

MINUTES FOR COUNCIL MEETING OCTOBER 6, 2021

The Meeting held at South Amboy City Hall, 140 North Broadway, South Amboy, New Jersey, was called to order by Councilwoman Noble at 6:00 P.M. The City Clerk read the Opening Prayer and all recited the Pledge of Allegiance.

PRESENT: Councilwoman Dato, Councilman McLaughlin, Councilwoman Noble, Councilman Reilly

ALSO PRESENT: Mayor Fred Henry, Glenn Skarzynski, Business Administrator, Deborah Brooks, City Clerk, Mark Rasimowicz, Eng. and Francis Womack CFO.

The City Clerk read the Notice of Publication Certification.

CONSENT AGENDA:

The following items are considered to be routine by the City Council and will be acted upon in one motion. There will be no separate discussion of these items unless a Council member so requests. In this event, the item will be removed from the Consent Agenda and considered in the normal sequence of the Agenda.

MOVED by: Ms. Dato of the Council of the City of South Amboy, that Resolution #21-200 through #21-206 are hereby approved. Resolution 21-207 was pulled from the Consent Agenda. **SECONDED by:** Mr. McLaughlin. **ROLL CALL VOTE: All in favor. Absent: Gross**

- NO. 21-200 RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE THE NECESSARY DOCUMENTS REQUIRED BY THE DEPARTMENT OF THE ARMY FOR THE CONSTRUCTION OF AN INTERMODAL FERRY TERMINAL AND MAINTENANCE DREDGING
- NO. 21-201 AUTHORIZATION TO PURCHASE MACK LR64R DAYCAB TANDEM CHASSIS
- NO. 21-202 AUTHORIZATION TO PURCHASE LABRIE AUTOMIZER RIGHT HAND 33 CUBIC YARD SIDELOADER REFUSE BODY
- NO. 21-203 REFUND ZONING APPLICATION FEE - VONA
- NO. 21-204 RESOLUTION AUTHORIZING THE RELEASE OF A CASH BOND TO FRANK MILATTA – 325 AUGUSTA ST.
- NO. 21-205 AUTHORIZATION TO PURCHASE FIRE DEPARTMENT TURNOUT GEAR
- NO. 21-206 AUTHORIZATION TO PURCHASE FUEL TANK – INSTALLATION AND REMOVAL OF OLD TANK
- NO. 21-207- PULLED AUTHORIZING THE AWARD OF A FAIR AND OPEN CONTRACT FOR PASSENGER FERRY OPERATOR

On motion by Mr. McLaughlin, seconded by Mr. Reilly and carried unanimously, Kathleen Dibiasi was appointed to the Housing Authority filling an unexpired term which will expire 12/31/2024.

RESOLUTIONS:

**RESOLUTION NO. 21-208
APPROVAL AND RELEASE OF MINUTES**

BE IT RESOLVED, that the City Council of the City of South Amboy does hereby approve and release the Council Minutes of the September 15, 2021 Council Meeting.

MOVED by: Mr. Reilly of the Council of the City of South Amboy, that Resolution No. 21-208 is hereby approved. **SECONDED by:** Mr. McLaughlin **ROLL CALL VOTE: Ayes: Reilly, McLaughlin, Noble Abstain: Dato Absent: Gross**

**RESOLUTION NO. 21-209
APPROVAL OF BILL LIST**

BE IT RESOLVED, that the City Council of the City of South Amboy does hereby receive and approve the payment of the bill list dated September 30, 2021, as presented by the Chief Financial Officer.

BE IT FURTHER RESOLVED, that the bills list be appended to the official minutes.

MOVED by: Mr. McLaughlin of the Council of the City of South Amboy, that Resolution No. 21-209 is hereby approved. **SECONDED by:** Ms. Dato. **ROLL CALL VOTE: All in favor.**

ORDINANCES:

SECOND READING/ADOPTION

ORDINANCE NO. 2021-16

AN ORDINANCE AMENDING AND SUPPLEMENTING ORDINANCE NO. 1036 ENTITLED "PARKING AND TRAFFIC REGULATIONS FOR THE CITY OF SOUTH AMBOY" IN THE COUNTY OF MIDDLESEX AND STATE OF NEW JERSEY – 225 HENRY ST. - WLODARCZYK

**OPEN PUBLIC – No Comments
CLOSE PUBLIC**

MOVED by: Mr. McLaughlin, of the Council of the City of South Amboy, that Ordinance #2021-16 is hereby adopted.

SECONDED by: Mr. Reilly, **ROLL CALL VOTE: All in favor.**

FIRST READING/INTRODUCTION

Councilwoman Noble opened the discussion to the Council members before calling for a motion to introduce Ordinances 2021-19 and 2021-20. Mr. Reilly spent several minutes questioning Kevin McManimon from McManimon, Scotland & Bauman regarding various aspects of the PILOTS. Mr. Reilly stated he will not be voting for the PILOTS. Mayor Henry noted that the only way that land would be developed that would not involve the 10.5 million dollar clean up being paid for by the City, is taking advantage of the state approved PILOT programs. Mr. McLaughlin confirmed with Mr. McManimon that several other municipalities have current active PILOTS in their redevelopment areas.

ORDINANCE NO. 2021-19

ORDINANCE OF THE CITY OF SOUTH AMBOY, COUNTY OF MIDDLESEX, NEW JERSEY APPROVING APPLICATION FOR A LONG TERM TAX EXEMPTION AND AUTHORIZING THE EXECUTION OF A FINANCIAL AGREEMENT WITH MANHATTAN BEACH PHASE 1 URBAN RENEWAL LLC

MOVED by: Ms. Dato, that Ordinance #2021-19 be introduced on first reading and advertised for second reading which is scheduled for the November 3rd, 2021 meeting.

