

# MAYOR AND COUNCIL

## MINUTES

MARCH 3, 2020

6:00 PM

Mayor Mark Walsifer, Council President Thomas Brennan, Councilman James McCracken, Councilman Thomas Carvelli, Councilwoman Patricia Wann, Borough Attorney Jerry Dasti, Business Administrator Edward Kirschenbaum and Borough Clerk April Claudio

Adequate notice of this meeting has been provided to The Coast Star, the official newspaper of the Borough of Belmar, and the Asbury Park Press on December 4, 2019 and notice of this meeting was prominently posted on the bulletin board of the Municipal Building and filed with the Clerk of the Borough of Belmar.

### **PLEDGE OF ALLEGIANCE**

**MOMENT OF SILENCE:** Our troops and their families

### **WORKSHOP DISCUSSION:**

Lex Blum from Park Mobile gave a PowerPoint presentation on the new parking system for the Beach. The plan is to remove the parking kiosks and require people to pay via Park Mobile which is an App on your phone.

Bob Allison, Auditor, gave a presentation on the water/sewer utility from 2017-2020. Expenses have grown but revenues have not. Most of the expenses are driven by SMRSA, sewer treatment costs, pension and social security costs, capital improvements, and debt service. This year's budget has a deficit of \$265,843 which the State will not approve. Proposing to increase rates. Ninety percent of the users would see a 15% increase. The last 15% increase was six years ago. Mr. Kirschenbaum explained we are looking at all revenues and changing procedures to ensure we are being proactive. The beaches will be metered so we get a more accurate usage. Apartments and condos that cannot meter individual units will get a charge of \$50 per a unit per a quarter above and beyond the initial minimum fee and actual usage charges.

**PETITIONS:** None

### **APPROVAL OF MINUTES:**

Mayor Walsifer made a motion to approve the minutes of the February 18, 2020 meeting, which was seconded by Councilman Brennan and approved by the following vote:

AYES: Wann, Brennan, Walsifer, McCracken and Carvelli

Councilwoman Wann made a motion to approve the minutes of the February 24, 2020 meeting, which was seconded by Councilman McCracken and approved by the following vote:

AYES: Wann, McCracken and Walsifer

ABSTAIN: Brennan and Carvelli

### **REPORTS OF COUNCIL:**

Councilman Carvelli: No report

Councilman McCracken: Belmar Housing Authority met last night. They are at full occupancy. The roof is leaking and are seeking an engineering firm to work on replacement. New lighting was put up around the property. Shade Tree Commission is putting together new policies and procedures. Also review the ordinance and working on education outreach. We are reviewing the recycling ordinance for amendments. Evaluating the movies on the beach. We are trying to find a way to have them without a cost to the taxpayers.

Councilwoman Wann: Thanked John Sabia for filming the parade. Thanked Councilman Brennan for bringing everyone beads for Mardi Gras. The ADA Committee is having a reorganization meeting this Thursday. Next week the Parks and Recreation Committee will start meeting again. Summer Camp registration will be on March 23<sup>rd</sup> and March 24<sup>th</sup>.

Councilman Brennan: Police, DPW, and everyone from the Borough did a great job during the St. Patrick's Day Parade. There has been concern from residents about the car rallies. We are monitoring the site so we are aware when these events are organized. Numerous citations were given out. Asked if we could use our special event ordinance as a way to stop this. Hopes that the people organizing these events will eventually stop coming.

Mayor Walsifer: Police and DPW did a great job with the parade. This Sunday is our Dine and Discover event.

**PUBLIC SESSION:** Public Session on resolutions only on the Agenda. We will continue to have a Public Session at the end of this meeting.

Mark Levis, 904 13<sup>th</sup> Avenue, voiced his objections to Resolution 2020-75. Felt their proposal had some issues that are fairytales. Believes the ferry will be hard to get. The cars utilizing the underground parking spaces will have to park somewhere else when there is flooding.

Mayor Walsifer stated this resolution is to see if the developer is serious about moving forward, obtaining contracts with the other properties, and making sure all the studies get done. There will be a lot of discussions on the actual plan and the plans will change throughout the process.

Gerald Buccafusco, 5<sup>th</sup> Avenue, stated he reviewed the RFP and compared it to DOBCO's proposal. Their proposal doesn't comply with the Seaport Redevelopment plan. Felt the Borough property and streets are worth more than the value listed in the proposal. He questioned some wording in the resolution and asked for clarification. Mr. Dasti stated the resolution was revised. Mr. Buccafusco felt we are moving too fast. Suggested we readvertise it see if we get any other proposals.

Councilman McCracken stated this resolution is not an endorsement of the proposal.

Councilman Brennan stated we will pick who does all of the studies, but the developer is the one paying for it.

Tom Volker, 527 8<sup>th</sup> Avenue, asked if the developer jumps over all of the hurdles and this looks like a viable project do we need to seek additional bids. Mr. Dasti replied no.

Cheri Russo, Briarwood Road, expressed concerns about the Mayor and Council voting on redevelopment projects based on the Pay to Play ordinance. She felt Councilwoman Wann, Councilman McCracken and Councilman Carvelli are in violation of the ordinance based on campaign contributions received.

