

MAYOR AND COUNCIL

MINUTES

AUGUST 3, 2021

6:00 PM

PRESENT: Mayor Mark Walsifer, Councilman Thomas Brennan, Councilman Thomas Carvelli, Borough Attorney Patrick Varga, Business Administrator Edward Kirschenbaum and Borough Clerk April Claudio

ABSENT: Councilman James McCracken and Council President Patricia Wann

Adequate notice of this meeting has been provided to The Coast Star, the official newspaper of the Borough of Belmar, and the Asbury Park Press on December 2, 2020 and notice of this meeting was prominently posted on the bulletin board of the Municipal Building and filed with the Clerk of the Borough of Belmar.

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE: Our troops and their families, first responders, Lois Gallagher and Mary Hall

WORKSHOP DISCUSSION:

- Mayor Walsifer stated at the last meeting a question was made about our debt. The finance team (Christine Manolio & Lorraine Carafa) was present to explain how the debt was reduced. Ms. Carafa explained how the bonds and notes were paid down at the end of 2019 into 2020. All of the debt service is now in a long-term payment plan. Mayor Walsifer stated there are still two project assessments outstanding that will need to be billed. Councilman Carvelli asked for clarification on bond anticipation notes (BANS) and bonds. Ms. Carafa explained BANS are short term and bonds are long term. The interest rates were very favorable. Mayor Walsifer stated there was a lot of outstanding money owed that we have collected over the last two years from grants. We will be receiving about \$700,000 for the Lake Como outfall project. Ms. Carafa explained a lot of grants the Borough had were incomplete. The projects were completed but the paperwork wasn't. She explained the outstanding grants that were closed out since 2019 and the grant money, which was received to pay down the debt associated with the projects.

PETITIONS: Ms. Claudio received a Referendum petition in protest of Ordinance 2021-17.

APPROVAL OF MINUTES: Mayor Walsifer made a motion to approve the minutes of the July 20, 2021 meeting, which was seconded by Councilman Carvelli and approved by the following vote:

AYES: Walsifer and Carvelli

ABSTAIN: Brennan

REPORTS OF COUNCIL

Councilman Carvelli: Good to see a lot of people at the Friday night concert last week.

Councilman Brennan: Environmental Commission is thrilled with the new bamboo ordinance. Looking into Spring Lake's ban on gas powered leaf blowers, may recommend doing the same to the Mayor and Council. Neptune City looking into mussel beds in lieu of oyster beds in Shark River to get the water cleaned up. The Environmental Commission will keep an eye out for that. The Commission got a new member, Colleen Palus.

Mayor Walsifer: PBA is giving out food at Dempsey Park every Monday night.

PUBLIC HEARING – BUDGET AMENDMENT:

- Public Hearing on budget amendment
 - o Gerald Buccafusco, 409 5th Avenue, asked why we are having a budget amendment.
 - o Ms. Carafa explained there was a debt service missed during budget preparation. The state requires us to raise the amount of debt service in the budget to pay down the debt. The only change to the budget would be using slightly more surplus from the water/sewer utility to pay down the debt. Ms. Carafa and Ms. Claudio explained further the budget adoption process.
- Councilman Brennan made a motion to close the public hearing, which was seconded by Councilman Carvelli and approved unanimously.

Councilman Carvelli offered the following resolution for adoption:

No. 2021-185 RESOLUTION TO ADOPT THE 2021 BUDGET AS AMENDED

Seconded by Councilman Brennan and approved by the following vote:

AYES: Walsifer, Brennan and Carvelli

PUBLIC SESSION: Public Session on resolutions only on the Agenda. We will continue to have a Public Session at the end of this meeting.

Gerald Buccafusco, 409 5th Avenue questioned Resolution 2021-189. He asked if it is a full time or part time position and what the salary is. Ms. Carafa stated it is less than 25 hours a week at \$53 per an hour.

Councilman Brennan made a motion to close the public session, which was seconded by Councilman Carvelli and approved by the following vote:

AYES: Walsifer, Brennan and Carvelli

CONSENT AGENDA - RESOLUTIONS:

All matters listed in the Consent Agenda are considered to be routine by the Borough Council and will be enacted by one motion. 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.

Councilman Brennan offered the following resolutions for adoption:

No. 2021-186 RESOLUTION AUTHORIZING PAYMENT OF BILLS

No. 2021-187 RESOLUTION AUTHORIZING REFUNDS

No. 2021-188 RESOLUTION AUTHORIZING THE MAYOR AND BOROUGH CLERK TO ENTER INTO AN INTERLOCAL SERVICE AGREEMENT BETWEEN THE BOROUGH OF BELMAR AND THE BOROUGH OF SPRING LAKE HEIGHTS FOR THE PROVISION OF POLICE AND PUBLIC SAFETY DISPATCH SERVICES

No. 2021-189 RESOLUTION APPOINTING A CERTIFIED MUNICIPAL FINANCE OFFICER

Seconded by Mayor Walsifer and approved by the following vote:

AYES: Walsifer, Brennan and Carvelli

ORDINANCES:

ORDINANCE NO. 2021-26 *Second Reading & Public Hearing*

ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER XXVI ENTITLED HOUSING AND PROPERTY MAINTENANCE IN ORDER TO PROHIBIT THE PLANTING OR GROWING OF BAMBOO OR INVASIVE PLANTS

Public Hearing: None

Councilman Brennan made a motion to close the public hearing, which was seconded by Mayor Walsifer and approved unanimously.

