

**CITY OF SEA ISLE CITY, NEW JERSEY
CITY COUNCIL MEETING MINUTES
TUESDAY, MARCH 15, 2016 - 9:00 A.M.
COUNCIL CHAMBERS – 3RD FLOOR
CITY HALL – 233 JFK BLVD.**

ATTENDANCE: Mr. Divney, Mr. Edwardi, Mr. Kehner, Ms. Tighe and Mr. Gibson. Also attending was Administrator Mr. Savastano, CFO Mrs. Doll and Solicitor Mr. Baldini.

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

RESOLUTION NO. 035 – A Resolution Authorizing a Closed Executive Session for the Purpose of Discussing Contract Negotiations– Sea Isle City CWA Supervisors, Telecommunicators, Clerical and Blue Collar; Middle Management Professional Employees Association.

The Clerk read the resolution by title and Mr. Gibson asked for a motion to adopt the resolution and go into closed session. Motion moved by Mr. Kehner and seconded by Ms. Tighe. All ayes followed and the meeting adjourned into closed session at 9:02 a.m.

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

Mr. Gibson then asked for a motion to adopt the minutes of the 2-23-2016 Regular Meeting. Motion moved by Mr. Divney and seconded by Ms. Tighe. All ayes followed.

REPORTS-Mayor and Administrator: Mr. Savastano reported that the beach fill project has reconvened and is moving towards the center of town. He next provided a power point presentation of proposed signage for beach entrances and on the promenade that will be installed for this summer. His final report was that the CWA bargaining units and the City have signed off on Memorandum of Agreements (Res. #37 - #40). He explained that the contracts shall be for 4 years, a 2% increase each year and a change in health insurance to Direct 15 with continued employee contributions.

REPORTS-Council: Mr. Divney announced that the Planning Board will hold a Special Meeting on 3/21/2016 to continue the master plan re-exam discussion. He said that the recreation commission members will be present to discuss recreation facilities.

Mr. Kehner announced that the Council received a letter from the Fire Chief asking for replacement of a 22 year old pumper truck that cannot be fixed.

ORDINANCE-Second Reading and Public Hearing:

Mr. Gibson asked for a motion to take up Ordinance 1587 for second reading and public hearing. Motion moved by Ms. Tighe and seconded by Mr. Edwardi. All ayes followed. The Clerk read the Ordinance by title: **1587 – An Ordinance of the City of Sea Isle City, New Jersey Providing for Ingress and Egress Easements to the Springfield Inn, Inc., Block 43.01, Lots 12,13 and 14, 12 43rd Street to Portions of Certain Public Property and Setting Conditions Therefore.**

PUBLIC COMMENT:

John Henry-119 45th St: Asked for an explanation and Mr. Baldini explained it will formalize public access from the promenade to the business. Mr. Henry asked if that was federal property and Mr. Baldini said no, that the City owns it.

Mr. Gibson then asked for a motion to adopt Ordinance No. 1587 on second reading. Motion moved by Mr. Edwardi and seconded by Mr. Kehner. All ayes followed.

Mr. Gibson asked for a motion to take up Ordinance 1588 for second reading and public hearing. Motion moved by Ms. Tighe and seconded by Mr. Kehner. All ayes followed. The Clerk read the Ordinance by Title: **1588– 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 \$4,200,000 Therefor and Authorizing the Issuance of \$3,990,000 Bonds or Notes of the City to Finance Part of the Cost Therefor.**

PUBLIC COMMENT: There was no public comment on Ordinance 1588.

Mr. Gibson then asked for a motion to adopt Ordinance No. 1588 on second reading Motion moved by Mr. Kehner and seconded by Ms. Tighe. All ayes followed.

