



CITY OF VENTNOR  
COMMISSION MEETING  
JANUARY 23, 2025 05:30 PM

Ventnor City Commission is inviting you to a scheduled Zoom meeting.

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<https://us02web.zoom.us/j/87871657145?pwd=jVfw00T4A6dOpaBIXwMA4N904cOj8I.1>

Meeting ID: 878 7165 7145

Passcode: 887489

Dial by your location

- +1 312 626 6799 US (Chicago)
- +1 929 205 6099 US (New York)
- +1 301 715 8592 US (Washington DC)Microsoft Teams

1. **Call to Order**

2. **Flag Salute**

3. **Roll Call**

4. **Open Public Meeting Announcement**

Pursuant to the Open Public Meetings Act adequate notice of this meeting has been provided. The agenda for this meeting is posted in City Hall and on the City's website, [www.ventnorcity.org](http://www.ventnorcity.org)

5. **Live Streaming Announcement**

"The City of Ventnor offers live streaming and the option of public comment via remote access as a convenience to the public. In the event remote access is unavailable for any reason beyond the City's control, the city will not pause or stop the live meeting. The City reserves the right to discontinue remote access at the discretion of the City for any future meetings"

6. **Presentation**

- 1) 8<sup>th</sup> Grade Green Team – Michael Capizola

7. **Department Head Reports (If needed)**

8. **Capital Discussion (If needed)**

THE FOLLOWING ITEMS ARE SCHEDULED FOR ACTION AT THE 01.23.2025 PORTION  
COMMISSION MEETING

9. **Minutes**

- 1) None

10. **Ordinance Introduction**

- 1) None

**11. Ordinance Public Hearing & Adoption**

1. 2025-001 CALENDAR YEAR 2025 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45-.14)

**12. Resolutions/Contract(s)**

(Resolutions 2025-053 thru 2025-069)

Consent Agenda includes items of business which are not controversial & do not require individual discussion. A motion approving the consent Agenda is moved, seconded & voted upon as one item by the City Commissioners. If any discussion is requested on a consent Agenda item, it is removed from the Consent Agenda to the Regular Agenda)

- A. **2025-053** A RESOLUTIN OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY APPOINTING THE JIF SAFETY COORDINATOR DONNA PETERSON
- B. **2025-054** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE PUBLIC WORKS PROGRAM GRANT FROM THE UNITED STATES ECONOMIC DEVELOPMENT ADMINISTRATION
- C. **2025-055** PARTICIPANTS RESOLUTION LEAP IMPLEMENTATION GRANT
- D. **2025-056** PARTICIPANTS RESOLUTION LEAP IMPLEMENTATION GRANT
- E. **2025-057** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY REFUNDING BASKETBALL FEES TO JESSE GRANT
- F. **2025-058** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE REFUND OF DEPOSIT FOR USE OF COMMUNITY BUILDING TO VENTNOR DEMOCRATIC CLUB
- G. **2025-059** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE REFUND OF DEPOSIT FOR USE OF COMMUNITY BUILDING TO VENTNOR REPUBLICAN CLUB
- H. **2025-060** A RESOLUTION OF THE CITY OF VENTEOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF A TAX ABATEMENT CONTINUATION AGREEMENT FOR BLOCK 16 LOT 8, ALSO KNOWN AS 108 S OXFORD AVE
- I. **2025-061** A RESOUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF A TAX ABATEMENT AGREEMENT FOR BLOCK 6 LOT 2 ALSO KNOWN AS 109 S NASHVILLE AVE
- J. **2025-062** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE APPLICATION FOR THE 2025 CAPITAL PRESERVATION GRANTS FROM THE NEW JERSEY HISTORIC TRUST
- K. **2025-063** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY DETERMINING THE FORM AND OTHER DETAILS OF ITS "NOTE RELATING TO THE CONSTRUCTION FINANCING PROGRAM OF THE NEW JERSEY WATER BANK", TO BE ISSUED IN THE PRINCIPAL AMOUNT OF UP TO \$3,800.000, AND PROVIDING FOR THE ISSUANCE AND SALE OF SUCH NOTE TO THE NEW JERSEY INFRASTRUCTURE BANK, AND AUTHORIZING THE EXECUTION AND DELIVERY OF SUCH NOTE BY THE CITY OF VENTNOR IN FAVOR OF THE NEW JERSEY INFRASTRUCTURE BANK, ALL PURSUANT TO THE WATER BANK CONSTRUCTION FINANCING PROGRAM OF THE NEW JERSEY INFRASTRUCTURE BANK