SECONDED by: Mr. McLaughlin, **ROLL CALL VOTE: Ayes: Dato, McLaughlin, Noble Nays: Reilly Absent: Gross**

ORDINANCE NO. 2021-20

ORDINANCE OF THE CITY OF SOUTH AMBOY, COUNTY OF MIDDLESEX, NEW JERSEY APPROVING APPLICATION FOR A LONG TERM TAX EXEMPTION AND AUTHORIZING THE EXECUTION OF A FINANCIAL AGREEMENT WITH SA 101 MAIN STREET URBAN RENEWAL LLC

MOVED by: Mr. McLaughlin, that Ordinance #2021-20 be introduced on first reading and advertised for second reading which is scheduled for the November 3rd, 2021 meeting.

SECONDED by: Ms. Dato, **ROLL CALL VOTE: Ayes: Dato, McLaughlin, Noble Nays: Reilly Absent: Gross**

COMMENTS:

Mr. Reilly:

- Thanked the First Responders and Food Pantry for their continued good work.
- Congratulated the Fire Department for their great showing at Wildwood.
- Noted the Council will be recognizing some citizens at the next meeting as a carryover from recognition that was due them during COVID.
- Reminded everyone that the FOSA will be holding their fundraiser on December 18th – four games planned and 50/50 tickets will be sold.

Mr. McLaughlin:

- Requested that the Food Pantry and First Responder volunteers that have been working so diligently can be recognized in an upcoming meeting. Mr. Skarzynski confirmed it would be arranged.
- Congratulated the Fire Department for the success in Wildwood.

Ms. Dato:

- Reported a successful Beach Clean Up day and congratulated DPW for doing such a good job of keeping the beach area clean. This clean up focused on painting the gazebo and fighting off the spotted lantern flies! Congratulations to Jay Elliot, the Green Team and the County for a great event.
- Reminded everyone that the library was celebrating Hispanic Heritage Month and was impressed by the creative staff displays and projects.
- Noted the roses planted in the divider on Bordentown look great and wondered if we could do the same on Main St.. Mr. Skarzynski said he will look into it.

Mr. Womack:

- Updated the Council reporting the motion of reconsideration by the defense on the Venetian case had been denied, and a court date should be set soon.

Mr. Skarzynski:

- Was happy to report the Fire Department had received its new SCBA gear.
- Noted the new truck delivery was imminent.
- Reported the Library will be hosting a Business Fair Monday, December 6th.
- Reminded everyone that Touch-a-Truck was this Sunday.
- Wish the Mayor an early Happy Birthday.

Ms. Noble:

- Wished Mr. Gross a speedy recovery

Mayor Henry:

- Thanked Mr. McManimon for answering all of the Councils questions.
- Thanked everyone involved in making the Irish Festival such a success
- Reported that he had signed off on the Army waterfront permit for the Ferry project and things were moving ahead in a timely manner.
- Congratulated the Fire Department on their success in Wildwood
- Wished Mr. Gross a speedy recovery.

PUBLIC COMMENTS:

- 1) Mary Szaro updated the Council on the progress of adding Independence Fire House to the list of Historical Designations for the City. There had been some confusion regarding the process but an Ordinance should be coming shortly. Also a reminder of the Cemetery Tour on October 23rd.
- 2) Greg Babilak, 125 Henry St. reported that Mr. Gross was doing well after his surgery. He asked if the two PILOTS are related or could one be adopted and not the other. Theoretically they are one project by two different related companies established for the project under a single umbrella. He confirmed that state statute required the builder to submit the application including the financials and it is to be reviewed by the City.
- 3) David Kales, SARA member, spoke lengthily to the public and Council on the reasons he had voted yes for this redevelopment project. He had taken over twenty hours of his personal time for review the project and requested the Council look at this project as a stand alone, not as a vote on whether or not one approved of PILOTS in general. He noted this is a self funded PILOT, there are only a few builders who would take on the project and if the Council votes NO the City will be left with the task of cleaning up the site to the tune of over \$10,000,000.00. Ms. Dato thanked Mr. Kales and noted what an asset he was to SARA.

RESOLUTION NO. 21-210 **AUTHORIZATION TO MOVE INTO AN EXECUTIVE SESSION**

WHEREAS, Section 8 of the Open Public Meetings Act (N.J.S.A. 10:4-12(b) (1-9) permits the exclusion of the public from a meeting in certain circumstances;

WHEREAS, the Council is of the opinion that such circumstances exist.

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of South Amboy, County of Middlesex and State of New Jersey, as follows:

1. The general nature of the subject matters to be discussed is as follows:

Personnel/Contract Negotiations
2. It is anticipated at this time that the above stated subject matters will be made public when the matters are concluded or as soon thereafter as it is deemed to be in the public interest to do so.
3. This Resolution shall take effect immediately.

At 7:48, MOVED by: Mr. McLaughlin of the Council of the City of South Amboy, that Resolution No. 21-210 is hereby approved. **SECONDED by:** Mr. Reilly. **ROLL CALL VOTE:** All in favor.

ADJOURNMENT TO EXECUTIVE SESSION

On motion by Mr. McLaughlin, seconded by Mr. Reilly and passed unanimously, meeting was adjourned at 7:59 pm.

Respectfully submitted,

Deborah Brooks
Municipal Clerk
Approved October 20, 2021