Mr. Gibson asked for a motion to take up Ordinance 1589 for second reading and public hearing. Motion moved by Mr. Edwardi and seconded by Mr. Kehner. All ayes followed. The Clerk read the Ordinance by title: **1589 – A Bond Ordinance Providing for Various Improvements of the Water/Sewer Utility in and**

by the City of Sea Isle City, in the County of Cape May, New Jersey, Appropriating \$3,800,000 Therefor and Authorizing the Issuance of \$3,800,000 Bonds or Notes of the City to Finance Part of the Cost Thereof

PUBLIC COMMENT:

John Henry – 119 45th St: Asked if the ordinance includes tide flex valves and Mr. Savastano said that improvements would be included in Ordinance 1588.

Mr. Gibson then asked for a motion to adopt Ordinance No. 1589 on second reading. Motion moved by Ms. Tighe and seconded by Mr. Edwardi. All ayes followed.

CITIZEN COMMENT~ Resolutions on the Consent agenda:

John Fee – 220 43rd Pl: Asked for an explanation of #50 and Mr. Savastano said there was a plan to upgrade to the lawn at Excursion Park, but a decision was made not to move forward. This resolution reduces the amount of the contract.

RESOLUTION – Consent Agenda:

036 - Authorizing the Approval of Vouchers

037 - A Resolution Ratifying the Memorandum of Understanding Executed Between the City of Sea Isle City and the Public Safety Telecommunicators for the Term of January 1, 2015 through December 31, 2018 Subject to Presentation and Adoption of Contract in Conformance of Same

038 - A Resolution Ratifying the Memorandum of Understanding Executed Between the City of Sea Isle City and the CWA- Supervisor for the Term of January 1, 2015 Through December 31, 2018 Subject to Presentation and Adoption of Contract in Conformance of Same

039 - A Resolution Ratifying the Memorandum of Understanding Executed Between the City of Sea Isle City and the CWA- Clerical for the Term of January 1, 2015 Through December 31, 2018 Subject to Presentation and Adoption of Contract in Conformance of Same

040 - A Resolution Ratifying the Memorandum of Understanding Executed Between the City of Sea Isle City and the CWA- Blue Collar for the Term of January 1, 2015 Through December 31, 2018 Subject to Presentation and Adoption of Contract in Conformance of Same

041 - Authorizing Award of Contract– Roadway Reconstruction Program, Various Streets, MC Project No. SIC074 Contract 4 (*Ricky Slade Construction Inc. in the amount of \$299,437.50*)

042 – Authorizing Change Order No. 1 – Roadway Reconstruction Program – Various Streets, MC Project No. SIC066 (*South State Inc. net decrease of \$10,037.33*)

043 – Requesting the State to Issue a Conflict of Interest ABC License for Person-to-Person Transfer (Change of Corp. Name) of Plenary Retail Consumption License from Freda Sea Isle Inn, Inc. To CLD SIC- LLC

044 – Authorizing the Mayor to Execute a Sub-Grant Agreement, Hazard Mitigation Grant Program For Generator Project – Department of DPW

045 – Authorizing Participation in 2016 State Approved Contracts

046 – Authorizing a Shared Services Agreement Between the City of Sea Isle City, the Borough of Avalon and the Borough of Stone Harbor for Utilization of the Comcast Local Access Channel

047 – Authorizing Award of Maintenance & Service for HVAC

048 – Authorizing the Extension Period of Additional 24 Months for the Towing, Storage & Lockout Services

049 – Authorizing Award of a Mobile Application for Beach Badge Sales and Credit Card Processing (*John Masterson of Viply, LLC*)

050 – Authorizing Change Order and Closure of the Professional Engineer & Architectural Services to Engineering Design Associates for Excursion Park, Promenade and Street

051 - Authorizing a Transfer of Appropriations Reserves

052 – Authorization for Advertisement of Bids for Repairs of Pumps and Motors for Sewer Pumping Station (*Waste Water*) & Furnishing Instrumentation Installation, Maintenance and Repair Services for Water Treatment Plants and Sewer Pumping Stations (*Scada System*)

053 – Authorizing to Support the Use of the Atlantic City Rescue Mission for Emergency Housing

054 – Authorizing a Dedication by Rider for Municipal Alliance

Mr. Gibson next asked for a motion to approve the consent agenda, Resolutions #036 to #054. Motion moved by Mr. Edwardi and seconded by Mr. Kehner. All ayes followed.

