

**HIGHLANDS BUSINESS PARTNERSHIP, INC.**  
140 Bay Avenue, Highlands, NJ 07732  
Phone 732-291-4713 ~ Board email: [hbp@highlandsnj.com](mailto:hbp@highlandsnj.com)  
**Regular Meeting of the Board of Directors**  
**Off The Hook, 1 Navesink Ave., Highlands, NJ 07732**  
**Monday, January 20, 2025 @ 6:30 PM**

BOARD MEMBER	TERM ENDS	BOARD MEMBER	TERM ENDS
President, Jay Cosgrove – P	12/31/2027	Nancy Burton – A	12/31/2027
Vice President, Doug Lentz – P	12/31/2026	Carla Cefalo – P	12/31/2027
Treasurer, Kim Slate – P	12/31/2027	Valerie Montecalvo - P	12/31/2028
Secretary, Donica Basinger – P	12/31/2027	Anna Little – P	12/31/2025
Dave Baker – P	12/31/2026	Gloria Miller – P	12/31/2026
James Barker - P	12/31/2028	Filomena Antoniello - A	12/31/2025
Staci Gilchrist – P	12/31/2028	Leo Cervantes – A	12/31/2025

P = Present – A = Absent

Also, in attendance: Council Liaison Karen Chelak, Mayor Carolyn Broullon, and Robert Little

The meeting was called to order at 6:41 PM at Off the Hook, 1 NJ-36, followed by the Pledge of Allegiance. Roll call was taken with an initial quorum of 8 board members being present, followed by introductions of all in attendance.

**HBP Council Liaison Karen Chelak Report**

- Dispensary to open in late March.
- Borough awarded a grant to build a statue of Huddy to be placed in Huddy Park.
- November 77% of voters voted against the wall and 86% voted for school regionalization with Sea Bright.

**Board of Director Annual Election – Oath**

- James Barker 12/31/2028
- Gloria Miller 12/31/2026
- Valerie Montecalvo 12/31/2028
- Staci Gilchrist – Additional seat – Nominated and approved 12/31/2028
- Leo Cervantes – Additional seat – Nominated and approved 12/31/2025

**Approval of Minutes**

Review November 18, 2024, Meeting Minutes (emailed BOD).

- Motion to approve the November 18, 2024, Minutes by Kim Slate, Seconded by Doug Lentz. All in favor, the motion carried.

**Treasurer's Report – reported Kim Slate**

- \$10,932.76 less outstanding checks of \$1,329.52, leaving a balance of \$9,603.24.
- Motion to approve Treasurer Report – Doug Lentz, Seconded by Donica Basinger. All in favor, motion carried.

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**Executive Report:**

- Board Responsibilities & Positions handout included.
- Insurance Renewals Completed
- 990 Filing – 2023 Completed on November 15, 2024.
- 1099's in process by Karen Burke.
- 2025 Contributions – Small increase to vendors. Discussion of non-members.

**Marketing & Communications Report:**

- Sponsorship Package 25 – updated.
- Visitor Guide 25-26 – wrapping up by the end of February 2025.
- Web Updates, social media – Updates to the website are ongoing.

**Events:**

- The revised and approved calendar is attached. Twin Lights Bike, we were asked by Bike NY to move to September 7, 2025. Was able to get to Borough Clerk in time for 2025 Calendar. Rain date for Octoberfest changed to September 27, 2025.
- Council Resolution attached – will be receiving a new resolution as the dates for events have changed.

**New Business:**

- Highlands Café – will be attending all HBP events. Ribbon-cutting TBA.
- Gems Bagels – will be opening soon.
- One-Stop Market – Ribbon-cutting TBA.
- Gateway Marina – Ribbon cutting in Spring. Will be involved with Roar on the River.

**Old Business:**

**Next Meeting:**

March 24, 2025. Motion to Adjourn at 7:56 PM made by Doug Lentz, second by Staci Gilchrist, all in favor and motion carried.