

**TOWNSHIP OF UPPER
2100 TUCKAHOE ROAD
PETERSBURG, NJ 08270
CAPE MAY COUNTY
MINUTES FOR JULY 14, 2025**

REGULAR MEETING OF THE TOWNSHIP COMMITTEE – 5:30 P.M.

CALL TO ORDER

SUNSHINE ANNOUNCEMENT

Mayor Corson read the following Open Public meeting notice into the record:

“In compliance with the Open Public Meetings Law, I wish to state that on July 11, 2025, the notice of this meeting of the Upper Township Committee was posted on the official Township Bulletin Board, the Upper Township Website, and emailed to the Atlantic City Press, the Ocean City Sentinel-Ledger, the Herald Times and filed with the Township Clerk. Tonight’s meeting is being video recorded up until the closed session portion of this meeting and will be available on the Upper Township website. I hereby direct that this announcement be made a part of the minutes of this meeting.”

SALUTE TO THE FLAG

ROLL CALL

Tyler Casaccio	Present
Victor Nappen	Present
Samuel Palombo	Absent
Zachary Palombo	Present
Curtis Corson	Present

Also present were Municipal Clerk Joanne Herron, Municipal Attorney John Amenhauser, Chief Financial Officer Barbara Ludy, Township Engineer Charles Norkis, and Township Administrator James Van Zlike.

APPROVAL OF MINUTES - June 23, 2025 Regular and Closed Session Minutes

Motion by Victor Nappen, second by Tyler Casaccio, to approve the June 23, 2025 Regular and Closed Session Minutes as submitted. During roll call vote all four Committee members present voted in the affirmative.

REPORT OF GOVERNING BODY MEMBERS

Victor Nappen, Deputy Mayor, reported that the Committee members and their families all attended the Strathmere 4th of July parade, and it was a great community event. He next read the incident report from a recent emergency response by Upper Township EMS and the Seaville Fire Department to the Shoemaker Holly rest area on the Garden State Parkway for suspected heroin overdose. The swift coordinated efforts of all the agencies involved resulted in the adults being transported in a conscious state and stable condition to the hospital. This incident recognizes the critical importance of rapid response and teamwork among our regions first responders. Next, he reported that the annual EMS Kids Camp was held during the last week in June with 30 local youth taking part in many engaging activities. The feedback on the camp was overwhelmingly positive. Lastly, he reported that IT will be releasing the June recap through our social media very soon.

Zachary Palombo, Committeeman, thanked Public Works and Recreation for their help with the Summer Kickoff Celebration which was well attended and received lots of positive feedback from residents. He next reported that Larry Cole recently put out an advisory on EBikes to remind parents to make sure their children are wearing helmets and obeying traffic laws when riding. Next, he reported that the Recreation Advisory Board met last Tuesday and issued a hard deadline of August 8th for athletic groups to get their paperwork turned in. He then thanked Public Works for keeping the boat ramps clean and also thanked the lifeguards for being well prepared this summer. Lastly, he reported that the Upper Township lifeguards will be supporting a West Cape May colleague, Tom Medvecky, who is paddling from Cape May Point to Sandy Hook over two days during the upcoming weekend to support Cal’s Pals. More information can be found at the Cal’s Pals Paddle for Premies website.

Tyler Casaccio, Committeeman, reported that he recently attended an Upper Township Business Association mixer at Misty Meadows and was able to meet with the new owners and hear all of the plans they have to provide a kid friendly farm. He also thanked Public Works and the Recreation Department for the wonderful Summer Celebration event. Next, he reported he and the family enjoyed the Strathmere 4th of July parade. Lastly, he reported that Animal Control has reported a kitten problem which happens

every summer from tourists bringing kittens and then leaving them. Resident are advised to contact Animal Control immediately to avoid injury and contact with an unvaccinated animal.

Curtis Corson, Mayor, also stated that the Strathmere 4th of July parade was fantastic. He next reported that he recently attended some of the lifeguard races and stated that the members of the Beach Patrol represented the Township very well.

ADMINISTRATOR OVERVIEW

James Van Zlike, Township Administrator, reported that he has been conducting meet and greets with adjacent municipalities and the NJ State Police to discuss shared equities and ways to support each other. Next, he reported that he has been working with the engineers to complete multiple projects including the dune and beach maintenance permit through the DEP and making sure we end the emergency maintenance situations like we had this summer. Lastly, he stated that he has been working on common sense changes to the personnel policy and possible hiring action changes.

