

**CITY OF SEA ISLE CITY, NEW JERSEY  
CITY COUNCIL MEETING MINUTES  
TUESDAY, NOVEMBER 12, 2013 – 9:00 AM  
COUNCIL CHAMBERS  
SEA ISLE CITY PUBLIC SCHOOL**

**ATTENDANCE:** Mr. Divney, Mr. Gibson, Mr. Kehner and Ms. Tighe. Also attending was Mayor Desiderio, Administrator Mr. Savastano and Solicitor Mr. Baldini. **ABSENT** at 9:00 a.m. - Mr. Edwardi

Council President Tighe called the meeting to order and announced that the meeting had been advertised in accordance with P. L. 1975, Chapter 231.

**RESOLUTION NO. 153** – A Resolution Authorizing a Closed Executive Session for the Purpose of Discussing Personnel Matter

The clerk read the resolution by title and Ms. Tighe asked for a motion to adopt the resolution and go into closed session. Motion moved by Mr. Kehner and seconded by Mr. Gibson. All ayes followed and the meeting adjourned into closed session at 9:06 a.m.

At 10:00 a.m. Council President Tighe called the meeting to order and asked everyone to rise for the flag salute and prayer. She then announced the meeting had been advertised in accordance with P. L. 1975, Chapter 231.

**ATTENDANCE:** Mr. Divney, Mr. Edwardi, Mr. Gibson, Mr. Kehner and Ms. Tighe. Also attending was Mayor Desiderio, Administrator Mr. Savastano and Solicitor Mr. Baldini.

Ms. Tighe then asked for a motion to adopt the minutes of the 10-22-13 Regular Meeting and Council Workshop. Moved by Mr. Divney and seconded by Mr. Edwardi. Ayes followed.

**REPORTS-Mayor and Administrator:** Mayor Desiderio introduced Mikala Stone from NJ Hope and Healing who explained the group provides emotional support for those affected by Super Storm Sandy and announced a forum will be held at the Cape May County Library 11/12/13 from 5:30 to 7:00 pm.

**REPORTS-Council:** Ms. Tighe announced there will be a follow-up Capital Plan Workshop on 11-26-13 at 1:00 pm in Council Chambers.

She next announced that to acknowledge, appreciate and thank the City Employees, on the one-year anniversary of Super Storm Sandy, Mike's Seafood held a luncheon buffet.

**ORDINANCES-Introduction and First Reading:**

Ms. Tighe asked for a motion to take up Ordinance 1558 for introduction and first reading. Motion moved by Mr. Kehner and seconded by Mr. Gibson. All ayes followed. The clerk read the Ordinance by title: **1558 – An Ordinance to Amend Chapter 11 of the Revised General Ordinances for the City of Sea Isle City to Include all Rental Properties.** Mr. Baldini explained that previously State Statute only allowed “animal house laws” for seasonal rental properties; however that has changed and while year-round rentals have not been a problem this amends the ordinance in the event it is needed.

Ms. Tighe then asked for a motion to adopt Ordinance 1558 on first reading and publish according to law. Motion moved by Mr. Edwardi and seconded by Mr. Divney. All ayes followed. Ms. Tighe announced second reading and public hearing will be 12/10/13 at 10:00 a.m.

**ORDINANCES – Second Reading and Public Hearing:**

Ms. Tighe asked for a motion to take up Ordinance 1555 for second reading and public hearing. Motion moved by Mr. Kehner and seconded by Mr. Gibson. All ayes followed. The clerk read the Ordinance by title: **1555 – A Bond Ordinance Providing for Various Capital Improvements In and By the City of Sea Isle City, In the County of Cape May, New Jersey Appropriating \$3,100,000 Therefore and Authorizing the Issuance of \$2,945,000 in Bonds or Notes of the City to Finance Part of the Cost Thereof.** Mr. Savastano provided an overview of the items included in the bond ordinance.

**PUBLIC COMMENT:** There was no public comment on Ordinance no. 1555.

Ms. Tighe then asked for a motion to adopt Ordinance 1555 on second reading. Motion moved by Mr. Edwardi and seconded by Mr. Kehner. All ayes followed

Ms. Tighe asked for a motion to take up Ordinance 1556 for second reading and public hearing. Motion moved by Mr. Kehner and seconded by Mr. Gibson. The Clerk read the ordinance by title: **1556 – An Ordinance Authorizing A Program of Revaluation of Real Property and Preparation of Tax Map Authorizing an Emergency Appropriation of \$750,000.00 to Pay the Costs Thereof.** Mr. Savastano explained the ordinance will fund the re-valuation of all properties and the updating of the tax map as ordered by the Cape May County Tax Board. The amount can be paid over 5 years and the re-valuated property taxes will go into effect in 2016.

**PUBLIC COMMENT:** There was no public comment on Ordinance No. 1556.

Ms. Tighe then asked for a motion to adopt ordinance 1556 on second reading. Motion moved by Mr. Divney and seconded by Mr. Kehner. All ayes followed.

