

MEETING MINUTES

TOWNSHIP OF OCEAN
COUNTY OF OCEAN
BUSINESS MEETING
October 17, 2023
6:00 pm

Call to Order

Flag Salute

ROLL CALL: LOPARO X DODD X BAULDERSTONE X

STATEMENT: Pursuant to the provisions of the New Jersey Open Public Meeting Act, adequate notice of this meeting was properly provided by sending a copy of the Notice of Meeting to two newspapers, The Asbury Park Press and the Press of Atlantic City. The Notice was posted at the office of the Township Clerk

Proclamation

National Friends of Libraries Week – 2023

Deputy Mayor Dodd read and presented the National Friends of Libraries Week Proclamation to Jen Lennon, Branch Manager of the Waretown Library and Linda Bleeke, President and Cathy Rohowyj, Vice President of the Friends of the Waretown Library.

National Fire Prevention Week – 2023

Mayor Baulderstone read and presented a proclamation to Captain Thomas Munt, Lt. Jeremy Sutton, Aundrea Munt and Walt Bohn of the Waretown Volunteer Fire Company for National Fire Prevention Week.

Committee Reports

Committeeman – Ben LoParo

Thank you for coming to the Township Committee meeting this evening.

Ordinances 2023-23. Tonight is the 1st reading of this ordinance adding an overlay zone for cannabis West of the Parkway. This is a new ordinance due to the Pinelands Commission having a set of rules regarding cannabis. A property owner came to the Township that has property already zoned for agriculture, requesting the property be included. The Township Committee is introducing an amendment to the overlay zone for indoor cultivation with air scrubbers.

Resolution 2023-240. This resolution is authorizing the release of a performance guarantee for Justice Grown – Bloc Dispensary, as they have completed the work.

Resolution 2023-246, 247 and 252. These resolutions are shared service agreements with the Ocean County Sheriff's Department and the Ocean County Prosecutor's Office for Driving While Intoxicated, Drug Recognition Expert Callout program and the Move Over–Law Enforcement program that the Township participates in each year and needs to be renewed by resolution each year.

Resolution 2023-249. This resolution is authorizing the Police Department to donate an AED machine to the Ocean Township School District. The Chief of Police received an inquiry from the school regarding assisting in having one for class trips. This resolution allows for the school to have this AED. The Police Department also purchased the Infant/Child card for the machine.

Municipal Alliance with the Police Department. A Drive-in movie is planned for Friday, October 20th on the Frederic Priff field. The movie will start at approximately 5:30 pm. The movie is Super Mario Brothers. In the event of rain, the movie will be moved to the Waretown Volunteer Fire Department. The Township will decide on Thursday if it will be a drive-in or in the Firehouse.

The Municipal Alliance had their quarterly meeting and are working on the annual food drive which will begin on November 1st. There are drop off locations at Town Hall, the Police Department and Greenbriar's Clubhouse. If a business would like a drop-off location, please contact Jeanne in Recreation.

The Township is hosting the Annual Halloween House Decorating Contest. Registration is complete. Voting will be on-line. Voting will take place October 24-31, 2023. The winner will be announced the week of November 1st. There are 10 homes that have registered for the event.

207 6th Street	Waretown, NJ
427 7th Street	Waretown, NJ
436 7th Street	Waretown, NJ
69 Barnegat Beach Drive	Waretown, NJ
18 Dock Avenue	Waretown, NJ
46 Illinois Avenue	Waretown, NJ
30 Lighthouse Drive	Waretown, NJ
25 Poplar Street	Waretown, NJ
16 Spinnaker Way	Waretown, NJ
25 Walnut Street	Waretown, NJ

There will be two (2) Toy Drops in the Township that will be distributed to children through the Toy Run Foundation. The first drop is November 18th in Greenbriar from 10:00am-2:00pm. The second Toy Drop is November 25th from 4:00pm-8:00pm at the Waretown Volunteer Fire Department parking lot. The toys are donated and distributed to people. New, unwrapped toys and gift cards are accepted.

The Ocean Township Police Department and Greenbriar will be distributing food to people in need on November 16th.

