

Absent:

**AGENDA  
CITY OF BRIGANTINE  
COUNCIL MEETING  
MARCH 3, 2021  
5:00 P.M. – Public Portion**

1. Flag Salute
  2. Opening Prayer
  3. Open Public Meetings Act Announcement
  4. Resolution 2021-34 Re: Executive Session \_\_\_\_ P.M.
- Topics to be Discussed:

M:                      S:                      RC:                      MC:

5. Return from Executive Session \_\_\_\_ P.M.
6. Approval of 2/17/21 Council Meeting Minutes

M:                      S:                      RC:                      MC:

- ## 7. Approval of Payroll, Requisition List and Operating Expenses

M:                      S:                      RC:                      MC:

8. Public Comment on Agenda Items Only
9. Ordinance No. 2 of 2021- Public Hearing and Adoption  
Ord. to Exceed the Municipal Budget Appropriation Limits and to Establish a Cap Bank

M:                      S:                      RC:                      MC:

10. Ordinance No. 3 of 2021 – Public Hearing and Adoption  
Adopting a Redevelopment Plan for the North End Redevelopment Area

M:                      S:                      RC:                      MC:

11. Ordinance No. 4 of 2021 – Public Hearing and Adoption  
Salary Ordinance

M:                      S:                      RC:                      MC:

- ## 12. Resolution 2021-35 Re: Introduction of 2021 Municipal Budget

M:                      S:                      RC:                      MC:

13. Resolution 2021-36 Re: Fixing the Rate of Interest to be Charged on Delinquent Taxes and Setting the Grace Period

M: S: RC: MC:

14. Resolution 2021-37 Re: Appointment of Conflict Engineer

M: S: RC: MC:

15. Resolution 2021-38 Re: Award of Contract for Resurfacing of Tennis Courts and Various Court Improvements

M: S: RC: MC:

16. Resolution 2021-39 Re: Award of Contract for Design and Construction Management Services

M: S: RC: MC:

17. Resolution 2021-40 Re: Award of Contract for First Option Year Contract for Police and Fire Uniforms

M: S: RC: MC:

18. Resolution 2021-41 Re: Work Change Order #1 for Construction Phase Consulting Engineering Services for the Sanitary Sewer Replacement at Various Locations

M: S: RC: MC:

19. Resolution 2021-42 Re: Authorizing Award of First Option Year Contract for Materials for Water Works

M: S: RC: MC:

20. Resolution 2021-43 Re: Designation of Official Banks for Calendar Year 2021

M: S: RC: MC:

21. Resolution 2021-44 Re: Designation of Official Newspaper for Calendar Year 2021

M: S: RC: MC:

22. Resolution 2021-45 Re: Ratification of P.B.A. Contract

M: S: RC: MC:

23. Resolution 2021-46 Re: Real Estate Tax Refunds

M: S: RC: MC:

24. Resolution 2021-47 Re: C.E.R. Tuition Refund

M: S: RC: MC:

25. Consent Agenda

- A. Street Closure Request
- B. St. Andrew by the Sea Beach Worship Request
- C. Riptide Spring Striper Derby Request
- D. Surf and Land Fishing Club Fishing Tournament Request
- E. Elks Fish Fry 50/50 Raffle #927

M: S: RC: MC:

26. Council Manager/Committee Discussion:

27. Public Comments

28. Council Comments

29. Adjourn \_\_\_\_\_ P.M.

The City Council of the City of Brigantine reserves the right to consider, discuss and/or take any formal action upon resolutions or ordinances not appearing on the printed agenda.

**CITY OF BRIGANTINE  
ORDINANCE #2 of 2021**

**CALENDAR YEAR 2021  
ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION  
LIMITS AND TO ESTABLISH A CAP BANK  
(N.J.S.A. 40A:4-45.14)**

**WHEREAS**, the Local Government Cap Law, N.J.S.40A: 4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous' year's final appropriations, subject to certain exceptions; and,

**WHEREAS**, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between that amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

**WHEREAS**, the City Council of the City of Brigantine in the County of Atlantic finds it advisable and necessary to increase its CY 2021 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

**WHEREAS**, the City Council hereby determines that a 3.5% increase in the budget for said year, amounting to \$600,716.43 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

**WHEREAS**, the City Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years, and

**NOW THEREFORE BE IT ORDAINED**, by the City Council of the City of Brigantine, in the County of Atlantic, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2021 budget year, the final appropriations of the City of Brigantine shall, in accordance with this ordinance and N.J. S.A. 40A: 4-45.14, be increased by 3.5% amounting to \$600,716.43 and that the CY 2021 municipal budget for the City of Brigantine be approved and adopted in accordance with this ordinance; and,

**BE IT FURTHER ORDAINED**, that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

**BE IT FURTHER ORDAINED**, that a certified copy of this ordinance as introduced by filed with the Director of the Division of Local Government Services within 5 days of introduction; and,

**BE IT FURTHER ORDAINED**, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon; be filed with said Director within 5 days of such adoption.

Introduction: February 3, 2021

Adoption:

\_\_\_\_\_  
Mayor Vince Sera

ATTEST:

\_\_\_\_\_  
Lynn Sweeney,RMC,  
City Clerk

**CITY OF BRIGANTINE**  
**ORDINANCE NO. 3 OF 2021**

**AN ORDINANCE OF THE CITY OF BRIGANTINE ADOPTING A  
REDEVELOPMENT PLAN FOR THE NORTH END REDEVELOPMENT AREA**

**WHEREAS**, previously, the City Council of the City of Brigantine directed the Brigantine Planning Board to study an area located on Block 105, Lots 1 through 8, which includes a small right of way lying between Lots 6 and 7, bounded by 14<sup>th</sup> Street to the north, Beach Avenue to the south, 13<sup>th</sup> Street to the west, and Steelman's Bay to the North, (hereinafter referred to as the "North End Redevelopment Area"), to determine whether the area is in need of redevelopment pursuant the New Jersey Local Housing and Redevelopment Law (N.J.S.A. 40A:12A-1 *et. seq.*) and

**WHEREAS**, the Brigantine Planning Board undertook the required study and conducted a public hearing on September 27, 2017, resulting in a finding that the North End Redevelopment meets the criteria for redevelopment; and

**WHEREAS**, pursuant to Planning Board Resolution adopted on October 25, 2017, the Brigantine Planning Board recommended that the City declare the area in need of redevelopment; and

**WHEREAS**, on November 1, 2017, pursuant to Resolution No. 2017-207, the City Council of the City of Brigantine declared the North End Redevelopment Area to be in an area in need of redevelopment; and

**WHEREAS**, as a result of such designation, property within the area so designated is eligible to adopt a Plan designed to rehabilitate, redevelop and revitalize the site; and

**WHEREAS**, the City Council of the City of Brigantine authorized the preparation of a Redevelopment Plan, which Plan was prepared by Rutala Associates, LLC, and is dated August 28, 2019; and

**WHEREAS**, the City Council wishes to adopt this Plan for the North End Redevelopment Area; and

**WHEREAS**, the City Council has reviewed and accepts the recommendations of the Brigantine Planning Board and finds that the adoption of the North End Redevelopment Plan will be in the best interests of the City of Brigantine and facilitate appropriate rehabilitation, redevelopment and revitalization of the North End Redevelopment Area.

**NOW, THEREFORE, BE IT ORDAINED AND ESTABLISHED** by the City Council of the City of Brigantine as follows:

**Section 1.** The Redevelopment Plan for the North End Redevelopment Area, is hereby adopted as Redevelopment Plan in Accordance with N.J.S.A. 40A:12A-1 *et. seq.* The City Council declares and determines that said Redevelopment Plan meets the criteria, guidelines and conditions set forth in N.J.S.A. 40A:12A-7, provides realistic opportunities for the planning development and rehabilitation within the City and specifically the Redevelopment Area, and is otherwise in conformance with N.J.S.A 12A-1, *et seq.*;

**Section 2.** The City Council hereby accepts the recommendations of the Brigantine Planning Board and adopts the attached Redevelopment Plan entitled “North End Redevelopment Plan” prepared by Rutala Associates, LLC and is dated August 28, 2019, for the City of Brigantine and specifically the Redevelopment Area.

**Section 3.** The North End Redevelopment Plan shall supersede and replace the zoning and development regulations of the City Land Use Ordinance.

**Section 4.** All Ordinances and provisions thereof inconsistent with the provisions of this Ordinance shall be and are hereby repealed to the extent of such inconsistency.

**Section 5.** If any section, paragraph, subdivision, clause or provision of this ordinance shall be adjudged, invalid, such adjudication shall apply only to the section, paragraph, subdivision, clause or provision and the remainder of this ordinance shall be deemed valid and effective.

