

**CITY COUNCIL MEETING MINUTES  
THURSDAY, DECEMBER 18, 2025 – 6:00 P.M.  
COUNCIL CHAMBERS – CITY HALL  
CITY OF OCEAN CITY, NEW JERSEY**

**ATTENDANCE:** Mr. Barnes, Mr. Crowley, Mr. Hartzell, Mr. Levchuk, Mr. Madden, and Mr. Winslow. Mr. Polcini was absent. Present also was Mayor Gillian, Business Administrator, Mr. Savastano and Solicitor, Ms. McCrosson.

Council President, Mr. Crowley called the meeting to order and asked everyone to rise for the flag salute and moment of silence. Mr. Crowley announced that adequate notice of this meeting has been given pursuant to Public Law 1975, Chapter 231.

A Proclamation Honoring Bill and Muriel Elliot was presented by Mayor Gillian and City Council.

**REPORTS – MAYOR & ADMINISTRATION:**

Mayor Gillian provided a detailed report on projects that are being done throughout the city and he mentioned that the beaches will be ready for the 2026 season. A full report can be found on the city's website.

**CITIZEN COMMENT:**

**Rick Bernardini** – spoke about offshore drilling and requested that city council consider adopting a resolution opposing the inclusion of new offshore oil and gas leasing.

**Nelson Dice** – spoke about Ordinance No. 25-14 and said that council should consider the idea of providing people with a parking spot on the street. He also suggested that wires should be placed underground in regard to Ordinance No. 25-15.

**REPORTS – CITY COUNCIL:**

No reports were given.

**APPROVAL OF MINUTES:**

Mr. Crowley asked for a motion to adopt the regular city council meeting minutes of Thursday, December 4, 2025. Motion moved by Mr. Madden, seconded by Mr. Levchuk. All ayes followed.

**ORDINANCE – SECOND READING & PUBLIC HEARING:**

Mr. Crowley asked for a motion to take up Ordinance No. 25-14 on second reading and public hearing. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed. The clerk read the ordinance by title. **Ordinance No. 25-14 – An Ordinance Amending and Supplementing Chapter 17 (Streets, Sidewalks and Sanitation) & Chapter 25 (Zoning and Land Development) of the Revised General Ordinances of the City of Ocean City as They Pertain to Curb Openings and Parking**

Solicitor, Ms. McCrosson provided an explanation on the ordinance. There was discussion and an amendment was made to the ordinance in section 17-2.4; E. Mr. Crowley opened the meeting up for public comment on the ordinance.

**Nancy Notaro** – had questions and concerns about section (b) in the ordinance.

Mr. Crowley closed the public comment portion of the meeting and asked for a motion to adopt Ordinance No. 25-14 as amended. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed.

Mr. Crowley asked for a motion to take up Ordinance No. 25-15 on second reading and public hearing. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed. The clerk read the ordinance by title. **Ordinance No. 25-15 – An Ordinance Adopting a Redevelopment Plan and Amending the Zoning Map Accordingly**

Solicitor, Ms. McCrosson provided an explanation on the ordinance. There was some discussion. Mr. Crowley opened the meeting up for public comment and no one wished to speak. Mr. Crowley closed the public comment portion of the meeting and asked for a motion to adopt Ordinance No. 25-15 on second reading. Motion moved by Mr. Winslow, seconded by Mr. Hartzell. All ayes followed.

Mr. Crowley asked for a motion to take up Ordinance No. 25-16 on second reading and public hearing. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed. The clerk read the ordinance by title. **Ordinance No. 25-16 – An Ordinance Authorizing the City of Ocean City to Acquire Block 4104, Lots 18 & 19 Ocean City, New Jersey**

Solicitor, Ms. McCrosson provided an explanation on the ordinance. There was some discussion. Mr. Crowley opened the meeting up for public comment on the ordinance and no one wished to speak. Mr. Crowley closed the public comment portion of the meeting and asked for a motion to adopt Ordinance No. 25-16 on second reading. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed.

