

BOROUGH OF BUENA  
MUNICIPAL UTILITIES AUTHORITY  
P. O. BOX 696  
MINOTOLA, NEW JERSEY 08341

The regular meeting of the BBMUA was held on March 26, 2025 at 6:30 p.m. This meeting notice was provided to The Daily Journal and the Atlantic City Press which are the BBMUA's official newspapers. Notices are also posted on the bulletin boards within the Municipal Building as well as the Borough of Buena and BBMUA's websites. The meeting took place in the large meeting room located in the Municipal Building, Minotola while practicing social distancing and complying with guidelines.

The meeting was called to order by Chairman David Romeo.

Those present were:

D. Carolla	M. Bertonazzi
J. Johnston	C. Santore
J. Marinacci	J. Erber
D. Romeo	
J. Santagata	

Chairman Romeo informed the board that we need to adopt resolution R-18-2025 supporting the Borough of Buena submission of its application for a FY2026 community funding grant. This is the grant that was discussed at the last meeting that is Congressman Jeff Van Drew's grant. Ms. Santore let the board know that the BBMUA Solicitor, Robert Casella, called her and asked about the 35 percent match and how it will be split. Ms. Santore asked the Borough of Buena CFO how the match would be split and she was unsure. The CFO then called their engineer from DeBlasio & Associates, Joe Mohnack and asked if he had any information as to how the split would be handled. Mr. Mohnack stated the split could be decided at a later date and that he felt it was best that the BBMUA adopted a resolution in support of the application of the grant. Mr. Mohnack said if the grant does not come back worthwhile then they may not move forward with the grant. Chairman Romeo verified this resolution is in support of getting the application started and is not locking us into anything at this time. Ms. Santore stated correspondence number two on tonight's agenda is the application that was submitted by DeBlasio & Associates for the grant. Chairman Romeo stated once the grant comes back it will be reviewed by the BBMUA and the Borough with a fine-tooth comb and it will be determined if it is beneficial to both the BBMUA and the Borough and will move forward accordingly.

m/Marinacci s/Johnston to adopt Resolution R-18-2025 Supporting the Borough of Buena Submission of its Application for a FY2026 Community Funding Grant.

m/passed

Chairman Romeo named the committees for 2025. The Committees are as follows:

Policies, Procedures & Personnel:	Joseph Santagata, Jerry Marinacci
Finance:	Jerry Marinacci, David Romeo
Plant Operations & Construction:	Dennis Carolla, Jeffery Johnston

In addition, the Chairman will serve as an alternate to any committee as needed.

Chairman Romeo stated this will spread out the responsibilities and help us be a little more efficient. He stated we have a lot of ambitious goals and plans and this will work well. In the future we can look to add the alternates to the committees should any one person not be able to attend and see how the committees we have operate and if we need to split any committees or add any committees.

Secretary Cheryl Santore informed the board that they can now file their annual financial disclosure statements. The FDS must be filed by April 30, 2025 to prevent fines. Ms. Santore provided the board members with the necessary instructions so they could file their financial disclosure statements.

m/Santagata s/Carolla to accept the minutes of the last regular meeting held on March 12, 2025. m/passed

m/Marinacci s/Johnston to accept the minutes of the last closed executive session meeting held on March 12, 2025. m/passed

Assistant Plant Superintendent Jonathan Erber provided a proposal received from Falasca Mechanical to replace the existing air conditioner unit with a mini split air conditioner unit at well house #3. This is necessary to control the temperature in the well house for the pump motor and VFD. The quoted price in the proposal is \$13,700.00. Chairman Romeo asked if we checked with the Auditor to make sure we have sufficient money in the budget to cover the cost of this unit. Ms. Santore stated this amount has been budgeted along with the cost of the rehabilitation of well #3. Jeffery Johnston asked if this the newer unit they are coming out with because they are doing away with current refrigerant and he wants to make sure this unit will be able to be serviced in the future. Chairman Romeo stated in the quote it states that it is R32. Matthew Bertonazzi stated R32 will not be available much longer. The Chairman asked how old the current unit is that is in there. Jonathan stated the current unit is a window air conditioner and it was just replaced last year. Jerry Marinacci asked if we obtained quotes for this. Jonathan Erber stated that Falasca is our contractor who won the bid for the mechanical and plumbing contract for the next two years and that is why we are able to obtain a proposal from them to make the necessary repair without obtaining quotes or going out for bid if the threshold dictated.

m/Johnston s/Marinacci to approve the purchase of an air conditioning mini split unit at well house #3 from Falasca Mechanical in the amount of \$13,700.00. m/passed

Mr. Erber received a quote from Complete Control Services to replace two VFDs for the EQ Pumps at the BBMUA wastewater treatment plant in the amount of \$5,207.00. We have been having issues with them. We had a technician come in and look at them and they are unable to be repaired so we requested a quote. The quote provided was for a different brand that is a lot less expensive than the current model we have. This new brand is a lot more reliable for a quarter of the price of the current model. The price provided was the price for two VFDs installed.

m/Johnston s/Marinacci to approve the purchase of two VFDs for the EQ pumps at the BBMUA Wastewater Treatment Plant in the amount of \$5,207.00 from Complete Control Services. m/passed

Copies of the job postings for the BBMUA Plant Superintendent, Assistant Superintendent, and Plant Operator for the Board's review were distributed to all members. Chairman Romeo asked everyone if they had any questions about the job postings. Alternate Member Matthew Bertonazzi asked how this will work. He asked when Alan Zorzi retires, if we have an employee qualified for the position, do we have to post the position or can we hire inhouse first. Chairman Romeo stated that we can go in house first, however, if we do not have a qualified person then we have to advertise to the public. We do have a qualified person in house so we will make a motion tonight to post the superintendent position in house from March 31, 2025 to April 7, 2025. The qualified employees will have a week to submit their applications and at the next meeting we will go into closed session to go over the qualified applications. If we have qualified applications, our personnel committee can then have interviews to discuss pay, benefits and then bring it back to us at the second meeting in April for a closed session and a decision can be made. Since we are on a time crunch, we should be ok posting it for the week since we are doing it in house first. Mr. Bertonazzi asked if we can post both positions. Chairman Romeo said we can only post one position at a time because technically the Assistant Plant Superintendent is still filled. So eventually we may need to post for a plant operator position if we can fill all necessary positions from inhouse. The Chairman stated he and Joseph Santagata met last week with Jonathan Erber and they obtained a lot of information.

m/Marinacci s/Johnston to post the Plant Superintendent position for one week beginning Monday, March 31, 2025. m/passed

Ms. Santore provided a copy of the clean water projects as well as the Water Asset Management Plan to all of the board members to review. This information was emailed to the BBMUA Engineer, David Horst at DeBlasio & Associates also. This is the 10-year plan that will expire in 2027 so we should begin talking about this again in the fall.

m/Johnston s/Carolla to file all correspondence sent out for review without reading  
number 1 through number 7. m/passed

The next regular meeting will be held on April 9, 2025 at 6:30 p.m.

m/Marinacci s/Carolla to adjourn the meeting 6:52 p.m. m/passed

Submitted by  
Cheryl Santore-BBMUA Secretary