

**BOROUGH OF LONGPORT WORKSHOP COMMISSION MEETING
MUNICIPAL BUILDING, 2305 ATLANTIC AVE
LONGPORT, NJ 08403
WEDNESDAY, JUNE 19, 2024 – 4:00 PM**

The meeting was called to order at 4:00 pm.

Municipal Clerk Kyle read the Opening Statement pursuant to the Open Public Meetings Act. A notice of this meeting was emailed to the Press of Atlantic City, The Ocean City Sentinel, the Star Ledger, and Courier Post on June 14, 2024. In addition, copies of notices were posted on the bulletin board and filed in the office of the municipal clerk. Notices on the bulletin board have remained continuously posted.

ROLL CALL:	Nicholas Russo	present
	James P. Leeds, Sr.	present
	Daniel Lawler	absent

Borough Solicitor Affanato, Administrator Porter, CFO Kelly, Engineer Dennis, Chief Culmone, Library Director Gerhardt, and Municipal Clerk Kyle also present.

Mayor Russo stated the location of the emergency exits and discussed opportunities for public comment.

OATH OF OFFICE – Mayor Russo administered the Oath of Office for Longport Beach Patrol Captain to Eric Grimley.

SCHOLARSHIP PRESENTATION – Board Members of the Herb Stern Scholarship Foundation announced the winners of this year’s scholarship awards including: Jackson Agnellini, Pacifico Agnellini, Eva Engel, Raquel Gresham, Jonah Hammerstedt, Tyler Lawler, Alessandra Lucasti, Sophia Mammucari, Jake Meli, Jack Schiavo, Birdie Stewart, Kallan Tripician, Macey Valtri, Madison Valtri, and Nicholas Volpe.

A short recess was taken (4:18 to 4:20 pm) to allow those attending the presentations to take photographs.

Administrator Porter:

Administrator Porter said that the Borough is ready for the summer season, adding that the Beach Patrol is fully staffed. He noted that there will be two vacant lieutenant positions to fill at an upcoming meeting. He also explained that the Borough received a generous donation of \$6,100 for a gazebo at the 33rd Avenue Playground. Administrator Porter also noted that a shade device should be installed at the playground before Labor Day. He explained that the donor has selected a color scheme for the product, which will cost approximately \$39,000. He also noted that new railings have been ordered for the back of Borough Hall for an approximate cost of \$23,000. He announced that the Longport Public Library is hosting a campfire and beach concert on 6/29 at 6:30 pm at 33rd Avenue and the beach. He also noted that there will be 11 a.m. Saturday summer reading events at the library for children. He said that beach tag sales were at an estimated \$215,534 and that sales are a little behind what was sold around this time last year. Commissioner Leeds discussed reaching out to the donor of playground and shade equipment in July. Administrator noted that he would contact the donor.

Mayor Russo announced that there was a new system in place for reserving tennis and pickleball courts. Administrator Porter said that an app called Courtreserve was being used and would be in effect starting that weekend.

Borough Solicitor Affanato:

Borough Solicitor Affanato discussed several ordinances on for a first reading during the regular meeting. He said that Ordinance 2024-16 had been discussed previously at the May work session. He also noted that Resolution 2024-85 was a resolution that would allow the Borough to accept monies from the Bureau of Ocean Energy Management (BOEM) as part of the Atlantic Shores South offshore wind project. He noted that this is not the Orsted project, but added that the Borough has received grant monies from that project. He said that the funds totaling \$55,000 have been determined to help mitigate any impact that the Atlantic Shores South offshore wind farm could have on the Great Egg Coast Guard Building. He explained that the money would have to be used at the Great Egg Coast Guard Building, adding that the library has plans for how the funds would be used, if accepted. Solicitor Affanato said he reviewed the grant guidelines and emphasized that the Borough could choose to oppose the offshore wind farm project and still be free to accept the funds. He explained that it was a legal requirement of the project to provide this type of mitigation funding. Commissioner Leeds wanted to know if there was a time frame for accepting the funds. Administrator Porter noted that the deadline was the very next day, June 20, 2024. Commissioner Leeds expressed concern about making a decision within a short timeframe. It was noted that this was the first meeting held since learning of the mitigation funding.