PENDING BUSINESS: Ms. Tighe asked when the closure of the streets Landis Avenue Streetscape project will end and Mr. Savastano said he thought it to be this week but he will report back with a schedule and put it in the newsletter.

Mr. Kehner asked if there had been any discussion with the police regarding placing cones to prevent vehicles from driving down flooded streets. Mr. Savastano said that the PD does not want to do it believing education through the e-newsletter and reverse 9-1-1 is a better way to make residents aware. Mr. Kehner said that the problem is garage doors are being damaged due to “wake” created by vehicles and insurance companies are denying claims.

Mr. Savastano next presented documents prepared by the CFO to urge Council not to use W&S Surplus to offset the general budget. Mr. Divney asked that the Administration identify “one time” charges in the budget that the surplus funds could be used for instead of creating more debt. There was much discussion between Council and the CFO Mrs. Doll regarding use of surplus, possibly reducing rates after the MUA bill is received and hearing more from the public.

NEW BUSINESS: There was no new business.

CITIZEN COMMENT:

John Henry-119 45th St: Said he feels the surplus should be used and rates should be reduced as a recent AC Press articles indicates SIC is 10% higher than Atlantic City. He also expressed concern that conservation and excess charges are not addressed.

Rich Mashura-Seaville, NJ: Utilizing a power point presentation he provided drawings supporting a .87 Floor Area Ratio. Mr. Gibson said he would like an ordinance that specifically identifies what is included in Floor Area ratio; ie bump outs, covered porches. There was much discussion regarding the number of bedrooms, bonus rooms and the size of the current buildings. In conclusion all agreed to continue the discussion with a draft ordinance at a future meeting to include language about what is included and possible increase to .87.

Joe Meier-117 92nd St: Suggested there was a process to get to the .8 and it should not be changed until there is an opportunity to see what is built. He also suggested paying down debt with the surplus W&S funds or reduce rates.

Jerry Brangenberg-3901 Landis Ave: Complained that the new electronic lights at Shananigans is too bright and suggested the ordinance be re-visited on what is permitted especially in the mixed use zones. He also feels the new Landis Avenue streetscape lights are too bright and the cross-walks may be a maintenance problems.

John Henry-119 45th St: Said that the FAR discussion should be done and allow it to remain at .8

Larry Evans-14 43rd St: Agreed that FAR should not be changed and if it is problematic, it can be re-visited when the Master Plan re-exam comes to Council. He also supports decreasing W&S rates.

Vicky Miller-11 & 13 84th St: Agreed FAR should not be changed. She also asked the status of the proposed promenade extension and Mr. Gibson said nothing has occurred; the next step would be a pre-application meeting with the DEP but it has not yet been scheduled.

Carmen LaRosa, Architect-119 46th St: Said he favors FAR to control the mass of the buildings, but agreed that there is a need to address bump outs, ground level prohibitions and covered decks and suggested Council establish rules as to what should be included in FAR.

Dustin Laricks-4720 Park Rd: Suggested bump outs not be included in FAR. He also said he attended several of the Master Plan re-exam meetings and he was led to believe FAR was going to be addressed in the re-exam; he was never told an ordinance was forthcoming. In conclusion, he suggested the .8 will allow people to close of the garage and create bonus rooms.

Annamarie Germanio-25 37th St: Agreed FAR should be changed to .87.

Mr. Edwardi said he was not against FAR, but asked the solicitor for language regarding bump outs and covered porches. Ms. Tighe said she would support a draft Ordinance and Mr. Gibson said he agreed, but both indicated they are unsure if they will support it. Mr. Divney said he opposed a draft ordinance and suggested the Administration present how it is currently interpreted.

Mr. Gibson asked for a motion to adjourn. Motion moved by Mr. Edwardi and seconded by Ms. Tighe All ayes followed and the meeting adjourned at 12:03 p.m.

Cindy L. Griffith, City Clerk