



BOROUGH OF OCEANPORT

MAYOR & COUNCIL

MINUTES • JUNE 15, 2023

Workshop

Clement V. Sommers Municipal Building

7:00 PM

910 Oceanport Way, Oceanport, NJ 07757

- I. **Meeting Called to Order:** Mayor Coffey called the meeting to order at 7:00 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, 2023 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, Statement to the Public:** 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	Present
Richard Gallo	Councilman	Present
Bryan Keeshen	Councilman	Absent
Michael O'Brien	Councilman	Present
Keith Salnick	Councilman	Present
Thomas Tvrdik	Councilman	Present
Jeanne Smith	Borough Clerk	Present
Andrew Bayer	Board Attorney	Present
Donna M. Phelps	Administrator	Present
Catherine D. LaPorta	Chief Financial Officer	Present

- V. **Public Comment on Action Items Only:** Mayor Coffey opened the meeting to public comment on action items only. As no one from the public appeared, Mayor Coffey closed that portion of the meeting.

VI. **Action Items: None:**

- VII. **Clerk's Report:** Ms. Smith thanked everyone for all of their well wishes and for taking care of things while she was out.

Old Business:

- Discussion: Financial Agreement Negotiations - Block 110.13, Lot 1 & Block 110.14, Lot 1. Mayor Coffey provided a history of ongoing negotiations with a developer, intended for executive session, but now in open session because of a Council member's disclosure of executive matters on social media. Matthew Jessup, Redevelopment Attorney – Councilman O'Brien spoke in detail about the plan for the open space and the proposal that was received from the developer. Matthew Jessup, who is part of the Borough's redevelopment counsel, spoke about the two properties that are being proposed for redevelopment which consists of warehouse and office space, no residential.
- Discussion: Trees in Borough Right of Way, Councilman Tvrdik asked for feedback from council after last discussion, keep what's currently in place or change the ordinance. Councilman Gallo explained that we used to have a Shade Tree Committee, and they would go around town and look at trees and see if they need to come down. Mayor Coffey explained that there is also the financial component that needs to be looked at. The council agreed to see what other towns are doing, explore the costs and possibly try to implement a Shade Tree Committee or possibly do a shared service agreement with the county.
- Discussion: Fees for Street Opening Permits – Ms. Smith discussed that the ordinance was changed to reflect updated fees, however the current fees do not cover the administrative costs and recommends adding a \$25 application fee and have the Public Works Department issue the permits going forward. A comparison of fees with other surrounding municipalities was done and Oceanport fees are still lower.
- Discussion: Leonard Avenue Vacate Request – Mayor Coffey provided details on the need to vacate any rights of the Borough for the portion of Leonard Avenue that splits the 400 Area on Fort Monmouth and a forthcoming ordinance to vacate the street for clear title to FMERA.

5. Resolution authorizing agreement with City of Long Branch for Supplemental Fire Coverage – *reviewed and moved forward*
6. Resolution accepting donation of snow blowers from Monmouth County – *reviewed and moved forward*
7. Resolution setting quote threshold for Russia-Belarus certifications – *reviewed and moved forward*
8. Resolution authorizing change order for purchase of DPW equipment – *reviewed and moved forward*

New Business:

