

Mayor & Borough Council Meeting Minutes
Community Center – 22 Snug Harbor – Highlands
Wednesday, June 6th 2018
6:30pm

As per requirement of Public Law 1975, Chapter 231, notice is hereby given that this is a Regular Meeting of the Borough of Highlands Mayor and Council and all requirements have been met. Notice has been transmitted to the Asbury Park Press and the Two River Times. Notice has been posted on the public bulletin board. Formal Action will be taken.

Call to Order
Meeting Statement
Roll Call

WORKSHOP: 6:30PM

Marijuana Update
Parking Meters
Prohibiting Smoking on Borough Property

EXECUTIVE SESSION: 7:00PM

Attorney-Client Privilege: Form Based Code
Parking Lot Lease, B56 L13
Contract Negotiations: Shared Service Study
Wireless Telecommunications Consulting Service

REGULAR MEETING: 8:00PM

Call to Order
Pledge of Allegiance
Roll Call

Consent Agenda

R-18-125 Authorize Payment of the Bills
R-18-126 Appoint Full-Time Building Maintenance Worker
R-18-127 Shared Service Agreement with Monmouth County
R-18-128 Approval of Insertion of Summer Food grant into the 2018 Budget
R-18-130 Authorize Refund of Taxes

Resolutions

R-18-129 Amend HBP Event Calendar
R-18-131 Renewal of Liquor Licenses for 2018/2019 Term
R-18-132 Approve Person to Person Transfer of Liquor License 1317-33-024
R-18-133 Appoint Full-Time Cashier
R-18-134 Approve Time Extension for the Award of the Improvements to Valley Street
R-18-135 Approval to Rescind Loading Zone & Designate Bus Stop on Highway 36
R-18-136 Approve COBRA Administration
R-18-137 Award of Non-Fair & Open Contract for Wireless Telecommunications Consulting Professional Services

Other Business:

Administrator's Report
Police Chief's Report

Public Comments:

Adjourn

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The Meeting was called to order at 6:34pm.

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ROLL CALL:

Present: Councilmembers Braswell, Broullon & Ryan
Absent: Councilmember D'Arrigo* & Mayor O'Neil
Also Present: Bonnie Brookes, Borough Clerk
Brian Chabarek, Borough Attorney
Kim Gonzales, Borough Administer

*Councilmember D'Arrigo entered the meeting at 6:37pm.

Marijuana Update

Heather DeBlasi, the Community Alliance Coordinator, introduced herself and explained the difference between medical and recreational marijuana. She spoke about the decriminalization of marijuana, the myth of tax revenue, impact on youth, increased calls to Poison Control in Colorado, and the black market and public consumption. Due to the volume of the topic, Councilmember Broullon suggested that there be a separate Town Hall meeting just on this topic which all thought was a smart idea and thanked Ms. DeBlasi.

Parking Meters

Councilmember Ryan suggested rolling out parking meters in the Borough in phases and stated that she does not believe it will impact the businesses. She explained the options that would need to be discussed including times, locations, etc. She also suggested using the old Borough Hall property as a parking lot. Council discussed putting meters in the Shore Drive municipal lot by Seastreak which would require it to be paved. Councilmember D'Arrigo asked if the Highlands Business Partnership (HBP) was spoken to concerning this yet which Councilmember Ryan stated they had not. Councilmember D'Arrigo expressed her concern how it would impact the businesses. Ms. Gonzales explained the options of monthly passes, elevating the pay stations, and other items the Council needed to consider. Councilmember D'Arrigo suggested starting with the municipal lot on Shore Drive by Seastreak. The Council discussed the potential impact on the businesses and other areas in the Borough, no decisions were made. Ms. Gonzales stated the Shore Drive lot would be paved and landscaped in the next few weeks.

Prohibiting Smoking on Borough Property

Councilmember Broullon stated that Greg Wells has suggested this to be an ordinance. Councilmember Ryan provided information on the recent beach sweeps of what was collected including cigarette butts and noted the impact it creates on the environment. Councilmember Broullon stated there was also a prohibition of smoking on Borough property which includes Beaches and parks. The Council discussed this topic and asked the Borough Attorney to draft an ordinance.

Councilmember Broullon motioned to close the Workshop meeting which was seconded by Councilmember Ryan, with a voice vote of all Councilmembers present voting yes.

Resolution to enter into Executive Session

A motion to enter Executive Session was offered by Councilmember Ryan and seconded by Councilmember Broullon.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon & D'Arrigo (4)
NAY: None (0)
ABSENT: Mayor O'Neil (1)
ABSTAIN: None (0)

The Resolution to enter Executive Session was properly approved.

Executive Session was entered at 7:10pm.

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REGULAR MEETING:

The Meeting was called to order at 8:05pm.

As per requirement of Public Law 1975, Chapter 231, notice is hereby given that this is a Regular Meeting of the Borough of Highlands Mayor and Council and all requirements have been met. Notice has been transmitted to the Asbury Park Press and the Two River Times. Notice has been posted on the public bulletin board. Formal Action will be taken.

Pledge of Allegiance was led by Councilmember Broullon.

