

REGULAR MEETING MINUTES

Oceanport, New Jersey
March 1, 2001

- REGULAR MEETING:** The Regular Meeting of the Oceanport Mayor and Council was called to order on March 1, 2001 at 8:00 P.M.
- MEMBERS PRESENT:** Councilpersons Apruzzi, Gatta, Lyons, Wolfe, McGann, Silkworth and Mayor Gemma.
- OFFICIALS PRESENT:** Borough Clerk, Patricia L. Varca and Borough Attorney, Francis A. Margalotti.
- INVOCATION:** Borough Chaplain Berry gave the invocation.
- PLEDGE OF ALLEGIANCE:** Mayor Gemma led the audience and members of the Council in the flag salute.

As copies of the minutes from the regular meeting held on February 12, 2001 had been made available to the members of the Governing Body, Councilman Wolfe moved to waive the reading of same and approve the minutes as presented by the Borough Clerk. It was seconded by Councilwoman Silkworth and approved by Council, with the exception of Councilman Lyons who abstained from voting since he was not present at this meeting.

Mayor Gemma then asked John Connor of the Oceanport First Aid Squad to come forward since the Squad had several awards to present this evening.

Mr. Connor stated tonight he was presenting the John Hauser Award to the First Aider of the Year for 2000, which encompasses training, call responses, fund raising efforts, etc. and commented that the award for 2000 is being presented to Linda Fujimoto and the Council extended their congratulations to her upon receiving this award.

Mr. Connor then stated that each year an award has been given to the First Aider who has responded to the most calls, but it never had an actual name and at their meeting, he suggested that this award be named the Edwin "Pop" Ryan Award and he was pleased to present this to Ed Ryan, who responded 359 calls and presented him with the award for 2000.

Councilwoman Gatta explained that following up on what John Connor said, she wanted to point out that the Squad received 424 calls during 2000 and Ed responded to 359, which is 85% of the calls received. Also honored for responding to 300 calls last year, which equals 80% response were John Connor, Ed Ryan, Jane Ciani, Linda Fujimoto and Joe Lombardo.

John Connor stated that any First Aider who responds to 200 calls or more deserves to be recognized and commended Alan Johnson for his efforts. He also explained that although the Squad received more calls then responded to, there were a lot of mutual aid calls to other towns and although they were ready to roll when the calls were received, if the other town was able to get a crew together, the call is cancelled.

Councilwoman Gatta reported that our Squad received 96 mutual aid calls from other towns during 2000 and responded to 82 of those requests, which is a large number for our volunteers along with the emergency calls in our own town.

CLERK'S REPORTS:

1. Raffle license application made by the Lions Club of Oceanport, 50/50 on premise cash raffles, to be held on May 22, 23, 24, 25, 26 and 27, 2001.

The Clerk advised that the paperwork was found to be in order, after which Councilman Wolfe moved to approve the raffle application. It was seconded by Councilman McGann and unanimously approved by Council.

COMMITTEES:

COUNCILMAN APRUZZI: Councilman Apruzzi advised that on February 16th Chief Bebout received a letter from Sgt. Thomas Hendley advising of his intention to retire from the Oceanport Police Department after 26 years of service, effective May 1, 2001. He wished Sgt. Hendley all the best in his retirement and he will be missed.

COUNCILWOMAN GATTA: Councilwoman Gatta moved to authorize the Monmouth County Mosquito Commission to continue their aerial surveillance and treatment program, which will begin on or about March 15, 2001. It was seconded by Councilman McGann and unanimously approved by Council.

Councilwoman Gatta announced that the annual Health Screening will be held on Saturday, April 7, 2001 at the First Aid Squad Building and this will be done with the cooperation of Riverview Hospital. She also advised that the pre-registration, which is required, will be held on Thursday, March 29 at Borough Hall and letters will be going out to all the residents shortly.

Councilwoman Gatta stated that on Monday, she and the Mayor attended the DARE graduation where 95 fifth graders completed the DARE Program and she commended both Sgt. Tagerty and Patrolman Barcus for their efforts in putting on this program for our youth.

Councilwoman Gatta also commented that on Wednesday, March 14 the Coastal Alliance will be meeting at Maple Place School at 6 p.m., and she explained that this Alliance is made up of West Long Branch, Long Branch and Oceanport.

COUNCILMAN LYONS: No Report.

COUNCILMAN WOLFE: Councilman Wolfe asked the Clerk to read resolution **R-01-30** amending the 2001 temporary budget, after which he moved to approve same. It was seconded by Councilman McGann and unanimously approved by Council.

