

**CITY COUNCIL MEETING MINUTES
THURSDAY, FEBRUARY 25, 2016 – 7:00 PM
CITY HALL COUNCIL CHAMBERS**

ATTENDANCE: Ms. Bergman, Mr. DeVlieger, Mr. Guinosso, Mr. Madden, Mr. McClellan, Mr. Wilson, and Mr. Hartzell (Mr. Hartzell arrived at 7:53 pm). Present also was Business Administrator James Mallon, Solicitor Dorothy McCrosson and CFO Frank Donato.

Council Vice President Pete Madden called the meeting to order at 7:00 pm and asked everyone to rise for the flag salute and prayer. Mr. DeVlieger led the prayer. Mr. Madden then announced that the meeting had been advertised in accordance with P.L. 1975, Chapter 231.

CITIZEN COMMENT

Steven Gring – 1118 Bay Avenue – Mr. Gring thanked Ms. Berman and Mr. McClellan for their efforts to make the entryway into Ocean City look aesthetically pleasing as well as remove the abandon gas stations on 9th Street. Next, he expressed his concerns about the process that takes place when informing the residents about weather alerts. He also thanked Mr. Guinosso for his service to the town and said that he will be missed by many.

John Loeper – 401 Wesley Avenue – Mr. Loeper is a chair person for the Ocean City Planning Board and he said that he supports Ordinance #16-03 which is on the agenda tonight for introduction and first reading; he also asked for council's support. He also thanked Pete Guinosso for his service in the community and he appreciates all he has done.

Michael Hinchman – Mr. Hinchman expressed his concerns about the Coastal Cottages and American Legion. He also discussed his concerns about ethics and the way that governing body is making decisions.

Stephen Beseris – 3520 Bay Avenue – Mr. Beseris thanked council for the Skate Park; he said it is a smashing success and it's great for the kids. He skates there as well and expressed that he thinks it is wonderful asset to the City.

Jerry Klause – Mr. Klause is the owner of Klause Enterprises and spoke on behalf of himself, his cousin John Flood and his family, owners of Palmer Center and Martin Prince, LLC. He said that he thinks Ordinance 16-03 will ultimately stop the Martin Prince Application that has been filed with planning board over a year ago.

APPROVAL OF MINUTES

Mr. Madden asked for a motion to adopt the City Council Regular Meeting Minutes of February 11, 2016. Motion moved by Mr. Wilson, seconded by Mr. McClellan. All ayes followed.

REPORTS –MAYOR & ADMINISTRATION

Administrator Jim Mallon provided a report on behalf of the Mayor who was unable to attend tonight's meeting.

CFO, Frank Donato discussed the municipal budget for 2016 providing updates and highlights as well as comparisons of the budget from previous years. He discussed anticipated revenues, fund balance and also provided an explanation on percentage methods. He also discussed the budget for the library for 2016.

There was discussion between the CFO and the governing body about several budget items and line items.

REPORTS – CITY COUNCIL

Mr. Guinosso reported on the flooding at 46th Street and West Avenue. There was a check valve which was stuck, but has now been fixed. He also mentioned that the mosquito trenches need to be cleaned out. He thanked DPW for all of their hard work and efforts.

Mr. Wilson reported on the meeting that took place on February 20, 2016; Roger Rink attended and provided a lot of information. There were many questions and concerns and Mr. Wilson will continue to provide an update on the status. He thanked Mr. Hartzell for his help getting the flyers out and said that overall it was a successful meeting.

ORDINANCES – INTRODUCTION AND FIRST READING

ORDINANCE NO. 16-02

Mr. Hartzell asked for a motion to take up Ordinance No. 16-02 on a first reading. Motion moved by Mr. Wilson, seconded by Mr. Madden. All ayes followed.

The clerk read the ordinance by title: **Ordinance #16-02: An Ordinance Amending and Supplementing Chapter XXV (25), Zoning and Land Development of the Revised Ordinances of the City of Ocean City (Administrative Site Plan Review)**

Solicitor, Ms. McCrosson explained that the ordinance currently includes a provision that states that the Director of Planning has authority to review and administratively approve minor changes to site plans. The ordinance provides for a review mechanism to save the applicant a trip to the planning board and or zoning board if there is no need for a variance. There no longer is a Director of Planning, so the ordinance before

council would put the authority into the hands of a professional planner or engineer for site plan review as directed by the department head to who the Zoning Official reports to. Zoning Official is Ken Jones and Mr. Mallon would direct that professional planner or engineer to undertake administrative site plan review when applications are made. There was discussion between the governing body, Administrator and Solicitor.

Mr. Hartzell asked for a motion to adopt Ordinance No. 16-02 on first reading and publish according to law. Motion moved by Ms. Bergman, seconded by Mr. Madden. All ayes followed with the exception of Mr. Guinosso who voted no.

ORDINANCE NO. 16-03

Mr. Hartzell asked for a motion to take up Ordinance No. 16-03 on a first reading. Motion moved by Mr. McClellan, seconded by Mr. Madden. All ayes followed.

The clerk read the ordinance by title: **Ordinance #16-03: An Ordinance Amending Chapter XXV (25), Zoning and Land Development of the Revised General Ordinances of the City of Ocean City (Revoke Coastal Cottages)** Solicitor, Ms. McCrosson explained that the ordinance would remove coastal cottages as a conditional use in the business district. Any application that has already been filed as of the effective date will still be reviewed under the coastal cottages ordinance as a conditional use. Any pending application will not be affected by this ordinance, only future applications will be.