ROLL CALL

Present: Councilmembers Braswell, Broullon, D'Arrigo & Ryan

Absent: Councilmember O'Neil

Also Present: Bonnie Brookes, Borough Clerk
Brian Chabarek, Borough Attorney
Kim Gonzales, Borough Administrator

Mr. Chabarek explained that the Council has been advised not to discuss or comment on any pending cases in front of the Land Use Board (LUB) and advised that there is a process that needs to run it's course.

Consent Agenda

R-18-125 Authorize Payment of the Bills
R-18-126 Appoint Full-Time Building Maintenance Worker
R-18-127 Shared Service Agreement with Monmouth County
R-18-128 Approval of Insertion of Summer Food grant into the 2018 Budget
R-18-130 Authorize Refund of Taxes

Councilmember Broullon motioned to approve the consent agenda which was seconded by Councilmember Ryan.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

The consent agenda has been properly approved.

Resolutions

R-18-129 Amend HBP Event Calendar

Councilmember Broullon motioned to approve Resolution 18-129 which was seconded by Councilmember Ryan.

ROLL CALL:

AYE: Councilmembers Broullon & Ryan (2)

NAY: Councilmember D'Arrigo (1)

ABSENT: Mayor O'Neil (1)

ABSTAIN: Councilmembers Braswell (1)

Resolution 18-129 has been properly approved.

R-18-131 Renewal of Liquor Licenses for 2018/2019 Term

Councilmember Broullon motioned to approve Resolution 18-131 which was seconded by Councilmember Ryan.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-131 has been properly approved.

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R-18-132 Approve Person to Person Transfer of Liquor License 1317-33-024

Councilmember Ryan motioned to approve Resolution 18-132 which was seconded by Councilmember Broullon.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-132 has been properly approved.

R-18-133 Appoint Full-Time Cashier

Councilmember Broullon motioned to approve Resolution 18-133 which was seconded by Councilmember Ryan.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-133 has been properly approved.

R-18-134 Approve Time Extension for the Award of the Improvements to Valley Street

Councilmember Ryan motioned to approve Resolution 18-134 which was seconded by Councilmember Broullon.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-134 has been properly approved.

R-18-135 Approval to Rescind Loading Zone & Designate Bus Stop on Highway 36

Councilmember Broullon motioned to approve Resolution 18-135 which was seconded by Councilmember Ryan.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-135 has been properly approved.

R-18-136 Approve COBRA Administration

Councilmember Ryan motioned to approve Resolution 18-136 which was seconded by Councilmember Broullon.

ROLL CALL:

AYE: Councilmembers Braswell, Broullon, D'Arrigo & Ryan (4)

NAY: None (0)

ABSENT: Mayor O'Neil (1)

ABSTAIN: None (0)

Resolution 18-136 has been properly approved.

Other Business

Administrator's Report

Ms. Gonzales reported on the Portland Road project and other draining and paving projects throughout the Borough in the upcoming weeks. She noted that the duck bill valve was installed today on Jackson Street. Ms. Gonzales noted the improvements that were planned to make the Shore Drive municipal lot more presentable, advised the status of Veteran's Park electronic and noted that they are looking for ways to improve flooding in various areas in the Borough.

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CRS Program

Councilmember Braswell explained what the program is and added that the Borough is actively looking at participating. He noted that the Borough cannot do anything until the new maps are adopted but it will benefit the whole town with flood insurance. Ms. Gonzales noted how the Borough is preparing to participate.

Public Comment

Councilmember Broullon opened the meeting to the public.

Councilmember Broullon explained to the public the zoning applications process in New Jersey including how it arrives at the LUB. She noted that each resident will be provided two (2) minutes to speak on the topic since there is so many people in attendance. Mr. Chabarek informed the public that the proper time to comment on this application would be at the LUB meeting. Councilmember Broullon noted the date, time, and location of the next LUB meeting Council provided more detail on the LUB process.

Adina Flippone, Shore Drive, questioned if Polaris was a detox center or a rehab facility. She questioned when they would be able to speak at the LUB meeting. Council explained the LUB process.

Erin Sherman, Polaris Applicant, explained that their facility is a short-term detox facility and noted that the clients will not be outside their facility and would be sleeping a lot in the seven (7) to ten (10) days they would be there. They explained that they prepare the patients for the next step of going to a rehab facility. Councilmember D'Arrigo inquired how they got their clients and if they were a non-profit or a private company. Ms. Sherman responded that they work with various rehabs in New Jersey and noted that they are a for-profit business.

Justin Salvatino Polaris Applicant, explained that they were there tonight to put a face to the name and provide the community with information and answer their questions. He noted that they would stay after the meeting to answer additional questions.

Georgia Pantalini, Shore Drive, explained that she has a lot of experience with addiction and added that she used to see people detox at Marlboro Psychiatric Hospital all the time. She noted that she is fully in support of programs that help people but this needs to be done in a hospital setting. Ms. Pantalini expressed her concern for the safety of the children and community. She stated that the company only cares about profit.

Mr. Chabarek again noted that the LUB is the place these concerns need to be addressed.

