

CITY COUNCIL MEETING MINUTES
THURSDAY, APRIL 23 2015 – 7:00 PM
CITY HALL COUNCIL CHAMBERS

ATTENDANCE: Mr. Allegretto, Mr. DeVlieger, Mr. Guinosso, Mr. Hartzell and Mr. McClellan. Also present was Mr. Dattilo, Aide to the Mayor, Mr. Mallon, Business Administrator and Ms. McCrosson, City Solicitor. Mayor Gillian was absent. Mr. Madden arrived at 7:04 pm. Mr. Wilson was absent.

Council Vice President Allegretto called the meeting to order at 7:00 pm and asked everyone to rise for the flag salute. He announced the meeting had been advertised in accordance with P.L. 1975, Chapter 231.

CITIZEN COMMENT

Dan Pelouze, 819 Coolidge Road – spoke about moving to Ocean City and downsizing his home so he could provide his family the lifestyle he felt was important.

Mike Hamilton, 22 Southview Drive, Somers Point – said the city was in violations of OSHA’s safety standards by permitting guards to directing lifeguards to guard from the top of the roof of the lifeguard stand.

Joe Schneider, 308 Wesley Road – young families are moving to Ocean City; moved his family in 2010 from Pennsylvania and has two children in the Intermediate School.

Michael Megargee, 413 Central Avenue – spoke on the history of the Palermo Market at 4th & Asbury; its current condition and requested council to make decisions that will improve their neighborhood and way of life.

Shawn Barns, 33 West Revere Place – spoke about the danger of a ledge that has been created in the mouth of the lagoon.

Helen Sweeney, 408 Central Avenue – spoke about the decay of the Palermo property; provided information on an organization called Trust for Public Land; founded to protect land for the public’s use and enjoyment other than building duplexes on the Palermo property.

Mary Ann Nunan, 209 Wesley Avenue – explained what the organization Trust For Public Land stands which is to create parks and playgrounds to retain open space in public areas for a better quality of life.

APPROVAL OF MINUTES

Mr. Allegretto asked for a motion to adopt the City Council Regular Meeting Minutes of Thursday, March 26, 2015 (all present). Motion moved by Mr. Hartzell; seconded by Mr. Guinosso. All ayes followed.

Mr. Allegretto asked for a motion to adopt the City Council Regular Meeting Minutes of Thursday, April 9, 2015 (Mr. Madden-absent). Motion moved by Mr. Hartzell; seconded by Mr. Guinosso. All ayes followed.

REPORTS – MAYOR & ADMINISTRATION

Mr. Mallon reported on the status of the south end beach replenishment project; reported the city received funding of \$175,000 for a 2015 Municipal Aid program for improvements from 16th Street from Pleasure Avenue to West Avenue; reported a 13% decrease in the City’s electric rates through participating in the South Jersey Power Co-Op and the City was awarded a \$1,500 grant from the NJ Environmental Commission for dune education. Mr. Mallon also presented a Proclamation to Steve Wadja of the Environmental Commission in celebration of Arbor Day on April 24, 2015.

REPORTS – CITY COUNCIL

Mr. DeVlieger spoke in support of the spirit of the organization Trust for Public Land to retain open space and applauded their effort. Mr. DeVlieger spoke in support of the Historic District; said the homeowners in the District should have their voices be heard and respected for their ideas which affect their lives and homes.

Mr. Guinosso asked if the underground tanks on the Palermo property have been tested. Ms. McCrosson responded that is private property; she was unaware what type of testing the owner or prospective purchaser has done and any environmental issue identified on the property would be listed on the Department of Environmental Protection web site. Mr. Guinosso requested the city to reach out to the current owner of the property.

Mr. Hartzell provided statistical information on home ownership using a comparison to Avalon and Stone Harbor communities. He spoke about the difference of people living in single homes versus duplex; the ability to attract the middle class and stated that 55% of people who live in Ocean City live in something that is not a single family home.

Mr. Allegretto, Chairman of the Tourism Development Commission reported the board is finalizing funding for local events and approved footage for new commercial for next year.

ORDINANCES: INTRODUCTION & FIRST READING

Mr. Allegretto asked for a motion to introduce Ordinance #15-13 on first reading. Motion moved by Mr. McClellan; seconded by Mr. Hartzell. All ayes followed. The clerk read the ordinance by title: **#15-13: An Ordinance Amending Chapter XII, “Building and Housing” to add a new Section 12-12 Entitled “Abandoned Properties” to the Administrative Code of the City of Ocean City.** Ms. McCrosson explained the ordinance directs the public officer designated by the Mayor to create an abandoned property list based upon statutory criteria which will provide added tools to deal with abandoned properties in town.