**Section 6.** This ordinance shall take effect upon final adoption and publication in accordance with the law.

**ATTEST**

**CITY OF BRIGANTINE**

\_\_\_\_\_  
LYNN SWEENEY, CITY CLERK

\_\_\_\_\_  
VINCE SERA, MAYOR

First Reading: \_\_\_\_\_

Publication: \_\_\_\_\_

Second Reading: \_\_\_\_\_

**City of Brigantine  
North End Redevelopment Plan**

**Prepared for City of Brigantine**

Prepared By:

James M. Rutala, PP, AICP, MBA  
Rutala Associates, LLC  
Linwood, New Jersey 08221-1226

Presented to the Brigantine Planning Board

August 28, 2019

The original of this report was signed and sealed in accordance with N.J.S.A. 13:41-1.2

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James Rutala, AICP, PP



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**City of Brigantine**  
**North End Redevelopment Plan**

**1.0 Introduction**

On August 2, 2017, the Brigantine City Council (City) adopted resolution 2017-145 authorizing and directing the City of Brigantine Planning Board (Planning Board) to undertake an “area in need of redevelopment” investigation of three study areas within the City of Brigantine: the North End Study Area, the Civic Center Study Area and the Waterfront Study Area. Rutala Associates was retained to conduct these studies on behalf of the City and Planning Board and to determine whether the study areas meet the statutory requirement for designation as an “area in need of redevelopment” pursuant to the New Jersey Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (Redevelopment Law). The Planning Board undertook the required study and recommended that the City declare all three areas in need of redevelopment and on November 1, 2017 the City declared all three study areas as areas in need of redevelopment.

The City has requested that the Planning Board prepare Redevelopment Plans for all three redevelopment areas. This Redevelopment Plan has been prepared for property known as the North End Redevelopment Area and includes the lands designated as Block 105, Lots, 1-8 on the City tax map including a small right-of-way lying between lots 6 and 7. The property is bounded by Fourteenth Street to the north, Beach Avenue to the south, Thirteenth Street to the west and Steelman’s Bay to the north. There are two structures on the site both of which were severely damaged by Hurricane Sandy. The southerly or western structure was a retail operation known as the Rod and Reel and the northerly or eastern property is a residential structure containing two units. The site contains approximately 37,582 square feet. Figure 1 depicts the Redevelopment Area.

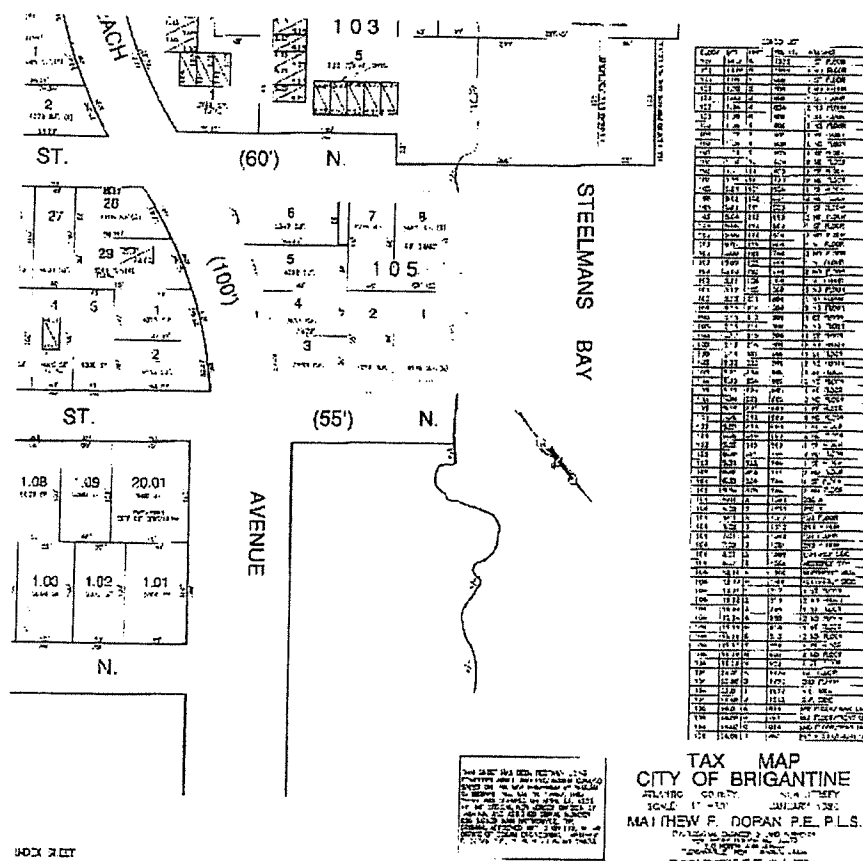
Surrounding uses are primarily residential. To the west of the site are the Steelman’s Wharf Condominiums and the Tides Inn Condominiums, to the south across Beach Avenue are residential structures primarily consisting of one- and two-family units with some apartment units, to the east is undeveloped land and to the north is Steelman’s Bay.

The North End Redevelopment Plan has been prepared pursuant to N.J.S.A. 40A:12A-7 and must be adopted by ordinance by the City Council. The redevelopment plan must include the following components.

- Redevelopment Goals and Objectives
- Proposed Land Uses and Design Concepts
- Redevelopment Regulations and Standards
- Relationship of the Redevelopment Plan to Other State, County and Local Plans

The criteria outlined in N.J.S.A. 40A:12A-7 will be addressed below.

Figure 1: North End Redevelopment Area



## 2.0 Vision, Goals and Context

The purpose of the Redevelopment Plan is to replace two storm damaged and obsolete structures. The Redevelopment Plan vision is to encourage the construction of new residential uses which will be more compatible with the surrounding area than the dilapidated commercial structure. The eight lots which make up the redevelopment area will be combined and re-subdivided into four lots containing up to eight residential units. The Redevelopment Plan will provide flexibility in the redevelopment of the site by permitting up to eight units on at least four lots. Different configurations of the lots and unit type are to be permitted within the requirements outlined in the development regulations identified in Section 5. The goals of the Redevelopment Plan are to enable a private developer(s) to construct up to eight residential units, ensure future development is compatible with

surrounding uses, provide an aesthetically pleasing design and provide flood protection. The Redevelopment Plan will result in the removal of derelict buildings and construction of new aesthetically pleasing residential development.

In addition to the above vision and goals the Redevelopment Plan will:

1. Provide appropriate development standards to guide the redevelopment of the North End Redevelopment Area;
2. Remove obsolete storm damaged buildings;
3. Provide new residential development that will be compatible with the surrounding area;
4. Utilize "green" building techniques and sustainable design features; and,
5. Provide flood protection.

No condemnation or land acquisition is necessary, no residents in the project area will be displaced, nor will any housing units affordable to low- and moderated-income households be removed for this Redevelopment Plan.

Figure 2 is an aerial photo of the study area and depicts the Redevelopment Area. This aerial photograph clearly shows the variety of uses that surrounds the Redevelopment Area. The adjoining properties are primarily residential with Steelman's Wharf Condominiums and Tides Inn Condominiums to the west, residential structures to the south across Beach Avenue, vacant land lies to the east and Steelman's Bay is to the north.

Figure 2: Aerial View of Redevelopment Area



Figure 3 provides a concept plan of what future development may look like for the Redevelopment Area. Other options including different configuration of the proposed lots and the type of residential unit will be permitted within the requirements outlined in the development regulations identified in Section 5. A maximum of eight units in total will be permitted and the plan permits either one-family or two-family dwellings to be constructed on each lot. The concept plan in Figure 3 calls for the creation of four lots each containing at least 4,500 square feet with two one-family dwellings and two two-family dwellings (the plan permits the single-family dwellings to become two-family dwellings). The specific standards for the Redevelopment Area are spelled out in Sections 5 and 6 of this Redevelopment Plan.

[illegible]

The design and performance standards of this Redevelopment Plan shall supersede and replace the zoning and development regulations of the City Land Use Ordinance. The zoning map of the City shall be amended upon the adoption of this plan in accordance with N.J.S.A.40A:12A-7c. In any instance in which this Redevelopment Plan's regulations and standards do not address a particular land development control, or when specific reference to the Land Use Ordinance is made in the Plan, the standards of the Land Use Ordinance shall apply to the redevelopment area. If any provision of this

Redevelopment Plan is determined by a court with appropriate jurisdiction to be invalid the remainder of the Plan will not be affected and shall remain in full force and effect.

## 5.0 North End Redevelopment Plan Development Regulations

### 5.1 General Requirements

The Redevelopment Plan is intended to enable a private developer(s) to combine the existing eight lots and create new lots with each lot containing at least 4,500 square feet. A total of eight new units in four new buildings may be constructed with either single-family or two-family dwellings permitted as indicated on the proposed concept plan. The concept plan shown in Figure 3 is illustrative and other potential site layouts and unit mixes are permitted. The Redeveloper shall submit a revised concept plan prior to formal application to both the City and the Planning Board if the formal application varies significantly from the concept plan in Figure 3.

### 5.2 Definitions

Any term not identified herein shall be as defined in the City Land Use Code.