Borough Engineer Dennis:

Borough Engineer Dennis discussed the water tank project that had been completed nearly a year ago, explaining that after one year, a 'one year anniversary inspection' to check the paint is performed by a third party that is paid for by the contractor. He said that the inspection results were good. He added that a few areas will need to have touch-up painting and that this would be done either at the end of September or early October. After work is completed, the contract can be closed out and final payment issued, he explained. He said that the Borough will undertake several capital projects in the fall, including the lead service pipe replacement project (he explained that this would most likely be a three-phase project), and the continuation of improvements to Atlantic Avenue. He noted that work would temporarily stop during the summer season. He also added that there are two resolutions listed on the regular meeting agenda to apply for New Jersey Department of Transportation grant funding for the Sunset and Amherst avenues traffic calming project as well as phase two of the traffic calming system. Engineer Dennis also announced that the Borough was successful in securing a \$64,000 recreation grant from the New Jersey Department of Community Affairs for the McGee Estate Park on 22nd Avenue. He also noted that there is some work occurring at Longport Gardens to tie service lines into the main.

Mayor Russo:

Mayor Russo – nothing further to report.

Commissioner Leeds:

Commissioner Leeds noted that he had several questions on ordinances and resolutions listed on the regular meeting agenda. He discussed the enforcement of Ordinance 2024-16. Solicitor Affanato explained that there is an enforcement provision in the ordinance. Commissioner Leeds also discussed Bond Ordinance 2024-18 and his desire to vote against it because it did not include the purchase of a new fire truck for the Longport Volunteer Fire Department. He questioned if that would cause any issues with the bonding process. He also had questions regarding Resolution 2024-70. CFO Kelly addressed his questions. He also discussed R2024-80 and Administrator Porter explained that it was grant money for the McGee Estate Park. Commissioner Leeds also clarified that if he voted to accept the funds for the

Great Egg Coast Guard Building that the money could be accepted without the Borough having to support the offshore wind farm project. Solicitor Affanato explained that the Borough could oppose the offshore wind farm and still accept the mitigation funds. Library Director Gerhardt explained that the funds, if accepted, would be used to repair balcony damage at the Great Egg Coast Guard building that houses the historical museum. He said the mitigation funding would help offset taxpayer funds and that accepting the funding does not make a statement of support for the offshore wind project. Commissioner Leeds also discussed additional traffic calming funds and did not think some of the streets listed in Resolution 2024-88 required additional funds for traffic calming. Engineer Dennis said the funding would be used in conjunction with areas that already had traffic calming as part of an overall project.

Commissioner Lawler:

Commissioner Lawler – absent.

Municipal Clerk Kyle:

Municipal Clerk Kyle – no further report.

Miscellaneous:

None.

Motion to Adjourn – Commissioner Leeds, seconded by Mayor Russo. All in Favor – Yes. None Opposed. Meeting adjourned at 4:44 pm. Commissioner Lawler – absent.

**BOROUGH OF LONGPORT COMMISSION MEETING
MUNICIPAL BUILDING, 2305 ATLANTIC AVE
LONGPORT, NJ 08403
WEDNESDAY, JUNE 19, 2024**

The meeting was called to order with the flag salute at 4:45 pm.

Municipal Clerk Kyle read the Opening Statement pursuant to the Open Public Meetings Act. A notice of this meeting was emailed to the Press of Atlantic City, The Ocean City Sentinel, the Star Ledger and Courier Post on June 14, 2024. In addition, copies of notices were posted on the bulletin board in the Municipal Building and filed in the office of the municipal clerk. Notices on the bulletin board have remained continuously posted. Official action may be taken at this meeting.

ROLL CALL:	Nicholas Russo	present
	James P. Leeds, Sr.	present
	Daniel Lawler	absent

Borough Solicitor Affanato, Administrator Porter, CFO Kelly, Engineer Dennis, Chief Culmone, Library Director Gerhardt, and Municipal Clerk Kyle also present.

Mayor Russo noted that the emergency exit information had been previously announced and provided public comment opportunities.

Approval of Minutes:

Municipal Clerk Kyle requested a motion to approve the minutes from the May 15, 2024, Workshop and Regular Commission Meeting. Commissioner Leeds made a motion, seconded by Mayor Russo, to approve the minutes. All in Favor - ALL AYES. None opposed. Commission Lawler – absent.

The following ordinances had a second reading and public hearing:

ORDINANCE – SECOND READING/ PUBLIC HEARING: O2024-12 – An Ordinance Amending Chapter 161-14 Schedule 2: Limited Time and Angled Parking

No one wished to speak on this ordinance.