Councilman Brennan offered Ordinance 2021-26 for adoption, which was seconded by Mayor Walsifer and approved by the following vote:

AYES: Walsifer, Brennan and Carvelli

ORDINANCE NO. 2021-20 *Second Reading & Public Hearing*

ORDINANCE BY THE BOROUGH COUNCIL OF THE BOROUGH OF BELMAR IN THE COUNTY OF MONMOUTH, STATE OF NEW JERSEY PROHIBITING THE OPERATION OF ANY CLASS OF RECREATIONAL CANNABIS BUSINESSES WITHIN ITS GEOGRAPHICAL BOUNDARIES AND AMENDING CHAPTER 40 ARTICLE V (ZONING DISTRICT REGULATIONS) AND AMENDING AND SUPPLEMENTING CHAPTER 16 (POLICE REGULATIONS)

Public: Hugh Giordano, UFCW, representing cannabis business employees. NJ has passed some of the best labor laws for cannabis. They oppose an opt out ordinance. Puts a burden on consumers. Suggested looking into the City of Bayonne's ordinance. Offered the Council a tour of a dispensary in Woodbridge to see the

professionalism.

Maria Rondinaro, 1246 Pinetree Way, asked if the ordinance would prevent medicinal dispensaries in town. Mr. Varga replied no. Ms. Rondinaro asked the Council their opinion on having a medical dispensary in town. Mayor Walsifer stated they will review it on a case-by-case business.

Mayor Walsifer made a motion to close the public hearing, which was seconded by Councilman Brennan and approved unanimously.

Councilman Carvelli offered Ordinance 2021-20 for adoption, which was seconded by Mayor Walsifer and approved by the following vote:

Councilman Brennan stated he understands the Mayor and Council's concerns. We are being forced to vote on regulations we haven't seen. Nice to know there are other towns we can look into if we move ahead with it. One thing a dispensary needs is a lot of parking and Belmar doesn't have enough. Doesn't see a situation where someone would open a dispensary here. Referendum made it clear the residents of Belmar want access to cannabis and he thinks we should honor their wishes.

AYES: Walsifer and Carvelli

NAYS: Brennan

ORDINANCE 2021-27 First Reading & Introduction

ORDINANCE OF THE MAYOR AND BOROUGH COUNCIL OF THE BOROUGH OF BELMAR, COUNTY OF MONMOUTH, STATE OF NEW JERSEY, AMENDING AND SUPPLEMENTING CHAPTER XVI ENTITLED POLICE REGULATIONS.

Councilman Carvelli offered Ordinance 2021-27 for first reading and introduction, which was seconded by Mayor Walsifer and approved by the following vote:

AYES: Walsifer, Brennan and Carvelli

PUBLIC SESSION:

Gerald Buccafusco, 409 5th Avenue, asked about the beach reports being posted online. Ms. Claudio explained the reports were stopped when we switched to the new beach badge vendor but after discussion with the Mayor the reports will be created and posted online.

Anita Pecorelli, First Avenue, thankful for work done on the budget. Asked about infrastructure projects for the future. Mayor Walsifer stated the finance team is working with the engineers to come up with a plan. Ms. Pecorelli stated the Fishing Club seems to be expanding on the south side of the building onto the beach. Mayor Walsifer stated we allowed them some outdoor space during COVID like we did with the other restaurants but that will be coming to an end.

Bruce Blattner, 407 9th Avenue, volunteers with the PBA with the food giveaway. It is every Monday evening, 6:30-8:30 pm. Library is having a concert this Thursday.

Vicky Renner, 1106 D Street, asked who represents the Planning Board. Councilman Carvelli replied he does. She asked who sits on the Zoning Board. Ms. Claudio stated the Zoning Board doesn't have a Council representative. She asked who is responsible for ensuring conditions are met on projects that were approved. Ms. Claudio explained the Borough engineer oversees major development and the Construction and Zoning Office review others. Ms. Renner was also concerned about an increase in pavers and stones being put in on properties and trees being removed. Would like to see procedures put in place to keep track of properties with C.O.'s. Ms. Claudio stated we switched to GovPilot last year which will give Code Enforcement the ability to set expiration dates. Ms. Renner suggested the Community Policing Officer have access to rental records. She suggested paving "slow" on roads to help with traffic.

Maria Rondinaro, 1246 Pinetree Way, asked if we were providing dispatch services to Spring Lake Heights previously. Ms. Claudio and Mayor Walsifer responded yes. Ms. Claudio explained the agreement is attached to the resolution. Ms. Rondinaro explained the CDC is recommending wearing masks and asked if our meetings will have a mask mandate and if we will bring back zoom. Mayor Walsifer stated some towns are going back to zoom and we are looking into options.

John Walsh, 1101 B Street, echoed Ms. Rondinaro's comments. Many of his neighbors are nervous to come to the meetings but Facebook is not interactive. Asked why the stop signs on Ocean Avenue are in the middle of the road and not in the crosswalks. It would be better if they were closer to the crosswalk.

Councilman Brennan made a motion to close the public session and adjourn the meeting, which was seconded by Councilman Carvelli and approved unanimously.

Respectively submitted,

April Claudio
Municipal Clerk