

**MINUTES
WORKSHOP MEETING
BOROUGH OF SEA BRIGHT**

SEPTEMBER 15, 2022 (Thursday)

SEA BRIGHT, NEW JERSEY

TO ATTEND THIS MEETING REMOTELY PLEASE USE THE FOLLOWING:

<https://meet.goto.com/467616749>

OR DIAL: (872) 240-3212

Access Code: 467-616-749

Mayor Kelly called the meeting to order at 8:30 a.m. and requested those present to join in the Pledge of Allegiance.

Mayor Kelly 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 10, 2022. 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 Brian P. Kelly
Councilmember's Erwin Bieber, Kevin Birdsall, Samuel A. Catalano,
William J. Keeler, John M. Lamia, Jr.

ABSENT: Councilmember Jefferey M. Booker, Sr.

OTHERS: Administrator Joseph L. Verruni, Attorney Richard Shaklee,
Engineer Gregory Blash, 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.

No one wished to be heard.

ITEMS FOR DISCUSSION:

SUBJECT: Capital Projects Update

ACTION: Administrator Verruni reported there will be a resolution on Tuesday night's meeting that the State is requiring to approve an application for the County bridge project for dewatering. Normally, the dewatering process would go into the sewer system but this will be getting pumped back into the river – it does not affect us but they just need our (and Rumson's) approval. We are still waiting on the backflow preventors in the downtown to be installed. We have been receiving complaints about the lack of sand on our southern beaches which he and Councilman Bieber have walked and understand the concerns – it is heavily eroded. Unfortunately, we have been cut out of the upcoming beach replenishment project, however, if it comes in under budget we could be added back in. Mr. Verruni explained that we do have an opportunity to do sand scraping once our Municipal Public Access Plan is approved. Councilman Catalano recommended in the meantime adopting a resolution urging the Army Corps to help us. Councilman Bieber recommended having the Army Corps come here and take a look to see the severity of our situation.

SUBJECT: Public Safety Update (Chiefs of Police and Fire)

ACTION: Police Chief Friedman reported that they have issued 2,000 tickets. The Church Street lot has to be emptied today – September 15. There have been 641 calls for service - there will be less specials on foot traffic since paid parking has ended but we are still out patrolling especially since the weather is nice. Captain Arias reported our parking revenue has reached \$890,000. The condition of the kiosks were discussed – Capt. Arias sees us going in the direction of app only for paid parking in the next three years. Fire Chief Murphy reported 271 calls for service and stated that this seems to be the new normal for the department. He reported 1,200 hours of training. All high-water vehicles are currently getting serviced as preventative maintenance for the upcoming season. We are the first in the state to get certified to have a high-water rescue team. The FD is applying to become a state recognized in-house training facility and will need a resolution from the governing body authorizing the application to be submitted. Chief Murphy announced the department is having an open house October 9th. Also, the Chief prepared an up-to-date "state of the budget" that he will give to Public Safety Committee to review.

SUBJECT: Short Term Rentals – Draft Ordinance

ACTION: Councilman Bieber reported that the committee and Tom Haege have put a draft ordinance together that the Attorneys have reviewed and provided feedback. He is proposing the final draft be renewed at the workshop on October 13th and introduced at the October 18th meeting. All councilmembers prefer the three day stay minimum with the exception of Councilman Lamia who would prefer seven days. Mr. Verruni questioned if the municipal occupancy tax affects hotels as well – Attorney Shaklee explained no, it is not the same statute. Councilman Bieber stressed the importance of letting the property owners know as soon as the ordinance is adopted that the requirements we are putting into place will be effective January 1, 2023. He spoke with a representative at Airbnb and they will notify the vendors with the specifics of our new ordinance.

***9:00am Councilman Catalano left the meeting.**

SUBJECT: Noise Ordinance – Sanitation

ACTION: Mayor Kelly explained that we are trying to find a solution to the issue of noise from garbage trucks, DPW vehicles, etc. before the hours indicated in the noise ordinance. Mr. Verruni said he spoke with the Director of Public Works, Dave Bahrle, about moving the equipment that will be used in the morning out of the residential areas the day before to avoid loud noises and beeping in the early morning hours. Councilman Birdsall expressed his concerns about the beach rake being outside in the elements all summer. Administrator Verruni explained that he feels it is best to have the sanitation trucks in and out of town as early as possible. Mr. Verruni, Public Works and Attorney Shaklee will work together on amending the ordinance and reducing the noise.

SUBJECT: Business Insurance Registration

ACTION: Mr. Verruni explained that the State is now requiring that businesses and owners of rental properties register with the municipality their proof of insurance. The law is very broad but this can parlay into the short term rental ordinance. The program we use in the building department is preparing a program for short term rental registrations that we can also utilize for business owners. However, the Clerk’s Office is going to be responsible annually to ensure proper insurance is in place. Borough Clerk Christine Pfeiffer recommends incorporating it into our mercantile applications. Councilman Bieber questioned if all businesses have insurance – Attorney Shaklee will research the definition of a “business” as it is not clear in the current legislation and an appropriate fee.

SUBJECT: Resolutions

1. Donation of 2023 Beach Badges – 4 badges – Library Fall Festival

ACTION: The above resolution will be prepared for the September 21st meeting for approval.

Councilman Bieber provided an update on the cannabis committee. The committee launched on August 5th and have held three public meetings since then. There is a 5-prong approach: 1) public input sessions which have been held with good turnouts, 2) a business input session, 3) will hold a meeting with first responders, 4) meet with neighboring towns that have allowed dispensaries, 5) to meet with interested cannabis businesses. After all the meetings are held the committee will compile a final report of recommendations and will report to Council at the October 13th Workshop Meeting. At the following regular meeting on October 18th he plans to ask the Council their final opinions and discuss how to move forward if they choose to take it further.

EXECUTIVE SESSION:

Councilmember Birdsall offered a motion to enter in to Closed Session; second by Councilmember Bieber:

WHEREAS, Section 8 of the Open Public Meeting Act, N.J.S.A. 10:4-12 permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, it is recommended by the Borough Attorney and Administrator that the Borough Council go into executive session to discuss matters set forth hereinafter which are permissible for discussion in executive session.

NOW, THEREFORE, BE IT RESOLVED, by the Borough Council of the Borough of Sea Bright, County of Monmouth, State of New Jersey, that they meet in closed session to discuss the issues as herein set forth: **1.** Potential Litigation

BE IT FURTHER RESOLVED, minutes will be kept and once the matter involving the confidentiality of the above no longer requires that confidentiality, then the minutes can be made public; and

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

Roll Call:	Bieber,	Birdsall,	Booker,	Catalano,	Keeler,	Lamia
	Yes	Yes	Absent	Absent	Yes	Yes

ADJOURNMENT:

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

Roll Call:	Bieber,	Birdsall,	Booker,	Catalano,	Keeler,	Lamia
	Yes	Yes	Absent	Absent	Yes	Yes

Respectfully submitted,

Christine Pfeiffer
Borough Clerk