

**WORKSHOP MEETING MINUTES
TOWNSHIP COUNCIL – TOWNSHIP OF OCEAN**

OCTOBER 19, 2011

OAKHURST, NEW JERSEY

The Workshop Meeting was held in the Council Conference Room, Town Hall, 399 Monmouth Road, Oakhurst, NJ 07755 beginning at 5:30 p.m.

Present: Mayor Larkin
Deputy Mayor Siciliano
Councilmember(s) Garofalo, Schepiga

Absent: Councilmember Evans

Others: Martin Arbus, Esq., Township Attorney
Andrew Brannen, Township Manager
Vincent Buttiglieri, Township Clerk

Mayor Larkin announced that the notice requirements of the Open Public Meetings Act for this meeting have been satisfied; a copy of the Annual Notice was sent to the Asbury Park Press and The Coaster, posted in Town Hall and filed in the Office of the Township Clerk on December 6, 2010 and revised on October 13, 2011.

REVIEW OF ALL REGULAR MEETING MATERIAL:

The following items were reviewed by the Governing Body and held for the Regular Meeting of October 19, 2011, unless otherwise noted (*):

**PROCLAMATION: Pancreatic Cancer Awareness Month
November 2011**

**Fire Prevention Week
October 9-15, 2011**

CONSENT AGENDA:

MINUTES:

September 2, 2011 – Public Meeting
September 12, 2011 – Workshop, Public and Closed Meeting

RESOLUTIONS:

11-174 Authorize the Release of Performance Guarantees for the following:

- a. Block 36, Lot 90 – 34 Brandywine Road – Philip Voorhees & Dr. Ellen Sher
- b. Block 141, Lot 7 – 810 Highway 35 – Steven Schmelz t/a Seaview Jeep
- c. Block 141, Lot 17 – 1 North Mall Drive – Decorator Showcase and Warehouse, Inc.
t/a Jason's Furniture Distributors, Inc.

11-175 Authorize the Release of Maintenance Guarantees for the following:

- a. Block 9, Lot 11 – 205 Park Avenue – Chemtob Construction
- b. Block 187, Lots 1, 4 & 5 and Block 188, Lots 1 & 2 – Ocean Plaza Shopping Center –
Sunset Arcadia Center, Inc.

Andrew Brannen, Township Manager, stated that this project has been long-standing and is now complete.

11-176 Authorize the receipt of bids/proposals for the following:

a. Food/Beverage Concession(s) for Colonial Terrace Golf Course

Mr. Brannen stated that we had accepted bids for this service but did not receive any, therefore, we are accepting bids on October 27, 2011.

b. Recap Tires, Accessories and Road Service; Motor Oil & Lubricants; Various Road Construction Materials

c. One (1) 2011 Wheel Loader with Attachments; Two (2) 2011 5-7 Yard Dump Trucks with snow plows

d. One (1) 33 cu.yd side-loading automated expert (T) with 10 foot helping hand mounted on a chasis cab with drop frame and snow plow; One (1) Tandem Dump Truck

e. Snow Plowing Services; Private Property Maintenance Services; Lawn Mowing Services

Mr. Brannen informed the Governing Body that the services the Township is soliciting is for those outside the normal course of work, as in the case of snow storms/hurricanes.

11-177 Authorize various auctions of public property by the Township of Ocean through GovDeals.com. from the period November 2011 through March 2012

11-178 Approve the appointment of Don Brockel as an Alternate Member of the Deal Lake Commission filling the unexpired term of John Villapiano, which will expire on December 31, 2011.

Mr. Brannen was pleased Mr. Brockel has agreed to serve on this committee.

11-179 Authorize the submission of the following Grant applications:

a. Safe Route to Schools

b. FY2012 Transportation Trust Fund Municipal Aid Program

c. Blue Acres Floodplain Acquisition Grant

11-180 Approve the appointment of Mario Delano as Alternate Prosecutor

11-181 Authorize the closure of Sunset Avenue between Birch Avenue and Wickapecko Drive from November 1, 2011 through December 15, 2011.

Mr. Brannen stated that this detour was necessary due to the repaving of a portion of Sunset Avenue.

11-182 Authorize the release of 2010 and 2011 Closed Session Minutes (minus those items which will be redacted due to the fact that they are ongoing)

INDIVIDUAL ACTION:

VOUCHERS: \$ 6,580,378.48

RESOLUTIONS:

11-183 Approve a road opening permit for Block 5.02, Lot 8, commonly known as 9 Carole Drive, as requested by Paul J. Robb

11-184 Authorize the Tax Collector to issue refund check(s) in the amount of \$1,000.00 to the owner of Block 40, Lot 133, due to an overpayment of taxes.

11-185 Authorize the purchase of a wireless radio link from New Jersey Business Systems (State Contract A61405) at a cost not to exceed \$18,962.05

Mr. Brannen informed the Governing Body that this purchase will enhance the police communication system and will save close to \$10,000.00 per year.

