

JUNE 23, 2020
WORK SESSION MINUTES

The Work Session of the Board of Commissioners of the Borough of Cape May Point was called to order by Clerk Wallace at 12:00 PM. The Open Public Meetings Statement was read by the Clerk who then led those present in the flag salute. Mayor Moffatt, Commissioner Mullock and Commissioner vanHeeswyk answered roll call. Also in attendance: Administrator Ed Grant, Clerk Elaine Wallace, and Solicitor Brock Russell. This meeting was held via teleconference under local operational guidance from the NJDCA, pursuant to P.L. 2020, c.11.

ADMINISTRATOR'S REPORT: Ed Grant reported the following:

Traffic Calming: He has been in contact with the County Engineer's office which requires some additional information, but it appears the project may go forward in the fall.

Sustainable Jersey: The submission deadline has been met for recertification. There was some money left from the last grant so he will get with the Environmental Commission to decide what to do with those funds.

Triangle Park: Waiting for a revised contract.

Cyber Security: He thanked Clerk Elaine Wallace getting the Borough certified with ACMJIF for tiers I & II which will reduce the Borough's deductible in the event of a cyber attack.

Borough Hall Rain Garden: The sign and been received and looks nice.

Lake Lily: He has received word from the Green Team about some outstanding items at Lake Lily including some replanting where necessary. This isn't the best time of year to do plantings. He'll also review the bike path and other items with the commissioners.

Water Line breaks: There were water line breaks on Lighthouse Avenue and E. Lake Drive the last two days which were repaired by Public Works.

Beaches: Standardized signs have been ordered and will be installed as soon as possible. The removal of trees at Brainard has been turned over to the NJDEP. The Borough should find out in the next week whether DEP will pursue the violation or if the Borough will. The Borough is ready to issue a summons as soon as we have an answer.

Fire Inspections: Still waiting for word from the State Fire Officials as to whether we can resume inspections.

Roadwork Grants: The next Yale Avenue grant application has been submitted. The Pearl Avenue project will be closed out and grant reimbursement sought before removing the striping in the fall. In addition, Mr. Grant is looking to close out and submit for grant reimbursement on the Ocean/Central/Pavilion road project as well as the Lake Lily project.

COMMISSIONERS' DISCUSSION (NEW BUSINESS/OLD BUSINESS)

Distribution of Planning Board Subcommittee Report: Clerk Wallace distributed the subcommittee's 1-page report but not it's compilation of data from other sources. The hard copy of that information is available to the commissioners for review in the office due to the volume. Commissioner Mullock appreciated their work and thought they did a comprehensive job and appreciate. He especially thanked Dave Yunghans, Ned Hood and Gregg Greenberg for their work on the subcommittee. Mr. Mullock was in favor of Historic Preservation, feeling it is valuable to preserve Cape May Point as the town we know and love. He also felt it was good for property values. Mayor Moffat felt the next step would be to try to poll the community for a general consensus on their feelings on historic preservation, suggesting perhaps the Taxpayers Bulletin for the Journal of Cape May Point to get the word out. Commissioner Mullock suggested a question on the November ballot but Mayor Moffatt was opposed to limiting to registered voters only rather than all property owners.

Commissioner Mullock thanked Ed Grant for his work with outstanding items in Public Works and with the Environmental Commission. He has looked over the EC recommendations regarding Lake Lily and finds a number of them favorable. He will have to discuss the observation platform that was in the original plans. He did not feel it was necessary once the bulk of the work was done, feeling the benches and sidewalks were enough development and allow great views of the lake. He has also been keeping an eye on the algae in the lake. The areas around the bubblers are clear as well as where the lilies are growing. Most of the algae seems to be in the area where the lilies were sprayed with chemicals. There are 5 active studies in NJ about algae and he and Ed Grant have talked about getting the Borough on the list of one of these studies. He'd prefer to handle the algae in a non-chemical way. He also stated phosphorus is another problem caused by using fertilizer on lawns.

Commissioner vanHeeswyk thanked Clerk Wallace for her work on the cyber security certification. If the Borough ever suffers an attack, it would be a significant savings in deductible costs. In addition, the Borough has received a \$725 cyber security grant from JIF. She also thanked Emelia Oleson for the anticipated \$4,000 clean communities grant. She has done an excellent job with the clean ups and is expanding the team to continue the work. Lastly, she thanked Ed Grant for being so proactive in closing out projects. From a financial point of view, it is important to get the grant money into the Borough's coffers.