Mr. Guinosso questioned the number of abandoned properties. Ms. McCrosson said technically none, but the city has concerns about closed properties along the 9th Street corridor.

Mr. Allegretto asked for a motion to adopt Ordinance #15-13 on first reading and publish according to law. Motion moved by Mr. Guinosso; seconded by Mr. McClellan. All ayes followed. Mr. Allegretto announced second reading and public hearing would be held on May 14, 2015.

ORDINANCES: SECOND READING AND PUBLIC HEARING

Mr. Allegretto asked for a motion to take up Ordinance #15-12 on second reading and public hearing. Motion moved by Mr. McClellan; seconded by Mr. Hartzell. All ayes followed. The clerk read the ordinance by title:

#15-12: An Ordinance Amending and Supplementing Chapter XXV, Zoning and Land Development of the Revised General Ordinances of the City of Ocean City, New Jersey 2015 Residential Mechanical #1. Ms. McCrosson explained the ordinance broadens the type of porch roofs permitted and prohibits the keeping of non-domestic animals or livestock in all zones.

PUBLIC COMMENT

Barbie Harris, Jersey Cape Bee Keeping Association – requested an amendment to Section 2 i. in the second sentence to insert the word shall not include “bees” in the second sentence. Ms. McCrosson indicated that council could amend the current ordinance if they choose to do so. After council discussion, they were in agreement to amend the ordinance adding the word “bees” in the second sentence.

Mr. Allegretto asked for a motion to amend the second sentence to read: This shall not include bees and pets such as cats, dogs, fish and other domestic pets which typically live inside a home. Motion moved by Mr. Hartzell; seconded by Mr. Guinosso. All ayes followed.

RESOLUTION:

15-51-103-#1. 2015 Municipal Budget – Second Reading, Public Hearing and Final Adoption

Mr. Donato spoke on the budget which is below the state mandated caps. He said he is requesting council to amend the budget by resolution based upon the State’s review of the budget for a technical correction of \$16,000 in the area of debt service for interest on notes payable related to the 10th Street property. Mr. Donato indicated there is no affect on tax levy or tax rate.

PUBLIC COMMENT

Michael Hinchman, 281 West Atlantic Boulevard – spoke about the very little display by council to challenge how the city is run; he spoke about employee count; outsourcing, proposed reductions in staffing in the Police Department and about debt service.

Roy Wagner, 2924 Wesley Avenue – said to keep the budget at originally introduced.

Mr. Hartzell indicated he had prior concerns with the increasing employee counts but noted the council president and vice president regularly question the administration on amount of employees and council works very hard in the employment areas and was happy to see employee reductions as well as a stable tax rate.

Mr. Guinosso stated he is not prepared to vote on budget; could have done a better job.

Mr. Allegretto questioned outsourcing possibilities. Mr. Donato indicated outsourcing payroll was researched and found it wasn’t cost effective even when hiring a full time employee with an employee benefits package; said the City analyzes each position when an opportunity such as a retirements presents itself. Mr. Allegretto spoke about successful changes made by Fire Chief Breunig in the Fire Department for cutting overtime in half and moving fire personnel around to other stations when needed. Mr. Allegretto spoke about the city’s bonding. Mr. Donato spoke about the city taking advantage of good interest rates with the City having one of the strongest bond ratings in New Jersey.

Mr. Allegretto asked for a motion to amend the 2015 Municipal Budget in the amount of \$16,443. Motion made by Mr. DeVlieger; seconded by Mr. McClellan. All ayes followed.

The City Clerk read the resolution to adopt the 2015 Municipal Budget. Mr. Allegretto asked for a motion to adopt the 2015 Municipal Budget. Motion moved by Mr. DeVlieger; seconded by Mr. McClellan. All ayes followed, except Mr. Guinosso, voted no.

