

**MINUTES  
WORKSHOP MEETING  
BOROUGH OF SEA BRIGHT**

**FEBRUARY 11, 2016 (Thursday)** **SEA BRIGHT, NEW JERSEY**

Council President Keeler called the meeting to order at 8:30 am.

Councilman Keeler read the following compliance statement:

**COMPLIANCE STATEMENT (N.J.S.A. 10:4-18)**

**Good Morning Ladies and Gentlemen. This Meeting Is Now Called To Order: In Line With The Borough Of Sea Bright's Longstanding Policy Of Open Government, And In Compliance With The "Open Public Meetings Act" I Wish To Advise You That Adequate Notice Of This Regularly Scheduled Meeting Has Been Faxed to the Asbury Park Press and other local newspapers on November 23, 2015. In each instance, the Date, Time, And Location Of This Meeting Were Provided In The Notice. This Meeting Is Open To The Public."**

**PRESENT:** Councilmember's Peggy Bills, William J. Keeler, Brian P. Kelly, John M. Lamia, Marc A. Leckstein, Charles H. Rooney

**OTHERS:** Attorney Roger J. McLaughlin, Engineer Jaclyn Flor, Administrator Verruni, Clerk Christine Pfeiffer

**ITEMS FOR DISCUSSION:**

**SUBJECT:** Five-year Street Opening Moratorium Modification

**ACTION:** Administrator Verruni explained our current street opening five-year moratorium does not take into account new construction and suggested Council consider putting into place a hardship Ordinance allowing an excavation or opening for new residential or commercial structures. Engineer Flor added that we should include an infra-red restoration on any such openings. Attorney McLaughlin will prepare an ordinance for introduction at the February 16, 2016 Regular meeting.

**SUBJECT:** Paid Parking RFPs Update

**ACTION:** Administrator Verruni reported the Borough received five responses to the RFPs and interviews are scheduled to be held on Friday, February 12 with each vendor. A summary of the meetings will be presented to Council at the February 16, 2016 Regular Meeting.

**SUBJECT:** Sidewalk Ordinance

**ACTION:** Administrator Verruni followed up on the Borough's interest of establishing rules and regulations for the use of public sidewalks by retail stores and restaurants. Mr. Verruni provided for discussion a list of common rules, regulations and fees utilized in other municipalities as well as copies of sidewalk ordinances from Manalapan and Red Bank. A discussion ensued regarding appropriate fees, parking, allowing heaters, etc. Mr. Verruni will work on a draft ordinance with Attorney McLaughlin to be reviewed by Code Enforcement/Fire Marshall and Council at a future workshop.

**SUBJECT:** Streetscape Update

**ACTION:** Borough Engineer Flor explained we received comments back from the NJDOT on the 89th day of 90 days they have to respond to permit applications. The majority of their comments related to their own striping plan and they recommended that we change our plan back to the exact RBA plan without any alterations. The DOT will not issue a permit if we show anything different from what is on the RBA plan. The DOT also commented that they would like the Borough to upgrade the traffic signal. The Engineer will discuss this further with the DOT. Ms. Flor recommended that we go out to bid as soon as possible to ensure that the work is completed by the summer.

**Mayor Long joined the meeting.**

Mayor Long provided an update on where we stand with the EDA Grant money which is funding the streetscape project. Mayor Long has been assured by EDA that the delays will not jeopardize our grant and they are very willing to work with us if we require extensions. Mayor Long requested the Engineer share the bid specs for this project with members of the Streetscape Committee for review before they go out to bid. It was agreed that the Streetscape committee meeting will be rescheduled for the following week when more information is available.

**SUBJECT:** Seawall Update and Crossover Finish

**ACTION:** Engineer Flor provided an update on the temporary seawall status.

Engineer Flor explained that the contractor will be starting next week with a survey of existing conditions because a lot of the sand has moved around. Also sand for the dunes will be imported starting on February 25<sup>th</sup>. All work for temporary sheeting in the municipal lot should be completed by April 1<sup>st</sup> with a substantial completion of April 6th. Ms. Flor reported there is nothing in the DEP contract to build a temporary cross over which the Borough needs for heavy equipment/vehicles and safety equipment. Council discussed their concerns and possible alternatives and agreed to have a conference call with the DEP to get some answers. The permanent project will have three handicap access points and a vehicular access ramp as well.

Engineer Flor provided samples of siding for the permanent retaining wall/ramp crossover and the governing body chose the "stone masonry" design for the outside of the ramp.

**SUBJECT:** Timeframe for Dog Licensing/Mercantile Licenses

**ACTION:** Administrator Verruni proposed changing the dog licensing term to accommodate residents whose dog's rabies shots are due late in the year. Mr. Verruni proposed changing the annual mercantile licensing period from April 1 through March 31 to July 1 through June 30. Council agreed to both changes and the necessary documents will be drawn up for approval.

**SUBJECT:** Code Book Proposal Update

**ACTION:** Councilman Rooney and the Borough Clerk had a meeting with both Coded Systems and General Code. Members of Council agreed that the E-code technology offered by General Code is invaluable tool.