Township Sponsored Bus Trips

Sight and Sound Theatres. The Moses show was a great success with 41 attending. All participants asked the Recreation Director to schedule again for 2024. At this time tickets have been secured for the Daniel show on October 23, 2024. Again, lunch at the Shady Restaurant and the show. You can reserve your spot now by contacting Jeanne in Recreation.

Caesars Casino Bus Trip. Seats are still available for November 17, 2023. Cost is \$32.00 per person, with \$20.00 back in slot play. Bus departs at 9:30 am.

Please be reminded classes for Zumba, Toning, Forever Young and Line Dancing have resumed at the Community Center. Yoga is being offered Tuesdays 4:00pm–5:00pm and now on Mondays, Gentle and Restorative Yoga from 6:00pm–7:00pm. A person can pay by class and walk-ins are welcome.

Thank you.

Deputy Mayor – Lydia M. Dodd

Thank you for joining us this evening.

September 2023 Construction/Zoning Report

Zoning Department. 41 applications approved, 20 applications pending review and 1 denial application.

Code Enforcement. 16 Notices of Violation and 7 properties abated their violations and 0 Liens placed on properties.

Construction. 29 Permits issued, 7 Permit updates, 59 Certificates of Approval, 4 Certificates of Occupancy and 1 Notice of Code Violation - exceeding the scope of work.

Ordinance 2023-21 – 1st Reading. Tonight is the first reading of this ordinance to increase the license fee 2% for Plenary Retail Distribution License to \$2,252.69. The Township can approve an increase each year until the license reaches \$2,500.00, which is the maximum. The public hearing is November 21st.

Ordinance 2023-22 – 1st Reading. Tonight is the first reading of this ordinance. The fence ordinance needed a revision regarding language necessary to clarify fencing in waterfront areas. The public hearing is November 21st.

Resolutions 2023-239. Tonight, I am happy to report, along with the Township Committee, the 2022 audit is complete. There are no comments or recommendations that need to be corrected. This is the 9th year the Audit for the Township of Ocean does not require a corrective action plan. This is a great accomplishment and I thank our Finance Officer and Business Administrator for this great accomplishment. The audit will be posted on the Township website after tonight's meeting.

Resolutions 2023-253. This resolution authorizes the Municipal Clerk to advertise Requests for Proposals for professionals for the year 2024. All proposals will be due to the Clerk's office by November 20th at 11:00am to be considered.

Resolutions 2023-250. The Township of Ocean Committee and I hereby proclaim the month of October 2023 as National Breast Cancer Awareness Month in the County of Ocean and encourages all residents to an exam for breast cancer.

Project Updates

Saladworks permits are in place and the project is moving along with their work.

Thank you.

Mayor – Ken Baulderstone

Good evening.

Resolution 2023-251. This resolution hereby requests that all people join the Township of Ocean in celebrating the United States Navy 248th Birthday. The Township Committee would like to acknowledge and celebrate the brave people who serve and have served in the Navy. 248 years of Power, Presence and Protection.

Ordinance 2023-24. This ordinance being introduced tonight is in accordance with New Jersey State law on source-separated recyclable materials. This will bring the Township into compliance with the State law.

Pickleball Courts and Tennis Courts – Update. The Township received a grant in the amount of \$62,000.00 for this project. These projects should be completed, weather permitting, by next week. At this time the Township will be setting up a ribbon cutting at the Corliss Park Pickleball Courts at noon on Tuesday, October 24th. If it rains this Friday, the Pickleball Courts at Sands Point Park might not be ready by Tuesday. An e-mail will go out when the courts reopen.

Resolution 2023-241. This resolution authorizes the sale of items from the Department of Public Works, the Police Department and Administrative offices. The equipment will be sold online through GovDeals. The link is on the Township website. All money received goes back into the municipal budget.

Resolution 2023-244. This resolution authorizes the contract with Pyrotechnics to provide the Fireworks on Memorial Day weekend. Pyrotechnics has not raised the price for 2024. The amount is \$12,427.00. The fireworks will be held on May 25th with a rain date of May 26, 2024. The rain date fee is \$2,227.00.

