



BOROUGH OF OCEANPORT

MAYOR & COUNCIL

MINUTES • APRIL 1, 2021

Workshop

REMOTE/VIRTUAL

7:00 PM

Clement V. Sommers Municipal Building, 910 Oceanport Way, Oceanport, NJ 07757

- I. **Meeting Called to Order:** Council President O'Brien called the meeting to order at 7:07 PM
- II. **Statement of Compliance with Open Public Meetings Act:** This meeting complies with the Open Public Meetings Act by adequate and electronic notification on January 13, 2021 of this virtual/remote meeting and its location, date and time to the Asbury Park Press and Two River Times and by the posting of same on the municipal bulletin board and Borough's Web Site. Council President O'Brien then read the virtual/remote meeting advisory advising the public how to attend and participate during public portions of the meeting.
- III. **Flag Salute:** Mayor Coffey led attendees and members of the Council in the flag salute.
- IV. **Invocation:** Borough Chaplain Stacy Deerin gave the invocation
- V. **Roll Call:**

Attendee Name	Title	Status	Arrived
Jay Coffey	Mayor	Remote	7:08 PM
William Deerin	Councilman	Remote	
Richard Gallo	Councilman	Remote	
Bryan Keeshen	Councilman	Absent	
Michael O'Brien	Councilman	Remote	
Thomas Tvrdik	Councilman	Remote	
Meghan Walker	Councilwoman	Absent	
Jeanne Smith	Borough Clerk	Present	
Scott Arnette	Board Attorney	Remote	
Catherine D. LaPorta	Chief Financial Officer	Remote	

VI. **Resolutions:**

#2021-81 Resolution authorizing payment of BILL LIST 04-01-2021

RESULT: ADOPTED [UNANIMOUS]
MOVER: Michael O'Brien, Councilman
SECONDER: Thomas Tvrdik, Councilman
AYES: Deerin, Gallo, O'Brien, Tvrdik
ABSENT: Keeshen, Walker

#2021-82 Resolution promoting Milton Zarate to full time laborer for the Public Works Dept

RESULT: ADOPTED [UNANIMOUS]
MOVER: Richard Gallo, Councilman
SECONDER: Michael O'Brien, Councilman
AYES: Deerin, Gallo, O'Brien, Tvrdik
ABSENT: Keeshen, Walker

VII. **FIRST READING ORDINANCE:**

1. An Ordinance to Amend the Salary Ordinance

Councilman Tvrdik next called for the introduction of "**AN ORDINANCE OF THE BOROUGH OF OCEANPORT, COUNTY OF MONMOUTH, STATE OF NEW JERSEY SETTING THE SALARY RANGES OF CERTAIN BOROUGH OFFICERS AND BOROUGH EMPLOYEES AND TO ESTABLISH A NEW RANGE FOR THE TAX COLLECTOR AS A FULL TIME POSITION**" and then asked the Clerk to read the proposed ordinance by title only, after which Councilman Tvrdik moved to approve the Ordinance upon first reading and to hold the public hearing on the proposed ordinance at the Council meeting of April 15, 2021 and to advertise same in accordance with the law, which was seconded by Councilman O'Brien.

RESULT:	APPROVED OF FIRST READING [UNANIMOUS]	Next: 4/15/2021 7:00 PM
MOVER:	Thomas Tvrdik, Councilman	
SECONDER:	Michael O'Brien, Councilman	
AYES:	Deerin, Gallo, O'Brien, Tvrdik	
ABSENT:	Keeshen, Walker	

- VIII. Administrator's Report:** Ms. Phelps was not able to attend and submitted a report that was read by Ms. LaPorta updating the Governing Body on items including reimbursement request for costs related to Storm Isaias and potential for 75% reimbursement; status of the Borough's portion of sports wagering tax for 2020 which had not yet been determined; resolutions for fire prevention accounts submitted to DCA with minimal comments to amend language prior to action at the next meeting.

Ms. LaPorta reported that they were preparing to introduce the budget at the next meeting, documentation to be distributed.

IX. Clerk's Report:

4/15 Regular Meeting Items:

1. Resolution authorizing execution of an MOU with NJ Motor Vehicle Commission - *Added*
2. Resolution authorizing Tax Sale Redemption #18-00004
4. Resolution creating a special municipal trust for dedicated penalties
5. Resolution creating a dedication by rider for dedicated penalties
6. Mayor & Council - Regular Meeting - Jan 21, 2021 7:00 PM
7. Mayor & Council - Regular Meeting - Feb 18, 2021 7:00 PM

Ms. Smith summarized the regular meeting items, asked for questions or corrections and with none, all items were moved forward to the regular meeting for action.