RESOLUTIONS – CONSENT AGENDA:

15-51-107 - #5. A Resolution Approving a Special Event Permit for a Fireworks Display for Gilamco, Inc. on June 4, 2015

15-51-108 - #6. A Resolution Approving a Special Event Permit for a Fireworks Display for the 4th of July

15-51-109 - #7. A Resolution Approving a Special Event Permit for a Fireworks Display for Indian Summer Weekend on October 10, 2015

15-51-110 - #8. A Resolution Approving a Special Event Permit for a Fireworks Display for First Night Ocean City, Inc. on January 1, 2016

15-51-111 - #9. A Resolution Appointing Matthew von der Hayden, Manager of Capital Planning, as the Alternate Fund Commissioner to the Atlantic County Municipal Joint Insurance Fund

15-51-112 - #10. A Resolution Authorizing the Extension of City Contract #14-10, Emergency Medical Billing Services for the City of Ocean City
15-51-113 - #11. A Resolution Authorizing the Payment of Claims
15-51-114 - #12. A Resolution Designating First Full Week of May each year as “Coast Guard Community Week” in Cape May County and Establishing 2015 “Coast Guard Community Festival”
15-51-115 - #13. A Resolution Opposing any Oil or Natural Gas Drilling off the East Coast

Mr. Wilson asked for a motion to adopt the consent agenda. Motion moved by Mr. McClellan; seconded by Mr. DeVlieger. All ayes followed.

NON CONSENT AGENDA

15-51-105 - #3. A Resolution to Authorize the Advertisement of Specifications for City Contract #15-21, Back Bay Dredging. Mr. McClellan pulled the resolution to thank the Administration for working with Council, the dredging committee and interested residents. Mr. Hartzell asked if there were any other updates. Mr. Dattilo indicated the Administration met with Army Corp and DEP representatives and are working through the regulatory hurdles of the \$2.2 million federal grant to use to stabilize and create wetlands. He also spoke about trucking spoil materials from the Snug Harbor lagoon.

15-51-106 - #4. A Resolution Authorizing the Award of City Contract #15-14, Supply & Installation of the Ocean City Skateboard Park. Mr. Guinosso pulled the resolution to announce he would abstain from voting due to a conflict serving as Co-President of the Ecumenical Council that oversees the Clothes Closet. Mr. Dattilo said the successful bid estimate came under the engineers estimate and the City would be receiving a \$500,000 grant from the County for this project. Mr. Allegretto questioned the timeline for the project. Mr. Dattilo said the timeline depends on the JIF Safety Committee signoff and the park would be complete in 90 days from the notice to proceed.

PUBLIC COMMENT – Resolution #3 and #4

Tom Tumelty, 41 Bayview Place – asked if the silt in the lagoon outflows will be clear out. Mr. Dattilo responded yes.

Mr. Allegretto asked for a motion to adopt Resolution #3. Motion moved by Mr. McClellan, seconded by Mr. Hartzell. All ayes followed.

Mr. Allegretto asked for a motion to adopt Resolution #4. Motion moved by Mr. DeVlieger, seconded by Mr. Hartzell. All ayes followed, except Mr. Guinosso abstained from voting.

PENDING BUSINESS

Mr. Guinosso requested the Administration contact Frank McCall from the County to address a constituent concern about houses that are shaking around 55th Street & West Avenue. He asked Mr. Mallon to check on the timeline for work being done at 33rd to 34th Street in the alleys and also on Central Avenue.

NEW BUSINESS

Mr. DeVlieger reported he and Councilman Hartzell distributed flyers in the north end to advise the residents on several north end ongoing construction projects.

Mr. Guinosso asked when the line stripping in south end would be completed. Mr. Mallon said it will be done before Memorial Day.

Mr. Hartzell stated he spoke to Mr. Mallon and said Council would be happy to distribute a walking piece flyer to neighbors explaining ongoing projects in the neighborhoods.

CITIZEN COMMENT

Frank Worrell, 3305 Simpson Avenue – said comments were made by citizens to outsource city government which seems to be fashionable to go for less government; said we should treat our employees with dignity and respect.

Susan Matthews, 815 Wesley Avenue – Spoke in support of Ordinance #15-13 on abandoned properties and requested the City also include the unsightly abandoned property located on the corner of 9th & Wesley Avenue. Michael McSweeney 408 Central Avenue – spoke about the Palermo property requesting the City reach out to an organization called Trust for Public Land to work with the City on ways to retain this open space, prime real estate to establish a park.

Dale Braun, 326 West Avenue – provided an update that the 300 Block of West Avenue has 18 year-round housing units with 11 children residing in the block.

Mr. Allegretto asked for a motion to adjourn. Motion moved by Mr. Hartzell; seconded by Mr. DeVlieger. All ayes followed. The meeting adjourned at 9:19 pm.


Linda P. MacIntyre, City Clerk