Holiday Season

The Township is having the Township Tree Lighting on December 1st at the Town Hall parking lot at Veterans Memorial Park. There will be carolers at 5:45 pm. The Tree Lighting is at 6:00 pm with Santa and the Grinch, followed by Sundae's with Santa, the Grinch and the Snowman. More information will be coming out on this event.

The 3rd Annual Holiday Light Spectacular will take place December 8, 9, 15 and 16 at Corliss Park Lake and Recreation Area. Admission is \$15.00 per carload. This again is a family friendly affordable event for all to enjoy and is a fundraiser for the Waretown Volunteer Fire Company and the Township's Fireworks on Memorial Day. We look forward to seeing everyone there.

Senior Services

On October 13th the Township hosted a Health and Wellness Fair and it was well attended. Flu shots and health screenings were offered by the Ocean County Health Department. Forty-three (43) shots were given and approximately 150–200 people attended the event.

The Mobile Food Pantry will be at the Community Center on November 20, 2023 at noon. There has been a great turnout each month for people who could use the assistance and obtain fresh fruit and vegetables, which are not offered at all food banks.

All programs and meals at the Engle Sprague Senior Center are very well attended and attendance continues to increase every month. Please register. All are welcome.

Wellness Speaker Programs and activities are offered after every meal. Please pick up the calendar in the back of the room or on the Township website and e-mail for events at the Senior Center. There is a new speaker every week.

Ocean County Congregate Meals. Hot Meals are served every Monday and Wednesday and on Tuesday, there is pizza and a wellness speaker program after the meals. Every Tuesday, lunch Bingo is held for nominal prizes.

Everyone is welcome to attend. It is a wonderful way to socialize, meet new people and just be able to be out of the house. Calendars are on the back table and the Township's website.

The Township has paved the apron at the corner of Morey Place Road and Wells Mills Road, for a smoother transition from the paved surface of Wells Mills Road to the unpaved surface on Morey Place Road, hopefully eliminating the potholes in that area.

Residents have complained about the cracks that form at the joints of the different sections of pavement, most frequently at the middle of the road. The County no longer includes crack filling on Schedule C. The Department of Public Works has advised that they do not have the equipment for crack filling and have not performed this activity for at least 20 years, as there has been no money in the budget to do this. Not filling the cracks results in water entering the cracks and then the water freezes and expands, further damaging the road.

Thank you.

Chief of Police - Michal Rogalski

Chief Rogalski read the September 2023 Police Report. The Police Department handled 4,569 incidents for police service, 3 abandoned 911 calls, 29 alarms activated and responded to, 20 animal complaints, 2,676 business/residential checks, 2 acts of criminal mischief, 14 verbal disputes/harassment complaints, 20 disabled vehicles, 2 drunk driving arrests, 1 drug arrest, 103 first aid calls, 33 motor vehicle accidents, 516 motor vehicle stops of which 50 summons were issued, 2 juvenile complaints, 9 psychiatric evaluations, 25 persons were arrested on various warrants, 57 suspicious persons and/or vehicles were investigated, 3 thefts from residences or commercial properties and 1 theft from a motor vehicle were investigated. A full list of this activity is on the Township website.

PUBLIC COMMENT:

Motion to open Public Comment: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Justin Pimm, 111 Marine Road, discussed using the Township baseball field with the lights and inquired why his team would need 51% of its players to live in Waretown if it is a one-time use of the field.

Township Administrator/Clerk Ambrosio discussed the Township Code Book has always stipulated any team playing on the Township ballfield has to be 51% Waretown Residents or you can pay \$500.00 if you are an outside league or for-profit team.

Mr. Pimm discussed this does not make sense. His dad built the field with Darren Mooney 30 years ago. The reason he has travel baseball is because Waretown does not have a league.

Township Attorney Dasti discussed the purpose of the ordinance is not just to give a league exclusive use. It is to make sure it is set aside for Waretown residents.

Mr. Pimm discussed Darren Mooney of the Waretown Thunder uses the field for the majority of the time and inquired why he cannot coordinate with Mr. Mooney.

