TOWN HALL MEETING
OF CITY COUNCIL OF THE CITY OF CAPE MAY, NJ
Wednesday, November 28, 2018 7:00 P.M. – 8:30 P.M.
Convention Hall

The Town Hall Meeting of City Council of the City of Cape May was called to order by City Mayor, Clarence F. Lear III at 7:00 P.M. Wednesday, November 28, 2018 in the Cape May City Convention Hall. The Pledge of Allegiance was recited.

Patricia Harbora, City Clerk announced that under the Open Public Meetings Law, notice of this meeting was sent to the Cape May Star and Wave and The Press of Atlantic City and a copy of the agenda was delivered to each Member of Council and was posted on the City Hall Bulletin Board.

Present: Councilmember Roger M. Furlin
Councilmember Patricia Gray Hendricks – ABSENT
Mayor Clarence F. Lear, III
Deputy Mayor Shaine P. Meier
Councilmember Beatrice Gauvry Pessagno – ABSENT

Also Present: City Attorney Frank Corrado
City Manager Neil Young
City Clerk Patricia Harbora
Deputy City Clerk Erin Burke
Dr. Linda Wolf, Q & A Mediator

Minutes do not reflect the actual order in which the events occurred.

WELCOME
Mayor Lear welcomes those in attendance and explains the premise of a Town Hall style Council Meeting, emphasizing the increased public participation. He then announces the winners of the annual Cape May City beach tag design competition as follows:

2019 Seasonal beach tag design winner: Angelina Almodovar from Villas, NJ and an 8th grade student at Richard M. Teitelman Junior High School

2019 Weekly beach tag design winner: Ryan Salinsky from North Cape May, NJ and a 7th grade student at Richard M. Teitelman Junior High School

2019 Veteran and Active Duty Military beach tag design winner: Hannah Vaught from Villas, NJ and a 7th grade student from Richard M. Teitelman Junior High School

Each design winner is presented with a gift certificate in recognition of their achievements.

The Principal of Richard M. Teitelman Junior High School, Mr. Greg Lasher thanks the City for holding this annual competition, stating it is a wonderful opportunity for the students.
UPDATES SINCE THE APRIL TOWN HALL MEETING

Mayor Lear offers updates on the following topics:

**Franklin Street School** – The City and Cape May County Library Commission are collaborating on a feasibility study to see whether the school could potentially be utilized as a site for a new library and community center. The County selected architect Michael Califano to execute the feasibility study of the school and he is currently at work on the task. Mayor Lear explains the various reasons for exploring the Franklin Street School as a potential site for a new library and community center, and states that the City will ask the County to considering sharing any evolving plans with City officials.

**Allen AME Church** – Following the unfortunate fire at the church, City Officials met with church officials regarding possible plans moving forward. Some church officials voiced interest in possible selling the church, so the City arranged for a feasibility study of the structure. Ultimately, the study concluded that the structure could be rehabilitated and was not totally lost, should church officials choose to go that route.

**Master Plan Reexamination** – The Cape May City Planning Board and Master Plan Adviscryn Committee are coordinating to reexamine the existing Master Plan, as is required by law to occur every ten (10) years. Mayor Lear affirms that the Planning Board is expected to continue sharing the updated plan elements and their recommendations with the community during more public hearings to be held in the new year.

Councilmember Furlin updates on the following topic:

**Historic American Buildings Survey exhibit (HABS)** – Councilmember Furlin gives a history of HABS studies performed in the City of Cape May over the years. He details that the Mid-Atlantic Center for the Arts and Humanities (MAC) is currently displaying an exhibit of 35 panels depicting historic homes throughout the City. The MAC has generously agreed to donate 29 panels to be put on display in the City Hall Auditorium and hallway beginning in January 2019. In the future, MAC and the HABS Display Committee is searching for a more permanent location, potentially on the promenade, to display the panels so that residents and visitors alike will be able to more easily view and enjoy them.

Councilmember Furlin then comments that although his term on City Council is coming to an end, he hopes to maintain involvement in various City initiatives and advisory committees.

