# BOROUGH OF OCEANPORT

**MAYOR & COUNCIL**

**MINUTES ● SEPTEMBER 15, 2022**

**Regular Meeting** | **Clement V. Sommers Municipal Building** | **7:00 PM**

**910 Oceanport Way, Oceanport, NJ 07757**

**I. Call to Order:** Mayor Coffey called the meeting to order at 7:02 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 5, 2022 of this 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.

**III. Flag Salute:** Mayor Coffey led attendees and the members of Council in the flag salute.

**IV. Roll Call:**

| Attendee Name | Title | Status |
|---|---|---|
| Jay Coffey | Mayor | Present |
| William Deerin | Councilman | Remote |
| Richard Gallo | Councilman | Absent |
| Bryan Keeshen | Councilman | Absent |
| Michael O'Brien | Councilman | Present |
| Thomas Tvrdik | Councilman | Present |
| Meghan Walker | Councilwoman | Present |
| Jeanne Smith | Borough Clerk | Present |
| Scott Arnette | Board Attorney | Present |
| Donna M. Phelps | Administrator | Present |
| Catherine D. LaPorta | Chief Financial Officer | Present |

**V. Administrators Report:** Ms. Phelps reported on items including bids for the tidal check valve project are being received on Sept. 29th with 6 requests for bid packages; time spent on the Old Wharf House improvements and extended an invitation for the ribbon cutting ceremony with the Seniors Club.

**VI. Clerk's Report:** Ms. Smith requested the addition of a resolution to the agenda to extend the appointment of the Acting Construction Official with no objections; advised of amendment to the salary resolution to change effective dates; no responses received for the Tax Assessor services RFP – being readvertised; provided updates concerning heath insurance rates with the release of the State Health Benefits Plan advisement of large increases, the Borough is not on any State plans so not impacted, participation continues with the Central Jersey Health Insurance Fund which anticipates an average increase of about 4%; reported on additional changes forthcoming to cyber-security requirements for JIF coverage which will now belong to its own fund under the CJHIF, the Borough is in good shape having implemented all 3 tiers for this year's program but there will be changes for 2023. She reviewed resolutions for action since the Workshop with no questions or objections.

**VII. Consent Agenda:**

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| **#2022-184** | 1. | Resolution authorizing payment of BILL LIST 09-15-2022 |
| **#2022-185** | 2. | Resolution authorizing refund of overpayment - Block 110.02, Lot 23 |
| **#2022-186** | 3. | Resolution authorizing refund of overpayment - Block 117, Lot 27.173 |
| **#2022-187** | 4. | Resolution authorizing waiver of Street Opening Moratorium for 71 Bridgewaters Drive |
| **#2022-188** | 5. | Resolution awarding contract to Groff Tractor for 2022 equipment services |
| **#2022-189** | 6. | Resolution approving Special Event Permit for Residents of Horicon Ave for a Block Party |
| **#2022-190** | 7. | Resolution authorizing purchase of fire dept equipment through State Contract |
| **#2022-191** | 8. | Resolution authorizing Change Order #1 to FieldTurf USA. Contract |
| **#2022-192** | 9. | Resolution supporting legislation to address increase in car thefts |
| **#2022-193** | 10. | Resolution authorizing MOU with FEMA for Direct Techncial Assistance |
| **#2022-194** | 11. | Resolution approving renewal of agreement with Central Jersey Health Insurance Fund |
| **#2022-195** | 12. | Resolution authorizing purchase of 2 vehicles for Police Dept through State Contract |
| **#2022-196** | 13. | Resolution amending 2022 Salary Resolution for UCC subcodes and court employees |

**#2022-197** 14. Resolution awarding a window contract to Amazon for 2022 goods and services
**#2022-198** 15. Resolution to amend 2022 budget for Corona Virus State Aid
**#2022-199** 16. Resolution authorizing Shared Service with Monmouth Beach for use of vehicle by Fire Official