**CITIZEN COMMENT-Resolutions on Consent Agenda:**

**Ann Organ-209 39<sup>th</sup> St:** Asked for and received an explanation of #155, #157, #159, #160 & #162.

Mr. Divney asked about the #161. Mr. Savastano said it was a shared services with Ocean City for construction management services during the new City Hall construction. Mr. Divney asked if he was comfortable that Ocean City had the resources and he said he was. Mr. Gibson thanked Mr. Savastano for getting comparable numbers if the service was outsourced to the private sector.

**RESOLUTION – Consent Agenda:**

**154** – Approval of Vouchers

**155** – Authorizing Execution of a Deed of Dedication and Perpetual Storm Damage Reduction Easement Required for the Great Egg Harbor Inlet to Townsends Inlet, New Jersey Project, Adding Additional City Properties for the Project

**156** – Authorizing Various Refunds of Overpayments

**157** – Change Order No. 1 – Reconstruction of Dealy Field Skate Park {+\$660.20}

**158** – Declaration of Surplus Personal Property & Authorization of On-Line Auction

**159** – Municipal Alliance Committee – Authorizing Fiscal Grant Extension 1/1/2014 to 6/30/2014

**160** – Authorizing the Execution of a Shared Services Agreement Between the City of Sea Isle City and the County of Cape May for the Use of “Equipment”

**161** – Authorizing the Execution of a Shared Services Agreement Between the City of Sea Isle City and the City of Ocean City, Cape May County, New Jersey

**162** – Emergency Resolution for the City of Sea Isle City, New Jersey

**163** – Authorizing Transfers of Appropriation

Ms. Tighe then asked for a motion to adopt the Resolutions on the consent agenda, #154 to #163. Motion moved by Mr. Divney and seconded by Mr. Edwardi. All ayes followed.

**PENDING BUSINESS:** Ms. Tighe announced that the Police Chief was to provide an update of police activities at this meeting; however due to a family emergency it will be rescheduled.

Mr. Divney next provided an update on the mixed use zoning discussions. He provided a historical overview of the mixed use zone ordinances and changes since 2008. He also outlined the concerns presented at the August 21, 2013 workshop and presented a variety of alternatives.

Ms. Tighe added that she, Mr. Divney and Mr. Savastano also met with the chair persons of the Planning and Zoning Boards.

Mr. Edwardi suggested that other than the 63<sup>rd</sup> Street project, the mixed use zoning has been successful; the stores are operating and ratables have increase significantly. He said he felt that changing the regulations will negatively affect the commercial zones. Mr. Gibson expressed concern that the commercial zones will get over-developed. Mr. Edwardi responded that one alternative to allow residential with parking underneath in the mixed use zones would be acceptable as he believes the parking regulations created this year added to the parking problems. Ms. Tighe said she would consider reducing the size of the commercial districts as an option. Mr. Divney said he didn't support all of the alternatives, but wanted to provide a recap of the meeting. He went on to say he does not believe there is a parking problem, just a convenience problem. Mr. Kehner suggested asking the Planning and Zoning Boards for recommendations or consider re-visiting the master plan. Mr. Divney said he would bring up the issue at the next Planning Board meeting and will forward his notes to Council.

**NEW BUSINESS:** There was no new business.

**CITIZEN COMMENT:**

**Rod Greco-115 49<sup>th</sup> St:** Regarding Resolution #161, he asked if it was an Ocean City employee and would that person be available as needed and Mr. Savastano said yes.

**John Fee-220 43<sup>rd</sup> St:** Regarding Ordinance No. 1558 he asked if it changed anything with seasonal rental and Mr. Baldini said no. Asked who owns the electronic sign on the Blvd. and the Mayor said Cape May County. He then asked why the City hasn't purchased their own as it has been in the capital plan for a few years. Mr. Savastano said the Police Chief will be purchasing signs. He then suggested the commercial parking is not as a big a problem as residential due to the size of the homes being built and feels there should be parking requirements for residential zones. Discussion followed and in conclusion all agreed to continue exploring options.

**Marianne Snyder-233 57<sup>th</sup> St:** Agreed that residential parking is a problem as a side-by-side with 3 bedrooms each will be torn down and another side-by-side with 6 bedrooms each is built. She also complained that the size of the driveways have been reduced, but Ms. Tighe said that that requirement has been changed. She then asked what the plan was for Vince's restaurant and Ms. Tighe said that is private property owned by the bank.

**Jack Moore-42 74<sup>th</sup> St:** Agreed with the parking issues and complained that the new construction creates a water drainage problem; that public work employees do not use helmets and glasses when he sees them using a jackhammer and that the Central Avenue and Landis Avenue work was left incomplete without top coat paving.

Ms. Tighe responded that the base coat paving was done allowing time for it to settle and then the top coat final paving will be done sometime this year.

**Ann Organ-209 39<sup>th</sup> St:** Asked how many landlord/tenant cases will be heard and Mr. Baldini responded there will be three (3).

Ms. Tighe asked for a motion to adjourn. Motion moved by Mr. Edwardi and seconded by Mr. Kehner. All ayes followed and the meeting adjourned at 11:07 am.