**Accessory building or structure** — A building or structure, the use which is incidental to that of the principal building or structure and is located on the same lot. Any container or portion thereof which was or could have been used for transportation of goods or merchandise shall be prohibited and not allowed as an accessory building or structure. The maximum floor area for an accessory building or structure shall not exceed 432 square feet (18 feet by 24 feet). Building height for accessory structures shall be measured from the average center line grade in front of the subject property. Accessory structures smaller than 120 square feet shall be set back a minimum of three feet from all side and rear property lines and shall be no higher than 12 feet. Accessory structures from 120 square feet to 432 square feet shall be set back a minimum of five feet from all side and rear property lines and shall be limited to 15 feet in height. Accessory structures on corner lots shall be set back a minimum of 25 feet from the front lot line and shall have a minimum distance of five feet to the principle structure on the property

**Accessory use** — A use of land or of a building or portion thereof customarily incidental to and subordinate to the principal use of the land or building and located on the same lot with the principal use.

**Building Height** — The vertical distance from the base federal flood elevation (FIRM Maps) as adopted by the City of Brigantine for various flood zones (A8=10.0 etc.) as measured from two feet above the federal flood elevation to the top of the highest part of the roof, regardless of the roof structural configuration. All roof structures on the third story of any building shall have a minimum 6/12 roof pitch or slope. This means that for every six inches of vertical rise a minimum of 12 inches of horizontal run shall be provided.

**Corner Lot** – A lot or parcel of land abutting two or more streets at their intersection. A corner lot shall be considered to have two front yards, one side yard and one rear yard. The rear yard shall be considered the yard area opposite the front yard that is established by the location of the front door to the building or which is so designated on the lot plan by the owner.

**Duplex** – Refer to “dwelling, two family”.

**Dwelling** — A structure or portion thereof which is used exclusively for human habitation.

**Dwelling, attached** — A one-family dwelling attached to one or more one-family dwellings by common vertical walls.

**Dwelling, detached** — A one-family dwelling which is not attached to any other dwelling by any means.

**Dwelling, multifamily** — A dwelling containing more than two one family dwelling units, including all dwellings which are attached or detached, or defined as garden apartments, quadraplexes, townhouses, triplexes or two-family dwellings.

**Dwelling, two-family** — A structure on a single lot containing two independent dwelling units.

**Dwelling unit** — A single unit providing complete, independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking and sanitation.

### 5.3 Use Regulations

Principal Permitted Uses. The following principal uses and structures shall be permitted.

- One-family dwelling
- Two-family Dwelling

Accessory Uses. The following accessory uses and structures shall be permitted.

- Garages, private residential
- Storage sheds
- Fences
- Signs
- Public Utility

### 5.4 Area, Yard, Height, Coverage and other requirements

#### A. General Regulations

Minimum lot area	4,500 square feet
Minimum lot depth	90 feet
Minimum lot frontage	50 feet
Minimum front yard	20 feet
One side yard setback	7 feet
Second side yard setback	3 feet
Minimum Rear yard	20 feet

Maximum building height	35 feet
Maximum number of stories	3 stories
Maximum building coverage	40%
Maximum site coverage	60%
All side and rear yard setbacks for accessory buildings	3 feet
Maximum height of accessory buildings	15 feet
Number of Parking Spaces per 3-bedroom unit	2 spaces
Number of Parking Spaces per four-bedroom unit	2.5 spaces

#### 5.5 Additional Requirements and Exceptions

- A. There shall be a minimum of 10 feet between buildings on adjoining lots. An applicant for a building permit shall submit a survey or other documentation showing the home/building on contiguous lots are at least ten feet away from the proposed home/building on the applicant's lot.
- B. For any use there shall be no more than three floors of dwelling space and the combined height of all such dwelling space or portions thereof shall not exceed 35 feet. The thirty-five-foot height is to allow more architecturally pleasing houses to be constructed in the City of Brigantine. The increase in height over 30 feet is not designed to allow a fourth floor to be added to a dwelling. All dwellings with flat roofs shall be limited to 28 feet in height. Partial flat roofs shall also be limited to 28 feet in height.
- C. Eaves or roof overhangs, 12 feet or more above average finished grade, shall not exceed 12 inches. (Note that both side yard setbacks may be encroached).
- D. The following extensions or projections from residential structures are permitted in front and rear yards only:
  1. Open entry porches, not to exceed four feet.
  2. Chimneys, not to exceed 18 inches.
  3. Steps (up to eight feet wide) into the principal building, not to exceed a thirty-six-inch encroachment.
  4. Bay windows, not to exceed twenty-four-inch encroachment.
  5. Mechanical equipment in rear yard not to exceed 48 inches encroachment. Mechanical equipment is permitted in rear yards within the center 1/3 of the lot width and shall be soundproofed to conform to the local sound ordinance.
  6. Decks and porches are to be considered as part of the principal structure unless specifically addressed in other portions of this chapter.

#### 5.6 Affordable Housing

The Redeveloper shall comply with the City's affordable housing requirements and any Council of Affordable Housing requirements which may apply.



## 6.0 Site Planning and Design Standards

The following performance and design standards shall be used by the Planning Board which may approve departures from the site planning and design standards as may be requested by the Redeveloper where in the opinion of the Planning Board the departures are consistent with the Redevelopment Plan.

### A. Architectural Style

1. Buildings should have architectural features that provide variety and visual interest.
2. If parking is provided under the proposed dwelling, not in an enclosed garage, suitable screening shall be provided as approved by the Planning Board.
3. New buildings within the Redevelopment Area should be considered an integral part of the neighborhood and developed with appropriate consideration for existing buildings with respect to height, mass, siting, location, materials, orientation, and lighting.
4. New buildings should be of materials, scale and colors to harmonize with the general look and feel of the surrounding neighborhood.
5. Wherever possible buildings shall front public streets and be integrated into the surrounding streetscape.
6. Building materials permitted include wood, clapboard siding and brick. Accent materials include metal tile, stucco, stone and cultured stone. EIFS and other synthetic stucco are prohibited in favor of more environmentally friendly substitutes such as fiber cement. Vinyl siding is also prohibited.
7. The exteriors of all buildings in the development, including any permitted accessory buildings, shall be architecturally compatible and be constructed of complementary materials.
8. All materials and colors shall be approved by the Planning Board.

### B. Sustainable Development Green Design

#### 1. Energy Efficiency

- a. Roof lines of proposed structure should be designed to maximize south facing surfaces with few obstructions to maximize solar access, where possible.
- b. Structures should be oriented with a long true east west axis to maximize passive solar strategies, where possible.
- c. Energy Star roofing material should be used.
- d. Electric lighting should use LED lamps.
- e. Appliances and mechanical equipment should be Energy Star rated.
- f. Windows and doors should be Energy Star rated.
- g. Electric vehicle charging station(s) should be considered.
- h. Roof design should permit installation of photovoltaics panels.

#### 2. Water Conservation

- a. Low flow plumbing fixtures should be used.
- b. Water Sense certified fixtures should be used.

#### 3. Building Material

- a. Forest Stewardship Council (FSC) certified lumber should be used.
- b. Green building materials and finishes should be used to the extent practicable.

- c. Sustainable source building material using recyclable material for drywall, insulation, glass tiles, landscape materials, carpeting and carpet padding, ceiling tiles, concrete, and steel should be used.
- d. A minimum of 50% of all site building demolition and construction debris shall be recycled.

C. Landscaping

- 1. Native vegetation shall be utilized where possible due to its natural resistance to drought and disease. Landscaping shall include shade trees, ornamental trees, evergreens or conifers, shrubs and ground cover. The use of locally sourced material is encouraged.
- 2. All areas not covered by parking areas, impervious walkway areas or buildings shall be landscaped with natural indigenous living landscaping materials. Native coastal vegetation should be utilized to the extent possible. All proposed trees and shrubs shall be tolerant of salt spray and salty soils.
- 3. Deciduous and street trees shall have a caliper of at least three inches and be 10 feet to 12 feet in height at planting, and evergreen trees shall be at least six feet tall unless otherwise specified. All trees shall be balled and burlapped and be of specimen quality as established by the American Association of Nurserymen.
- 4. Any landscaping which, within two years of planting, dies for any reason shall be replaced by the developer(s) or by the current owner at their sole expense.
- 5. Impervious materials shall not be used in any landscape area, except for sidewalks. Weed retardant mulch, porous nonwoven synthetic landscape fabric or other materials may be used.
- 6. Vegetative ground cover is encouraged. Stone mulch may be used in landscaping beds if less than 20% of the required front landscaping area and not more than 20% of the total lot landscaping.
- 7. A landscape plan for all four lots shall be submitted to the Planning Board for its review and approval. The landscaping plan shall at a minimum indicate the location, types, sizes and number of all proposed landscaping materials to be installed. Stone lawns are not permitted.

D. Lighting

- 1. All outdoor lighting shall reduce light pollution to the extent practicable. Outdoor lighting shall be installed with full cutoff fixtures and utilize LED lights. Spotlights are not permitted.

