



CITY OF ABSECON
Municipal Complex
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CITY COUNCIL

JANUARY 21, 2016

REGULAR MEETING - 7:00 PM
MINUTES

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

FLAG SALUTE

INVOCATION – Pastor Al Syvertsen, Beacon Evangelical Free Church, Galloway

STATEMENT OF SUNSHINE LAW – Chris

NOTIFICATION OF MEETING - Chris

ROLL CALL

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

ALSO PRESENT: Mayor Armstrong, Tim Maguire, Jessica Thompson, Carie Crone & Ed Dennis

PRESENTATION – Redevelopment Update

Ed Dennis - gave an update on the Redevelopment plans that the City has. He explained Resolution #27 and #33, which are on the agenda tonight. A preliminary investigation will be done to see if certain properties qualify for certain redevelopment privileges to create development in the area of Absecon Creek. The noticing of this process is extensive as well. All owners will be duly notified of any meetings or presentations. Both phases are funded by grants and no costs to the City will be incurred.

Mayor – clarified that this work will be done by Ed's firm and no duplication, even though it has to go to the Planning Board. They will then advise the Planning Board then of the study. It's not the intention of the City to exercise the power of eminent domain and it's never come up in any of our discussions. Many owners already are interested in development of the creek area now. ACIA is interested in development also of this area.

REPORTS

Kim – distributed information from Brad Smith, on the Green Team who couldn't attend tonight. He will be at the Feb. 4th meeting, where council can then ask questions. Also gave information on small business loans that are available. Resolution #28 for tonight needs to be done to establish the Green Team again so they can apply for grants. Her next meeting will be 2/4 @ 6:30 p.m.

Mike – announced upcoming events and Res. #34 and 35 that deal with the school's fundraising efforts. Asked drivers to be careful in the storm that is coming. It was asked to pull Ord. #1-2016 and it will go back to the committee for discussion. The size of the trucks came into question and the classification of them.

Tim – you could set it by a weight limit in the ordinance, but enforcement could be tough if you don't know how much the vehicle weighs.

Mike – the second point is plow trucks. What if someone just has their truck out during a storm?

Tim – he doesn't think a ticket would be given to them for having a temporary plow during a storm

Mike – a panel truck or a panel van needs to be clarified in section D. Section K isn't clear.

Tim – no matter how well written an ordinance is, something comes up where everyone scratches their head. This gives some discretion to our enforcement officer and we are trying to keep the characters of our neighborhoods and this is a catch all phrase to allow him discretion.

Mike – some trucks have yellow flashers and F says no flashing allowed.

Tim – that wasn't the intention to enforce the small trucks with flashers on top

Mike – not sure how he should read the amount of vehicles allowed

Chris – his interpretation was that you could have one of each type

Tim – it was originally drafted that it was one or the other; then the language was changed. You try to make it as clear as possible, but there is always a situation that arises.

Mike – parking overnight needs to be cleared up as well

Chris – as you read it, it doesn't say where the parking is defined.

Tim - It's meant to be all inclusive. The intention is that it's not allowed anywhere.

Jim – his next meeting is 2/2 @ 7 p.m. They will be discussing vehicles for the police dept. Whether we get snow or rain this weekend, it's going to be a mess. The tides are going to be very high. Stay home if you can. Our emergency services are prepared.

Chief DeRitis – spoke on the County-wide central dispatch services. We filled out the requested worksheet/handout from the County to the best of our ability and some answers are approximations and the Mayor asked that we put in things that are being left out. Duties that we do now that centralized dispatch won't be doing for us; its services we will be losing. Who will monitor our cameras around town? Background checks for firearm applications are coming in like crazy right now and you need to be trained in that to do them.

Mayor – explained why he wanted this worksheet given to Council tonight and then it be discussed and given to the County promptly. We need to find out the real costs incurred if we do have county dispatching.

Chief DeRitis – gave a storm update and explained the flooding and winds are the main issue. Roads will definitely be closed so he asked everyone to stay off the roads.

Frank – no meeting until Feb. 1st. Asked everyone to park off the street if they can during the storm. Res. #32 enforces the no passing zone on Shore Road North from the White Horse Pike to Wyoming Ave.

Sandy – no meeting yet. Her first meeting will be 2/16 @ 7 p.m.

Don – he attended the League of Municipalities meeting last week and they announced there were 7,000 foreclosures in New Jersey. Res. #37 is the new hire for the Construction Office. We talked about giving qualified Veterans' discounts for the boat ramp permits, but they'd have to get a license through the Fish and Wildlife. Also possibly a 2% raise for the non-union employees. His next meeting is 2/18 @ 6:00 p.m.

Chris – regarding the boat ramp permits, Tim informed me that we wouldn't have to do that retroactively, but we would need a new Ordinance.

Mayor – discussed Ord. #2-2016 regarding abandoned properties. We are entering into an agreement with the County for shared services and hopes to have a resolution on the next agenda regarding this. It would help us with maintenance on foreclosed properties.

Jessica Thompson – went over Res. #29, Res. #30 and 31. The ground water testing at NY and Ambassador Avenues came back negative. The audit is underway for 2015. It was decided that a budget meeting will be held on 2/18 @ 6:00 p.m. She wants to go over the Capital Budget items first and will get information out to Council before the meeting so they can review it. The new computer company that handles our maintenance has started and wants to get them in.

