

**Cape May Court House, New Jersey
TOWNSHIP OF MIDDLE
TOWNSHIP COMMITTEE
WORKSESSION AGENDA
November 20, 2017 4:00 PM (prevailing time)**

CALL TO ORDER:

Mayor's Announcement: I hereby declare that notice has been given to the Herald Times, the Atlantic City Press and posted on the bulletin board of the Middle Township Municipal Building, stating the time and place of the following meeting, as required in P.L. 1975, Chapter 231 of the State of New Jersey. (Sunshine Law).

Notice of this meeting was properly given in Resolution No. 16-17 entitled "Establishing Work Session Meeting Nights" which was adopted by Township Committee of the Township of Middle on January 2, 2017.

Members present are Mayor Clark, Deputy Mayor DeVico, and Committeemember Donohue

Business Administrator Elizabeth Terenik, Township Clerk Kimberly Krauss, Municipal Solicitor Frank Corrado & Municipal Engineer Edward Dennis.

FLAG SALUTE:**SPECIAL PRESENTATIONS OR DISCUSSIONS:****ITEMS OF DISCUSSION:**

Energy and CRS Savings

Elizabeth Terenik:

- Discussed energy cost through Atlantic City Electric and also flood insurance discounts through Community Rating System.
- Introduced James Rutala from Rutala Associates.

James Rutala:

- Discussed Energy Savings Improvement Plan; designed to help municipalities deal with energy needs.
- Allows communities to pay for energy improvements with savings generated through said improvements.
- Spoke of street light accounts in the Township.
- 23 pre-qualified firms that submit proposals through RFP process; must generate enough savings to pay for improvements.
- 15% of the cost for other projects can be financed through plan.
- Explained how cost is recaptured.
- Discussed other items that can be included in the RFP; "energy master plan".

Committeeman Donohue:

- Asked what the cost is to the Township.

Committeeman DeVico:

- Questioned when the Township would see the savings in cost.

James Rutala:

- Savings is in energy cost; payback takes 15 years.

Elizabeth Terenik:

- Asked if it is always 15 years.

James Rutala:

- Yes, unless there is a larger system then it would be 20 years.

Elizabeth Terenik:

- Spoke of LED project in Atlantic City.

James Rutala:

- Discussed lighting costs.

Elizabeth Terenik:

- Spoke of reduction of electric cost and savings on capital cost.

James Rutala:

- Explained experiences with other towns requesting a dollar amount savings; depends on needs.

Elizabeth Terenik:

- Discussed tariff being paid for street lights.

Committeeman DeVico:

- Asked if there are outstanding obligations due if the Township does not move forward with the refurb.

James Rutala:

- Stated that fees for his services are included in the RFP.
- Would not be recouped if no proposals are received.

Elizabeth Terenik:

- Discussed the need to replace current roof as well as future plans for current building.

Ed Dennis, Township Engineer:

- Explained that the roof project is ready to go out to bid; would need to take solar panels into account.

Committeeman DeVico:

- Stated that he believes that it would be prudent to anticipate solar panels in the future.
- Asked what turnaround time would be from the audit to action.

James Rutala:

- Usually 3-4 to do the audit; about 9 months in total.
- Discussed bid and construction timeline.

- Spoke of shared service agreements with school districts to create bigger projects and increase savings.

COMMUNITY RATING SYSTEM

James Rutala:

- Discussed pending legislation with regards to flood insurance; cost going up.
- 1,100 properties in Middle Township have flood insurance through the federal program.
- Spoke of savings available through CRS system; provided examples.
- Mentioned some other towns that are already in the program.

Committeeman Donohue

- Asked what rating is needed to enter into the system

James Rutala:

- Class 5 rating; further explained.
- 19 activities to get points towards discount; further explained.
- Discussed demographics changing in Cape May County.
- Explained timelines in entering other towns into system.

Elizabeth Terenik:

- Discussed Biggert-Waters Act.
- Spoke of public workshops held in Atlantic City; great public service.
- Explained need to think of vulnerable areas for the long-term; possible grants.
- Mentioned reexam of master plan; sustainability and resilience.

James Rutala:

- Discussed being proactive; further explained.

Elizabeth Terenik:

- Spoke of RREM qualification for elevation of homes.

Committeeman Donohue:

- Flood plain manager went door to door; no one applied.

Frank Corrado:

- Asked how the process is started to get into the CRS.

James Rutala:

- Explained the need to make an effort to contact residents that do not meet the standards.

Elizabeth Terenik:

- Discussed that Mr. DiSimone has not been able to get to the number of properties that the State wants to get an initial visit.

Organization of Township Committee (NJSA 40A:63-3)

Frank Corrado:

- Explained process; done by petition.
- The public must authorize the increase.

Committeeman Donohue:

- Mentioned that this process would only apply to increasing the size of the committee, not changing the form of government.

Frank Corrado:

- Agreed; still a Township Committee.
- Spoke of neighboring Township increasing its committee in the past.
- Can be done once every three years by majority vote.

Committeeman Donohue:

- Spoke of logistics of expanding committee.

Frank Corrado:

- It could be as long as a year before it would be voted on depending on when petition is submitted; as long as two full years.
- Explained process to change form of government; Charter study bone by petition.

DEPARTMENTAL REPORTS AND PROJECT UPDATES:

Administration:

Finance:

Public Works:

Engineering:

Legal:

Tax Collection:

Tax Assessment:

Construction/Planning/Zoning:

Recreation:

Police / Animal Control/ Code Enforcement:

Buildings and Grounds:

Sewer:

Economic Development:

Personnel:

Zoning:

Township Clerk:

PUBLIC COMMENT:

No public comment.

Motion to Adjourn Meeting – 4:45pm

1st: Committeeman Donohue

2nd: Committeeman DeVico

Roll Call Vote: Committeeman DeVico, Committeeman Donohue, Mayor Clark

Kimberly Krauss, Twp. Clerk