E. Mechanical equipment and trash enclosures

- 1. All mechanical equipment and trash enclosures shall be screened, recessed or enclosed. Wall, screens and enclosures for such structures shall use construction material similar as the primary building.
- 2. All roof top mechanical equipment shall be screened from view from any public street.
- 3. Trash enclosures, if provided, shall be suitable sized to provide adequate space for waste and recyclables.

F. Storm Water Management

The redevelopment shall comply with the City Engineer's requirements for Storm Water Management.

7.0 Relationship of Redevelopment Plan to City Master Plan and to Other Plans

7.1 Brigantine Master Plan

The City of Brigantine Planning Board adopted Master Plans in 1992 and 2001 and Re-examination Reports in 2010 and 2016. The 2016 Re-examination Report acknowledges that the City is, to a major extent, fully developed with only isolated parcels of land available for development. The 2016 Re-examination report discusses the various goals and objectives outlined in the 1992 and 2001 Master Plan as well as the 2010 Reexamination Report.

The redevelopment area is located in the B6 Business Zone which permits a variety of commercial uses. The R3 Single-Family zone is located to the west and south of the redevelopment area and is the predominate zone in the surrounding area. The R3 permits single family homes and two-family units as conditional uses. The majority of the land uses in the area are residential and redeveloping the subject sites with residential structures is a better alternative than rebuilding the dilapidated commercial property.

The following Master Plan goals are furthered by this Redevelopment Plan.

The 2010 Master Plan listed the following primary goals of the City.

**Encourage and promote the City of Brigantine Beach as a safe and wholesome place to raise a family that can provide good education opportunities and ample access to recreation of all types, along the Jersey shore.**

*The Redevelopment Plan furthers this goal by providing additional housing which promotes the City as a wholesome and safe place to live. The units will be oriented to families and provide access to recreation facilities. The Redevelopment Plan will remove a commercial eyesore that has been in disrepair for a number of years. The Redevelopment Plan will provide new residential uses that will be compatible with the surrounding area.*

The 2016 Re-examination also cites the general goals of the Municipal Land Use Law as being goals of the City. The redevelopment plan specifically furthers these general goals by encouraging the redevelopment of a storm damaged site which has become an eyesore and has remained underutilized for a number of years. The Redevelopment Plan specifically addresses the following general goals listed in the 2016 Re-examination.

**To encourage municipal action to guide the appropriate use or development of all lands in a manner, which will promote the public health, safety, morals and general welfare.**

*The North End Redevelopment Area is primarily residential in character with a variety of residential uses at different densities. The redevelopment provisions and site plan standards incorporated into this Redevelopment Plan will protect the public health, safety and general welfare.*

**To provide adequate light, air and open space.**

*The standards proposed in this Redevelopment Plan ensure that adequate air, light and open space are provided for each of the proposed units.*

**To promote the establishment of appropriate population densities and concentrations that will contribute to the well-being of persons, neighborhoods, communities and regions and preservation of the environment.**

*The Redevelopment Plan establishes an appropriate density for the site and the neighborhood by balancing the higher density and intensity of adjacent uses on Beach Avenue and Thirteenth Street (Steelman's Wharf and Tides Inn Condominiums) with the moderate density for the homes south across Beach Avenue.*

**To encourage the appropriate and efficient expenditure of public funds by the coordination of public development with land use policies.**

*Redevelopment is an appropriate and efficient expenditure of public funds to encourage the redevelopment of obsolete and storm damaged properties that would not otherwise be developed without this Redevelopment Plan.*

**To provide sufficient space in appropriate locations for a variety of residential, recreational, commercial and industrial uses, and open space, both public and private, according to their respective environmental requirements in order to meet the needs of all citizens.**

*The Redevelopment Plan provides sufficient space in appropriate location for the proposed residential uses. The redevelopment will have minimal impact on the environment and provide appropriate flood and shore protection.*

**To promote a desirable visual environment through creative development techniques and good civic design and arrangements.**

*The design standards implemented through the Redevelopment Plan will result in a desirable visual environment, promote the conservation of energy resources and promote the recovery and recycling of recyclable materials.*

**To promote conservation and wise use of all energy resources.**

*The design standards implemented through the Redevelopment Plan will result in a desirable visual environment, promote the conservation of energy resources through the use of sustainable green design criteria for energy efficiency, water conservation, and building material.*

**To promote the maximum practicable recovery and recycling of recyclable materials from municipal solid waste through the use of planning practices designed to incorporate the state Recycling Plan goals and to complement municipal recycling programs.**

*The Redevelopment Plan requires that one-half of the demolition debris be recycled.*

## **7.2 Surrounding Municipalities Master Plans**

The City of Brigantine consists of a group of islands along the Atlantic Ocean, situated just north of Atlantic City and east of Galloway Township in Atlantic County. Neither of these communities is immediately adjacent to the redevelopment area and surrounding towns are separated from Brigantine by various waterways. The redevelopment project is not anticipated to have any impact on these municipalities or their Master Plans due to the distance from nearby municipalities.

### 7.3 Atlantic County Master Plan

The Atlantic County Master Plan was adopted in May 2018. The overall planning goals for the county are listed below.

- Incorporate principles of sustainability and resiliency into all aspects of county planning and policy development.
- Acknowledge the risks associated with climate change, sea level rise, and severe weather events, by applying lessons learned in the aftermath of Hurricane Irene, the Derecho of 2012, and Superstorm Sandy.
- Promote targeted growth and development in areas served by existing infrastructure outside flood prone areas, and encourage redevelopment of under-utilized urban, suburban, and rural sites.
- Coordinate County planning efforts with other entities including municipalities, improvement authorities, economic development agencies, and state agencies.
- Encourage the diversification of the County's economy and job creation by supporting business attraction and development initiatives.
- Promote the location of research and development businesses for mutual benefit of industry; job searchers and the colleges in Atlantic County.
- Capitalize on the Federal Aviation Administration (FAA) William J. Hughes Technical Center and its continued expansion as an asset for industry and job attraction.
- Support the County's status as a tourist destination with a wide array of natural amenities and communities of interest.

The Land Use Goals of the Atlantic County Plan include the following.

- Influence State and Regional master plans to support the land use goals of Atlantic County, particularly with regard to the Pinelands Comprehensive Management Plan.
- Promote quality growth and development in areas where capital facilities are available
- Support efforts to revitalize neighborhoods and rehabilitate older housing stock
- Discourage growth in areas that require unplanned extension of capital facilities
- Promote lands for a diversity of economic development opportunities within the communities of Atlantic County
- Encourage the repurposing of existing infrastructure and a redefinition of economic activity in Atlantic City and the surrounding communities.
- Promote a mix of housing types to support the demands of a changing population

This Redevelopment Plan is in compliance with the County's overall goals of incorporating sustainability, targeting growth and development in areas served by existing infrastructure outside flood prone areas and encourages redevelopment of under-utilized urban and suburban sites.

The Redevelopment Plan also further the County Land Use goals of promoting quality growth and development in areas where capital facilities are available, supporting efforts to revitalize neighborhoods and rehabilitate older housing stock and promotes a mix of housing types to support the demands of a changing population.

### 7.4 State Development and Redevelopment Plan

The State Plan classifies all of the City of Brigantine as an Environmentally Sensitive/Barrier Island Planning Area with a designation of PA-5B. The intent of the Environmentally Sensitive/Barrier Islands Planning Area is to: accommodate growth in Centers; protect and enhance the existing

character of barrier island communities; minimize the risks from natural hazards; provide access to coastal resources for public use and enjoyment; maintain and improve coastal resource quality; and revitalize cities and towns. The redevelopment plan complies with the intent of the PA-5B Planning Area and the Redevelopment Plan complies with and furthers the State Development and Redevelopment Goals of:

- Revitalizing the state's cities and towns;
- Protect and enhance the existing character of barrier island communities;
- Minimize the risks from natural hazards;
- Revitalize cities and towns; and
- Promote beneficial economic growth, development and renewal.

## **8.0 General Provisions of the Redevelopment Plan**

### **8.1 Redevelopment Authority**

The governing body shall act as the Redevelopment Authority pursuant to the Redevelopment Law for purposes of implementing this Redevelopment Plan and carrying out redevelopment projects. The governing body shall review and approve a redevelopment concept plan and project description of the proposal.

### **8.2 Redevelopment Agreement**

The Redevelopment Authority shall enter into a redevelopment agreement with the redeveloper that comports with the requirements of the Redevelopment Law.

In addition, the redevelopment agreement may contain the following additional provisions.

1. Interim and final redeveloper designations.
2. Terms for dispute resolution.
3. Allowance for changes in the Redevelopment Agreement should a "force majeure" event occur.
4. A guarantee of performance by the redeveloper to ensure completion of the project and that other obligations of the redevelopment agreement are met.
5. Any sharing of costs between the public and private entities.
6. Default termination clauses and their remedies for failure to perform by the redeveloper.
7. Provisions that specify allowed deviations from the development regulations, excepting use regulations.
8. Development proforma.
9. The Redeveloper shall be responsible for typical site plan requirements including but not limited to site sidewalks, curbing, landscaping, internal drives, drainage both on-site and offsite, as required to meet City storm water regulations.
10. Any other clauses deemed necessary to effectuate the Redevelopment Plan by the Redevelopment Authority.