**RESOLUTIONS – CONSENT AGENDA:**

- 25-62-552-** A Resolution Authorizing the Advertisement of City Contract #26-13, Demolition of Existing Structures Located at Block 806, Lots 22 & 23
- 25-62-553-** A Resolution Authorizing the Award of City Contract #26-05, Citywide Custodial Services for the City of Ocean City & the Ocean City Free Public Library Professional Cleaning Services
- 25-62-554-** A Resolution Authorizing the Award of City Contract #26-07, 2026-2028 Firework Displays for the City of Ocean City & the Members of the Ocean City Cooperative Pricing System #251COCCPS with Pyrotecnico Fireworks, Inc.
- 25-62-555-** A Resolution Authorizing the Execution of Second Amendment to Shared Services Agreement with the Ocean City Housing Authority for Redevelopment of Affordable Housing Units at Peck’s Beach Village
- 25-62-556-** A Resolution Establishing Dates for Regular Council Meetings for the City of Ocean City for Calendar Year 2026
- 25-62-557-** A Resolution Consenting to City Council’s Appointment of Chris Warren as a Member to the Aviation Advisory Board
- 25-62-558-** A Resolution Consenting to City Council’s Appointment of Ryan Price as a Member to the Utility Advisory Commission
- 25-62-560-** A Resolution Consenting to the Mayor’s Reappointment of Michael Dattilo as a Member to the Library Board of Trustees
- 25-62-561-** A Resolution Authorizing the Execution of a Revocable License for Fence Encroachment for Placement of a Fence within the City Rights-of-Way Known as Bayshore Drive Adjacent to the Property Located at 263 Bayshore Drive, Lot 5, Block 1812
- 25-62-562-** A Resolution Authorizing the Execution of a Revocable License for Fence Encroachment for Placement of a Fence within the City Rights-of-Way Known as Central Avenue and 47<sup>th</sup> Street Adjacent to the Property Located at 507-09 47<sup>th</sup> Street, Lot 1, Block 4601
- 25-62-563-** A Resolution Authorizing the Execution of a Revocable License for Retaining Walls Encroachment for Placement of Retaining Walls within the City Rights-of-Way Known as Rosemar Lane and Spruce Road Adjacent to the Property Located at 1909 Rosemar Lane, Lot 22, Block 1912
- 25-62-564-** A Resolution Authorizing the Tax Collector to Cancel Any 2025 Property Tax & S.I.D. Tax Refund or Delinquency of Less Than \$10.00
- 25-62-565-** A Resolution Amending the 2025 Budget of the City of Ocean City to Include Additional Revenue from the National Opioids Settlement Fund
- 25-62-566-** A Resolution Amending the 2025 Budget of the City of Ocean City to Include Additional Revenue from New Jersey Department of Law and Public Safety Drunk Driving Enforcement Fund
- 25-62-567-** A Resolution Amending the 2025 Budget of the City of Ocean City to Include Additional Revenue from the State of New Jersey, Department of Transportation, Municipal Aid Program
- 25-62-568-** A Resolution Authorizing the Release of Performance Guarantee for a Construction Project Located at 58 Asbury Avenue, Block 11, Lot(S) 24.01; Project #23-022IIPB
- 25-62-569-** A Resolution Authorizing Transfers of Appropriations of the 2025 Local Municipal Budget Per N.J.S.A. 40A: 4-58
- 25-62-570-** A Resolution Canceling Certain 2025 Appropriations within the Local Municipal Budget
- 25-62-572-** A Resolution Requesting Governor Philip Murphy Declare a State of Emergency and Issue a Disaster Declaration for the Jersey Shore in Response to Coastal Storm Damage

Mr. Crowley asked for a motion to adopt the consent agenda. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed with the exception of Mr. Levchuk who abstained.

**REMOVED RESOLUTIONS:**

- 25-62-559-** A Resolution Consenting to City Council’s Reappointment of Ryan Price as a Member to the Zoning Board of Adjustment

Mr. Winslow asked to pull Resolution No. 25-62-559 and table it due to the provisions outlined in Ordinance No. 25-11. He proposed a revision to the ordinance and requested that the revised version be introduced at the table and voted on before any re-appointments are made to the zoning board. There was discussion between the city council members. Mr. Crowley opened the meeting up to the public on Resolution No. 25-62-559 and no one wished to speak. Mr. Crowley closed the public comment portion of the meeting and asked for a motion to table Resolution No. 25-62-559. Motion moved by Mr. Winslow, seconded by Mr. Crowley. All ayes followed with the exception of Mr. Madden who voted no.

Mr. Crowley asked for a motion to introduce Ordinance No. 25-17; An Ordinance Amending Chapter 25, Zoning and Land Development, Article 800 Zoning Board of Adjustment § 25-800.1 Establishment, Membership and Organization of the Revised Ordinances of the City of Ocean City with the following revision: *Notwithstanding the foregoing, City Council may re-appoint a member of the Zoning Board of Adjustment whose term of appointment is ending or has ended without publicly advertising for applicants and without interviewing the member.* Motion made by Mr. Winslow, seconded by Mr. Levchuk. All ayes followed. Mr. Crowley announced that second reading and public hearing on Ordinance No. 25-17 will be held on Thursday, January 8, 2026 and will be published according to law.

- 25-62-571-** A Resolution Authorizing the Payment of Claims

Mr. Winslow asked to pull Resolution No. 25-62-571 because he will be abstaining due to an election poll worker payment that is on the bill list. Mr. Crowley opened the meeting up for public comment and no one wished to speak. Mr. Crowley closed the public comment portion of the meeting and asked for a motion to adopt Resolution No. 25-62-571. Motion moved by Mr. Madden, seconded by Mr. Barnes. All ayes followed with the exception of Mr. Winslow who abstained.

**PENDING BUSINESS:**

No pending business was discussed.

**NEW BUSINESS:**

All city council members wished everyone happy holidays and said to enjoy their time with family.

**CITIZEN COMMENT:**

**Howie Atkinson – 871 E 7<sup>th</sup> Street** – spoke about 600 Boardwalk and said that no studies have been done to support statements given about the property and its condition.

**Nelson Dice – 12<sup>th</sup> and Central** – said that the holy spirit came to him and he shared his thoughts and opinions about licensed members of the NJ Bar.

**Robert Levine – 706 Pleasure Ave** – expressed his concerns about safety issues and no wake zones at the marina.

**Susan Cracovaner – 156 Asbury Ave** – expressed her thoughts about council approving the resolution referring 600 Boardwalk to the planning board.

**ADJOURN:**

Mr. Crowley asked for a motion to adjourn. Motion moved by Mr. Levchuk, seconded by Mr. Madden. All ayes followed. Meeting adjourned at 7:03 p.m.



**Melissa Rasner, City Clerk**

