



CITY OF ABSECON
Municipal Complex
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CITY COUNCIL
NOVEMBER 19, 2015
WORK & REGULAR MEETING
MINUTES

The meeting was called to order by Council President, Chris Seher at 7:00 p.m.

FLAG SALUTE

INVOCATION – Rev. Terry O’ Connor – St.Mark & All Saints Episcopal Church, Galloway

ROLL CALL

PRESENT: Cain, Camp, Horton, Phillips, Ring, Vizthum, Seher

ALSO PRESENT: Mayor Armstrong, Tim Maguire, Jessica Thompson, Dep. Teri Giercyk

STATEMENT OF SUNSHINE LAW
NOTIFICATION OF MEETING BEING RECORDED

PRESENTATION – FIRE DEPT.

The new Fire Chief, Roy Talley was sworn in as well as his officers: Jeff Ciccone, Robert Kuhn and Nick Laratonda. The Mayor thanked the department for their time, energy and sacrifice. It’s a service all of us appreciate.

PRESENTATION – Mike Monteith’s Eagle Scouts

Mike Ring – two candidates for Eagle Scouts presented their projects on the happenings of September 11, 2001.

PUBLIC PORTION

Motion to open to the public – Councilman Camp – second – Councilman Vizthum
All were in favor.

Dave Midelton – 604 Kingsley Drive – Ventnor City, NJ – the builder of Oyster Bay Condominiums and owner of several units. He owns 10 but oversees the rental of a total of 68 rental units now and he has about 3-5 turnovers a year. He asked if any kind of property manager

was brought in to help with the crafting of this ordinance. He wanted an explanation of the difference between a Certificate of Continued Occupancy and a Certificate of Habitability.

Mayor Armstrong – explained this allows the city to have annual inspections of rental properties that in some cases have not been in years if the tenants don't move out. With all the rental properties growing in this town, many properties are not being kept up to code and that's the main reason for this ordinance.

Dave – he believes there should be inspections, but he feels this is overkill for it being required annually. The section 8 properties that he manages are inspected annually by the State, so he feels that should be sufficient. Health and safety are the biggest issues and the smoke and carbon monoxide detectors are the main items checked and most last for 5 years. He feels an annual inspection is too stringent and asked council to reconsider it.

Chris – the amendments tonight don't relate to your concerns, but it was suggested that Mr. Midelton come in to meet with Mike O'Hagan and the committee to discuss his suggestions.

Sandra Venable – 14B Oyster Bay Road – the property manager of Oyster Bay Condominium and she also disagrees with the inspections being required annually. There are approximately 21 Section 8 units, which do get done annually already. She owns her property and hopes that the property does not turn into a rental community. Potential renters are approved by the Association as well and a minimum yearly lease is given and they ask for the names and ages of the people who plan on living in the unit.

Harry Richard Brown, III – 314 Pine Street –retired U.S. Army Sgt. – the flag pole at the Public Works building has no light on it at all and stated the problems with other flags around town. He spent 7 hours on Veterans Day cleaning Veterans Park and was not questioned by anyone and he feels disgraced.

Chris – thanked him for his service and his message tonight. He was apologetic and his message got through to us. We need to do a better job at this and will look do better at it. There is no excuse we can give.

Motion to close public – Councilman Phillips – second – Councilman Ring
All were in favor.

REPORTS

Sandy - Public Works – met today and they discussed the paving on NJ Avenue done by the Gas Company and instead of them paying us to get it fully repaved, we are discussing swapping work on Park Ave from Cynwyd to Reed Road. The 2015 road program is almost complete. Work is still being done on Pennsylvania Ave. The city lot work should begin on 11/30. The new Public Works truck is in but not on the road yet, but hopefully soon. There have been some speeding issues on Highland Blvd. and ideas are being discussed on how to control it. The 2016 road program list is being discussed. Next meeting is 12/17.

Jim - Public Safety – no updates. Next meeting is 12/1. Wished everyone a Happy Thanksgiving.

Frank - Parks & Playground – Phase II of the ballfield work started Monday and should be done by the end of next week. The soccer fields on Crestview Ave. need to be addressed, especially the lights and poles. He is looking into estimates now. The football field area will be getting 3 speed humps soon. The Field of Dreams has begun their 9-hole mini golf course. Next meeting 12/15.

Chris – mentioned the problem with the school gymnasium for basketball use this year.