Maria Carrozza, Bay Avenue, stated that she does not understand how this location would be beneficial to the addicts since it is a loud area. She pointed out that they would have to smoke outside and that it would not benefit the community or main street. Ms. Carrozza noted that this will disrupt the community getting the town back on its feet after Sandy.

Daniel Kraus, Twinlight Terrance, stated that they are a for-profit business who will charge a substantial amount to their clients. He noted that it will not benefit the community or the local businesses and is worried what it will do to property values and deter people from coming to our community.

Carol Bucco, Shore Drive, questioned why the minutes were behind and asked if the workshop would be included in the minutes. Ms. Brookes stated that the workshops would be included in the minutes. Ms. Bucco asked why the beach was closed. Councilmember Broullon explained that it had been closed but added that it is back open and noted how the recent rain affected the water samples.

Tina Kaemmerer, Linden Avenue, inquired if Resolution 18-135 kept the bus stop which Councilmember Broullon confirmed. Ms. Kaemmerer asked why there had been recent blackouts in the Borough. Councilmember Braswell explained that there was an issue outside the Borough which caused the power failure. Ms. Kaemmerer added that the detox center is bad news.

Linda Morrone, Bay Avenue, noted that she has a vet business across the street from the proposed detox center and is very concerned due to the drugs she has for her practice.

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Jennifer Seber, Washington Avenue, stated that she did some research and most local facilities have their own detox facility

Janice Barnaco, Wardell Avenue, stated that she was recently at a Northbrook facility and noted the tight security she experienced there.

Tom (Unknown), Snug Harbor, said that this was a quality of life issue and added that we need to respect each other's opinions. He stated that the days of people dumping on the Highlands are over. He noted that he was behind recovery and it is a noble cause, but perception is everything, and only in the past few years have the Highlands had a good reputation. He noted that it was a humble endeavor but is just the wrong location. 1:20:10

Dean Cramer, Portland Road, stated that this is a defining moment for the Borough, proclaiming that this will take us back in the Borough's progress. He said if this moves forward Borough Officials will be voted out of office and encouraged all to make a lot of noise about this issue.

Linda Mazzola, Marina Drive, said that everyone questioned why she had moved here and stated what a great town it was and how well it has overcome Sandy. She noted that property values increased, and she was proud to live here. Ms. Mazzola explained that she sympathized with the people effected by addition but putting it on main street is a mistake. She stated that it will affect property values and deter people from coming. Ms. Mazzola pronounced that drugs can make good people do terrible things. She added they should build the facility where they live.

Dick Matson, Bay Avenue, stated that he can't say it any better than it had already been said. He stated they were stupid for putting in Highlands.

Kevin Connelly, Shore Drive, explained that he is the principal of a city school which is across the street from a facility and noted that people congregate outside, not the clients, but their associates. He said that he wants to help people, but it is the wrong place.

Alessandra Giunta, Bay Avenue, stated that the Borough's First Aid Squad would not be able to handle the need of the facility as they currently have a Go Fund Me. She said that she invested fifteen (15) years into her business and the Borough does not need this.

Kim Skorka, Shore Drive, stated that she wanted to see people get help. She said she is okay with a facility in the Borough but not in the middle to town. She pronounced that this is not going to bring in new residents of businesses.

Steve Solop, Bay Avenue, said that this is a money-making business and inquired on the number of people that would be treated there and if there would be security. He also expressed his concerns if the Borough's infrastructure could handle the facility.

Jennifer Compagni, Prospect Street, stated that she has lived here over twenty (20) years and that the Borough has a Master Plan for a reason and that we need to pay attention to it. She stated that this is not a 'NIMBie' (not in my backyard) issue because they will not be from our community. Ms. Compagni pointed out the Borough has an all-volunteer emergency services who are not able to support a for-profit business in dire situations. She encouraged all to attend the LUB meeting.

Mario Gulanto, (Unclear Address), stated that he would like to give his time to someone else. Councilmember Broullon noted that it was not permitted, and he agreed with everything that had been said and that all should attend the LUB meeting.

Councilmember D'Arrigo thanked everyone for attending the meeting.

Councilmember Broullon closed the meeting to the public.

Adjourn:

Councilmember Broullon motioned to adjourn the meeting which was seconded by Councilmember Ryan and approved by all present. The meeting was adjourned at 9:13 pm.

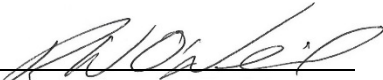
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Approval of the Minutes

A motion to approve the Minutes of June 6th 2018 was made by Councilmember Broullon and seconded by Councilmember Ryan.

AYE: Councilmembers Braswell, Broullon, D'Arrigo, Ryan & Mayor O'Neil (5)
NAY: None (0)
ABSENT: None (0)
ABSTAIN: None (0)

I, Bonnie Brookes, Municipal Clerk of the Borough of Highlands, in the County of Monmouth, State of New Jersey, hereby certify this to be the action of the Governing Body at its meeting held November 7, 2018.

Approve: 
Richard W. O'Neil, Mayor

Attest: 
Bonnie Brookes RMC, Clerk