

**CITY COUNCIL MEETING MINUTES
THURSDAY, MAY 21, 2026 – 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, Mr. Polcini and Mr. Winslow. Mr. 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.

Cape May County Commissioner, Bobby Barr presented a check in the amount of \$25,000 to the city for the "Land of the Free Celebration 250" grant.

PROCLAMATION

"Recognizing June 2026 as Pride Month"

REPORTS – MAYOR & ADMINISTRATION:

Mayor Gillian provided an update on the demolition of the public safety building, he spoke about beach replenishment and other city related projects. A full and detailed report can be found on the city's website.

CITIZEN COMMENT:

No one wished to speak.

REPORTS – CITY COUNCIL:

Mr. Winslow informed everyone about the organization called Children of the American Revolution. They will be at Memorial Field on Memorial Day and plaque will be presented commemorating those who fought in the Revolutionary War.

Mr. Levchuk reminded everyone about the business persons plunge on the beach and encouraged everyone to attend rain or shine.

APPROVAL OF MINUTES:

Mr. Crowley asked for a motion to adopt the regular city council meeting minutes of Thursday, May 7, 2026. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed.

ORDINANCE – FIRST READING & INTRODCUTION:

Mr. Crowley asked for a motion to take up Ordinance No. 26-07 on first reading and introduction. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed. The clerk read the ordinance by title. **Ordinance No. 26-07- An Ordinance of the City of Ocean City, County of Cape May and State of New Jersey, Amending the Municipal Code to Prohibit the Parking of Commercial Vehicles Adjacent to Municipal Playgrounds and Recreation Fields**

Solicitor, Ms. McCrosson provided an explanation on the ordinance. Mr. Crowley asked for a motion to adopt Ordinance No. 26-07 on first reading and introduction. Motion moved by Mr. Madden, seconded by Mr. Winslow. All ayes followed. Mr. Crowley announced that second reading and public hearing is scheduled for Thursday, June 11, 2026 and will be published according to law.

ORDINANCE - SECOND READING & PUBLIC HEARING:

Mr. Crowley asked for a motion to take up Ordinance No. 26-04 on second reading and public hearing. Motion moved by Mr. Madden, seconded by Mr. Polcini. All ayes followed. The clerk read the ordinance by title. **Ordinance No. 26-04 – An Ordinance to Exceed the Municipal Budget Appropriation Limits and to Establish a Cap Bank Per (N.J.S.A. 40A:4-45.14) for Calendar Year 2026**

Director of Finance, Mr. Donato provided an explanation on the ordinance. 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. 26-04 on second reading. Motion moved by Mr. Madden, seconded by Mr. Barnes. All ayes followed.

RESOLUTION – NON-CONSENT:

26-134- A Resolution Adopting the 2026 Local Municipal Budget

Director of Finance, Mr. Donato explained that the budget is still under state review and asked council to table the adoption of the budget until the next council meeting scheduled for June 11, 2026. Mr. Crowley opened the meeting up for public comment.

Dave Spangler – asked about increases of revenue.

Mr. Crowley asked for a motion to table Resolution No. 26-134. Motion moved by Mr. Barnes, seconded by Mr. Winslow. All ayes followed.

RESOLUTIONS – CONSENT AGENDA:0

26-135- A Resolution Authorizing the Advertisement of City Contract #26-20, 18th Street to 26th Street Flood Mitigation Project

26-136- A Resolution Approving the Amendment of Housing Element and Fair Share Plan and Spending Plan Previously Approved by City Council

26-137- A Resolution Authorizing the Release of Maintenance Guarantee for a Construction Project at 729 Simpson Avenue, Block 711 Lot(s) 6.01; Project #21-0211PBA

26-138- Resolution Authorizing the Release of Maintenance Guarantee for a Construction Project at 310 East Surf Road, Block 70.26 Lot(s) 36.01; Project #22-022IPBA

26-139- A Resolution Authorizing the Release of Maintenance Guarantee for a Construction Project at 5333 West Avenue, Block 5303, Lot 1; Project #19-018ZBA

26-140- A Resolution Authorizing the Release of Maintenance Guarantee for Construction Project at 625 Asbury Avenue, Block 604 Lot(s) 8; Project #22-021PBA

26-141- A Resolution Authorizing the Release of Maintenance Guarantee for a Construction Project at 725 Simpson Avenue, Block 711 Lot(s) 6.02; Project #21-0213PBA

26-142- A Resolution Authorizing the Payment of Claims

26-143- A Resolution Authorizing the Execution of a Revocable License for Fence Encroachment for Placement of a Fence Within the City Right-of-Way Known as First Street Adjacent to the Property Located at 820 A&B First Street, Block 102, Lot 10

26-144- A Resolution Authorizing an Emergency Temporary Appropriation

Mr. Crowley asked for a motion to adopt the consent agenda. Motion moved by Mr. Winslow, seconded by Mr. Madden. All ayes followed.

PENDING BUSINESS:

No pending business was discussed.

NEW BUSINESS:

No new business was discussed.

CITIZEN COMMENT:

Alan Richter – 1023 Wesley Ave – requested information about the boardwalk subcommittee status and if they will be presenting their findings to the planning board soon.

Donna Saber – 1324 Asbury Ave – asked if the 100 Year anniversary of the Carousal at Wonderland Pier will be celebrated.

Greg Sirianni – 3208 Simpson Ave – spoke about the proposed Cellco tower at 35th street and suggested that plans to negotiate going in a different direction. He is not in favor of the cell tower or it's height.

Rick Flounders – 3303 Bayland Dr – expressed concerns about the proposed Cellco tower; it is 50 feet from his property.

Linda Sirianni – 3208 Simpson Ave – expressed concerns about the proposed Cellco tower; she is not in favor of the cell tower or its height.

Matt Diggons - 3301 Bayland Dr – asked if there is anything that the citizens can do regarding the proposed cell tower; he is not in favor.

ADJOURN:

Mr. Crowley asked for a motion to adjourn. Motion moved by Mr. Madden, seconded by Mr. Polcini. All ayes followed. Meeting adjourned at 6:33 p.m.


Melissa Rasner, City Clerk