

**MINUTES  
WORKSHOP MEETING  
BOROUGH OF SEA BRIGHT**

**February 16, 2017 (Thursday)**

**SEA BRIGHT, NEW JERSEY**

**Mayor Long** called the meeting to order at 8:30 am and requested those present to join her in the Pledge of Allegiance.

**Mayor Long** 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 Was Sent to the Asbury Park Press and other local newspapers on November 15, 2016. In each instance, the Date, Time, And Location Of This Meeting Were Provided In The Notice. This Meeting Is Open To The Public."**

**PRESENT:** Mayor Dina Long

Councilmember's Kevin Birdsall, William J. Keeler, Brian P. Kelly,  
John M. Lamia, Jr., Marc A. Leckstein, Charles H. Rooney

**OTHERS:** Attorney Roger J. McLaughlin, Engineers Fran Mullan and Jenna Stagliano,  
Administrator Joseph L. Verruni, Clerk Christine Pfeiffer

**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.

Butch Hentschel, 7 East Church Street, asked about the status of re-zoning East New Street and East Surf Street. Administrator Verruni explained that it went back to the planning board to be incorporated into the master plan. Councilman Leckstein said he believes the planning board is in favor of making this a residential zone and will adopt that as a part of the master plan revision. Council discussed whether it would be reasonable if they changed the zoning vs. going through the planning board channels and agreed it made sense to leave it in the hands of the planning board.

Vincent LePore, Long Branch, is recommending American made building materials, particularly steel, for the new buildings. Borough Engineer Fran Mullan will alert the architect.

**ITEMS FOR DISCUSSION:**

**SUBJECT:** Capital Projects Update

- a. Resolution authorizing receipt of bids for construction of municipal complex
- b. T&M Proposal to submit CAFRA Permit modifications, Soil Erosion and Sediment Control Permit application and coordinating NJNG Services for the Beach Pavilion
- c. T&M Proposal for underground storage tank removal

**ACTION:** Administrator Verruni reported within the next month there will be a resolution authorizing advertisement for bids for construction of the municipal complex and a set date for the submission of bids.

Mr. Verruni asked Borough Engineer Fran Mullan to review the three items before the Council for consideration: 1) modifications to the current CAFRA permit are required because late in the design phase of the beach pavilion a decision was made to raise the building and enclose a portion of the space underneath. This new area which will be occupied space as a beach/ticket office triggered the need for additional CAFRA permitting; 2) soil erosion and sediment control permit application is required because the footprint of the building exceeds the soil erosion threshold of 5000 sq. feet of disturbance which requires a soil erosion permit; 3) coordinating with NJNG for the extension of gas lines from the highway to the building site.

Administrator Verruni requested to go into closed session to discuss the underground storage tank removal at Rooney Plaza as Councilman Rooney has asked to recuse himself from any discussion on this potential legal matter.

**EXECUTIVE SESSION:**

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

**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. 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.

<b>Roll Call:</b>	Birdsall,	Keeler,	Kelly,	Lamia,	Leckstein,	Rooney
	Yes	Yes	Yes	Yes	Yes	Yes

There being no further business to discuss a motion to go back into the regular meeting was made by Councilman Leckstein and seconded by Councilman Keeler with unanimous voice vote approval.

**SUBJECT:** BUDGET REVIEW

**ACTION:** CFO, Mr. Bascom reported the individual budget meetings have taken place with all departments and he had compiled all of that information into the budget document. He would like to schedule the budget workshop meeting where he can review the annual financial and debt statements and the draft budget document. Mr. Bascom said he will have to cut about \$100,000 to get the budget in line with a minimal tax increase. Mr. Bascom reported both the beach and sewer utilities are both self liquidating and covered themselves in 2016. Administrator Verruni reported that the Borough has not been reimbursed for a number of projects, including the bulkhead and seawall projects which reduces surplus in the current fund since the Borough has paid the contractors, engineer, etc. Mr. Bascom would like to introduce the budget at the second meeting in March. The Council agreed to hold a budget workshop meeting on March 7th at 5:00 pm before the regular council meeting.

**SUBJECT:** Noise Ordinance

**ACTION:** Mayor Long explained that the committee is still working on this so it is not ready for public discussion at this point. Discussion will be continued at March 16, 2017 workshop meeting.

**SUBJECT:** Parking Regulations

- 30 minute parking
- resident permit parking
- Ocean Avenue resident parking
- employee parking (\$75)

**ACTION:** Administrator Verruni explained that there was a meeting about the parking Ordinance and there will be many revisions some of which call for direction from Mayor and Council. The 30 minute parking on the west side of Ocean Avenue in the business district has to be formalized as 30 minute parking as it is technically 2 hour parking from May to September in the current ordinance. Council agreed on 30 minutes year round

from 10 am to 6 pm on the west side of Ocean Avenue. Chief Sorrentino said that they will begin issuing warnings to cars who are in violation and will talk with Dave Bahrle about getting all of the signs updated. Mr. Verruni reported resident permit parking (side streets) will be limited to two permits per household and allow for them to park on the side streets and in 2 hour parking on East Ocean Avenue if need be. For downtown Ocean Avenue residents (without driveways), Chief Sorrentino is ordering mirror stickers for vehicles to allow them to park in the municipal lot without paying. The stickers will be affixed to the rear view mirror so the police can check the sticker with the license plate. Administrator Verruni recommended increasing employee parking from \$25 to \$75 to help cover the costs of renting the lot at the end of Church Street.