**SUBJECT:** Bulkhead Update

**ACTION:** **The Engineer provided an update on four items:**

1) **Bulkheads** - the bulkheads are proceeding to Center Street; the engineer is not happy with the cap/seam on the bulkhead on Beach Street and is going to have it redone. All of the pumps are in and everything is ready to go on Osborne Place, however we are still waiting the installation of the Verizon pole. Once the pole is in, JCP&L can put the power on and the pump can be turned on. 2) **Paving on Osborne Place** - was not in the contract under the grant although it could be added to the contract now - the cost would be less than a 20% increase. Council agreed and asked the Engineer to proceed with paving and repairing sidewalks if necessary. 3) **Flappers** - the engineer described the three different types of outfall valves and the positives and negatives for each technology. Mayor Long suggested doing a test area to see which valves work the best. 4) **Grant for private bulkheads** - there is a DEP flood resiliency grant due April 20. Engineer Flor explained the point system the DEP uses to determine awards and the various costs that are covered. Since the bulkheads would be built on private properties, the Borough would need to prove they had all the necessary approvals from property owners. Council asked Engineer Flor to proceed with a proposal to submit the grant application.

Mayor Long would like to bring in the Graduate students from Stevens University to look at Sea Bright's water patterns and do modeling with existing conditions.

Councilmember's Bills and Kelly left meeting.

**SUBJECT:** Snow Ordinance - fire hydrants, etc.

**ACTION:** Council agreed to introduce an amendment to the snow ordinance allowing the Mayor to add an additional 48 hours for residents to clear their sidewalks after an extraordinary snow event. Councilman Keeler will talk to the fire department about clearing the snow away from fire hydrants. The Ordinance will be introduced at the regular council meeting on Tuesday, February 16, 2016. Mayor Long requested the Borough Clerk set up a meeting with the division of DOT that oversees snow removal to discuss various options for snow removal.

**SUBJECT:** Beach Badge Donations

**ACTION:** Council agreed to donate two badges to each of the three organizations: Greater Monmouth Chamber of Commerce, Middletown Village Elementary School, and Bayview Elementary School.

**SUBJECT:** Beach Operations Changes/Anchorage full-time/Grills/Water feature  
**ACTION:** Borough Administrator Verruni reported he met with the DEP regarding Anchorage Beach and Anchorage Park and they would like to have one unified agreement that governs both properties. The following items were discussed: 1) the rules and regulations concerning animals on the beach; 2) installing showers and a small boardwalk for public use. 3) fulltime lifeguards at Anchorage Beach; the DEP advised we cannot allow swimming unless there are lifeguards on duty. Mr. Verruni asked Council to consider extending the hours of lifeguarding to 6pm, at what time of day to stop collecting beach fees and whether to allow grills in a designated area on the beach. The beach committee will meet and discuss these topics and report back to Council with recommendations.

**SUBJECT:** Green Initiatives Ordinance

**ACTION:** Councilman Leckstein explained that an ordinance has been drafted which will make Sustainable Sea Bright a permanent in-house entity and reviewed who will serve on the Committee. Council agreed a quorum of five members was required. The Ordinance will be introduced at the regular meeting on Tuesday, February 16, 2016.

**UPDATES (FYI):**

- Borough Hall will be closed on Monday, February 15, in observance of Presidents' Day

**REMARKS FROM THE AUDIENCE: (limited to 3 minutes)**

The Public Comment portion of this meeting allows members of the audience to bring their concerns or comments to the Mayor and Council's attention. Pursuant to Borough Ordinance 3-2011, a member of the public who wishes to speak shall give his/her name and address for the record and may have up to three minutes to state his/her comments to the Mayor and Council as a Body. If additional time or information is requested, an appointment can be made with the Administrator's office during regular business hours.

Marianne McKenzie, 612 Ocean Avenue, expressed concern about the plans for pay parking because of hardware costs and parking is only a seasonal issue. Long Branch pays a large sum for machines only in use a few months of the year. Ms. McKenzie also mentioned the changes in the flood zone construction code that expire in March and recommended the Borough notify residents.

Vince Lepore, Long Branch, questioned if the Borough applied for the Sustainable Jersey Grant. Mayor Long explained that the Borough does not want to make up projects just to apply for money and that the grant is not feasible for Sea Bright at this time. Mr. Lepore also asked about extending the lease with Anchorage Park. Mayor Long responded that the county will not extend the lease past 20 years.

Joan Kalaka Adams, 1184 Ocean Avenue, stated that Councilman Lamia's suggestion of removing the snow from the streets instead of pushing it onto sidewalks is a great idea and asked if it would apply to side streets as well as Ocean Avenue.

**EXECUTIVE SESSION:**

**RESOLUTION  
EXECUTIVE SESSION**

Councilmember Leckstein offered a motion to enter into Closed Session; second by Councilmember Keeler:

**WHEREAS**, Section 8 of the Open Public Meeting Act, NJSA 10:4-12 permits the exclusion of the public from a meeting in certain circumstances; and

**WHEREAS**, this public body is of the opinion that such circumstances presently exist.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Sea Bright, New Jersey, that they meet in closed session to discuss the issues as herein set forth and when the need for confidentiality no longer exists the decisions made therein will be made available to the public.

1. The public shall be excluded from discussion of and action upon the hereinafter specified subject matter.
2. The general nature of the subject matters to be discussed are as follows:
  - A. Contracts
  - B. Litigation
3. It is anticipated at this time that the subject matters will be made public, if and when confidentiality is no longer needed. Action may be taken.
4. This Resolution shall take effect immediately

**BE IT FURTHER RESOLVED** that the Mayor and Council may come back into Regular Session to conduct additional business.

Roll Call:	Bills	Keeler	Kelly	Lamia	Leckstein	Rooney
	absent	Yes	absent	Yes	Yes	Yes

**ADJOURNMENT:**

Councilmember Leckstein offered a motion to Adjourn the Workshop meeting; second by Councilmember Keeler:

Roll Call:	Bills	Keeler	Kelly	Lamia	Leckstein	Rooney
	absent	Yes	absent	Yes	Yes	Yes

Respectfully submitted,

Christine Pfeiffer  
Borough Clerk