ORDINANCE – SECOND READING/ PUBLIC HEARING: Ordinance 2024-13 – An Ordinance Amending Chapter 15-9 Regarding the Development of Fees Charged by the Borough of Longport

No one wished to speak on this ordinance.

ORDINANCE – SECOND READING/ PUBLIC HEARING: Ordinance 2024-14 – An Ordinance Amending O2024-05 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts

No one wished to speak on this ordinance.

ORDINANCES:

Number	Title
2024-12	An Ordinance Amending Chapter 161-14 Schedule 2: Limited Time and Angled Parking
Purpose	The purpose of this ordinance is to eliminate a section of parking on 27 th Avenue.
Motion	Motion – Commissioner Leeds, seconded by Mayor Russo to adopt Ordinance #O2024-12.
Roll Call Vote	Mayor Russo – YES. Commissioner Leeds – YES. ALL AYES. None opposed. Commissioner Lawler – absent.
2024-13	An Ordinance Amending Chapter 15-9 Regarding the Development of Fees Charged by the Borough of Longport
Purpose	The purpose of this ordinance is to amend the schedule of development fees for the Borough of Longport.
Motion	Motion – Commissioner Leeds, seconded by Mayor Russo to adopt Ordinance #O2024-13.
Roll Call Vote	Mayor Russo – YES. Commissioner Leeds – YES. ALL AYES. None opposed. Commissioner Lawler – absent.
2024-14	An Ordinance Amending O2024-05 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts
Purpose	The purpose of this ordinance is to amend Ordinance O2024-05 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts
Motion	Motion – Mayor Russo, seconded by Commissioner Leeds to adopt Ordinance #O2024-14.
Roll Call Vote	Mayor Russo – YES. Commissioner Leeds – YES. ALL AYES. None opposed. Commissioner Lawler – absent.

ORDINANCES:

The following ordinances were introduced for a first reading/ introduction:

Introduction and First Reading of Ordinance 2024-15 – An Ordinance Amending Chapter 161-14 Schedule 2A; Ordinance 2024-16 – An Ordinance for the Borough of Longport Code, Chapter 117, Construction General Requirements, to Promote Clean and Safe Worksites

within the Borough of Longport, Ordinance 2024-17 – An Ordinance Amending O2024-14 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts, Ordinance 2024-18 – Bond Ordinance Appropriating Four Million Two Hundred Twenty-Five Thousand Dollars (\$4,225,000) and Authorizing the Issuance of Four Million Thirteen Thousand Seven Hundred and Fifty Dollars (\$4,013,750) in Bonds and Notes of the Borough of Longport for Various Capital Improvements or Purposes Authorized to be Undertaken by the Borough of Longport, in the County of Atlantic, New Jersey; Ordinance 2024-19 – Bond Ordinance Providing for Various Water/Sewer Utility Capital Improvements in and by the Borough of Longport, in the County of Atlantic, New Jersey, Appropriating One Million Five Hundred Ten Thousand Dollars (\$1,510,000) Bonds or Notes of the Borough for Financing the Cost Thereof and Ordinance 2024-20 – Bond Ordinance Providing for Phase 1 of the Lead Service Lines Replacement Project and by the Borough of Longport, in the County of Atlantic, New Jersey, Appropriating Four Million Five Hundred Thousand Dollars (\$4,500,000) Aggregate Principal Amount Bonds or Notes of the Borough of Longport, County of Atlantic, New Jersey to Finance the Cost Thereof. A second reading and Public Hearing on these six (6) ordinances will be held on July 17, 2024, following the 4 pm workshop meeting.

ORDINANCES:

Number	Title
2024-15	An Ordinance Amending Chapter 161-14 Schedule 2A
Purpose	The purpose of this ordinance is to remove a handicapped parking space at 10 South Manor Avenue.
Motion	Motion – Mayor Russo, seconded by Commissioner Leeds to Introduce Ordinance #O2024-15.
All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.
2024-16	An Ordinance for the Borough of Longport Code, Chapter 117, Construction General Requirements, to Promote Clean and Safe Worksites within the Borough of Longport
Purpose	The purpose of this ordinance is to create a new Chapter, Chapter 117, in the Borough of Longport’s Code Book to govern Clean and Safe Worksites and to control dust and plastic contaminants on worksites in the Borough of Longport.
Motion	Motion – Commissioner Leeds, seconded by Mayor Russo to Introduce Ordinance #O2024-16.