Councilman Wolfe asked the Clerk to read resolution **R-01-31** adding three items of revenue to the 2001 municipal budget by rider, after which he moved to approve same. It was seconded by Councilwoman Gatta and unanimously approved by Council.

Councilman Wolfe asked the Clerk to read resolution **R-01-32** authorizing the refund of an overpayment of property taxes for Block 92, Lot 2, after which he moved to approve same. It was seconded by Councilman McGann and unanimously approved by Council.

Councilman Wolfe then asked the Clerk to read resolution **R-01-33** waiving the building permit fees for the County property known as Block 127, Lot 6, Building 1502 regarding the installation of a gas line at the Wolfhill Farm after which he moved to approve same. It was seconded by Councilwoman Silkworth and unanimously approved by Council.

COUNCILMAN MCGANN: Councilman McGann called for the second reading and public hearing of an ordinance establishing the open space trust fund and he asked the Clerk to read the Affidavit of Publication and the proposed ordinance by title only, as follows: **AN ORDINANCE ESTABLISHING THE OPEN SPACE DEDICATED TRUST FUND AND ASSIGNING VARIOUS POWERS AND DUTIES TO THE PLANNING BOARD OF THE BOROUGH OF OCEANPORT, COUNTY OF MONMOUTH AND STATE OF NEW JERSEY IN CONNECTION WITH THE ADMINISTRATION THEREOF.**

Councilman McGann explained that the adoption of this ordinance will allow the Borough to use the one-cent tax, which by referendum, 70% of the voters of this town approved, for the purchase of open space and also to apply to Green Acres for grants and loans for this purpose. He also pointed out that with this type of ordinance in place, we are able to apply for grants up 50% rather than the normal 25% amount.

Mayor Gemma opened the meeting to the public for any comments on this subject only.

Mr. Mike Caffyn, Sr., 5 Wolfhill Avenue stated that there is nothing written which states that we have to purchase property in the Borough, to which Councilman McGann responded that the Borough is planning to purchase the land owned by the NJ Sports & Exposition Authority located on Port-au-Peck Avenue and commonly known as the "soccer fields" and we have made application to the DEP/Green Acres for funding for this acquisition, following public hearings by both our Planning Board in amending our Master Plan and by the Governing Body.

Mr. Caffyn had other questions related to this purchase, to which Mayor Gemma requested he address during the public portion of the meeting since this ordinance is merely establishing the trust fund for the open space tax, which is already in place, to which Mr. Caffyn agreed.

As no one else from the public wished to be heard on this matter Councilman McGann moved to close the public portion. It was seconded by Councilwoman Gatta and unanimously approved by Council.

Councilman McGann moved to adopt this ordinance on second and final reading and to advertise same in accordance with law. It was seconded by Councilman Wolfe.

The Clerk called the roll:

AYES:	Councilpersons Apruzzi, Gatta, Lyons, Wolfe, McGann and Silkworth.
NAYS:	None.
ABSENT:	None.
ABSTAIN:	None.

COUNCILWOMAN SILKWORTH: Councilwoman Silkworth reported that Architect, Eric Wagner, who performed the Borough's feasibility study, is working on a price quote to draw up the specifications for the repair/replacement of roofs on several different Borough buildings and depending on how the quotes come in after bidding them out, we will determine which roofs will be done, since we have a limit on how much money we can spend on this project. She also advised that the specifications will also include the façade and parapet on the Public Works garage, which is in need of repair as well.

Councilwoman Silkworth advised that A.J. Perri has received the equipment for the air conditioning/heating replacement at the Port-au-Peck Fire House and will begin work on Monday and with regard to the generator, half the parts have come in and the contractor is awaiting arrival of the balance in order to complete the work and once the parts are received and installed, the generator will be finally up and running.

MAYOR GEMMA: Mayor Gemma congratulated all of the First Aid volunteers who were honored this evening as well as to all the DARE graduates. He also commended both Sgt. Tagerty and Patrolman Barcus on their efforts in presenting this program to our 5th graders.

Mayor Gemma reported that the public hearing on the 2001 municipal budget is scheduled to be held on Monday, March 12, 2001 at 7:00 p.m.

Mayor Gemma advised that the Borough has made application to the Department of Environmental Protection to use Green Acres funds made up of both grants and loans to purchase the property known as the "soccer fields" and presently owned by the NJ Sports & Exposition Authority. He continued that a portion of this property will remain under the ownership of the Sports & Exposition Authority along East Main Street and the plans being proposed by the Authority are to use this as a retail area, which is in line with the Borough's zoning of the Village Center in that location and across the street where the bank presently is located would remain under the Authority's ownership for future development, possibly age restricted housing, but that is not definite at this time.

