

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

APRIL 17, 2014

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) Evans, Garofalo and Schepiga

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 30, 2013.

REVIEW OF ALL REGULAR MEETING MATERIAL:

Andrew Brannen, Township Manager, went through the meeting items, which were reviewed by the Governing Body and held for the Public Meeting of April 17, 2014, unless otherwise noted (*):

CONSENT AGENDA:

PRESENTATION: 2014 Municipal Budget

PROCLAMATION: Municipal Clerks Week
May 4-10,2014

MINUTES:

February 20, 2014 – Workshop, Public and Closed Meeting
March 6, 2014 – Workshop and Closed Meeting
March 20, 2014 – Workshop, Public and Closed Meeting
April 3, 2014 – Workshop and Closed Meeting

RESOLUTIONS:

14-076 Authorize a Developer's Agreement for the following:

a. Block 140, Lot 65.01 & 67.02 – Dorset Road – VB Ocean Estates, LLC

Andrew Brannen, Township Manager, informed the Governing Body that this property is located behind the English Manor.

b. Block 13, Lot 19 – 244 Norwood Avenue – Deal Sephardic Youth Center, LLC

Mr. Brannen informed the Governing Body that this property is located next to the CVS and will serve as a youth center.

14-077 Accept the Release of Performance Guarantee(s) for the following:

a. Block 140, Lots 65.01 & 67.02 – Dorset Road – Wanamassa Woods Estates, LLC

b. Block 37.16, Lot 36 – Deal & Bowne Roads – Martelli at Wayside, LLC

Mr. Brannen said that this release is for the model home only and that additional bonds have been posted for the entire development, per the amounts determined by the Township Engineer.

14-078 Authorize the Receipt of Bids for the following:

- a. West Park Avenue Senior Center Exterior Renovations and Site Improvements**
- b. Asphalt F.A.B.C., Bituminous Concrete Mix (I-2, I-4, & I-5)**

Mr. Brannen said that this request standard and done each year for the purchase of asphalt.

14-079 Authorize appointments to the Senior Citizen Housing Corporation

Mr. Brannen said that these two individuals have served for a number of years on this Board and were being re-appointed.

14-080 Approve the release of various 2014 Closed Session Minutes**14-081 Authorize the submission of the following Grant(s)****a. Community Hope Fund Grant**

Mr. Brannen said that this was a blanket resolution that will encompass all Grants from the Community Hope Fund.

14-082 Affirm the Township of Ocean's Civil Rights Policy

Mr. Brannen said that this resolution was just a re-affirmation of a policy that had been adopted by the Township many years ago as a requirement from the Townships insurance carrier.

INDIVIDUAL ACTION:

VOUCHERS: \$ 7,922,192.68

RESOLUTIONS:**14-083 Authorize the acceptance of the following Grant(s):****a. FY2013 Emergency Management Performance Grant**

14-084 Authorize the purchase of a Dodge Durango from Carmen Dodge, New Castle, DE (State Contract A82927) in the amount not to exceed \$27,565.00

14-085 Authorize the termination of the contract awarded to Shearon Environmental Design for maintenance of Colonial Terrace Golf Course due to non-performance effective April 30, 2014

14-086 Authorize a contract for maintenance of Colonial Terrace Golf Course to Valleycrest Golf Course Maintenance, Calabasas, CA for the 2014 season at a cost not to exceed \$161,777.00

With regard to Resolution #14-085 and Resolution #14-086, Mr. Brannen explained that this matter was bid and awarded to Shearon Environmental Design due to their favorable cost. However, it has become evident that they have not performed up to the requirements nor have they submitted the required paperwork. The Township feels it is appropriate to terminate the contract with them and award a contract to the second low bidder, Valleycrest Golf Course Maintenance.

14-087 Authorize the Tax Collector to issue a refund to property owner(s) who have received favorable State Tax Appeal judgment(s)

14-088 Approve the renewal of a contract for the Preferred and Premier Plans with Delta Dental of New Jersey, Inc. for the one period ending April 30, 2015

Mr. Brannen said that the increased cost would be borne by the employee and not the Township.

14-089 Amend the Affordable Housing Development Agreement between the Township of Ocean, Community Investment Strategies, Inc. and the Senior Citizens Housing Corporation

Mr. Brannen said that there were two changes that this new agreement takes in to account – the Township will not be paid for their land and a loan that the Township will give to Poplar Village.

Mr. Brannen also said that Poplar Village will apply for another Grant, as the old grant can not be transferred to the new site location.

ORDINANCE:**Adoption(s):****Ordinance #2218 – (Coaster)**

An ordinance to exceed the Municipal Budget Appropriation Limits and to Establish a CAP Bank

Introduction(s): (P.H. 5/7/14 Coaster)

Ordinance #2219 – A bond ordinance providing for various improvements and appropriating \$2,487,520 therefor and authorizing the issuance of \$2,198,034 bonds or notes to furnish a portion of the costs thereof

ITEM FOR DISCUSSION:

SUBJECT: Council Meeting Update

ACTION: The May 7, 2014 Council Meeting will be both a Workshop and Public Meeting. The Governing Body decided to cancel the June 5, 2014 Council Meeting

SUBJECT: 2014 Budget Update

ACTION: Mr. Brannen said that the Township will need to adopt a Budget Amendment prior to the adoption of the 2014 Municipal Budget. This amendment was necessary due to changes in pension costs among others.

SUBJECT: 2014 Capital Project Update

ACTION: Mr. Brannen explained that due to the decrease in pension costs and the increase in rental subsidy being received from Whalepond Village, the Township can elect to increase the amount of road resurfacing it does in 2014. Mr. Brannen stated that due to the harsh winter, and the number of potholes on Township roads, he thinks it would be advantageous for the Township to utilize those additional funds for road repairs. All concurred.

COUNCIL REPORTS:

Councilmember Evans asked when the auction sign currently located on Route 66 will come down and has a determination been made as to the ownership of said property?

Mr. Brannen reminded everyone that the Township only auctioned off the building due to the fact that the State owns the easements around the building.

Mayor Larkin noted that he thinks the Township should investigate making Deal Road, heading west, two lanes until you get to Route 35.

Andrew Brannen updated the Governing Body on the Sunset Avenue easements. Mr. Brannen said that the Township is still negotiating with the property owner to remove three parking spaces from in front of their property and move the sidewalk three feet closer to the building. Further discussions will occur.

The following individuals did not issue a report at this meeting:

Councilmembers Garofalo and Schepiga
 Deputy Mayor Siciliano
 Martin Arbus, Esq., Township Attorney

PUBLIC COMMENTS:

There were no Public Comments at this time.

Seeing that there were no Public Comments, Mayor Larkin 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 – Local 177 and Local 701
 - C3. Litigation – Personnel
 - C4. Contract – Sale of Real Property
 - C5. Contract – Sale of Real Property
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.

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	X
Opposed					
Not Voting/Recuse					
Absent/Excused					

Seeing 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	X
Opposed					
Not Voting/Recuse					
Absent/Excused					

Respectfully submitted,

Vincent Buttiglieri, RMC/CMC/MMC
Township Clerk