Jessica – spoke to Pete Higbee and there is an issue with the doors being left open. They are waiting to speak to the fire chief about it.

Frank – thinks it's a safety issue and he does not have all the information yet. Pete will be meeting with the school superintendent.

Chris – wants to know if some rule or policy has changed legally or what made it change?

Don – Finance – police overtime is doing well and it's down. We are thinking of going with a new IT company, Network Connectivity, who we've had in the past. There will be no more joint services with Galloway. Wished all a Happy and Safe Thanksgiving.

Mike – Community Affairs – announced upcoming events in town. Next meeting is 12/3. Suggested we keep an eye on the flag situation and keep them in stock.

Kim – Economic Development – forwarded information to Council regarding the Community Showcase Video Program. It's free for the municipality and we get three 2-minute videos in the deal. Hopes everyone likes the contract. Next meeting 12/3.

Chris – mentioned maybe looking into again closing down portions of NJ Ave. for a pedestrian mall

Mayor – not giving up on the interest of a bakery on NJ Ave. Talked about the construction on Turner Ave. beginning and the CAFRA permit has been received and will be out to bid in the next few months. Spoke to Amboy Bank and was told we should be reimbursed the money in the settlement agreement by Dec. 1st

Jessica – the RFP's have been posted to the website. 2016 sewer bills have gone out.

Monthly Reports - Teri

Court - \$11,864.75

Tax - \$1,969,186.36

Construction - \$14,120

Clerk - \$1,436.55

REGULAR MEETING

Motion to add Resolution #187-2015 – Permitting a Charitable Organization to solicit funds, namely the Police Unity Tour, Inc., Chapter II, Team Swat made by Councilman Camp – second – Councilwoman Horton
All were in favor.

2015 ORDINANCE FOR FINAL ADOPTION

- 16** Amending Ordinance 09-2015 creating section 150 of the Code of the City of Absecon entitled "Rental Property, Registration and Certificate of Habitability"

Motion for second reading – Councilman Ring – second – Councilman Camp

ROLL CALL: Cain, yes; Camp, yes; Horton, yes; Phillips, yes; Ring, yes; Vizthum, yes; Seher, yes

Motion to open to the public – Councilman Ring – second – Councilwoman Horton

All were in favor.

Tim – explained the one amendment changes that the manager of the rental property does not have to be someone in Absecon, but Atlantic County now. The second amendment is combining the fees into one, streamlining the process.

Motion to close public – Councilman Ring – second – Councilman Phillips

All were in favor.

Motion for final reading and adoption – Council Camp – second – Councilman Ring

ROLL CALL: Cain, yes; Camp, yes; Horton, yes; Phillips, yes; Ring, yes; Vizthum, yes; Seher, yes

CONSENT AGENDA

All matters listed under Consent Agenda, are considered to be routine by this City Council and will be enacted by one motion in the form listed. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

- 184** Authorizing the need to advertise for several positions in the Absecon Police Department.
- 185** Authorizing membership in a Mutual Aid and Assistance Agreement with participating units.
- 186** Accepting a volunteer firefighter into the Absecon City Fire Department, namely Erik Conover.
- 187** Permitting a Charitable Organization to solicit funds, namely the Police Unity Tour, Inc., Chapter II, Team Swat

Motion to move consent agenda – Councilman Ring – second – Councilman Camp

ROLL CALL: Cain, yes; Camp, yes; Horton, yes; Phillips, yes; Ring, yes; Vizthum, yes; Seher, yes

APPROVAL OF BILL LIST – \$2,586,922.72

Motion to approve – Councilman Ring – second – Councilman Camp

ROLL CALL: Cain, yes; Camp, yes; Horton, yes, abstain on A0005; Phillips, yes; Ring, yes, abstain A0189; Vizthum, yes; Seher, yes

APPROVAL OF MINUTES

Regular Meeting Minutes –11/5/15

Motion to approve – Councilman Phillips – second – Councilwoman Horton

ROLL CALL: Cain, abstain; Camp, abstain; Horton, yes; Phillips, yes; Ring, abstain; Vizthum, yes; Seher, yes

ADJOURNMENT

Motion to adjourn – Councilman Phillips – second – Councilman Ring

All were in favor.

Respectfully submitted,


Carrie A. Crone, City Clerk

Approved: 12-3-15