MONTHLY REPORTS – December - Carrie

Tax - \$884,189.75

Construction - \$13,107.00

Clerk - \$8,971.70

Court - \$9,740.72

Eddie – explained two resolutions added for tonight. Res. #40 is a change order for the reduction of the contract amount for the 2014 road program. Res. #39 relates to the development at Bayview Landing on 4th Avenue and the city now taking over the maintenance responsibility for the sewer main and laterals for service to 4th Avenue. The piping from the curb back to the homes would be the owner's responsibility just like everywhere else in town.

All were in favor to add Res. #40 to the agenda.

All were in favor to add Res. #39 to the agenda.

PUBLIC PORTION

Motion to open to the public – Councilman Phillips – second – Councilman Ring

All were in favor.

Joe Martin – 153 Webb Road – has lived in his home for 34 years and he is impacted by the new commercial vehicle ordinance to be adopted. His neighbor has 4-5 vehicles parked at his home. Some are used for his business and some don't even run. He asked Council to bring the neighborhood back to what it used to look like and hopes the Ordinance gets passed.

Ray Huber – 155 Webb Road – has lived in his home since 1959 and everything has been fine until a couple of years ago. He explained about the same property as previously mentioned by Mr. Martin. He complimented Council for the Ordinance that is to get adopted. He has no problems with someone trying to make a living, but when he operates a fleet of commercial

vehicles at his home and parking them on the street. The neighbors all get along and his house will have to be sold soon and he doesn't want the value going down because of it being unsightly. He hopes they can get relief soon because they are very frustrated.

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

REGULAR MEETING AGENDA

2016 ORDINANCES FOR INTRODUCTION

- 01 Creating Chapter 270 of the Code of Absecon establishing regulations for prohibition of commercial vehicles in residential zones. **TABLED**

- 02 Requiring the registration and maintenance of certain real property by mortgages; providing for penalties and enforcement and regulation of abandoned real property within the City of Absecon.

Motion for introduction – Councilwoman Horton – 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.

- 27 Authorizing the Mayor to enter into a contract with Remington, Vernick & Walberg Engineers to perform the Redevelopment/Rehabilitation Study.

- 28 Establishing a Green Team Advisory Committee for the City of Absecon.

- 29 Appointing a Part-Time Tele-Communicator, namely Adam Brownlee

- 30 Authorizing the submission of the City of Absecon's Tonnage Grant Application for the year 2014 to the New Jersey Department of Environmental Protection.

- 31 Authorizing an application for the Municipal Alliance Grant for 2017.

- 32 Supporting the existing "No Passing Zones" along Route NJ 157.

- 33 Directing the Absecon Planning Board to conduct a preliminary investigation as to whether or not the Absecon Creek Study Area, or any part or parts thereof, qualifies as a "Condemnation area in need of Redevelopment" and/or an "area in need of rehabilitation" pursuant to the New Jersey Local Redevelopment and Housing Law.

- 34 Granting a Raffle License to the Absecon Education Foundation.
- 35 Granting a Bingo License to the Absecon Education Foundation.
- 36 Authorizing the City Administrator to forward to the Atlantic County Administrator a summary of the City of Absecon's current direct and indirect costs in connection with the City's provision of emergency dispatch services as part of Atlantic County's evaluation of a proposed Atlantic County centralized dispatch unit.
- 37 Appointing a part-time Technical Assistant to the Construction Official.
- 39 Accepting the responsibility for the maintenance of a sanitary sewer force main and sewer lateral located in the city right-a-way on Fourth Avenue and Weiler Lane.
- 40 Authorizing a change order to reduce the contract amount concerning the 2014 Road Program by \$14,479.65.

Motion to move consent agenda – Councilman Phillips – second – Councilman Ring
 ROLL CALL: Cain, yes; Camp, yes; Horton, yes; Phillips, yes; Ring, yes; Vizthum, yes; Seher, yes

APPROVAL OF BILL LIST - \$ 1,745,618.86

Motion to approve – Councilwoman Cain – second – Councilwoman Horton
 ROLL CALL: Cain, yes; Camp, yes; Horton-abstain on A0005, the rest yes; Phillips, yes; Ring, yes; Vizthum, yes; Seher, yes

APPROVAL OF MINUTES

Regular Meeting Minutes – 12/17/2015

Re-Organization Meeting Minutes – 1/7/16

Motion for approve – Councilwoman Horton – second – Councilman Ring

ROLL CALL: Cain, yes; Camp, yes; Horton, yes; Phillips, yes on 1/17/16, abstain on 12/17/15; Ring, yes; Vizthum, yes; Seher, yes

PUBLIC PORTION

Motion to open to the public – Councilman Camp – second – Councilman Ring

All were in favor.

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

All were in favor.

CLOSED SESSION - #38-2016

Tim – stated the issues to be discussed were:

- Absecon Gardens concerns pending litigation or contract negotiations
- PBA – collective bargaining agreement and negotiations
- No action to be taken after

Motion to enter closed session – Councilman Ring – second – Councilman Phillips

All were in favor.

Tim – it's now 9:55 p.m. and the matters discussed were those announced earlier.

ADJOURNMENT

Motion to adjourn – Councilman Phillips – second – Councilwoman Horton
All were in favor.

Respectfully submitted,


Carie A. Crone, City Clerk

Approved: 2-4-16