Councilman Brennan made a motion to close the public session, which was seconded by Mayor Walsifer and approved unanimously.

**CONSENT AGENDA - RESOLUTIONS:**

All matters listed in the Consent Agenda are considered to be routine by the Borough Council and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

Councilman Brennan offered the following resolutions for adoption:

Councilman McCracken stated Resoluion 2020-73 and Ordinance 2020-13 are back on the agenda, which were done at the Special Meeting on February 24<sup>th</sup>. He added Ms. Claudio and Mr. Dasti felt the meeting was held according to the law but a concern was raised by a resident. Mayor Walsifer felt it was safer to just redo them then to battle it in court. Councilman McCracken was pleased to see more vendors being added to the Taylor Pavilion list. He was pleased to see Resolution 2020-76 on the agenda. Also pleased to see the Cops n Shop grant is being received again.

Councilwoman Wann stated we are going to be careful on the redevelopment project. This is just the beginning but we are going to go slow.

**No. 2020-73 RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, APPOINTING BRINKERHOFF ENVIRONMENTAL SERVICES FOR ENVIRONMENTAL CONSULTING SERVICES FOR THE BOROUGH OF BELMAR**

**No. 2020-74 RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, APPOINTING AND SELECTING VENDORS IN CONJUNCTION WITH UTILIZATION OF THE TAYLOR PAVILION**

**No. 2020-75 RESOLUTION OF THE BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, DESIGNATING AS A CONDITIONAL DEVELOPER DOBCO, INC., FOR THE PROPOSED REDEVELOPMENT OF THE BELMAR MUNICIPAL BUILDING AND PARKING LOT, AND ADJOINING PROPERTIES**

**No. 2020-76 RESOLUTION SUPPORTING STIGMA-FREE COMMUNITIES IN MONMOUTH COUNTY**

**No. 2020-77 RESOLUTION AUTHORIZING REFUNDS**

**No. 2020-78 RESOLUTION AUTHORIZING THE ACCEPTANCE OF THE COPS IN SHOPS  
SUMMER SHORE INITIATIVE 2020 GRANT #AL-20-45-05-03 AWARD**

**No. 2020-79 RESOLUTION AUTHORIZING PAYMENT OF BILLS**

Seconded by Councilwoman Wann and approved by the following vote:

AYES: Wann, Brennan, Walsifer, McCracken and Carvelli

**CONSENT AGENDA - ORDINANCES:** *First Reading & Introduction*

Mayor Walsifer offered the following ordinances for first reading and introduction:

**ORDINANCE NO. 2020-16**

**ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 19 OF THE BOROUGH CODE ENTITLED "TRAFFIC", IN PARTICULAR SECTION 19-12 (PARKING TIME LIMITED ON CERTAIN STREETS)**

**ORDINANCE NO. 2020-15**

**ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER XXIX AND ORDINANCE 2020-01, IN PARTICULAR SECTION 29-2.4 – TAPPING AND RETAPPING OF MAINS**

**ORDINANCE 2020-14**

**ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER XIX (TRAFFIC) OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF BELMAR, SECTIONS 19-46 HANDICAPPED PARKING SPACES**

**ORDINANCE NO. 2020-13**

**ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER 29 OF THE BOROUGH CODE ENTITLED "WATER/SEWER RATES"**

Seconded by Councilman Brennan and approved by the following vote:

AYES: Wann, Brennan, Walsifer, McCracken and Carvelli

**PUBLIC SESSION:**

Gerald Buccafusco, 5<sup>th</sup> Avenue, wants more information from the Mayor and Council. Felt there should have been more information released on the RFP's. The residents don't see the behind scenes that goes on. Would like to see more things posted on the website.

Councilman McCracken stated we have a colossal mess we are working on and different things take time to gather all of the facts and then when we have them we present them to the public and act on them quickly.

Cy Reitmayer, 5<sup>th</sup> Avenue, stated we haven't seen official plans and engineering drawings for the redevelopment project. Mayor Walsifer reiterated the purpose of Resolution 2020-75.

Linda Sharkus, 4<sup>th</sup> Avenue, asked about Community Policing. Councilwoman Wann stated they will be meeting soon. Ms. Sharkus stated there may be potential redevelopment on Route 35. Mayor Walsifer stated we haven't seen any plans yet. She was concerned about too much redevelopment on the North end of town and not enough on the South end.

Mark Pheiffer, 5<sup>th</sup> Avenue, was happy there is not a five minute time limit on people speaking. The Park Mobile system works great in Asbury. Asked if we could get a proposal to do it in the marina. Mayor Walsifer stated we are looking into it. The system requires no hardware so we can add paid parking areas wherever.

Brett Lomas, 9<sup>th</sup> Avenue, was concerned about walk/don't walk signals north of 9<sup>th</sup> Avenue. Mr. Kirschenbaum stated we have met with DOT to address 8<sup>th</sup> and 7<sup>th</sup> Avenues.

Councilwoman Wann made a motion to close the public session and adjourn the meeting, which was seconded by Councilman Brennan and approved unanimously.

Respectively submitted,

April Claudio  
Municipal Clerk