Township Attorney Dasti discussed the Township is put in the middle of it. If the two leagues cannot agree as to who is going to play when, it creates an issue.

Mr. Pimm discussed if there is an issue, the game will be scheduled another day. It is a one-time thing.

Committeeman LoParo inquired even though the ordinance says 51% of the roster, can there be a one-time exception.

Township Attorney Dasti discussed he does not think the ordinance allows for that.

Township Administrator/Clerk Ambrosio discussed when this ordinance was put together, the Township had the Waretown Athletic Association (WAA) baseball. It was very competitive between the two teams and tournaments. WAA baseball is no longer in existence. This is the first time it is coming up.

Motion to Approve waiving the 51% resident and fee requirements for Southern Ocean Baseball Academy to use the Township ballfield for one (1) game on October 23, 2023 was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Balderstone: Yes

Shawn Denning, 92 Morey Place Road, thanked the Township Committee for the apron at the end of Morey Place Road and inquired if the Township could ask the County to stripe the shoulder. Greenbriar residents are exiting traffic quickly to enter Greenbriar and he doesn't want vehicles that are exiting Morey Place Road to get hit. There have been a couple of close calls.

Township Administrator/Clerk Ambrosio discussed she will reach out to the Ocean County Road Department.

Mr. Denning discussed the ballfields do not get used that much. The school owns the majority of the fields.

Township Administrator/Clerk Ambrosio discussed the Waretown Thunder has over 100 members. The Township field is used a lot.

Township Administrator/Clerk Ambrosio discussed there is for-profit baseball and non-profit baseball. Waretown Thunder is non-profit. The applicant is a travel team.

Mr. Denning discussed participation and child population is all down and suggested the baseball fields be revisited.

Motion to close Public Comment was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-238 Payment of Claims – as presented to the Township Committee for payment thereof in the amount of \$3,040,113.13.

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Motion to Approve Meeting Minutes: September 19, 2023

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

ORDINANCE NO. 2023-21 First Reading – Title Only

AN ORDINANCE OF THE TOWNSHIP OF OCEAN, COUNTY OF OCEAN, STATE OF NEW JERSEY TO AMENDING AND SUPPLEMENTING CHAPTER 89 OF THE TOWNSHIP CODE ENTITLED “ALCOHOLIC BEVERAGES” AND SPECIFICALLY SECTION 6 THEREOF ENTITLED “LICENSE FEES; MAXIMUM NUMBER OF LICENSES”

Motion to approve Ordinance 2023-21: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

ORDINANCE NO. 2023-22 First Reading – Title Only

AN ORDINANCE OF THE TOWNSHIP OF OCEAN, COUNTY OF OCEAN, STATE OF NEW JERSEY AMENDING AND SUPPLEMENTING CHAPTER 168 OF THE TOWNSHIP CODE ENTITLED “FENCES”.

Motion to approve Ordinance 2023-22: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

ORDINANCE NO. 2023-23 First Reading – Title Only

AN ORDINANCE OF THE TOWNSHIP OF OCEAN, COUNTY OF OCEAN, STATE OF NEW JERSEY TO AMEND THE OFFICIAL ZONING MAP OF THE TOWNSHIP AND CHAPTER 410 OF THE TOWNSHIP CODE IN ORDER TO ESTABLISH A CANNABIS USE OVERLAY ZONE AND PROVIDE ASSOCIATED ZONING REQUIREMENTS

Motion to approve Ordinance 2023-23: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

ORDINANCE NO. 2023-24 First Reading – Title Only

The Township Committee of the Township of Ocean in the County of Ocean, in the State of New Jersey for source-separated recyclable materials as per the State of New Jersey

Motion to approve Ordinance 2023-24: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-239

Resolution of the governing body Certification of the Annual audit that has been filed by a registered municipal account and municipal clerk and the governing body have received and reviewed as a minimum the annual report of Audit and specific ally the “Comments and Recommendations.”

Motion to approve Resolution 2023-239: was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Consent Agenda

The below listed items are considered to be routine by the Township Committee of the Township of Ocean and will be enacted by one motion. There will be no formal discussion of these items. If discussion is desired, this item will be removed from the consent agenda and will be considered separately.