Deputy Mayor Meier updates on the following topics:

**Master Plan Advisory Committee** – The committee is sifting through all the surveys submitted and working on compiling the information for their end of year report.

**Public Safety Building Advisory Committee** – The committee has reviewed all the proposals submitted for the proposed new Public Safety Building and has agreed on a firm to recommend to Council at a future Council meeting.

**Lafayette Street Park Advisory Committee** – A new concept plan has been presented which includes various sporting fields and courts, and active as well as passive spaces. It is estimated that the Lafayette Street Park project will hopefully move forward by early next year.

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Cape May City Field Survey – Deputy Mayor Meier recounts a tour he took of the City with Deputy City Manager Jerry Inderwies, Jr. and County Engineer Robert Church, PE. Various County-owned roads were toured, and Mr. Church made several recommendations for road improvements throughout the City.

City Manager Neil Young offers updates on the following road/infrastructure projects:

**Dale Place Reconstruction** – The road underwent complete reconstruction with utility upgrades, and the project is complete pending some minor punchlist items.

**Pennsylvania Avenue Reconstruction** – The City was successful in receiving a NJDOT grant in the amount of $158,000 for assistance in funding this project. Road reconstruction and infrastructure improvements were completed.

**2017 Small Cities Grant Project** – In 2017, the City was awarded a Small Cities Block Grant in the amount of $270,000. A portion of the funds were used to improve the sidewalk on Decatur Street from the Dallas store to Lafayette Street. The project is complete, and the sidewalk now matches the rest of the Washington Street Mall.

Other improvements funded by this grant include the construction of ADA access ramps to the promenade located at Jackson Street, Congress Street, and Windsor Avenue. These ramps were completed for use this past summer and are a significant addition to our beachfront. Additional ADA compliant beach walkways were also purchased with this grant money, allowing more access to the City’s beaches for all visitors.

**Public Safety Building** – A subcommittee of the Public Safety Building Advisory Committee has reviewed all RFP submissions, and will be discuss their findings to the full committee very shortly. The PSBAC will then make their official recommendation for architectural services to Council.

**City Website** – The City is currently undertaking the creation and design of a new City website. Data is being collected from each City department to be utilized in the creation of the new site. The public is also encouraged to submit suggestions for the website to the City Manager.

**Water Main Rehabilitation** – The City was awarded at FY2018 Small Cities Grant in the amount of $400,000 to rehabilitate the existing water main transmission that runs from the Water Plant to Lafayette Street. Project completion is estimated for December 2019.

**Beach Replenishment** – This project is estimated to begin in January 2019 and be completed by March 2019. 400,000 cubic yards of sand is to be placed on the Coast Guard beach, which will feed the City beaches for the next two years. 42,000 cubic yards of sand will also be set on the Wilmington Avenue beach. The City is only responsible for funding approximately $30,000 for this project.

**Pennsylvania Avenue Reconstruction Phase II** – The City received a FY2018 NJDOT grant in the amount of $156,000 to fund the next phase of the Pennsylvania Avenue reconstruction. The estimated completion date for the project is May 2019.

**Beachfront Public Address System** – Phase I of this project includes the installation of speakers from the Cove to Howard Street. Phase II of the project will include the installation of speakers from Howard Street to Wilmington Avenue.
Other ongoing/long-term projects – Lafayette Street Park; a Fire Suppression System installation at the Cape May Stage building; and a redesign of the All Wars Memorial; New Jersey Avenue reconstruction; drainage improvements near Bank Street, Elmira Street, and Venice Avenue; review of Kiwani’s Park; seawall improvements; and city-wide bicycle and pedestrian improvements.