All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.
2024-17	An Ordinance Amending O2024-14 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts
Purpose	The purpose of this ordinance is to amend Ordinance O2024-14 – An Ordinance Authorizing the Salaries, Wages and Compensation in Year 2024 for Employees Not Covered by Previous Ordinance or Union Contracts.
Motion	Motion – Mayor Russo, seconded by Commissioner Leeds to Introduce Ordinance #O2024-17.
All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.
2024-18	Bond Ordinance Appropriating Four Million Two Hundred Twenty-Five Thousand Dollars (\$4,225,000) and Authorizing the Issuance of Four Million Thirteen Thousand Seven Hundred and Fifty Dollars (\$4,013,750) in Bonds and Notes of the Borough of Longport for Various Capital Improvements or Purposes Authorized to be Undertaken by the Borough of Longport, in the County of Atlantic, New Jersey
Purpose	The purpose of this bond ordinance is to appropriate \$4,225,000 and authorize the issuance of \$4,013,750 in bonds and notes for various capital improvements and other authorized purposes.
Motion	Motion – Mayor Russo, seconded by Commissioner Leeds to Introduce Ordinance #O2024-18.
All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.
2024-19	Bond Ordinance Providing for Various Water/Sewer Utility Capital Improvements in and by the Borough of Longport, in the County of Atlantic, New Jersey, Appropriating One Million Five Hundred Ten Thousand Dollars (\$1,510,000) Bonds or Notes of the Borough for Financing the Cost Thereof
Purpose	The purpose of this bond ordinance is to appropriate \$1,510,000 in bonds or notes for various water/sewer utility capital improvements in the Borough of Longport.
Motion	Motion – Commissioner Leeds, seconded by Mayor Russo to Introduce Ordinance #O2024-19.

All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.
2024-20	Bond Ordinance Providing for Phase 1 of the Lead Service Lines Replacement Project and by the Borough of Longport, in the County of Atlantic, New Jersey, Appropriating Four Million Five Hundred Thousand Dollars (\$4,500,000) Aggregate Principal Amount Bonds or Notes of the Borough of Longport, County of Atlantic, New Jersey to Finance the Cost Thereof
Purpose	The purpose of this bond ordinance is to appropriate \$4,500,000 in aggregate principal bonds or notes for Phase 1 of the Lead Services Line Replacement Project in the Borough of Longport.
Motion	Motion – Mayor Russo, seconded by Commissioner Leeds to Introduce Ordinance #O2024-20.
All in Favor	ALL AYES. None opposed. Commissioner Lawler – absent.

Public Comment or questions on listed Consent Agenda Resolutions: R2024-69 through R2024-84:

There were no comments or questions from the public on the Consent Agenda Resolutions.

A motion was made by Mayor Russo, seconded by Commissioner Leeds, to adopt the Consent Agenda. All in Favor - All Ayes. None Opposed. Commissioner Lawler – absent.

RESOLUTIONS – CONSENT AGENDA Resolution R2024-69 through R2024-84:

Number	Title
2024-69	Establishment of an Emergency ‘No Parking’ Area, Closure, and Detouring During 2024 July 4 th American Mile MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-70	A Resolution Authorizing the Issuance of Bond Anticipation Notes by the Borough of Longport in the County of Atlantic, State of New Jersey, in Connection with the Rollover of Existing \$4,585,000 Bond Anticipation Notes, and Making Certain Additional Determinations in Connection Therewith MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-71	A Resolution Authorizing a Fireworks Display in the Borough of Longport MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.

2024-72	<p>Resolution of the Borough of Longport, County of Atlantic, State of New Jersey, Authorizing Tax Interest Write Off</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-73	<p>A Resolution Recognizing the Dedication of the Members of the United States Coast Guard and in Appreciation of their Service to be Presented at the Change of Command Ceremony, Coast Guard Station Atlantic City, June 13, 2024</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-74	<p>A Resolution Authorizing Renewal of the Liquor License for Oriental Gourmet, T/A Catch 2401 Restaurant and Bar</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-75	<p>Award of Contract to Liberty Parks & Playground for the Furnishing, Delivering, and Installation of a Sun Shade, for the Longport Playground at 33rd & Atlantic Avenues</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-76	<p>Chapter 159 – Budget Insertion for Clean Communities Program</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-77	<p>A Resolution Authorizing Award of Contract for the Provision of Electric Generation Supply Service for the South Jersey Power Cooperative</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-78	<p>Award of Contract to Clean and Green Cleaning – 199 Edgewood Avenue, Suite I, West Berlin, NJ 08091 for Janitorial Services at Longport Borough Hall and Historical Society</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-79	<p>Resolution Awarding a Professional Service Contract – Municipal Advisor for Bond Anticipation Note Issue</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>
2024-80	<p>Chapter 159 – Budget Insertion for 2024 Local Recreation Improvement Grants</p> <p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p>