Mayor Gemma informed the audience that the track had appraisals done and the Borough had independent appraisals done and the number for this property is around \$2 million and our application has been approved and if the funding comes through it would be \$1.5 million in grant funds and \$1.5 million in a low cost loan, since we are including some maintenance costs in the application, which is allowable. He continued that the open space tax we have collected last year and this year, will be ample to pay off the debt as well as allow some money for some improvements to the property and maintenance costs. He also commented that the loss in tax dollars from the purchase of this property will be offset when the bank property is developed, but at this time, there are no specific plans.

Mayor Gemma then opened the meeting to the public for any comments or questions they might wish to make.

PETITIONS FROM THE PUBLIC:

Mr. Mike Caffyn, Sr., 5 Wolfhill Ave. stated after reading the article in the Atlanticville about the Borough purchasing this property, wanted to say that he was against this idea, since as a member of the Zoning Board some time ago when this property was re-zoned, the intention was to use it for

commercial use and not as soccer fields, which are going to be a burden on the taxpayers of this community.

Mr. Caffyn commented that the Borough had already purchased land on Horseneck Point as open space which is right on the river and now by purchasing this land which should be a commercial use, the Council is forcing its residents to move out because they can't afford the taxes.

Councilman McGann explained to Mr. Caffyn that the Council is looking toward the future with regard to trying to have as much open space as possible for everyone to enjoy and this area will not only be for soccer fields, but may have other uses for our future generations to use.

Mr. Caffyn reiterated his objections to this purchase of the soccer fields, which are going to be used by people outside of the Borough and what is known as traveling teams and he did not think this was the best use for the property and felt that the Council was making a mistake.

Mayor Gemma stated that the Council held public hearings, received input from our Planning Board and we feel that we are doing what is best for the Borough without impacting the taxpayers and just wanted to explain to Mr. Caffyn why the Council was doing this, although he realizes that he is not in agreement with our thinking.

Mr. Stu Briskey, 43 Manitto Place commented that he felt the Mayor and Council were doing a good job on purchasing this property for the Borough under the open space program.

Mr. Briskey asked Councilwoman Silkworth if the contractor, A.J. Perri, had any idea of when the heat/air conditioning system would be completed, to which she advised it should be within two weeks of the start of the job.

Mr. Briskey also questioned why certain 1999 purchase orders were still open and felt that Councilman Wolfe should send a letter of apology to both the vendor and the Fire Department regarding this matter and his concern was that this is a vendor that the Department has used and now it is becoming somewhat embarrassing since these bills go on being unpaid.

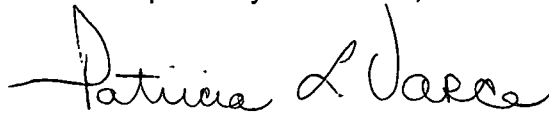
Councilman Lyons asked why the vendor was contacting Mr. Briskey directly rather than contacting the Accounts Payable Department at Borough Hall, to which Mr. Briskey's response was that they have not received any payment when they have called Borough Hall. It was agreed that Mr. Briskey would provide copies of the open purchase orders to Councilman Lyons and he would have the Chief Financial Officer review them.

As no one else from the public wished to be heard, Mayor Gemma closed the public portion of the meeting.

Councilman Wolfe moved to approve the vouchers on the Bill List dated March 1, 2001. It was seconded by Councilman Apruzzi and unanimously approved by Council. 2000 VOUCHERS PAID THIS MEETING \$1,408.10. TOTAL 2000 VOUCHERS \$1,408.10. 2001 VOUCHERS PAID \$133,015.61. 2001 VOUCHERS PAID THIS MEETING \$254,738.18. TOTAL 2001 VOUCHERS \$387,753.79. TOTAL RECREATION TRUST \$364.00. TOTAL DOG REGISTRY \$469.30. TOTAL TRUST \$962.00. TOTAL CAPITAL ACCOUNT \$10,483.25. (SEE BILL LIST)

At 8:45 p.m. Councilwoman Silkworth moved to adjourn this meeting until the next regular meeting scheduled to be held on March 12, 2001 at 7:00 P.M. It was seconded by Councilwoman Gatta and unanimously approved by Council.

Respectfully submitted,

A handwritten signature in cursive script, reading "Patricia L. Varca".

PATRICIA L. VARCA
BOROUGH CLERK