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

## VIII. Minutes:

1. Mayor & Council - Workshop - Jun 2, 2022 7:00 PM

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| **RESULT:** | **ACCEPTED [UNANIMOUS]** |
| **MOVER:** | Thomas Tvrdik, Councilman |
| **SECONDER:** | Meghan Walker, Councilwoman |
| **AYES:** | Deerin, O'Brien, Tvrdik, Walker |
| **ABSENT:** | Gallo, Keeshen |

2. Mayor & Council - Regular Meeting - Aug 18, 2022 7:30 PM

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| **RESULT:** | **ACCEPTED [UNANIMOUS]** |
| **MOVER:** | Meghan Walker, Councilwoman |
| **SECONDER:** | Thomas Tvrdik, Councilman |
| **AYES:** | Deerin, O'Brien, Tvrdik, Walker |
| **ABSENT:** | Gallo, Keeshen |

## IX. Resolutions:

**#2022-200** Resolution confirming Mayor's appointment of Acting Construction Official – read in full

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

## X. Second Reading & Public Hearing Ordinances:

**#1059** An Ordinance Amending Chapter 204 "Fees" Regarding Zoning Applications and Facility Use Fees

Councilman Tvrdik called for the 2nd reading and Public Hearing of an ordinance adopting a Redevelopment Plan and asked the Clerk to read the affidavit of publication of the proposed ordinance by title only "**AN ORDINANCE OF THE BOROUGH OF OCEANPORT, COUNTY OF MONMOUTH AND STATE OF NEW JERSEY AMENDING CHAPTER 204 OF THE CODE OF THE BOROUGH OF OCEANPORT, ENTITLED "FEES" FOR THE INCREASE IN FEES FOR A ZONING PERMIT APPLICATION**" was published one time in the Two River Times on August 25, 2022.

PUBLIC HEARING: Mayor Coffey opened the meeting for public comment for this ordinance. As no one from the public presented to be heard, the public hearing was closed on a motion by Councilman Deerin and seconded by Councilman O'Brien.

Councilman Tvrdik made a motion to adopt the ordinance and advertise in accordance with law, which was seconded by Councilman O'Brien.

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

**#1060** An Ordinance Amending Chapter 103 "Construction Code, Uniform" Fees

Councilman Tvrdik called for the 2nd reading and Public Hearing of an ordinance adopting a Redevelopment Plan and asked the Clerk to read the affidavit of publication of the proposed ordinance by title only "**AN ORDINANCE OF THE BOROUGH OF OCEANPORT, COUNTY OF MONMOUTH AND STATE OF NEW JERSEY AMENDING CHAPTER 170 OF THE CODE OF THE BOROUGH OF OCEANPORT, ENTITLED "CONSTRUCTION CODE, UNIFORM" FOR THE SETTING OF A FEE FOR A UCC POOL BARRIER CODE PERMIT**" was published one time in the Two River Times on August 25, 2022.

**PUBLIC HEARING**: Mayor Coffey opened the meeting for public comment for this ordinance. As no one from the public presented to be heard, the public hearing was closed on a motion by Councilman Deerin and seconded by Councilman O'Brien.

Councilman Tvrdik made a motion to adopt the ordinance and advertise in accordance with law, which was seconded by Councilman O'Brien.

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

**#1061** Ordinance establishing Facility Use Fees for Turf Fields

Councilman Tvrdik called for the 2nd reading and Public Hearing of an ordinance adopting a Redevelopment Plan and asked the Clerk to read the affidavit of publication of the proposed ordinance by title only "**AN ORDINANCE OF THE BOROUGH OF OCEANPORT AMENDING CHAPTER 279 "PARKS & RECREATION AREAS" AND CHAPTER 204 "FEES" OF THE CODE OF THE BOROUGH OF OCEANPORT TO PROVIDE FOR A SEPARATE FEE SCHEDULE FOR THE USE OF TURF FIELDS AT MARIA GATTA COMMUNITY PARK**." was published one time in the Two River Times on September 8, 2022.