- L. **2025-064** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY AUTHORIZING THE FILING OF AN APPLICATION FOR A SHORT-TERM CONSTRUCTION LOAN FROM THE NEW JERSEY I-BANK UNDER THE CONSTRUCTION FINANCING PROGRAM AND AUTHORIZING THE ISSUANCE OF A CONSTRUCTION LOAN NOTE IN CONNECTION THEREWITH FOR THE SURREY WATER TOWER IMPROVEMENTS PROJECT
- M. **2025-065** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY REFUNDING DUMPSTER PERMIT TO ELIZABETH CONNOR
- N. **2025-066** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY APPOINTING POGUE, INC TO COORDINATE AND PERFORM ALCOHOL AND DRUG TESTING SERVICES NOT TO EXCEED \$6,500.00
- O. **2025-067** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY SETTING DATE OF ABANDONED VEHICLE AUCTION
- P. **2025-068** A RESOLUTION OF THE CITY OF VENTNOR, COUNTY OF ATLANTIC, STATE OF NEW JERSEY SETTING DATE OF ABANDONED VEHICLE AUCTION
- Q. **2025-069** A RESOLUTION DESIGNATING THE CONDITIONAL CONTRACTOR FOR THE PROFESSIONAL PLAZA REDEVELOPMENT PROJECT AND AUTHORIZING THE EXECUTION OF AN ESCROW AGREEMENT IN CONNECTION WITH SAME

**13. Approval of Bills and Payrolls**

**14. Discussion Items**

**15. Public Portion** (on any items that have been discussed so far)

The Ventnor City Commission welcomes participation of interested organizations and individuals during workshop/regular, as well as, special meetings. However, in order for the Commission to conduct the business of the City on the most productive manner possible, public comment on specific agenda items, questions comments during the workshop or at the end of regular meetings or during special meeting will be limited to three (3) minutes per person on issues. If you wish to address the Commission, please step up to the microphone at the appropriate time and state your name and address.

**16. Close Workshop portion of the meeting**

(This closes the workshop portion of tonight's meeting)

CALL TO ORDER (The Regular portion of the meeting)

**17. Approval of Minutes**

- a. None

**18. Ordinance Introduction**

- a. None

**19. Ordinance Public Hearing**

- 1) 2025-001 CALENDAR YEAR 2024 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45-.14)

**20. Ordinance Adoption**

- 1) 2025-001 CALENDAR YEAR 2024 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45-.14)

**21. Resolutions:**

Motion to Adopt Resolutions 2025-053 through 2025-069 by Consent (Consent Agenda includes items of business which are not controversial & do not require individual discussion. A Motion approving the consent Agenda is moved, seconded & voted upon as one item by the City Commissioners. If any discussion is requested on a consent Agenda item, it is removed from the Consent Agenda to the Regular Agenda)

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**22. Approve Bills & Payrolls**

**23. Announcements / Safety Report** (if needed)

**24. Commissioner Comments/Reports**

**25. Public Comment**

The Ventnor City Commission welcomes participation of interested organizations and individuals during workshop/regular, as well as, special meetings. However, in order for the Commission to conduct the business of the City on the most productive manner possible, public comment on specific agenda items, questions comments during the workshop or at the end of regular meetings or during special meeting will be limited to three (3) minutes per person on issues. If you wish to address the Commission, please step up to the microphone at the appropriate time and state your name and address.

**26. Executive Session**

- a. Litigation Matters/Attorney Client Privilege ComTec Cloud Services V City of Ventnor

**27. Adjournment**

Lisa H. Hand, RMC City Clerk