UPDATE FROM MUNICIPAL PARKING ADVISORY COMMITTEE – Bob Lamendola (Chair), Bonnie Cassels (Vice-Chair), and Jim Testa (member)

The representatives of the Municipal Parking Committee give a brief explanation of the tasks of the committee, and a history of their meetings thus far. Multiple recommendations are made, including the following:

- Increase parking rates in certain zones
- Provide certain parking location incentives
- Commence a meter replacement program
- Implement a new transportation services agreement
- Maximize utilization of the Bank Street parking lot
- Undertake a limited traffic study
- Delineate parking spaces on certain streets
- Identify and enforce minimum “No Parking” distances for crosswalks, intersections, stop signs, etc.
- Update and revise the City Website on parking matters

Public Portion:

Greg Giancola, 1245 Washington Street – Mr. Giancola claims that no parking meter information is available on the City’s website. Dan Shustack, QPA and the City’s IT contact explains that the parking meter information is on the website, and shows the public where to look to find the information.

James Williams, 12 Osborne Court – Mr. Wade questions if there are any plans for a parking structure within the City. Mr. Lamendola responds that no recommendations for any parking structure have been made by the committee.

Chris Bezaire, 228 Windsor Avenue – Mr. Bezaire suggests making the parking meter information on the City’s website more easily accessible for the public.

SPECIAL RECOGNITION:
Mayor Lear recognizes the outstanding service of former Mayor and Councilmember William G. “Jerry” Gaffney. Mayor Lear details Mr. Gaffney’s personal history and highlights his years of service to the City of Cape May, both in the political and personal spectrums. Mr. Gaffney’s devotion to the community is emphasized, and he is profusely thanked for his continued service to the City.

Mr. Gaffney thanks those present for the recognition, and states that he has been able and willing to serve for so long because he enjoys helping the City of Cape May.
QUESTION & ANSWER SESSION – Facilitated by Dr. Linda Wolf

Evelyn Lovitz, 1012 Cape May Avenue – Ms. Lovitz suggests allowing the Chairs of various boards/commissions/committees to have access to the website to update their own information/meeting dates/minutes/terms, etc. City Manager Young states that the City is in the process of redesigning the website and is considering designating an employee to act as the liaison between committees and the City so that Mr. Shustack is not inundated with committee information for the website.

James Williams, 12 Osborne Court – Mr. Williams questions if there is a term limit for mayors. Mayor Lear responds that his term is 4 years, but there is no limit to the number of terms he can run for the office of Mayor.

William Murray, 1012 Kearney Avenue – As Chair to the Bicycle and Pedestrian Advisory Committee, Mr. Murray recognizes Deputy City Manager Inderwies for establishing an effective relationship with the County, especially in regard to road safety and improvements.

Lorraine Baldwin, 909 Washington Street – Ms. Baldwin questions where the advisory committee information is posted on the City’s website. City Manager Young responds that the advisory committee information is on a separate page from Board/Commission/Council meeting information on the current website, but that he hopes to have all meeting information in one location on the new website.

Gus Mosso 1353 Virginia Avenue – Mr. Mosso thanks Council for their encouragement to reduce the speed limit on Pittsburgh Avenue. He also states that he is in favor of a senior center in the City, and questions if there are plans to turn the library into a senior center. Mayor Lear clarifies that if the current library were to move to a new location, then yes, it is a possibility that the structure could be used as a senior center.

James Brady, 922 Benton Avenue – Mr. Brady asks for better lighting in the voting booths during elections.

REPORT ON WINTER EVENTS – Laurie Taylor, Director of Marketing

Ms. Taylor reports on various upcoming events, parades, and concerts at Convention Hall this Winter season. She encourages all to attend these family-friendly holiday events.

In closing, Mayor Lear encourages all to attend the City Council Reorganization Meeting scheduled for Tuesday, January 1, 2019 at 1:00 P.M. in the Cape May City Hall auditorium. Mayor Lear wishes everyone a happy holiday season and new year.

ADJOURNMENT
Motion made by Deputy Mayor Meier, seconded by Councilmember Furlin, to adjourn with all in favor. The meeting adjourned at 8:25 P.M.
Clarence F. Lear III, Mayor

Absent from meeting, abstains from voting
Patricia Gray Hendricks, Deputy Mayor

Shaine P. Meier, Councilmember

Abstain
Zachary Mullock, Councilmember

Abstain
Stacy D. Sheehan, Councilmember

Erin Burke, Deputy City Clerk

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