**PUBLIC HEARING**: Mayor Coffey opened the meeting for public comment for this ordinance. As no one from the public presented to be heard, the public hearing was closed on a motion by Councilman O'Brien and seconded by Council President Walker.

Councilman Tvrdik made a motion to adopt the ordinance and advertise in accordance with law, which was seconded by Councilman O'Brien..

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

## XI. Committee Reports:

1. Councilman Deerin, Parks & Recreation – Phenomenal job on Summer's End, thanked Public Works for their efforts; excited and proud to see the turf fields being installed at Gatta Park; provided details for upcoming Movies in the Park.
2. Councilman Gallo, Public Works & Engineering - Absent
3. Councilman Keeshen, Public Safety - Absent
4. Councilman O'Brien, Finance & Administration – Echoed comments for Recreation and Public Works for job on Summer's End; wished a Happy Birthday to resident Ed Ryan who normally attends meetings; commented on progress at Maria Gatta Park and once completed will be a 1st class facility on an underutilized parcel in town; activity will be noticed, rehabilitated parking area for

safer access, increased activity will benefit the businesses downtown as well as Monmouth Park; commented on the decision to use the MCIA for its debt financing with a rate secured at 3.66% that will cover the bonding for Gatta and Community Center parks.

5. Councilman Tvrdik, Planning & Development – Also wished Ed Ryan a Happy Birthday; commented on the improvements to the Borough's parks which were underway and moving quickly; attended pre-con meeting for Myrtle Ave road project with contractor with work to begin once final materials have come in; anticipated start date end of September, early October with partial sections of the road to be closed; Fort Monmouth developments continue to progress, addressing resident concerns on construction.
6. Councilwoman Walker, Health & Human Services – Reported on items including school updates - New school year, back to school night, ribbing cutting for new media center at Wolf Hill School which is completed and being used; there would be no referendum on the this year's ballot for the Sea Bright withdrawal; library updates and programs; Environmental Commission is seeking alternates for those interested; congratulations on a successful Summer's End; invitation for governing body to have a trunk present at Rec's Trunk or Treat event to please let her know.

**XII. Mayor Coffey's Report:** Mayor Coffey advised of the upcoming opening of the Park Loft – a beautiful event space; historical committee continues to work on the book with the publisher; Happy Birthday to Ed Ryan; commented on the Sea Bright ballot issue which did not happen because of concerns from Atlantic Highlands.

**XIII. Petitions from the public:** Mayor Coffey opened the meeting to petitions from the public.

Frank Barricelli, Borough Historian, appeared with an update on the historical book, discussed costs and recommended donation amounts for hard cover and soft cover copies; promote old Perspective books at same time; also looking to use remaining funds to purchase two (2) display tables for the lobby that was lockable and tempered glass for the display of various historical items; additional historic items not suitable for space available would like to find homes for them with surrounding historical museums. He also noted that there were a number of photo albums and other documents that need to be stored. Ms. Smith commented that both she and Ms. Phelps had reviewed and presently there is no temperature controlled space for storage until the Council decides to move forward with creating the storage space behind the police department. Alternatively the Borough could rent a larger unit where there are Borough records stored due to lack of space. Additionally, there is a process for the disposal of items no longer needed for public use and requested that the Historical Committee provide a list of items with descriptions so the Clerk could list for a Workshop meeting.

Mr. Barricelli also commented that the book accomplished the original goal which was to assume the reader had no knowledge of Oceanport's history and provides map of neighborhoods and their history, municipal government information and local organizations. The book will be useful for new residents and businesses.

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

**XIV. Adjournment:** The meeting was adjourned at 7:38 PM on a motion by Councilman O'Brien, seconded by Councilwoman Walker and approved by Council.

Respectfully submitted,

Jeanne Smith
BOROUGH CLERK