Charles Norkis, Township Engineer, gave a brief report reported on several ongoing engineering projects including pursuing a DOT grant for Klains Lane, Open Space grant projects under Green Acres, and the Resiliency Action Plan.

PUBLIC COMMENT ON AGENDA ITEMS ONLY – LIMITED TO FIVE (5) MINUTES PER PERSON

Nathalie Neiss, Petersburg, inquired about consent agenda item 13, and then expressed her disagreement with the proposed speed limits set forth by the NJDOT.

James Millroy, Petersburg, commented on consent agenda item 13 and requested that the speed limits match both directions of the highway. It was stated that the proposed changes by the DOT does ensure that both sides of the road have the same speed limit. Mr. Millroy then expressed his support for reducing the speed limit on Route 50.

CONSENT AGENDA

All Consent Agenda items listed below are routine in nature and will be enacted by one motion. If the Mayor or any Committee member wishes a particular agenda item to be considered separately, it will be removed from the consent agenda and acted on separately.

Motion by Victor Nappen, second by Tyler Casaccio, to approve the consent agenda items listed below. During roll call vote all four Committee members present voted in the affirmative.

FILING OF REPORTS BY CONSENT

1. Clerk's Office
2. Construction Code
3. Division of EMS
4. Engineer's Report
5. Finance Office
6. MUA Report
7. Municipal Court
8. Public Works
9. Tax Collector

RESOLUTIONS TO BE APPROVED BY CONSENT

10. Resolution of the Township of Upper endorsing the Housing Element and Fair Share Plan adopted by the Upper Township Planning Board.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 208-2025

**RESOLUTION OF THE TOWNSHIP OF UPPER ENDORSING THE HOUSING
ELEMENT AND FAIR SHARE PLAN ADOPTED BY THE UPPER TOWNSHIP
PLANNING BOARD**

WHEREAS, on March 20, 2024, Governor Murphy signed P.L. 2024, c.2 into law, which amended

the 1985 New Jersey Fair Housing Act; and

WHEREAS, for ease in reference, this resolution shall refer to the Fair Housing Act as amended as “FHA II”; and

WHEREAS, FHA II established a procedure by which municipalities can secure approval of a Housing Element and Fair Share Plan (“HEFSP”) and secure immunity while developing and seeking approval of a Plan; and

WHEREAS, that procedure contemplated that municipalities would adopt a resolution by January 31, 2025 committing to a fair share number and filing a declaratory relief action within 48 hours from adoption of the resolution and then filing a HEFSP by June 30, 2025 with the Affordable Housing Dispute Resolution Program (the “Program”) within 48 hours of adoption of the Plan; and

WHEREAS, the Township asked its affordable housing planning consultant, Tiffany Morrissey, PP/AICP to prepare a HEFSP to address the Township’s affordable housing obligations under FHA II; and

WHEREAS, Ms. Morrissey prepared a HEFSP and the Upper Planning Board adopted the HEFSP which is attached hereto as **Exhibit A**; and

WHEREAS, in accordance with the procedure established by FHA II, the Township’s Affordable Housing Counsel filed the duly adopted HEFSP with the Program within 48 hours from adoption; and

WHEREAS, the Township now wishes to endorse the HEFSP adopted by the Upper Planning Board and seek approval of the HEFSP by the Program and Court.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, County of Cape May, State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Township Committee hereby endorses the HEFSP previously adopted by the Upper Township Planning Board and attached hereto.
3. The Township Committee hereby directs the Township’s Affordable Housing Counsel to (a) file this resolution with the Program, along with any additional documents the professionals deem necessary or desirable; and (b) seek a Compliance Certification from the Program or Vicinage area judge as may be appropriate formally approving the Plan.
4. The Township reserves the right to further amend the HEFSP attached hereto, should that be necessary.