Any development or construction within the redevelopment area shall be undertaken in accordance with a contractual Redevelopment Agreement between the Redevelopment Authority and a municipally designated redeveloper. The Redevelopment Agreement shall be in full force and effect prior to the redeveloper making application to the Planning Board for any subdivision or site plan approval.

### **8.3 Effect of Redevelopment Agreement**

The execution of the Redevelopment Agreement shall convey the right to acquire all of the redevelopment area; prepare a subdivision and site plan application for the redevelopment to the City Planning Board in accordance with the terms of the redevelopment agreement and the Redevelopment Plan. In addition, the execution of the Redevelopment Agreement shall establish the period of times such rights to develop under the terms and conditions of the Redevelopment Plan shall be granted.

### **8.4 Development Plan Review and Approval**

Prior to submission of any application for development, the redeveloper shall meet for a pre-application conference with the Mayor, City Manager and other personnel as the City determines.

### **8.5 Escrow Fee**

The Redevelopment Agreement shall provide that the Redeveloper(s) shall be responsible for payment of all professional fees and expenses related to the City's cost of negotiating and preparing the Redevelopment Agreement, any financial agreements and any and all related agreements, resolutions and ordinances as may be necessary. Redevelopers seeking approval of a project in the Redevelopment Area such as, but not limited to, site plan approval shall establish an escrow account with the Redevelopment Authority from which any consultants necessary to the Authority's review of the redevelopment projects shall be paid. Such escrow account shall be in accordance with N.J.S.A. 40:55D-53.2 and as further specified in the Redevelopment Agreement.

### **8.6 Application for Development**

The application for development shall be submitted in such form, and accompanied by such maps, documents, and materials as are prescribed in the Land Management Code with the following additional submissions.

1. A sustainable design assessment
2. An architectural elevation of each façade.
3. An elevation/rendering of each public street view.
4. A site section for any portion of the redevelopment site adjacent to any public roadway or as otherwise requested by the City.
5. Sample boards for review by the Planning Board upon which are attached the actual materials to be used on each façade, windows, accent materials and roof materials.

### **8.7 Redevelopment Authority Approval**

The Redevelopment Authority shall certify the consistency of an application for development with the Redevelopment Plan prior to its submission by the redeveloper to the City Planning Board. As a condition precedent to filing of any application for development to the City Planning Board for any property governed by this Redevelopment Plan, the Redevelopment Authority shall execute a Redevelopment Agreement with the Redeveloper.

### **8.8 Planning Board Review**

Subdivision and site plan review shall be conducted by the City of Brigantine Planning Board. Subdivision and site plan review shall consist of preliminary and final subdivision and site plan application. Applicants may submit for preliminary and final plan approval or for preliminary plan approval and then final plan approval. The City Planning Board may grant deviations from the strict

application of the redevelopment plan except as specified below, in accordance with the provisions of N.J.S.A. 40:55D-60 and 70c.

The Planning Board, without formal amendment to this Redevelopment Plan for the North End Redevelopment Area, may approve departures from the area, yard, height, coverage, parking and other standards as may be requested by the Redeveloper. All such deviations shall be found by the Planning Board to be consistent with the intent of the Redevelopment Plan and in accordance with N.J.S.A. 40:55D-70c.

Deviations from the General Bulk Standards necessary to bring the redevelopment project into conformance with approvals issued by relevant permitting agencies may be permitted without formal plan amendment, regardless of the percentage deviation required, provided such modifications are reviewed and accepted by the Planning Board. If the modification is not accepted by the Planning Board a formal plan amendment shall be required.

No deviations shall be granted that result in any of the following conditions.

1. A use not specifically permitted in the redevelopment district.
2. Exceeding the maximum floor area.
3. Exceeding the maximum building or structure height as measured in feet and/or stories.
4. Any deviation sought that would necessitate the granting of a variance under N.J.S.A. 40:55D-70d.
5. Deviation from the phasing plan for public improvements or other contractual obligations of the Redeveloper to the Redevelopment Authority.

#### **8.9 Project Phasing**

The project may be developed in phases as approved by the Planning Board.

#### **8.10 Approval by Other Agencies**

Redeveloper(s) shall be responsible, at its sole cost and expense, for obtaining all Governmental Approvals required for their Redevelopment Projects. Such approvals may be sought for an entire Redevelopment Project, or by Phase at the discretion of the Redeveloper. The Redeveloper shall submit proof of approval from any county, state or federal agency required to effectuate site plan approval.

#### **8.11 Duration of Plan**

The Redevelopment Plan shall remain in full force and effect for a period of ten years from the date of adoption of this Redevelopment Plan by the City. Notwithstanding this provision, the period of time for any particular phase or parcel within the redevelopment area shall be established in an executed Redevelopment Agreement.

#### **8.12 Non-Discrimination Provisions**

No covenant, lease, conveyance or other instrument shall be affected or executed by the City or by the Redeveloper or any of his successors or assignees, whereby land within the redevelopment area is restricted upon the basis of race, creed, color, or national origin in the sale, lease use or occupancy thereof.



**CITY OF BRIGANTINE  
ORDINANCE NO. 4 OF 2021**

**AN ORDINANCE AMENDING CHAPTER 61, SALARIES AND COMPENSATION  
OF THE CODE OF THE CITY OF BRIGANTINE PURSUANT TO N.J.S.A. 40A:9-  
165, ESTABLISHING THE SALARIES AND WAGES OF CERTAIN OFFICERS  
AND EMPLOYEES OF THE CITY OF BRIGANTINE, COUNTY OF ATLANTIC,  
STATE OF NEW JERSEY**

**THE GOVERNING BODY OF THE CITY OF BRIGANTINE DOES ORDAIN AND  
ENACT AS FOLLOWS:**

**SECTION 1:** The salaries and wages of employees whose terms and conditions of employment are governed by a collective bargaining agreement shall be as set forth in their respective bargaining agreements.

**SECTION 2:** The salaries and wages of the other officers and employees of the city of Brigantine shall be paid within the specific ranges.

	<b>MINIMUM</b>	<b>MAXIMUM</b>
Mayor	\$10,000.00	\$15,000.00
Deputy Mayor	\$9,000.00	\$14,000.00
Member of Council	\$8,000.00	\$13,000.00
City Clerk	\$52,000.00	\$85,000.00
Deputy City Clerk	\$30,000.00	\$60,000.00
Administrative Assistant	\$30,000.00	\$71,500.00
Part Time Administrative Assistant	\$15,000.00	\$35,000.00
Account Clerk	Min. Wage	\$25.00 Hourly
City Manager	\$85,000.00	\$140,000.00
Deputy City Manager	\$10,000.00	\$20,000.00
Judge of the Municipal Court	\$20,000.00	\$40,000.00
Municipal Court Administrator	\$52,000.00	\$75,000.00
Municipal Prosecutor/Assistant City Solicitor	\$18,000.00	\$30,000.00
Zoning Officer	\$8,000.00	\$15,000.00
Assistant Zoning Officer	\$3,500.00	\$8,500.00
Mercantile Officer	\$16,000.00	\$27,000.00
Chief of Police	\$80,000.00	\$160,000.00
Fire Chief	\$80,000.00	\$160,000.00
Class I Special Police Officer, 1 <sup>st</sup> Year		Hourly Min. Wage
Class I Special Police Officer, 2 <sup>nd</sup> Year		\$13.00 Hourly
Class I Special Police Officer, 3 <sup>rd</sup> Year		\$15.00 Hourly
Class I Special Police Officer, 3+ Years		\$15.00 Hourly
Class II Special Police Officer	\$15.00	\$25.00 Hourly
Class III Special Police Officer	\$20.00	\$30.00 Hourly
Superintendent of Public Works	\$70,000.00	\$120,000.00
Comptroller	\$45,000.00	\$80,000.00
Construction Official	\$52,000.00	\$85,000.00