11-186 Authorize the purchase of two (2) 4WD Chevrolet Tahoe Police vehicles from Day Chevrolet, Inc. (State Contract A73849) at a cost not to exceed \$56,000.00

11-187 Authorize the refund of successful County Tax Appeals

11-188 Authorize the Director of Finance to petition the Division of Local Government Services to establish a dedicated Trust by Rider for stormwater management easement donation escrow

11-189 Award a contract to Mayfair Boardwalk Grill, Asbury Park, NJ to operate the concession at the Community Pool and Tennis Facility for the years 2012 through 2013

11-190 Authorize a Professional Services contract with Leon S. Avakian, Inc. to perform a detailed sidewalk plan around the three (3) elementary schools located in the Township of Ocean at a cost not to exceed \$9,000.00

Mr. Brannen informed the Governing Body that \$4,500.00 will be paid from a grant received from ANJEC.

11-191 Authorize the award of a contract to Hutchinson Mechanical Services to perform energy related improvements in various Township-owned facilities at a cost not to exceed \$30,804.71

ORDINANCES:

Adoption(s):

Ordinance #2176 – Amend Chapter V of the “Revised General Ordinances of the Township of Ocean, 1965” entitled: Peddlers, Solicitors, Canvassers, Vending Machines and Mercantile License
(Coaster)

ITEM FOR DISCUSSION:

SUBJECT: Flood Mitigation

ACTION: Andrew Brannen, Township Manager, reported that a meeting has been scheduled for the first week of November with the Army Corp of Engineers. Based on an additional 32 units being removed from Poplar Village, a new cost benefit analysis needs to be completed.

Mr. Brannen also distributed a report that showed certain properties on Brookside Avenue that would be positively affected by the flood prevention plan.

Councilmember Garofalo inquired if any further development has occurred with regard to flood control measures at Weltz Park.

Mr. Brannen stated that there is nothing new to report but he will inquire with Monmouth County if there are any new developments.

SUBJECT: Tax Sale Update

ACTION: Mr. Brannen reported that the Township held its tax sale earlier that day. All liens were sold except for one, which was struck off to the municipality at 18%. The township had several properties where a premium was paid, going as high as \$50,000.00.

SUBJECT: Financial Reports

ACTION: Mr. Brannen distributed the following financial reports:

- Solid Waste/Recycling
Showed a reduction of 1,000 tons less in solid waste collection with 400 tons more collected in recycling.
- Pool and Tennis Facility showed a profit of \$115,366.34 in 2011
- Uniform Construction Code showed a profit of \$74,640.35 in 2010

SUBJECT: State Health Benefits Update

ACTION: Mr. Brannen reported that the new plans have come out, however, the Township has not been given any particular details regarding each plan but Mr. Brannen anticipates that the plans and rates will be received by the Township by the end of October.

PUBLIC COMMENTS:

Al Kerecman discussed the re-location of Poplar Village due to the ongoing flooding issues that they have continually experience. Discussion occurred with regard to possible re-location options including moving Poplar Village to the vicinity of the northeast corner of Highway 35 and Deal Road.

Mr. Brannen will look into the proposed property to see if it is Green Acres.

Mr. Kerecman believes that the proposed development will have a low impact on traffic, will be close to shopping, close to emergency services and accessible to mass transit.

Mr. Kerecman distributed a detailed proposal to the Governing Body further explaining his proposal. A copy is on file in the Municipal Clerks Office.

Seeing that there were no Public Comments, Mayor Larkin Siciliano read the following:

**RESOLUTION
DECLARING CLOSED SESSION**

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231, P.L. 1975, 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 Township Council of the Township of Ocean, County of Monmouth as follows:

1. The Public shall be excluded from discussion of and action upon the hereinafter specified subject matters.

2. The general nature of the subject matter to be discussed is as follows:

- C1. Litigation – COAH
- C2. Contract – PBA, Local 177 and Local 701

3. It is anticipated at this time that the Municipal Clerk shall on a six (6) month basis, review the minutes of closed sessions of the Township of Ocean and make a recommendation to the Governing Body which minutes should be considered for public record. The minutes which are made public shall not thereafter be treated as confidential, but may be seen and copied by any person(s) in the same manner as any meeting minutes of the Township of Ocean.

4. This resolution shall take effect immediately.

Seeing

Record of Vote	Deputy Mayor Siciliano	Councilman Evans	Councilman Garofalo	Councilwoman Schepiga	Mayor Larkin
Motion To Approve			X		
Motion to Second	X				
Approved	X		X	X	X
Opposed					
Not Voting/Recuse					
Absent/Excused		X			

that there were no

additional comments, the meeting was adjourned.

Record of Vote	Deputy Mayor Siciliano	Councilman Evans	Councilman Garofalo	Councilwoman Schepiga	Mayor Larkin
Motion To Approve			X		
Motion to Second				X	
Approved	X		X	X	X
Opposed					
Not Voting/Recuse					
Absent/Excused		X			

Respectfully submitted,

Vincent Buttiglieri, RMC/CMC/MMC
Township Clerk