

NEPTUNE TOWNSHIP HARBOR COMMISSION January 20th, 2011

Donald Imbriaco calls the meeting to order at: 1830Hrs and requests the marina secretary to call the roll:

ROLL CALL

Donald Imbriaco	Present	Hank Coakley	Present
James McNamara	Not Present	Willis Wardell	Present
Beverly Fey	Present		

- Also present, Jennifer England; Marina Office Manager, Harbor Secretary and Tim O'Connor; Marina Supervisor.

Flag Salute

The Chairperson announces that the notice requirements of R.S. 10:4-18 have been satisfied by the publication of the required advertisement in the Asbury Park Press and The Coaster on January 6th, 2011, posting the notice on the Board in the Municipal Complex, and filing a copy of the said notice with the Municipal Clerk. The Commission would like to request that the public present hold their questions until the public comment portion of the meeting.

ELECTION OF CHAIRPERSON/VICE-CHAIRPERSON

Res. # 07-1 - Elect Harbor Commission Chairperson.

- **Nominated: Beverly Fey**

Offered by: Don Imbriaco **Seconded by:** Hank Coakley

Vote:

Fey, __X__ ; Imbriaco, __X__ ; Coakley, __X__ ; Wardell, __X__

Res. # 07-2 -Elect Harbor Commission Vice-Chairperson.

- **Nominated: Don Imbriaco**

Offered by: Beverly Fey **Seconded by:** Hank Coakley

Vote:

Fey, __X__ ; Imbriaco, __X__ ; Coakley, __X__ ; Wardell, __X__

Action Items:

Motion to approve the November 2010 Minutes.

Offered by: Beverley Fey **Seconded by:** Willis Wardell

Vote:

Fey, __X__ ; Imbriaco, __X__ ; Coakley, __X__ ; Wardell, __X__

DISCUSSION ITEMS

New Business:

1. Marina Revenue / Appropriation Report

Mr. Bascom was unable to attend the meeting to review the revenue report. The Commission requested his presence at the next business meeting March.

Tim stated- The marina will still not be funded by tax payer money and we did receive 1.4million which Greenacres paid us and they did there final walk-through back in the end of December and they still owed the town this money from the purchase. The marina was making the interest payments on this, but now that number is gone. Most of the Commissioner's questions can be answered by Mr. Bascom

2. Ordinance 11-3 Marina Funding for \$300,000

"This was for improvements for the marina and how come an elected official didn't explain to us why this was happening". Hank Asked. Beverly added, "In today's Coaster there will be a public hearing on Jan 24th regarding the \$300,000 bond issue from the Township". That is the second meeting, but it did not explain what the improvements were at the meeting prior to this according to Hank Coakly. Beverly added, "That it does go into a little in the Coaster". Tim added, "we do not know what the improvements are at this time, I do not know what the Coaster said and I know there is more grant money for little wind turbines, not these huge giant things people may be thinking of and this is down the road" Bulkheading is the number one issue that everyone agreed on at this meeting.

Bev- Asked, "With the FEMA money and the money from Greenacres, something is not adding up according to the papers" The purchase price of the marina was 4.4, when it boils down to it where did the money from Monmouth County 250 thousand go to and everything else is accounted for. Tim replied with, "Everything was set aside and I don't know where that money went to and I don't know where it all goes at times, I believe Oliver's had to put up some money as well, because the State did not give it to us at one lump sum and I believe the Oliver's got there money back as well" We are done also with Greenacres we are done getting money from them. What ever happens out side of this, when where who, I just don't know per Tim.

3. Ordinance 11-4 Flood Relief on South River Side Drive

This is flood relief from South Riverside Dr. This is not for total use on our side of the river and at least ½ of it is designed for flood mitigation on South Concourse and this is the FEMA money that we were waiting for. We got money to help repair the bulkhead and do all the out-falls on that side as well. We have about 5-6 that come through our bulkhead now and maybe one or two that go further up as well and then one or two before the bridge that has to get done. There was much discussion on this with the Commission and Tim advised them that we would have more answers for them at the next business meeting and he would keep them in the loop through E-mail as well until then. The marina replaced a small portion of the bulkhead about 50' that was collapsing, no tax payer money has been used to fund this utility, public works came down and dug it out to repair it, we then replaced some of the pipe as well and we had no choice in doing so, 9mnths ago there was a grant available for the out-falls and we went and we applied for the grant and long behold we got it and months transpired and I said to the Township Officials don't forget to tell them at the meeting that 5 of those out-falls come through the bulkhead at the marina and that's when the FEMA guy said, "Do you need help with the bulkhead" we then had to do all the forms again, calculate everything again and then more months transpired again and then they gave us x-amount of dollars to complete this project with all the out-falls and this is how it happened and we are hope full to replace all of the bulkhead soon.

4. Dockage Updates / Revenue

Tim asked everyone their opinion on where we are going with this to replace the bulkhead, pilings, docks, dredging etc... The Commissioners said that they would think about it and get back with Tim on this issue. Beverly added, "From a Business standpoint the money you spend in upgrades for your slips that bring you the most money, this makes the most since, we already have the floating docks, people are staring at smaller boats then they move onto bigger boats" Don added, "If people start to see an improvement with the marina, then they may want to come back and they would want to get their foot in the door at the marina" Tim and Jenn agreed that this marina is out of time and we need to see something new and then the people will come and/or come back. We had no big capital this year to get anything done and it was just fixing and fixing repairs. The 50' bulkhead and the ramp area was all I could do this year and we used most of this money from not hiring the marina attendants back and if we did not do that we would not have been able to do this. I have Jennifer and one PT per Tim.

Jenn added, "The dockage updates are as follows 60 renewal, 4 new customers and all Commercial has renewed and about 5 people paid in full so far. This is better then last-year we have to say" The Commission was reviewing the dockage chart at this time. Hank asked, "If we lost any long time customer" Jenn replied with, "Yes we did and we do every where" Once everyone sees the dredging and new dock going in, hopefully they will want to come back to us and they will want to get their foot in the door again" Beverly asked, "Where does it stand with the customers having problems and didn't meet the Dec 15th deadline" Jenn added, "I have had a couple phone calls, on people forgetting to leave a deposit, however if someone comes in and wants that slip that is open then I sell it even if the customer did not renew yet I can not chase them all each year"

5. Ramp passes (Season/ Cash ONLY)

Don asked, 'What is the feeling on the passes that we provided for the rowing organization, do we still feel like we came out okay" Tim added, 'We didn't have the headaches that we normally have with them since we don't have attendants anymore, and we also took the arm down because of the storm"

Don added, " I still feel as though they got the better end of the deal" There was some discussion on just having seasonal passes and just to offer a cash rate at the ramp, however the Commission did not agree to the cash ramp and feels as though it is a liability and they must purchase passes through the marina office hours. The commissioner's agreed that the season passes is a great price you have unlimited access to the ramp and that is very convenient for customers. Tim added, "We know that this new ramp was a learning curve as we all discussed in the past and we still have some problems with the token notes but we just have to educate everyone on them"

COMMISSION COMMENTS/PUBLIC COMMENTS

No public Present

No Commission Comments

ADJOURNMENT (Time): 1940hrs

Offered by: Wardell **Seconded by:** Hank Coakley

Vote:

Fey, __X__ ; Imbriaco, __X__ ; Coakley, __X__ ; Wardell, __X__