9. Resolution authorizing payment of BILL LIST 06-15-23 – *reviewed and moved forward*
10. Resolution accepting resignation of Brian Trivett - *reviewed and moved forward*
11. Resolution to amend 2023 budget for Alcohol Education Funding – *reviewed and moved forward*
12. Resolution to amend 2023 budget for NJDEP Stormwater Assistance Grant – *reviewed and moved forward*
13. Resolution to amend 2023 budget for Sports Wagering Revenue Grant – *reviewed and moved forward*
14. Resolution to amend 2023 budget for FMERA MOU Building 886 - *reviewed and moved forward*
15. Resolution awarding contract for Building 886 Demolition Project - *reviewed and moved forward*
16. Resolution authorizing contract for Intron Technology for IT Services – *reviewed and moved forward*
17. Resolution authorizing Change Order #1 to Tidal Valve Installation Project - Seacoast Construction – *reviewed, moved forward*
18. Resolution awarding contract to Colliers Engineering - Allenhurst Ave Bulkhead – *reviewed and moved forward*
19. Resolution awarding Contract to Colliers Engineering & Design - 2023 Road Program – Councilman Salnick asked questions about what roads are included in the program. Ms. Smith explained that this is the contract to provide services related to the capital improvement project and not what was to be included in the Road Program as Public Works Committee has already given their recommendation during the budget preparations process.
20. Resolution authorizing solicitation of bids for Old Wharf Parking Lot Project- *reviewed and moved forward*
21. Resolution supporting legislation to restore Energy Tax Receipts – *reviewed and moved forward*
22. Resolution authorizing waiver of Street Opening Moratorium for 42 Genesee Ave – *reviewed and moved forward*
23. Resolution authorizing submittal of NJDOT Grant Application - Comanche Dr – *reviewed and moved forward*
24. Resolution accepting donation of 2009 Ford F350 from Marbro Inc. – *reviewed and moved forward*
25. Resolution Approving 2023-2024 Liquor Licenses – *reviewed and moved forward*
26. Resolution renewing Shared Services for Health Services with Monmouth County – *reviewed and moved forward*
27. Resolution authorizing application for the 2023 MC Open Space Grant Program – *reviewed and moved forward*
28. Resolution appointing Patrolman Frank Skovran to permanent status – *reviewed and moved forward*
29. Resolution appointing Frank Segura as seasonal labor for the Public Works Dept – *reviewed and moved forward*
30. Resolution approving Fire Department Membership - Morgan Jr., Glenn – *reviewed and moved forward*
31. An Ordinance Setting Salary Ranges for Various Positions – *reviewed and moved forward*
32. Ordinance Accepting Real Property for Right of Way and Road Width of Foggia Way – *reviewed and moved forward*

Minutes:

33. Mayor & Council - Workshop - Dec 1, 2022 7:00 PM
34. Minutes of Dec 15, 2022 7:00 PM – Tabled until July 20, 2023 Meeting
35. Mayor & Council - Reorganization Meeting - Jan 1, 2023 12:00 PM

VIII. Administrator's Report: Ms. Phelps received a request from Coppa Independencia, LLC to host a tournament on August 20th which would have food trucks, inflatable toys, police explorers to manage the parking lot and the first aide to assist. There will be around 500 people who will attend. Ms. Smith advised that our current ordinance does not allow food vendors on the field so a resolution would have to be done to allow them. A representative from Coppa spoke to the Council in detail about the tournament and stated it was a yearly event ; A member of the Parks and Recreation Committee reached out about installing 6 EV charging stations which would be no cost to the borough, a proposal was given to the Council to review; the town received the Clean Communities Grant in the amount of \$15,000; JCP&L will be installing smart meters on homes and businesses; just a reminder per the borough ordinance DPW only picks up leaves during the months of April, September, October, November and December.

IX. Mayor's Report: Mayor Coffey attended the Maple Place School graduation and 4 years in a row it was perfect weather; visited the Lions Club which has been in existence for 71 years and spoke in detail on the history of the club; introduced the resolution to support the Netflix application for the Aspire Program.

X. Public Comment: Mayor Coffey opened the meeting for comments from the public.

Ron Sickler, 45 Morris Place, asked about the fees that are charged when the roads are opened and how long they are responsible if the road deteriorates. Councilman Tvrdik responded that there is a policy in place, and it usually falls under the guidance of the borough engineer. DPW monitors the roads and the patches.

Leonard Altomare, 43 Avon Avenue, asked about starting a tree program and charging each resident a small fee so if something happens its taken care of; spoke about the smart meters being installed and all the phone calls he is receiving each week.

Matt Zieniewicz, 1215 Turf Drive, asked questions on the Aspire Program and what kind of tax credit it is.

Mark Patterson, 40 Itaska Place, voiced his concerns with regards to the trees in the borough right away, feels the cost should be split between the borough and the resident; with the upcoming tournament food trucks should not be allowed as there are two pizzerias close by, it would also be an inconvenience to the people that live close by.

Rosanne Letson, 50 Deer Path Ct, Tinton Falls, reminded everyone that on June 28th is the 63rd Army Band concert, asked how the Historical Committee can help with any Veterans Day plans, wanted to know if there were any updates on the Riverwalk issue with posting signs.

Gary LaBruno, 50 Wyandotte Avenue, asked if the borough requires patches on the road to be infrared. Ms. Smith replied only when it's an emergency or if the street is less than 5 years paved; asked if we could have an ordinance to require it and suggested contracting it out instead of DPW just patching it which lasts only a few months.

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

XI. Adjournment: As there was no further business, the meeting was adjourned at 9:43 PM on a motion by Councilman Deerin, seconded by Councilman Tvrdik and approved by Council.

Respectfully submitted,

Jeanne Smith
BOROUGH CLERK