Resolution No. 208-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

11. Resolution of the Township of Upper approving a Fourth Round Affordable Housing Trust Fund Spending Plan and requesting program and court approval of the Spending Plan.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 209-2025

**RESOLUTION OF THE TOWNSHIP OF UPPER APPROVING A FOURTH ROUND
AFFORDABLE HOUSING TRUST FUND SPENDING PLAN AND REQUESTING
PROGRAM AND COURT APPROVAL OF THE SPENDING PLAN**

WHEREAS, the Township of Upper (hereinafter “Township” or “Upper”) has an approved Development Fee Ordinance which established standards for the collection, maintenance, and expenditure of development fees; and

WHEREAS, the Township’s current Affordable Housing Trust Fund Spending Plan was approved by the Court in the Third Round; and

WHEREAS, on March 20, 2024, Governor Murphy signed into law P.L. 2024, c.2, which amended the 1985 New Jersey Fair Housing Act (hereinafter the “Amended FHA”) which governs how municipalities will comply with their affordable housing obligations for the Fourth Round (2025-2035); and

WHEREAS, the Administrative Office of the Courts issued Directive #14-24 (“AOC Directive #14-24), governing how municipalities file their compliance documents with the Affordable Housing Dispute Resolution Program (“the Program”); and

WHEREAS, the Township has prepared a Fourth Round Spending Plan consistent with the Amended FHA, AOC Directive #14-24 and applicable regulations, which projects anticipated revenues to the Township’s Affordable Housing Trust Fund and describes the anticipated expenditures of funds; and

NOW, THEREFORE, BE IT RESOLVED by the Committee of the Township of Upper, County of Cape May, State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Township Committee of the Township of Upper hereby approves the Fourth Round Spending Plan that is attached hereto as Exhibit A, and requests that the Program and the Court review and approve the Township’s Fourth Round Spending Plan.
3. This Resolution shall take effect immediately upon adoption, according to law.

Resolution No. 209-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

12. Requesting the County of Cape to conduct a traffic study along Commonwealth Avenue (CR 619) in the Strathmere section of Upper Township.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 210-2025

**RE: REQUESTING THE COUNTY OF CAPE TO CONDUCT A TRAFFIC STUDY
ALONG COMMONWEALTH AVENUE (CR 619) IN THE STRATHMERE
SECTION OF UPPER TOWNSHIP**

WHEREAS, the Township Committee of the Township of Upper is concerned about the safety of Commonwealth Avenue (CR 619) in the Strathmere section of Upper Township; and

WHEREAS, given the substantial amount of foot traffic occurring along and across Commonwealth Avenue, especially during the summer months, the high vehicle speeds have created a dangerous condition for pedestrians; and

WHEREAS, in order to ensure the safety of citizens, residents and the general public, the Township Committee of the Township of Upper supports a reduction of the maximum speed limit allowable on Commonwealth Avenue; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Township Committee strongly urges the County of Cape May to conduct a traffic study along Commonwealth Avenue (CR 619) in the Strathmere section of Upper Township.
3. A certified copy of this Resolution shall be provided to the appropriate Cape May County Officials.

Resolution No. 210-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

13. Supporting a reduced speed limit along Route NJ 50 in the Township of Upper.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 211-2025

**RE: SUPPORTING A REDUCED SPEED LIMIT ALONG ROUTE NJ 50
IN THE TOWNSHIP OF UPPER**

WHEREAS, the Township of Upper submitted a request to the New Jersey Department of Transportation (NJDOT) to perform a speed study on Route NJ 50 in Upper Township; and

WHEREAS, the Bureau of Traffic Engineering has completed an investigation and has recommended to establish new speed limits along Route NJ 50 in Upper Township; and

WHEREAS, in order to legally establish the recommended speed zone, the NJDOT is required to promulgate a Traffic Regulation Order and has requested an adopted Resolution of support with the official raised seal of the Township of Upper pursuant to N.J.S.A. 39:4-8.4(c); and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Township Committee hereby supports the NJDOT's Traffic Regulation Order establishing the following:

**Speed limits
Along Route NJ 50 in Upper Township
For both directions of traffic:**

Zone 1: 40 MPH between Route US 9 and Somers Avenue (approximate mileposts 0.0 to 0.24); thence

Zone 2: 45 MPH between Somers Avenue and Tyler Road (formerly known as New Bridge Road) (County Road 616) (approximate mileposts 0.24 to 1.44); thence

Zone 3: 50 MPH between Tyler Road (formerly known as New Bridge Road) (County Road 616) and Upper Bridge Road (approximate mileposts 1.44 to 3.35); thence

Zone 4: 40 MPH between Upper Bridge Road and Marshall Avenue (County Road 669) (approximate mileposts 3.335 to 6.26); thence

Zone 5: 30 MPH between Marshall Avenue (County Road 669) and Mosquito Landing Road (approximate mileposts 6.26 to 6.89); thence

Zone 6: 40 MPH between Mosquito Landing Road and the City of Corbin City – Upper Township corporate line (approximate mileposts 6.89 to 6.98).