Mayor Moffatt thanked Chris Garrison and Bill Oat for a really seamless beach opening. He has gotten nothing but good reports of people being careful conscious of social distancing.

RESOLUTIONS:

82-20 Approval of Bill List

Motions: vanHeeswyk, Moffatt

Roll call: all in favor

PUBLIC PORTION:

Connie Campanella asked Commissioner Mullock the status of the stone wall around Lake Lily. Mr. Mullock responded the wall stayed in place better than anticipated, which may have been due to lack of snow. The Borough will keep an eye on it over this coming winter before making a decision on how to proceed. He also commented that there are a few other items to address like bike parking and an entrance to the walkway at the end where Oxford and E. Lake meet. Ms. Campanella expressed surprise at hearing during the last Planning Board meeting that the Commissioners are planning to eliminate the section of the code requiring the Planning Board to review and prepare a capital plan without it ever being discussed at a meeting. She suggested the commissioners not make a hasty decision and perhaps leave it to the next commission to decide. Mr. Mullock said it has been brought up by her or her husband at several meetings. Ms. Campanella stated Jim Fraatz was the first person to address the requirement. The Borough Solicitor and Planning Board Solicitor both agree the Borough is handling it properly. He further stated the Borough has been doing long-range planning that has resulted in significant tax savings, giving the Lake Lily project as a prime example of multiple opportunities for public input and a beneficial project for the community. Mr. Mullock then expressed concern over the impartiality of the reporting in the Taxpayers bulletin, particularly regarding the administrator position, feeling both sides of the issue should be covered. He went on to quote from the by-laws that the bulletin is published to inform its members in the furtherance of the mission of the association and nothing reported therein is intended to influence the passage of regulations. Ms. Campanella said she was sorry if Mr. Mullock felt the reporting was not accurate but it is based on recordings of the meetings and is then reviewed by other members before being published.

Commissioner Mullock thanked Connie Campanella for her donation to the Harriet Tubman museum. He reported he would be traveling south of Washington, DC the following day to meet a 2,400 lb. sculpture to be installed at the museum. He loves projects that bring the community together.

Commissioner vanHeeswyk addressed the genesis of the ordinance requirement for the Planning Board to prepare a capital plan. She was chairing the Planning Board when that request was made, but over time she realized it served no practical purpose. As the chair for 10 years, she realized the Planning Board really can't come up with a capital plan because they don't have pertinent information. The Planning Board has a budget to allow them to speak with the engineer or the

professional planner, but it chooses not to. Not having the planner be part of the historic preservation subcommittee is a prime example of that. The board members work hard on subdivisions and variances and are busier than ever now that it's a combined board. The public has opportunities to give input on projects including public hearings for ordinances and budget hearings. Lastly, Mrs. vanHeeswyk suggested people read the article printed in The Star & Wave about the administrator position to see what accurate and complete reporting is. Connie Campanella stated the feedback received about the bulletin is positive and supportive.

Connie Campanella stated felt it is better to have more input into the capital plan rather than just 3 commissioners and their consultants. Having it done by the Planning Board would provide a public forum for people to express their interest in long-term projects. She again stated she was surprised to hear the report that the commissioners were going to eliminate the duty without thoughtful review. Clerk Wallace addressed the concern by reporting the subject was addressed at the March budget hearing by several members of the public and planning board. Those who spoke suggested the Commissioners either follow the code or change it. Since then the commissioner considered it individually and shared their thoughts with the clerk. Consistent with the Borough's form of government, she drafted an ordinance for consideration based on the opinions expressed individually by the commissioners. When she heard the Planning Board scheduled discussion on the same topic, she forwarded the draft to the Planning Board's solicitor for his review and information even though the ordinance was not yet been introduced.

When no one else wished to speak, the meeting was adjourned at 12:43 pm on motion of Commissioner Mullock, seconded by Commissioner vanHeeswyk.

Respectfully submitted,

Accepted:

Elaine L. Wallace, RMC, CMR
Municipal Clerk

Commissioner Mullock

Commissioner vanHeeswyk

Mayor Moffatt