Mayor Long reported a business owner contacted her that the employee parking lot on Church St. would not be convenient for his employees and inquired about passes for the municipal lot. Council was not in favor of the idea of business permit parking in the municipal lot. Council agreed to improve the lighting in the rented employee lot.

Councilman Kelly left the meeting at 10:40 am.

Butch Hentschel, 7 East Church Street, expressed concern about where residents can park on street sweeping days in the summer months.

**SUBJECT:** Beach rentals

**ACTION:** Administrator Verruni reported on a meeting with Councilmember's Lamia and Rooney and Beach Manager, Don Klein who presented some beach rental options. Councilman Rooney explained that a lot of people who come to the beach do not want to bring umbrellas or chairs but would be willing to rent them. There were some concerns amongst the governing body and it was decided to not allow concessions this year but are interested in revisiting the idea at a later date.

**SUBJECT:** Street Sweeping/Life Guard Agreement with Highlands

**ACTION:** Administrator Verruni reported Don Klein submitted a proposal for shared services for lifeguard services to Highland and they submitted a proposal to us for street sweeping services. The agreements result in net dollars to Sea Bright because the beach operation costs more to run than street sweeping, so they will pay us approximately \$8-10,000/per year.

**SUBJECT:** July Meeting Date

**ACTION:** The Borough Clerk explained the July regular meeting and workshop meeting fall in the same week because of the fourth of July holiday and asked Council if they would like to consider rescheduling either of the two meeting. Council agreed to leave the schedule as is.

**SUBJECT:** Bike Safety

**ACTION:** Councilman Keeler said that based on observations a majority of bikers do not pay attention to traffic lights and pedestrian crosswalks and do not have proper lighting at night. Councilman Keeler would like Chief Sorrentino to increase enforcement of bike safety by issuing warnings and through additional signage and education. Chief Sorrentino said we can ask the state about adding signs and have officers out to enforce bike safety. Administrator Verruni said there will eventually be a bike lane on Ocean Avenue which will result in a shared lane with vehicles. Council talked about back in angle parking and the status of the Borough's striping plan and agreed parallel parking vs. back in angle parking would better serve the Borough. Administrator Verruni suggested he call NJDOT to see where they are in the process prior to submitting a resolution to change the parking style.

Councilman Birdsall left the meeting at 11:05 am.

**SUBJECT:** Firehouse FEMA Settlement

**ACTION:** Discussed held in Closed Session.

**SUBJECT:** Police Ordinance Modifications

**ACTION:** Discussion carried as the Attorney is absent.

**SUBJECT:** NJ State Police Task Force One Urban Search & Rescue (Sorrentino)

**ACTION:** Discussed held in Closed Session.

**SUBJECT:** Special Events Committee Appointees

**ACTION:** Resolution appointing 2017 members will be prepared for a vote on the next regular meeting agenda.

**SUBJECT:** Monmouth County - Aerial Mosquito Control Operations

**ACTION:** Resolution approving the annual mosquito spraying will be prepared for a vote on the next regular meeting agenda.

**SUBJECT:** 2017 Library Lease

**ACTION:** Resolution authorizing the renewal of a one year library lease ending Feb 28, 2018 will be prepared for a vote on the next regular meeting agenda.

**SUBJECT:** 2017 Driving Distracted Grant Application

**ACTION:** Resolution authorizing submission of grant application will be prepared for a vote on the next regular meeting agenda.

**SUBJECT:** Beach Badge Donation Request (enc.)

**ACTION:** Council approved the requested donation requests and a resolution authorizing the donations will be prepared for a vote on the next regular meeting agenda.

**SUBJECT:** Paint the Town Pink (enc.)

**ACTION:** Councilman Leckstein reported Elizabeth Homer has volunteered to be the Borough representative for this effort. Council approved and a resolution will be prepared for a vote on the next regular meeting agenda.

Councilman Leckstein reported the Public Relations committee would like to create suggested creating a Borough generated Facebook for updates and upcoming events. Borough Clerk Christine Pfeiffer will look into our website hosting Facebook posts directly.

**SUBJECT:** Re-advertise for RFPs for Alternate Prosecutor

**ACTION:** Discussed held in Closed Session

**UPDATES (FYI):**

- Borough Hall will be closed Monday, February 20, 2017 in observance of Presidents' Day

**ADJOURNMENT:**

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

<b>Roll Call:</b>	Birdsall,	Keeler,	Kelly,	Lamia,	Leckstein,	Rooney
	absent	Yes	absent	Yes	Yes	Yes

Respectfully submitted,

Christine Pfeiffer  
Borough Clerk