

**MINUTES
WORKSHOP MEETING
BOROUGH OF SEA BRIGHT**

JULY 11, 2019 (Thursday)

SEA BRIGHT, NEW JERSEY

Mayor Long called the meeting to order immediately following the Special Meeting.

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 January 7, 2019. 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, Marc A. Leckstein, Charles H. Rooney, Jon Schwartz

OTHERS: Attorney Roger McLaughlin, Engineer Fran Mullan,
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.

Christopher Capillo, 370 Ocean Ave, discussed the situation at 356 Ocean Avenue – nothing has been done to the property to comply with the settlement agreement except for installing a new roof – in addition, people are using the property as a urinal. Mr. Capillo just wants to make sure the property is kept clean and they do what they agreed to. Mayor Long urged Mr. Capillo to call the police if he sees something illegal taking place so there will be a record of the incident. Attorney McLaughlin stated he is aware of the situation, has been in contact with the property owner's attorney and will have more detailed information to report at the regular council meeting on Tuesday night.

ITEMS FOR DISCUSSION:

SUBJECT: Tradewinds Lane parking ordinance
ACTION: Administrator Verruni explained that there are parking issues on Tradewinds Lane which has never been included in our parking ordinance. Council discussed parking options and an ordinance will be introduced on Tuesday's Council Meeting.

SUBJECT: Beach Replenishment
ACTION: Mayor Long reported Administrator Verruni was notified by the Coastal Engineering Department of the DEP that they are planning another beach replenishment project from Sea Bright to Manasquan. Sea Bright has been identified as an area in need of sand, so even though we did not anticipate this project in our budget, it is critical that we participate. Administrator Verruni discussed the financial aspects and is working with the CFO to find the funding for this project.

EXECUTIVE SESSION:

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

WHEREAS, Section 8 of the Open Public Meeting Act, NJS 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. Personnel
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: Birdsall, Keeler, Kelly, Leckstein, Rooney, Schwartz
 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 Birdsall with unanimous voice vote approval.

ITEMS FOR DISCUSSION CONTINUED:

SUBJECT: Handicap parking on Church Street
ACTION: Chief Friedman reported the two handicap parking spots on Church Street are no longer used and can be removed. These updates will be incorporated in to the parking ordinance amendment introduced at the regular council meeting on Tuesday, July 16, 2019.

SUBJECT: Capital Projects Update
 Side-street bulkhead decking
ACTION: Councilman Kelly explained that T&M has been authorized to get quotes for the side-street bulkhead decking project. Council agreed that Osborne Place would be a good location for the handicap accessible deck. After a lengthy discussion about the flooding on the downtown streets, Engineer Fran Mullan recommended installing in-line valves to handle the flooding on all the streets throughout the downtown.

SUBJECT: Sewer Deduct Meter Administrative Fee
ACTION: Sewer Collector, Patricia Spahr stated she feels it is not necessary to hire someone to go out and read the meters – she feels the reads submitted by the homeowners are accurate - the problem is the amount of time it takes to calculate the large amount of deduct meters. Discussion ensued on sewer billing and the fairness of deduct meters - Council agreed that we will not hire a meter reader but agreed to incorporate an administrative fee for those residents with deduct meters.

SUBJECT: Affordable Housing Ordinance Amendments
ACTION: Administrator Verruni explained that we are setting up our two Affordable Housing Ordinances: 1) to create an affordable housing trust fund that will pay for fees to administer and implement the affordable housing program and 2) establish the conditions by which we assess a fee. Council agreed to establish fees based on expansion of existing square footage (over 51%) and new construction.

- SUBJECT: July 16 Meeting – Agenda Items**
- a) Ordinance – Monmouth County Improvement Authority
 - b) Resolutions - CDBG Agreement
 - c) Resolution - Rescind/Re-authorizing Receipt of Bids - Phase I – Development of Shrewsbury Riverfront Park
 - d) Resolution - Estimated Tax Bills
 - e) Resolution - Tax Collector Grace Period
 - f) Resolution - Sewerage Rates and Charges
 - g) Resolution - Refund – Sidewalk Café Permit – Ocean House
 - h) Resolution - Sea Bright Caterers – Liquor License Renewal
 - i) Resolution - Authorization for Avakian to prepare CAFRA permit for beach front improvements
 - j) Resolution - Extend Solid Waste Contract
 - k) Resolution - Increase Change fund for Beach
 - l) Resolution – 2020 Beach Badge donation request

ACTION: Resolutions will be prepared for the July 16th meeting.

SUBJECT: Two Rivers Water Reclamation – proposed new 72” pipeline to connect Oceanport and Monmouth Beach

ACTION: Councilman Keeler explained he attended a meeting at TRWR and they are moving forward with the construction of a new 72-inch pipeline under the Pleasure Bay through Oceanport to the pump station in Monmouth Beach - it will be about a 4-year project and the estimated cost is between \$40,000,000 - \$60,000,000. The current pipe is deteriorating rapidly and should it fail prior to installing the new pipe, there would be over 700,000 gallons of raw sewage flowing into Pleasure Bay which would result in major lawsuits. Mayor Long wants to get more information on sewer flow studies, etc. of the original approvals of Pleasure Bay.

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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.

Roll Call:	Birdsall,	Keeler,	Kelly,	Leckstein,	Rooney,	Schwartz
	Yes	Yes	Yes	Yes	Absent	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 Birdsall with unanimous voice vote approval.

ITEMS FOR DISCUSSION CONTINUED:

SUBJECT: Public Safety Update

ACTION: Chief Friedman stated that in June there were 608 calls for service and multiple arrests. Administrator Verruni explained that Chief Friedman had commissioned Monmouth County to remove the sailboat in north beach for a fee. However, when they came out to see the boat they decided it was too much of a liability and did not want to get involved. Chief Friedman is now working to find another salvage company and with the state police of New York to locate the owner. Chief Friedman provided an update on the current parking revenue – approximately \$143,000 which is an increase from last year and 447 parking tickets were issued in the month of June.

Mayor Long commended the great work the Police Department, Beach, and DPW for all their hard work making the fireworks so successful and the town look so beautiful.

ADJOURNMENT:

Councilmember Schwartz offered a motion to Adjourn the Workshop meeting; seconded by Councilmember Birdsall:

Roll Call:	Birdsall,	Keeler,	Kelly,	Leckstein,	Rooney,	Schwartz
	Yes	Yes	Yes	Yes	Absent	Yes

Time: 10:00am

Respectfully Submitted,

Christine Pfeiffer
Borough Clerk