Fire Official	\$50,000.00	\$80,000.00
Part Time FF/EMT	\$15.00	\$20.00 Hourly
Part Time EMT	\$15.00	\$20.00 Hourly
Part Time Dispatcher	\$15.00	\$25.00 Hourly
Part Time Fire Inspector	\$15.00	\$20.00 Hourly
Emergency Management Coordinator	\$3,500.00	\$9,500.00
Deputy Emergency Management Coordinator	\$0.00	\$5,000.00
School Crossing Guard	Min. Wage	\$17.00 Hourly
City Engineer	\$70,000.00	\$105,000.00
Supervisor, Water and Sewer Utility	\$60,000.00	\$90,000.00
Supervisor, Public Works	\$60,000.00	\$85,000.00
Water and Sewer License Stipend	\$5,000.00	\$15,000.00
Clean Communities Coordinator	\$1,000.00	\$3,000.00
Recycling Coordinator	\$1,000.00	\$1,500.00
Chief Financial Officer	\$52,000.00	\$130,000.00
Part Time Chief Financial Officer	\$15,000.00	\$45,000.00
Part Time Comptroller	\$1,500.00	\$6,000.00
Tax and Utility Collector	\$52,000.00	\$85,000.00
Deputy Tax and Utility Collector	\$30,000.00	\$60,000.00
Tax Assessor	\$52,000.00	\$88,000.00
Deputy Tax Assessor	\$30,000.00	\$60,000.00
Field Representative, Tax Assessor	\$30,000.00	\$60,000.00
Municipal Housing Liaison	\$5,000.00	\$15,000.00
Purchasing/Inventory Control Officer	\$12,000.00	\$20,000.00
Part Time Qualified Purchasing Agent	\$10,000.00	\$30,000.00
Personnel Director	\$52,000.00	\$76,000.00
Construction Official	\$52,000.00	\$80,000.00
Fire Sub Code Official	\$5,000.00	\$10,000.00
Electrical Sub Code Official	\$12,000.00	\$22,000.00
Plumbing Sub Code Official	\$12,000.00	\$22,000.00
Part Time Electrical Inspector	\$20.00	\$40.00 Hourly
Part Time Building Inspector	\$20.00	\$40.00 Hourly
Planning Board Secretary	\$7,500.00	\$10,500.00
Planning Board Solicitor	\$5,000.00	\$8,000.00
Recreation Director	\$52,000.00	\$88,500.00
Assistant Recreation Director	\$50,000.00	\$82,000.00
Recreation Supervisor	\$40,000.00	\$57,000.00
C.E.R. Secretary	\$11.00	\$20.00 Hourly
Civic Center/ADA Coordinator	\$10,000.00	\$18,500.00
Animal Control Officer	\$9,000.00	\$15,000.00
Rental Registration Inspector	\$11.00	\$16.00 Per Inspection
Rental Registration Re-Inspector	\$6.00	\$11.00 Per Inspection
4 WD Supervisor, Permit Inspector	Min. Wage	\$17.50 Hourly
4 WD Permit Inspector	Min. Wage	\$15.00 Hourly

Director of Beach Fee Office	\$9,000.00	\$15,000.00
Supervisor Beach Fee Office	\$15.00	\$19.00 Hourly
Assistant Bookkeeper Beach Fee Office	\$15.00	\$19.00 Hourly
Beach Inspector 1 <sup>st</sup> Year		\$12.00 Hourly
Beach Inspector 2 <sup>nd</sup> and 3 <sup>rd</sup> Year		\$13.00 Hourly
Beach Inspector 4 <sup>th</sup> Year and Up		\$14.00 Hourly
Beach Patrol Chief	\$18,000.00	\$30,000.00
Beach Patrol Assistant Chief	\$15,500.00	\$24,000.00
Beach Patrol Captain	\$13,500.00	\$18,500.00
Beach Patrol Sr. Lieutenant	\$11,000.00	\$17,500.00
Beach Patrol Lieutenant/Medic	\$11,500.00	\$15,500.00
Beach Patrol Lieutenant	\$11,000.00	\$15,500.00
Seasonal Laborer	Min. Wage	\$15.00 Hourly
Recreational Aides	Min. Wage	\$15.00 Hourly
Temporary Clerical	Min. Wage	\$18.00 Hourly
Assistant CRS Coordinator	\$0.00	\$5,000.00
Certified Flood Plain Manager	\$1,000.00	\$2,500.00

**Section 3:** All salaries and wages as listed in Section 2 shall be paid bi-weekly and shall become effective once adopted. Persons currently holding positions shall be paid within the specified ranges as listed in Section 2, to be determined by the City Manager who will consider experience, education and other relevant factors.

**Section 4:** Seasonal positions shall become effective with the beginning of the summer season. The Beach Patrol Officers must work a minimum of 70 days. Failure to do so will result in a pro-rata reduction of salary based upon the Officer's daily rate of pay.

**Section 5:** Longevity was eliminated for all employees. Employees that have received longevity in the past will maintain the longevity amount that has already been added to their base but will no longer be eligible to receive longevity from January 1, 2014.

**Section 6:** A copy of this Salary Ordinance shall remain on file in the office of the Municipal Clerk and be available for inspection during office hours.

**Section 7:** All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

**Section 8:** This ordinance shall take effect after final adoption and publication as prescribed by law.

INTRODUCTION: February 17, 2021

ADOPTION:

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Lynn Sweeney, RMC, City Clerk

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Mayor Vince Sera

**City of Brigantine**

**Resolution 2021-**

**Introduction of 2021 Municipal Budget**

**WHEREAS**, it is necessary for the City of Brigantine to prepare an annual budget identifying all of the anticipated appropriations and revenues to support governmental operations for Calendar Year 2021; and

**WHEREAS**, N.J.S.A. 40A: 4-5 provides for the introduction of the annual Municipal Budget and N.J.S.A. 40A: 4-5.1 provides for the local budget date extension; and

**WHEREAS**, upon approval of the introduction, a public hearing will be scheduled for comments; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Briantine that in accordance with aforementioned statute:

1. The City Council approves the introduction of the Calendar Year 2021 Municipal Budget of the City of Brigantine.

**RECORDED VOTE   MOTION   SECOND   AYES   NAYES   ABSTAINED   ABSENT**

Bew

Lettieri

Haney

DeLucry

Kane

Riordan

Sera

**CERTIFICATION**

I, Lynn Sweeney, City Clerk of the City of Brigantine, do hereby certify that this is a true and lawful copy of the resolution adopted by the City Council of the City of Brigantine, County of Atlantic, State of New Jersey, on March 3, 2021.

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Lynn Sweeney, RMC, City Clerk

**RESOLUTION OF THE CITY OF BRIGANTINE,  
COUNTY OF ATLANTIC, STATE OF NEW JERSEY,  
FIXING THE RATE OF INTEREST TO BE CHARGED  
ON DELINQUENT TAXES AND SETTING THE GRACE PERIOD**

**WHEREAS**, N.J.S.A. 54:4-67 governs the interest rates to be charged on delinquent taxes and allows the governing body to set a grace period not to exceed ten (10) calendar days, and

**WHEREAS**, interest on delinquent taxes may be fixed at a rate of 8% of the first \$1,500.00 of delinquency, and at a rate of 18% on that the portion of the delinquent tax balance which is in excess of \$1,500; and

**WHEREAS**, P.L. 1991 c75,s.39 provides that a penalty of 6% may be charged to a taxpayer with a delinquency in excess of \$10,000.00 who fails to pay the delinquency prior to the end of the fiscal year.

**NOW, THEREFORE, BE IT RESOLVED** by Mayor and Council of the City of Brigantine, County of Atlantic, State of New Jersey, as follows:

1. That the Tax Collector is hereby authorized and directed to charge 8% per annum on the first \$1,500.00 of taxes becoming delinquent after due date and 18% per annum on any amount of taxes in excess of \$1,500.00 becoming delinquent after due date.
2. That the Tax Collector is hereby authorized and directed to charge a 6% penalty to those properties who fail to pay delinquencies in excess of \$10,000.00 prior to the end of the fiscal year.
2. That the Tax Collector is instructed that no interest shall be charged if a Payment of a tax installment is received by the Tax Collector within the tenth (10) calendar day following the date upon which that tax installment became payable.

**CITY OF BRIGANTINE  
RESOLUTION 2021-**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRIGANTINE  
APPOINTING EDWARD P. STINSON, P.E., AS CONFLICT ENGINEER FOR  
2021**

**WHEREAS**, there exists a need for a Municipal Conflict Engineer for the City of Brigantine; and

**WHEREAS**, funds are available for his purpose; and

**WHEREAS**, the Local Public Contracts Law (N.J.S.A. 40A:11-1 et. seq.) requires that the Resolution authorizing the award of contracts for "Professionals Services" without competitive bids must be publicly advertised; and

**WHEREAS**, Edward P. Stinson, P.E., has represented that he has the requisite knowledge, training and experience to perform the services required; and

**WHEREAS**, the services to be performed hereunder are services rendered or performed by a person licensed to practice in a recognized profession.

**NOW, THEREFORE, BE IT RESOLVED** that the Mayor and City Council of the City of Brigantine, County of Atlantic, State of New Jersey do hereby authorize the City Manager and City Clerk to execute a professional services agreement with Edward P. Stinson, P.E., C.P.M. to act as the City's Conflict Engineer for 2021 for an amount not to exceed \$17,500.00; and

**BE IT FURTHER RESOLVED** that this contract is being awarded without competitive bidding under the provisions of the Local Public Contracts Law, N.J.S.A. 40A:11-5(1), because the services to be provided are to be performed by a person who is authorized by law to practice a recognized profession, whose practice is regulated by law, and the performance of which requires knowledge of an advanced type in a field of learning acquired by a prolonged formal course of specialized instruction and study.

**BE IT FURTHER RESOLVED**, that notice of this professional services agreement shall be published by the Clerk of the City of Brigantine in accordance with the law.