There was discussion between the governing body, Solicitor and Administrator.

Mr. Hartzell asked for a motion to adopt Ordinance No. 16-03 on first reading and publish according to law. Motion moved by Mr. McClellan, seconded by Mr. Madden. All ayes followed with the exception of Mr. Guinosso who voted no.

ORDINANCES: SECOND READING & PUBLIC HEARING

ORDINANCE NO. 16-01

Mr. Hartzell asked for a motion to take up Bond Ordinance No. 16-01 on a second reading and public hearing. Motion moved by Ms. Bergman, seconded by Mr. McClellan. All ayes followed.

The clerk read the Ordinance by title: **Ordinance #16-01: A Bond Ordinance Appropriating \$17,504,500.00 and Authorizing the Issuance of \$16,629,275.00 in Bonds and Notes of the City of Ocean City for the Various Improvements or Purposes Authorized to be Undertaken by the City of Ocean City, New Jersey**

CFO, Mr. Donato discussed section 3 of the ordinance in detail and went over the list of improvements. There was some discussion between the governing body and Mr. Donato..

Mr. Hartzell asked for a motion to adopt Bond Ordinance No. 16-01 on a second reading. Motion moved by Mr. Guinosso, seconded by Ms. Bergman. All ayes followed.

RESOLUTIONS – CONSENT AGENDA

16-52-064 - #1 - A Resolution to Authorize the Advertisement of Specifications for City Contract #16-02, 2016 Bayside Center Rehabilitation - Phase I Electrical Work

16-52-065 - #2 - A Resolution Authorizing the Award of City Contract #16-04, Supply & Delivery of Stainless Steel Screws

16-52-066 - #3 - A Resolution Authorizing the Award of City Contract #15-36, Lagoon Outfall Drainage Improvements at Various Locations

16-52-067 - #4 - A Resolution Authorizing the Award of City Contract #16-16, 2016 Road Improvement Program – Phase I

16-52-068 - #5 - A Resolution Authorizing the Extension of a Payment In Lieu Of Taxes (P.I.L.O.T.) Agreement between The City of Ocean City and United Methodist Homes of New Jersey

16-52-070 - #7 - A Resolution Authorizing the Payment of Claims

16-52-071 - #8 - A Resolution Authorizing An Emergency Temporary Appropriation

Mr. Hartzell asked for a motion to approve the consent agenda. Motion moved by Mr. Wilson, seconded by Mr. McClellan. All ayes followed. After some discussion between council, Mr. Hartzell asked for a motion to remove Resolution #6 from the consent agenda. Motion moved by Mr. Guinosso, seconded by Mr. Wilson. All ayes followed.

NON CONSENT AGENDA

The Clerk read Resolution #6 by title:

16-52-069 - #6 - A Resolution Authorizing the Execution of a Cooperative Shared Services Agreement Between the City of Ocean City and the City of Somers Point, New Jersey

Mr. Guinosso expressed his concerns about sediment coming in to the bay. Solicitor McCrosson explained that we received grant money from Hurricane Sandy and this agreement is a mechanism for Somers Point to receive their grant money.

There was no public comment.

Mr. Hartzell asked for a motion to approve the removed resolution. Motion made by Mr. Guinosso, seconded by Mr. Wilson. All ayes followed.

PENDING BUSINESS

Ms. Bergman followed up on the plans for the gas station on 9th Street which is located on the gateway to Ocean City. Solicitor, Ms. McCrossen noted that two appraisals have been received and we are working on obtaining a third appraisal; she will keep everyone informed as the appraisal process moves forward.

Mr. Hartzell expressed his sympathy and sorrow for the passing of Frank Pileggi, Sr. who he said was good man and a good friend. He hopes that everyone keeps the Pileggi family in their prayers.

NEW BUSINESS

Mr. Guinosso discussed Ordinance #16-03 and he also referenced Ordinance #13-19. He would like to know why they have differences regarding lot sizes and depth sizes. Also, between 58th and 59th Street on Central Avenue the shingles on the roof of the bathroom facilities are starting to come off due to the wind.

Mr. DeVlieger commented on the success of the Skate Park as well as Steve Beseris who is great mentor for the kids who skate there.

CITIZEN COMMENT

Justin Flood – 22 Arkansas Avenue - Mr. Flood commented on coastal cottages saying that 8 out of the 12 have been sold. He also expressed his concern about Ordinance #16-03.

Helen McSweeny – 408 Central Avenue – Ms. McSweeny commented that the budget for 2016 seems to be solid. Also, she expressed her concerns about the flooding issues and offered some suggestions relative to storm water distribution as well as composting.

Dale Braun – 326 West Avenue - Mr. Braun referenced an ordinance that is in place in Gloucester Township having to do with the growth of bamboo.

John Loeper – 401 Wesley Avenue – Mr. Loeper spoke briefly about the island that we live on in Ocean City and he said that it is important that we take care of it.

Mr. Hartzell asked for a motion to adjourn. Motion moved by Mr. DeVlieger, seconded by Mr. McClellan. All ayes followed. Meeting adjourned at 9:38 pm.



Melissa G. Bovera, City Clerk