- 2023-240 Resolution of the Township of Ocean County of Ocean, State of New Jersey, authorizing release of a performance guarantee for Justic Grown – BLOC Dispensary Block 41, Lot 36.01
- 2023-241 Resolution authorizing disposal of surplus property of the Township of Ocean, County of Ocean, State of new Jersey for items such as gas compactor, snow blowers 2006 Ford F-350, radio tower, old computer monitors, etc.
- 2023-242 Resolution appointing Peter Van Dyke, Esquire as special conflict counsel for the Township of Ocean pursuant to the non-fair and open process
- 2023-243 A Resolution authorizing a refund of \$830.00 to Block 182, Lot 4 has withdrawn the permit.
- 2023-244 Resolution authorizing Pyrotecnico Fireworks, Inc to provide the fireworks display for Memorial Day Weekend – 2024 in the amount of \$12,427.00.
- 2023-245 Resolution of the Township of Ocean, County of Ocean State of New Jersey Calling upon the appointing authority in the state of New Jersey to choose a resident of Ocean County to sit on the Board of Public Utilities
- 2023-246 A Resolution of the Township of Ocean, County of Ocean, State of New Jersey, Authorizing the Execution of Shared Services Agreement with the County of Ocean Pursuant to N.J.S.A. 40:8A-1 ET. seq., for the Prosecutor’s Program – Driving While Intoxicated Enforcement Program
- 2023-247 A Resolution of the Township of Ocean, County of Ocean, State of New Jersey, Authorizing the Execution of Shared Services Agreement with the County of Ocean Pursuant to N.J.S.A. 40:8A-1 ET. seq., for the Prosecutor’s Program – Drug Recognition Expert Callout Program

- 2023-248 Resolution of the Township of Ocean, County of Ocean, State of New Jersey Authorizing the Execution of Schedule “C” Agreement with the County of Ocean for 2023
- 2023-249 Resolution authorizing a donation of a Philips Heartstart Defibrillator with Infant Card to the Ocean Township School District to be used for field trips.
- 2023-250 Resolution proclaiming the month of October as National Breast Cancer Awareness Month in the County of Ocean
- 2023-251 Resolution proclaiming Happy 248th Birthday t the United States Navy – 248 years of Power, Presence and Protection
- 2023-252 A Resolution of the Township of Ocean, County of Ocean, State of New Jersey, Authorizing the Execution of Shared Services Agreement with the County of Ocean Pursuant to N.J.S.A. 40:8A-1 ET. seq., for the Prosecutor’s Program – “Move Over” Law Enforcement Program

Motion to approve Resolutions 2023-240 through 2023-252

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-253

Resolution authorizing the Municipal Clerk to advertise and receive Request for Proposals from professionals for the year 2024.

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-254

Resolution authorizing the Township Committee to go into Executive Session for the reason:
Contractual

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-255

Resolution adopting personnel polices and procedures for the Township of Ocean, Ocean County

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Resolution 2023-256

Resolution of the Township of Ocean, County of Ocean, State of New Jersey, awarding bid for Englewood Avenue Sanitary Sewer Repair Phase 2 to Crest Construction Group LLC

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.
Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Motion to approve the below listed dates for the use of the Community Center, Corliss Park Lake & Recreation Area, Waretown Bayfront Park & Pier, Toumey Park, and Ballfields:

Heather Verdolina – November 11, 2023

Carli Mechiona – October 21, 2023

Haley Martin – October 15, 2023

Motion to approve was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Township Attorney Dasti discussed no formal action will be taken during Executive Session. Township Committee may adjourn meeting before Executive Session.

Next Scheduled Business Meetings

November 21, 2023 - 6:00 pm

December 19, 2023 - 6:00 pm

***Meetings can be added or cancelled as necessary*

Adjournment

Motion to adjourn was moved by Deputy Mayor Dodd, seconded by Committeeman LoParo.

Roll Call: LoParo: Yes, Dodd: Yes, Baulderstone: Yes

Signed and Submitted:

Diane B. Ambrosio, RMC
Municipal Clerk

Date