup validation and restoration testing and Lastly the IT Disaster recovery validation.
5. Access cleanup regarding any outdated accounts has been completed.

### **GIS/Cyber-Security Dept:**

### **GIS:**

6. GIS staff attended the Esri Mid-Atlantic water forum; the event focused on geospatial efforts.
7. Assisted with the hydrant flushing mailing list and will support the flushing effort by providing tools to track flushing. Submitted a proposed presentation at the NJ Geospatial quarterly meeting and the Geospatial Professional Networks Mid-Atlantic Chapters 2026 conference highlighting the use of GIS in our meter replacement project.

**CyberSecurity:**

8. Actively monitoring alerts from CIS, Water-ISAC, MS-ISAC and the NJCCIC regarding efforts to protect against bad actor states such as Iran that are trying to target critical infrastructure in the US.
9. Staff continue to do well completing their Phase 2 of the CyberJIF training. We have suggested that the training provider breaks up the training into smaller and easier to consume sections.

Senator Singer asked Mr. Farina for an update on where we stand right now, with GIS. Are we fully GIS with all our systems? Mr. Farina said GIS is an operating function and we are fully in.

**XI. Commissioner's Report**

**XII. MEETING OPEN TO THE PUBLIC**

**XIII. MEETING CLOSED TO THE PUBLIC**

**XIV. ADJOURNMENT**

Motion was made by Mayor Coles and seconded by Committeeman Lichtenstein. The meeting was adjourned at 10:15 A.M.

Respectfully submitted,

Robyn Gray,  
Secretary, LTMUA