

August 15, 2013
Margate City, New Jersey

The Board of Commissioners called this Special Meeting to order on the above date at 6:30 p.m. Mr. Becker, Mr. Blumberg, and Ms. Taube were present. Solicitor Abbott, William Dixon, Dave Rosenblatt, and Ben Kaiser from NJDEP, and Keith Watson from Army Corps of Engineers (ACOE) were present. Also present was Steve Rochette, legislative aide.

Mr. Watson as project manager presented an overview of the project: dunes will be 13' high with a beach berm of 125' which is the same as that in Ventnor; sand will be pumped on to the shoreline and the dune will be formed; sand fencing and dune grass will be planted and public crossovers will be placed where there are currently accesses to the beach. Mr. Rosenblatt, director of engineering and construction, explained that the DEP is the non-federal local sponsor of the project & enters into a State Aid Agreement with the municipality, assists with acquiring easements where needed, reviews the technical aspects of the project, and works with the ACOE on matters such as existing jetties and outfall pipes.

Public Comment

John Sewell – called the project eco-terrorism

Sam Lashman – has the ACOE considered building jetties instead of dunes (Watson: after considering all the options for this specific area, dunes are most cost effective and have the greatest effect on wave action & storm damage reduction which maximizes net benefits); what is Margate's obligation if dunes are washed away before replenishment scheduled (Watson: emergencies are 100% federally funded)

Linda Goukler – why dunes (Watson: most cost-effective & ACOE directly ordered to study coastal storm damage from ocean waves) and why no back bay protection (Rosenblatt: dunes are designed to dissipate wave energy which lessens flooding on the entire island & ACOE is beginning a regional comprehensive study of all towns affected by Sandy hoping to alleviate future problems).

Ed Berger – what is the city obligation if federal funds cease (ACOE evaluates erosion annually), if easements are not acquired (Rosenblatt: confident that there is no chance of that), called dune building an incomplete solution which is no solution, how will dunes hold up in serious storms (Watson: dunes contribute to lower levels of water in the bays)

Jerry Donohue – have geo tubes & concrete artificial reefs been considered (Watson: yes and they are not the best solutions), what is the best case scenario for beginning (Watson: spring/summer).

Art Cautilli – any funding if city decided to increase bulkheads to 13' instead of building dunes (Watson: dunes best for this area), will there be damage if sand blows over the bulkheads (Watson: fencing and grass help to keep dunes in place).

Carol Armon – will dunes help flooding past the beach blocks (Rosenblatt: building for next storms & not a Sandy type of storm).

Dan Gottlieb – have other options been vetted (Watson: past 4 years), will drainage be affected (Watson: no should be the same), are the recreational aspects of the project considered (Watson: only protection element but cognizant of all aspects), money should be used for reinforced bulkheads & protecting the entire community (Watson: this will aid entire island).

Joe Zetooney – build master jetty, dunes won't hold up during "real storm"

Steve Altman – will FEMA aid be impacted without dunes (cannot answer), without easements will the project cease (Rosenblatt: Trenton is working on this & is confident it won't be a problem)

Joel Fogel – is the city allowed to make changes to the dunes (Rosenblatt: state discourages & local enforcement will be used)

Jeff Routizer, Board of Directors of Margate Fishing Pier – ACOE & DEP will meet separately to discuss this particular situation

Stan Silverman – are dimensions correct to offer protection (per studies), city must maintain a trench at his beach area (S. Douglas Avenue) now to allow drainage what will happen with dunes (Watson: detailed solution will be found in conjunction with city), ADA access available (Dixon: this will remain the same)

Ann Pancoast – Ventnor had no sand on beach blocks after Sandy, did dunes contribute to this (Rosenblatt: unknown because of variables but did help), when is the city commitment needed (Rosenblatt: as soon as possible for funding purposes)

Mr. Lehr – will city height restrictions change to accommodate loss of views from dunes, supply on-going maintenance costs (Watson offered estimate but nothing certain)

Public Comment continued

Tom Geigerich – asked about cut through for dune entrance (Watson: walkway across not through), can dune height be reduced (Rosenblatt: design height must be maintained), can city opt out at any time (Rosenblatt: cities can but do not); favors building better bulkheads & not dunes
Connie Black to meet with Mr. Rosenblatt after the meeting about her property (120 S. Nassau Avenue)

Mr. Lecuyer – against trucks on beach & hopeful dunes will prohibit this practice

Sharon Simon – consider protecting the entire city but since “free money” is available city should use, continued maintenance costs a concern

Terry Masel – if referendum is defeated what will happen with this issue (Becker: done)

Adam DiBartolo – asked for explanation of resolution

Mike Kaas – will plans and conceptual drawings be available to the public (Watson: yes but use Ventnor as frame of reference until available)

Paul Mulligan – concerned about city obligation for 40 more years

Mrs. Bluestein – asked about her legal rights as a citizen since she owns riparian rights (Abbott: state can come in but will not take her home)

Mr. Blumberg expressed his many concerns:

- Ponding between dune and bulkhead (Watson: drainage won't change due to dunes)
- Unsightliness in front of dunes
- Negotiation of contract specifics (Dixon: propose to the State to include in State Aid Agreement/compliance with Federal Endangered Species Act in all contracts)
- Height of dune grass and is city allowed to cut it (Watson: Cape American beach grass & only low lying grass - is planted)
- Loss of ratables due to hurricane much less than Ventnor with the dunes (Watson: mostly back bay damage)
- Dune maintenance in the event of a storm before scheduled replenishment (Rosenblatt: emergencies are covered by State/Federal funds)
- Cost to extend outflow pipes
- Cost benefit analysis (Rosenblatt: don't base future projections on hurricane Sandy but future storms)
- Cost of easements & whose responsibility (Rosenblatt: talks in Trenton on-going regarding this issue)
- Responsibilities in the event of lost funding (reference to original Ventnor dunes removed on the last 10 beaches contiguous to Margate – Rosenblatt: permission given to remove but if Margate on board they will be rebuilt; there are bulkheads at these streets but sand elevation to their tops which acts as fortification & a dune since water chews up sand in a storm rather than going over it)
- The real benefits to the city are questionable

Mr. Hiltner asked for clarification of previously mentioned “Emergency Rule” regarding maintaining dune height – Mr. Dixon stated this has now been adopted and municipalities are allowed to maintain original dune height and any material removed from a dune must be replaced in the dune system & this can be written into the agreement. Mr. Hiltner commented that the same issues are still a concern as they were 12 years ago when this was considered. (Dixon: now there is funding and Margate's possible participation so questions can be answered)

Mr. Watson reiterated that the concern is for future storms not Hurricane Sandy & according to studies dunes are the best solution for wave protection to this area.

At 9:15 pm this portion was adjourned on motion with a vote of three ayes.

At 9:30 pm the meeting was re-convened on motion with a vote of three ayes.

Resolution #162 Alternative #4 was introduced on motion by Ms. Taube with a second by Mr. Becker. The vote was two ayes (Becker, Taube) and one abstain with comment by Mr. Blumberg: still too many questions remaining & language in the Resolution does not give accurate picture of costs and liabilities to the tax payers.

On motion the meeting was adjourned with a vote of three ayes.

Margate City Board of Commissioners

Attest:

Thomas D. Hiltner, City Clerk