2024-81	Award of Contract to Master Wire MFG, Inc., PO Box 328, Hammonton, NJ 08037 for the Installation of Railings at City Hall at 2305 Atlantic Avenue MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-82	Authorizing Work to Municipal Maintenance Co. for Pump Replacement at 34 th Avenue Pump Station MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-83	A Resolution Authorizing Payment of School Tax Levy to Longport Board of Education MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-84	Authorizing a Non-Fair and Open Professional Services Contract with Remington & Vernick Engineers of Pleasantville, NJ, for Professional Engineering Services for the Lead Service Line Replacement – Phase 1 MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.

Public Comment or questions on listed resolutions:

None.

RESOLUTIONS – Resolutions R2024-85 through R2024-89:

Number	Title
2024-85	Resolution of the Borough of Longport, County of Atlantic, State of New Jersey, Authorizing Execution by the Mayor of a Memorandum of Agreement among the Bureau of Ocean Energy Management Parties MOTION – LEEDS, SECOND- RUSSO, All AYES- none opposed. Commissioner Lawler – absent.
2024-86	Chapter 159 – Budget Insertion for the Bureau of Ocean Energy Management Grant MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-87	Resolution Adopting and Amending Fees for Use of Borough Property MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.
2024-88	Approval to Submit a Grant Application and Execute a Grant Contract with the New Jersey Department of Transportation for the Reconstruction of Sunset, N. Yarmouth, N. 33 rd and N. 32 nd Avenues (Priority)

2024-89	<p>MOTION – RUSSO, SECOND- LEEDS, All AYES- none opposed. Commissioner Lawler – absent.</p> <p>Approval to Submit a Grant Application and Execute a Grant Contract with the New Jersey Department of Transportation for the Bayfront East Traffic Calming Improvements – Phase 2</p> <p>MOTION – LEEDS, SECOND- RUSSO, All AYES- none opposed. Commissioner Lawler – absent.</p>
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BILL LIST

Commissioner Leeds asked if there were any questions on the Bill List. There were none. MOTION – LEEDS, SECOND – RUSSO. ALL IN FAVOR - ALL AYES. NONE OPPOSED. Commissioner Lawler – absent.

FINANCIAL SUMMARY REPORT

Commissioner Leeds asked if there were any questions on the Financial Summary Report. There were none. MOTION – LEEDS, SECOND – RUSSO. ALL IN FAVOR - ALL AYES. NONE OPPOSED. Commissioner Lawler – absent.

ADMINISTRATOR’S REPORT:

Nothing further to report.

SOLICITOR’S REPORT:

Nothing further to report.

ENGINEER’S REPORT:

Nothing further to report.

COMMISSIONERS REPORTS:

MAYOR RUSSO

Mayor Russo discussed firework donations.

COMMISSIONER LEEDS

Nothing further to report.

COMMISSIONER LAWLER

Absent.

PUBLIC COMMENT

Fran Kenny of Longport discussed Lamberti’s seawall and fence. She wanted to know if there was an update on the area. She expressed concern that someone might get hurt as both were in need of repair. Solicitor Affanato noted that he had previously sent a letter, but would follow up on the matter.

Christine Peckman of Longport discussed parked vehicles that were covering sidewalks, causing pedestrians to walk out into the street. Administrator Porter noted that there is State law that prohibits blocking the sidewalk. It was noted that Chief Culmone would look into the matter.

Phil Neri of Longport discussed a park on Beach Terrace between 14th and 16th avenues. He noted that he is a member of the Board of Trustees and that the process for the park would begin soon with a kick off meeting in July. He also commended the Longport Public Works Department on a job well done

preparing Longport's beaches for the summer season. Mayor Russo asked if he could please provide Municipal Clerk Kyle with his contact information.

Commissioner Leeds announced that the Longport American Legion would soon deliver its directories to Longport residents.

ADJOURNMENT

MOTION – COMMISSIONER LEEDS, SECOND – MAYOR RUSSO. All AYES- none opposed. Adjournment – 5:03 pm. Commissioner Lawler – absent.