X. Discussion Items:

1. Fort Monmouth Plan Amendment #17 – Mayor Coffey advised that the amendment pertained to a parcel in Eatontown; Ms. Smith reported that comments of no concern were received back from Police, OEM and Fire Marshal. It was decided that no official response was necessary.
2. An Ordinance Establishing Chapter 245 "Housing" – Mayor Coffey discussed changes moving forward to the process for issuing of certificates of occupancy, the two approaches – Life, Safety or Uniform Code; move would be to simply if the process and put together an ordinance that mirrors that of surrounding towns such as West Long Branch and Monmouth Beach; it impacts owner's ability to sell houses and marketability if its more difficult to get a CO in Oceanport and given what's happened with COVID this is something that would assist homeowners and even the building department; there have been difficulties in the past and he will meet with Mr. Johnson to discuss this is how the Council wishes to move. Councilman Tvrdik commented that he recently received a CO for a client that said it expires in 90 days and the Borough is issuing self-certified COs for houses that aren't being inspected and questioned what was being done with them, are they TCOs? Mayor responded that if there's a 90 day limit they are essentially a TCO and the governing body needs to decide how they want to approach the process. A number of municipalities do self-certification exclusively and is simplified. He believes it's the intent of Oceanport's Construction Official to go back and revisit all those COs that were issued during COVID but his discussions with other towns are they are not going about

it that way. Councilman Tvrdik added that escrows were being held for a year now that need to be released. He will meet with the Construction Official for the details and have something drafted for the Council.

3. Ithaca Avenue Right of Way, Borough Engineer – William White, Borough Engineer, advised of a situation with the terminus of Ithaca Avenue, historical case with Planning Board and court decision to permit property owner to construct portion of roadway to house; subsequently received NJDEP approval to use asphalt instead of gravel; Mr. White's recommendation is to include that portion of the roadway in with the current road program scope of work to bring roadway to Borough standards to which there were no objections.
4. Resolution awarding contract to Colliers Engineering (Maser) - Pickle Ball Courts - *Added* Councilman Deerin stated that they were looking to proceed with the bid for the pickle ball court project. Ms. Smith added that the Borough Engineer had submitted a proposal to prepare the bid specifications and bidding services for the project and this item would approve that contract. Councilman O'Brien requested if possible to incorporate adding a concrete wall up on the northern side of the courts for soccer, lacrosse or tennis players to hit ball against to warm up, may assist with some of the pickle ball noise for the neighbors. Mr. White stated they could do that. This item was moved forward to the regular meeting with no objections.
5. Class II SLEO Vacancies - *Added* Councilman Tvrdik, member of Public Safety Committee, discussed the recommendation to pursue hiring of Class II officers to assist with workloads and overtime; addressing speeding issues; department has typically filled two (2) Class II positions which were currently vacant. No objections.

- XI. Mayor's Report:** Mayor Coffey reported that Channel 28 was not available that night due to electricity to servers at Maple Place School due to rehabilitation project; by next month Verizon will be set up from our municipal building and a different educational channel will be dropped at the school; courtroom looks great and nearly complete; IT and AV work pending and being coordinated with the court and will include camera equipment.

Mayor Coffey expressed collective condolences to Councilman Gallo on the passing of his Dad.

Mayor Coffey reported that he had spoken with County representatives about placing the recycling center in front of the homeless shelter and would be sending a letter this week; would provide security and a system that provides an access card for residents to use the facility so non-residents cannot access. Mayor Coffey reported meeting with staff to discuss re-opening of building now that people are getting vaccinated, steps being taken to implement COVID protocols including temperature taking, contact tracing, etc. The Easter Hop event went well with more than 100 cars participating with a lot of donations received for the food bank. Great job by the Recreation Committee.

- XII. Petitions from the Public:** Mayor Coffey opened the meeting to the public and provided the participation information.

Dan Pelz, representing neighbors of the south comanche neighborhood and petitioned the Council to install 2 additional stop signs at the intersection of Werah and Itaska to make it a 4-way stop as children cross their regularly and people speed through there and offered to contribute the cost of the sign purchase. Mayor Coffey responded the town would take care of that but the approval of the stop signs had to come from the NJDOT. Councilman Tvrdik added that he lives in the neighborhood and the conditions are really bad and agrees something needs to be done.

Mark Patterson, 40 Itaska Place, added his agreement to the conditions in that neighborhood are bad and the accommodation of additional stop signs would assist with the speeding issues in the area.

As there was no one else from the public, Mayor Coffey closed that portion of the meeting.

- XIII. Adjournment:** As there was no further business, the meeting was adjourned at 8:24 PM on a motion by Councilman O'Brien, seconded by Councilman Tvrdik and approved by Council.

Respectfully submitted,

Jeanne Smith
BOROUGH CLERK