This is to certify that the above is a true and lawful copy of a resolution adopted by the City Council of the City of Brigantine, County of Atlantic, State of New Jersey at its meeting of March 3, 2021.

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Lynn Sweeney, RMC, City Clerk

CITY OF BRIGANTINE  
RESOLUTION 2021-

A RESOLUTION BY THE CITY OF BRIGANTINE AUTHORIZING THE AWARD OF CONTRACT  
TO THINK PAVERS HARDSCAPING FOR THE RESURFACING OF TENNIS COURTS AND  
VARIOUS COURT IMPROVEMENTS IN THE AMOUNT OF \$355,591.00

**WHEREAS**, the City Council of the City of Brigantine authorized the acceptance of proposals on February 11, 2021 for the "Resurfacing of Tennis Courts and Various Tennis Court Improvements"; and

**WHEREAS**, (4) bids were received and the lowest bidder was Think Pavers Hardscaping, 125 Kings Highway, Mt. Royal, NJ 08061, with a base bid in the amount of \$355,591.00 which was determined to be the lowest responsible bid; and

**NOW, THEREFORE, BE IT RESOLVED** by the Municipal Council of the City of Brigantine, County of Atlantic and State of New Jersey, that the bid submitted by Think Pavers Hardscaping is hereby determined to be the lowest responsible bid and is accepted by the City subject to the execution of an Agreement, the posting of proper Performance Guarantees and insurance as required by the bid documents in forms acceptable to the Municipal Attorney; and

**BE IT FURTHER RESOLVED** that Roxanne Tosto, Chief Financial Officer of the City of Brigantine, does hereby certify that there are adequate funds available in the Improvement Authorization Fund: C-04-19-012-401 in the amount of \$355,591.00

Certified to be a true copy of a Resolution adopted by the Municipal Council for the City of Brigantine, County of Atlantic and State of New Jersey, on the 3<sup>rd</sup> day of March, 2021

CITY OF BRIGANTINE

\_\_\_\_\_  
Lynn Sweeney, RMC  
City Clerk

\_\_\_\_\_  
Roxanne Tosto  
Chief Financial Officer

Recorded Vote:	MOTIONS	AYE	NAY	ABSTAIN	ABSENT
Sera					
Riordan					
Kane					
Bew					
Lettieri					
Haney					
DeLucry					

CITY OF BRIGANTINE  
RESOLUTION NO. 2021-

THE CITY OF BRIGANTINE AUTHORIZING AWARD OF CONTRACT FOR  
DESIGN AND CONSTRUCTION MANAGEMENT SERVICES

**WHEREAS**, the City Council of the City of Brigantine authorized the acceptance of proposals for Design and Construction Management Services for Drainage Repairs and Street Reconstruction at Various Locations; and

**WHEREAS**, the City Engineer has reviewed proposals in accordance with applicable law, regulations and procedures for the above mentioned municipal contract; and

**WHEREAS**, the City Engineer recommended the award of contract; and

**NOW, THEREFORE BE IT RESOLVED** by the City Council of the City of Brigantine, County of Atlantic and State of New Jersey on this 3<sup>rd</sup> day of March, 2021:

1. The contract for the Design and Construction Management Services for Drainage Repairs and Street Reconstruction at Various Locations is awarded to DeBlasio & Associates in the amount of \$38,200.00.
2. Roxanne Tosto, Chief Financial Officer of the City of Brigantine, does hereby certify that there are adequate funds available in Account # C-04-13-010-101 (\$27,700.36) and C-04-17-015-101 (\$10,499.64).
3. This resolution shall take effect immediately.

CITY OF BRIGANTINE

\_\_\_\_\_  
Lynn Sweeney, RMC  
City Clerk

\_\_\_\_\_  
Roxanne Tosto  
Chief Financial Officer

Recorded Vote:	MOTIONS	AYE	NAY	ABSTAIN	ABSENT
Sera					
Riordan					
Kane					
Bew					
Lettieri					
Haney					
DeLucry					



RESOLUTION NO. 2021-

A RESOLUTION OF THE CITY OF BRIGANTINE AUTHORIZING AWARDING THE  
FIRST OPTION YEAR CONTRACT FOR POLICE AND FIRE UNIFORMS

**WHEREAS**, THE City advertised for and accepted bids on February 13, 2020 for Police and Fire department uniforms; and

**WHEREAS**, the term of the contract is for twelve (12) months and the specifications provide that the City can exercise (2) one-year extensions; and

**NOW, THEREFORE BE IT RESOLVED** by the Municipal Council of the City of Brigantine, County of Atlantic and State of New Jersey that the first-year contract extension for Police and Fire department uniforms be granted to Action Uniform Co., LLC.

**BE IT FURTHER RESOLVED** that Roxanne Tosto, Chief Financial Officer of the City of Brigantine, does hereby certify that there are adequate funds available in the 2021 Police, Fire and Fire Inspectors uniform line items. Estimated expenditures for 2021 should not exceed \$60,000.00.

Certified to be a true copy of a Resolution adopted by the Municipal Council for the City of Brigantine, County of Atlantic and State of New Jersey, on the 3<sup>rd</sup> day of March, 2021.

CITY OF BRIGANTINE

\_\_\_\_\_  
Lynn Sweeney, RMC  
City Clerk

\_\_\_\_\_  
Roxanne Tosto  
Chief Financial Officer

Recorded Vote:	MOTIONS	AYE	NAY	ABSTAIN	ABSENT
Sera					
Riordan					
Kane					
Bew					
Lettieri					
Haney					
DeLucry					

RESOLUTION NO. 2021-

WORK CHANGE ORDER #1

**WHEREAS**, the City Council of the City of Brigantine did award a contract for the Construction Phase Consulting Engineering Services for the Sanitary Sewer Replacement at Various Locations, Phase 1 and did enter into a contract with Dixon Associates Engineering, LLC in the amount of \$140,885.00 (Resolution #2019-213); and

**WHEREAS**, during the performance of the project additional work is required to properly complete and enhance the project to date; and

**NOW, THEREFORE BE IT RESOLVED** that the contract for the Design and Construction Management Services for the Construction Phase Consulting Engineering Services for the Sanitary Sewer Replacement at Various Locations, Phase 1 be amended from \$140,885.00 to \$169,385.00, a net increase of \$28,500.00.

**BE IT FURTHER RESOLVED** that Roxanne Tosto, Chief Financial Officer of the City of Brigantine, does hereby certify that there are adequate funds available in Account # C-06-19-013-301

CITY OF BRIGANTINE

\_\_\_\_\_  
Lynn Sweeney, RMC  
City Clerk

\_\_\_\_\_  
Roxanne Tosto  
Chief Financial Officer

Recorded Vote:	MOTIONS	AYE	NAY	ABSTAIN	ABSENT
Sera					
Riordan					
Kane					
Bew					
Lettieri					
Haney					
DeLucry					

RESOLUTION NO. 2021-

A RESOLUTION OF THE CITY OF BRIGANTINE AUTHORIZING AWARDING THE  
FIRST OPTION YEAR CONTRACT FOR MATERIALS FOR WATER WORKS

**WHEREAS**, the City duly advertised for and accepted sealed bids on January 23, 2020 for replacement parts to maintain the City's water wells, sewer lift stations and storm pump stations; and

**WHEREAS**, the term of the contract is for twelve (12) months and the specifications provide that the City can exercise (2) one-year extensions; and

**NOW, THEREFORE BE IT RESOLVED** by the Municipal Council of the City of Brigantine, County of Atlantic and State of New Jersey that the first-year contract extension for materials for water works be granted to Main & Core LP.

**BE IT FURTHER RESOLVED** that Roxanne Tosto, Chief Financial Officer of the City of Brigantine certifies that funds are available for 2021 and shall be charged to the Utility Fund Water Meters and Supplies Account: 1-09-55-502-292 when the purchase orders are issued and the funds for calendar year 2022 are contingent upon the adoption of the Local Municipal Budgets. Estimated expenditures for 2021-2022 one-year extension should not exceed \$110,000.00 excluding any emergent conditions.

Certified to be a true copy of a Resolution adopted by the Municipal Council for the City of Brigantine, County of Atlantic and State of New Jersey, on the 3<sup>rd</sup> day of March 2021.

CITY OF BRIGANTINE

\_\_\_\_\_  
Lynn Sweeney, RMC  
City Clerk

\_\_\_\_\_  
Roxanne Tosto  
Chief Financial Officer

Recorded Vote:	MOTIONS	AYE	NAY	ABSTAIN	ABSENT
Sera					
Riordan					
Kane					
Bew					
Lettieri					
Haney					
DeLucry					

**CITY OF BRIGANTINE  
RESOLUTION 2021-**

**BE IT RESOLVED**, by the City Council of the City of Brigantine, County of Atlantic, New Jersey that the State of New Jersey Cash Management Fund and any New Jersey Bank or Savings and Loan, providing evidence of participation under the Government Unit Deposit Act, be and they are hereby designated as official banks for the deposit of municipal funds of the City of Brigantine for the calendar year 2021.

