

**MINUTES OF THE WORK SESSION OF MAYOR AND COUNCIL  
OF THE BOROUGH OF STONE HARBOR HELD IN THE  
MUNICIPAL BUILDING  
November 5, 2024**

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The meeting was called to order by Mayor Davies-Dunhour at 4:30 p.m.

**ROLL CALL**

Judith M. Davies-Dunhour, Mayor  
Emily Dillon, Borough Clerk  
  
Manny Parada, Borough Administrator

**PRESENT**

Councilmembers  
Frank Dallahan  
Victor Foschini  
Bunny Parzych  
Robin Casper  
Jennifer Gensemer  
Tim Carney

Mayor Davies-Dunhour announced that the meeting was now open. Adequate notice of the meeting was provided by posting a copy of the time and place on the Municipal Clerk's bulletin board and mailing a copy of same to the Press and the Cape May County Herald on January 4, 2024.

**FOR THE RECORD, THIS WORK SESSION WAS HELD VIA VIDEO/TELEPHONE  
CONFERENCE IN A ZOOM FORMAT AS WELL AS IN PERSON**

**SALUTE TO THE FLAG**

**Reports of Standing Committees:**

**A&F Committee – Councilmember Gensemer**

• **Borough Administrator Report- Manny Parada**

Mr. Parada states regarding the Fair Housing he has been working with the tenant's attorney and is nearing a resolution and mentions the Engineer is near completion with the project proposal. Mr. Parada mentions the public comments period on the NJDEP's REAL legislation has been extended to November 7<sup>th</sup> and states the public can comment on the NJDEP website. Mr. Parada states the Borough will be meeting with the County Commissioners in a week to have a vote regarding the Open Space grant for the 97<sup>th</sup> Street Playground as well as changing the flashing signal at 99<sup>th</sup> and Third. Mr. Parada states the request for proposals for the storm water utility is complete and will be advertised for bid this week. Mr. Parada states the Borough is planning to apply for a Green Acres grant that is utilized for completely inclusive playgrounds and will be considering putting it towards the reconstruction of the 82<sup>nd</sup> Street playground. Mr. Parada reports on the valves that were placed on 93<sup>rd</sup>, 94<sup>th</sup> and 95<sup>th</sup> Streets and states they worked well following the high tides.

• **Chief Financial Officer Report- Cynthia Lindsay**

Mrs. Lindsay states she is working on assembling the 2025 budget and plans to meet with administration and department heads to discuss budget requests. Mrs. Lindsay comments on the 2024 Best Practices Inventory and states the Borough scored a 43 and will be receiving all municipal aid.

**Public Works Committee – Councilmember Parzych**

Councilmember Parzych mentions the extension of the public comment period on the NJDEP REAL legislation and encourages the public to participate. Mrs. Parzych provides a brief update on the FEMA grants the Borough has received that has been utilized for studies regarding flood mitigation.

Mr. Parada details the day-to-day tasks occurring in the Public Works Department. Borough Engineer, Marc DeBlasio states the preconstruction meeting for the 97<sup>th</sup> Street playground was held on October 31<sup>st</sup> and anticipates the equipment being delivered within the week and installed and constructed sometime in mid to end of December. Mr. DeBlasio mentions the pre-construction meeting for the reconstruction of Second Avenue is November 7<sup>th</sup> and anticipates paving being complete by the end of the year. Mr. DeBlasio states the fair housing property project expects to go out to bid the week of November 18<sup>th</sup>

**Utilities Committee – Councilmember Casper**

Mr. DeBlasio mentions the Third Avenue NJ I-bank watermain replacement project and states the contractor is in the final stages and anticipated completion in the spring of 2025.

Councilmember Casper states utility bills will be mailed this week with a due date of December 1<sup>st</sup> with a 30 day grace period and the tax bills were due November 1<sup>st</sup> with a 10 day grace period. Ms. Casper mentions the monthly water usage and consumption and states the Stone

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Harbor Museum is temporarily closed and will reopen Thanksgiving weekend. Ms. Casper encourages everyone to “think green” during the holiday season and provides environmentally friendly tips and reminders.

**Discussion:**

- Special Event Application-Shelter Haven Hospitality- Christmas Parade

Tourism Director, Jenny Olson, explains she received a special event application for the Reeds of Shelter Haven requesting permission to utilize a tent and sell food and alcohol outside of the hotel on the night of the Christmas Parade. Ms. Olson states the applicant did provide insurance as well as submit an application to the New Jersey Department of Alcohol Control Commission. Ms. Olson invites a representative from the Reeds to discuss the event with Council. Mr. DiMeglio states the intent of the event is to build a connection with the community and is willing to work with the Borough with any questions or concerns to ensure this event is safe and in conformity with the Borough regulations. Council discusses the event and addresses concerns regarding the volume of people at this location and time as well as the event being held on a County road. Council agrees to add a resolution to the regular agenda approving the special event contingent on the borough receiving the completed ABC permit as well as the borough solicitor reviewing the event for compliance with the borough code.

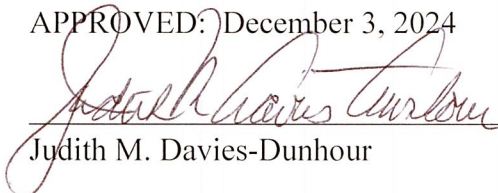
**Motion to adjourn.**

**Motion:** Dallahan     **Second:** Foschini

**Dallahan:** Yes **Foschini:** Yes **Parzych:** Yes **Casper:** Yes **Gensemer:** Yes **Carney:** Yes

The Work Session Meeting of Mayor and Council adjourned at 5:25PM. Council takes a brief recess before beginning the regular meeting.

APPROVED: December 3, 2024

 \_\_\_\_\_, Mayor  
Judith M. Davies-Dunhour

 \_\_\_\_\_, Borough Clerk  
Emily Dillon