This is to certify that the above is a true and lawful copy of a resolution adopted by the City Council of the City of Brigantine, County of Atlantic, State of New Jersey at its meeting of March 3, 2021.

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Lynn Sweeney, RMC  
City Clerk

**CITY OF BRIGANTINE  
RESOLUTION 2021-**

**THE CITY COUNCIL OF THE CITY OF BRIGANTINE RESOLVES THAT:**

**WHEREAS**, there is a need to designate an official newspaper or official newspapers for the City of Brigantine, pursuant to law.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRIGANTINE THAT:**

There are hereby designated as the official newspapers of the City of Brigantine, either of which newspapers may be utilized for the calendar Year 2021, and continuing until superseded by subsequent resolution of the Governing Body of the City of Brigantine:

1. The Atlantic City Press
2. The Philadelphia Inquirer
3. The Times

**THIS RESOLUTION SHALL TAKE EFFECT IMMEDIATELY.**

This is to certify that the above is a true and lawful copy of a resolution adopted by the City Council of the City of Brigantine, County of Atlantic, State of New Jersey at its meeting of March 3, 2021.

---

Lynn Sweeney, RMC  
City Clerk

**CITY OF BRIGANTINE  
RESOLUTION 2021-**

**BE IT RESOLVED**, by the City Council of the City of Brigantine that the City Manager is herewith authorized to execute the P.B.A. Local #204 Agreement for the terms set forth herein.

This is to certify that the above is a  
lawful copy of a resolution adopted by the  
City Council of the City of Brigantine,  
County of Atlantic, State of New Jersey  
at its meeting of March 3, 2021.

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Lynn Sweeney, RMC  
City Clerk

RESOLUTION  
2021-

WHEREAS, it has been determined by the Tax Collector that the taxpayers as indicated on the attached Schedule "A" are entitled to overpayment refunds and;

WHEREAS, it is the desire of the Council of the City of Brigantine to have these overpayments returned to the respective taxpayers;

NOW THEREFORE BE IT RESOLVED by the Council of the City of Brigantine, County of Atlantic, State of New Jersey, that:

1. The Tax Collector is hereby authorized to make overpayment refunds in the amount shown and to the taxpayers, as appears on Schedule "A" which made apart hereof.
2. Copies of the resolution to the Tax Collector

CITY OF BRIGANTINE  
OVERPAYMENT REFUNDS  
March 3, 2021 Meeting

BLOCK	LOT	QUAL	NAME	YEAR-QRT	AMOUNT
4303	26.01	C026A	O'Connor, Peter (Liv Trust) Wells Fargo	2021-01	1192.58
2906	4		Daniels, Marc Wells Fargo	2021-01	1244.90
2805	1.02	C000B	Hilley, Gregory & Susan Lereta	2021-01	1356.73
2602	4		Paolucci, Tom Lereta	2021-01	2967.09
1904	8		Tosto, Roxanne B Lereta	2021-01	1771.56
402	16		Butterly, Matthew F Jr. & Nanei Lereta	2021-01	1232.67
1105	1		Bendistis, Peter W & Young Elizabeth CoreLogic	2021-01	1571.95
3703	4		Madgitz, Kristen Emily CoreLogic	2021-01	1079.90
4303	26.02	C026B	Delia, Frank @ US Trust CoreLogic	2021-01	1192.58
4402	13		Sykes, Clifton L III & Melissa M CoreLogic	2021-01	3881.10
4700	140.173	C00N1	Scholl, Jason CoreLogic	2021-01	228.73
5702	6		George, Jon C & Shelley J	2021-01	4071.27
7204	8		Leroy, Florence Trust Title Company of Jersey	2021-02	1823.44



RESOLUTION 2021 –

WHEREAS, it has been determined by the Brigantine C.E.R. that the individual(s) as indicated on the attached Schedule “A” Watercolor Class Cancelled (Covid) Spring 2020

WHEREAS, it is the desire of the Council of the City of Brigantine to have these payment(s) Returned to the respective individuals.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Brigantine, County of Atlantic, State of New Jersey, that:

1. The Financial Department is hereby authorized to refund the amounts shown to the respective applicants as presented in Schedule “A”.
2. Copies of the resolution shall be sent to the Director of the C.E.R.

Schedule A

REFUNDS

CER SPRING CLASS SESSION CANCELLATION 2020

1. Georgine Tracy  
5401 Ventnor Ave.  
Ventnor, NJ 08406 \$ 100.00

To Whom It May Concern,

We are writing to request access to the street adjacent to 5214 Ocean Drive South, Brigantine Beach, NJ on Saturday, May 14th, 2022 for our Wedding Reception.

We will need access to it for the full day in order to accommodate set up and break down. We are expecting around 100 people.

Thank you so much for your time and consideration.

Sincerely,

The Soon-to-be Melillo's



# *Saint Andrew by the Sea Lutheran Church*

936 Baltic Avenue Atlantic City, NJ 08401

Telephone: 609-344-7333 Fax: 609-344-7305

Email: [standrewbythesea@verizon.net](mailto:standrewbythesea@verizon.net)

Web: [standrewatlanticcity.org](http://standrewatlanticcity.org)

February 16, 2021

Mr. Jim Bennett, City Manager  
1417 West Brigantine Ave  
Brigantine, NJ 08203



Dear Mr. Bennett,  
Greetings to you!

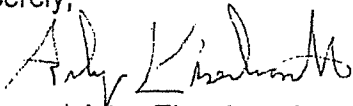
I, Arlyn Eisenbrandt, Pastor of St Andrew, Atlantic City, am writing to make the formal request for the use of the 16th Street Beach Pavilion in 2021 for two purposes:

- 1) the Easter Sunrise Service in partnership with Community Presbyterian Church of Brigantine - Sunday, April 4, 2021, 6:30 am for approximately 90 minutes.
- 2) Morning Service each Sunday, May 9 through September 26, 2021.  
We would like to set-up at 6:45am; worship will be from 7:30-8:40am.

As in past years, we pledge to leave the area clean and in good order.  
We are grateful for this long standing joyful relationship.  
We look forward to another great season together.

Thank you for considering this request.  
May God's blessings be upon you and all those who enjoy Brigantine!

Sincerely,

A handwritten signature in dark ink, appearing to read "Arlyn Eisenbrandt", written over a horizontal line.

Reverend Arlyn Eisenbrandt

cc: Norman Wiener, Liaison to City of Brigantine

## Hurst, Ryan

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**From:** Adams, Ann  
**Sent:** Tuesday, February 23, 2021 8:26 AM  
**To:** Hurst, Ryan  
**Subject:** FW: Riptide Spring Striper Derby 2021

**From:** Andrew Grosman <[garules911@aol.com](mailto:garules911@aol.com)>  
**Sent:** Monday, February 22, 2021 4:57:46 PM  
**To:** Ann Faxon Adams  
**Subject:** Riptide Spring Striper Derby 2021

To whom it may concern

I am putting in a request to hold the 16th annual Spring Riptide Derby from March 1st 2021 to May 27th 2021. The tournament has helped several local charities and local families in distress. We have donated \$35,000 to the local community with proceeds raised from the tournament and will continue to help the community. Like in the previous 15 years of running this tournament, I am asking for permission to drive on the front beaches of Brigantine as long as they have a valid Brigantine City 4x4 permit in addition to the Riptide Derby Permit. The anglers will have to abide by all city regulations and be in the act of fishing when on the front beach. I have run this tournament for the last 15 years and have not had any problems and will continue to run it the same way.

I am also looking to extend the pass as you have done in the previous years that will allow us to continue to drive the front beaches (after Memorial Day weekend) from Tuesday June 1st 2021 until June 20th 2021 the week that school lets out. During the week from 6:00 pm until 9:00 am (including Sunday Nights). You have allowed us to do this in the past as the beach is still very slow during the week until schools let out for the Summer.

If you have any questions you can call my cell at 609-209-6022 and I Thank You in advance for your cooperation.

Andrew S Grossman

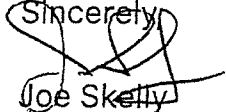
Feb.12,2021

A handwritten signature in black ink, appearing to be 'JS' or similar, enclosed in a large, loopy circle.

City Clerk  
Brigantine Municipal Bldg  
Brigantine,NJ 08203

Ms Lynn Sweeney, City Clerk,  
Hello, the Surf And Land Fishing Club is requesting permission to hold a fishing tournament on Brigantine 's North End on Saturday,May 22,2021. Our tournament will be Asac sanctioned, and Asac will provide any insurance information that you may need. We also request temporary beach pass from the Police, to be picked up on Friday night at the Police Station. We will be complying with any and all of the States rules regarding the Covid rules in effect at that time.Thank you for your consideration of our request, and I will be awaiting an answer from you.

Sincerely,

A handwritten signature in black ink, appearing to be 'Joe Skelly', written over the word 'Sincerely'.

Joe Skelly  
20 Garden Ave  
Blackwood,NJ  
08012  
Correspondence  
Surf and Land Fishing Club.