3. The Township of Upper concurs that any approved traffic regulations in conflict or inconsistent with the provisions of this Resolution will be rescinded upon approval of the Traffic Regulation Order.

4. A certified copy of this Resolution shall be forwarded to the New Jersey Department of Transportation.

Resolution No. 211-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

14. Congratulating employee Pamala Jones of the Upper Township Division of Emergency Medical Services for her winning entry in the Upper Township Safety Award Program for the 2nd quarter of 2025.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 212-2025

**RE: CONGRATULATING EMPLOYEE PAMALA JONES OF THE
UPPER TOWNSHIP DIVISION OF EMERGENCY MEDICAL SERVICES
FOR HER WINNING ENTRY IN THE
UPPER TOWNSHIP SAFETY AWARD PROGRAM
FOR THE 2ND QUARTER OF 2025**

WHEREAS, employee, Pamala Jones, is recognized for her efforts to promote safety for her fellow employees and residents of the Township through her participation in the Upper Township Safety Award Program with the submission of a safety suggestion; and

WHEREAS, Pam’s safety suggestion was chosen by the Upper Township Safety Committee from the entries submitted in the second quarter for the promotion of safety for employees and the community; and

WHEREAS, Pam should be publicly recognized for her reporting, and her persistence in following up with the report, a safety concern of an unusual, audible noise from the rear passenger wheel on EMS truck 21-3, which ultimately led to the discovery and then swift and efficient replacement of a flat inside tire and a sliced outside tire, allowing the vehicle to be safely placed back into service; and

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. That the Committee extends its appreciation and publicly recognizes Pamala Jones on her commitment to safety by identifying a potential safety hazard and offering a suggestion through participation in the program.
2. That the Committee, on behalf of our employees and the citizens of the Township of Upper, extend to Pam our congratulations and present her with the “Safety Day Award” of one day off with pay.

2025.

Resolution No. 212-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

15. Authorizing additional compensation to certain employees.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 213-2025

**RE: AUTHORIZING ADDITIONAL COMPENSATION
TO CERTAIN EMPLOYEES**

WHEREAS, in accordance with Ordinance No. 002-2025, known as the salary ordinance, Section 2-I, the Township Committee may award certain employees a one-time bonus for additional work not to exceed a total amount of \$5,000.00 for the year; and

WHEREAS, a resolution authorizing and setting forth the amount of the bonus is required; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. A one-time bonus is hereby awarded to the following employees in the amount so stated for the year 2025:

Sean Fenton	\$1,250.00
Richard McCauley	\$1,250.00
John Hope	\$1,250.00
Marshall Kohler	\$1,250.00

3. All Township officials and officers are hereby authorized and empowered to take all action deemed necessary or advisable to carry into effect the intent and purpose of this Resolution.

Resolution No. 213-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

16. Amending Resolution No. 012-2025 establishing salaries for various officers and employees.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 214-2025

**RE: AMENDING RESOLUTION NO. 012-2025
ESTABLISHING SALARIES FOR VARIOUS OFFICERS AND EMPLOYEES**

WHEREAS, Resolution No. 012-2025 fixed the salaries for various administrative, clerical, and other personnel for the year 2025; and

WHEREAS, the Township Committee has determined it necessary to amend said Resolution No. 012-2025; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. Resolution No. 012-2025 is hereby amended to reflect the positions and salary for John

Brittin effective July 1, 2025 in accordance with the Salary Ordinance as follows:

NAME	POSITION	SALARY
John Brittin	Chief Emergency Medical Technician 9-1-1 Coordinator/Right to Know Director Computer Director	\$96,000.00 No Salary on these titles

3. All Township officials and officers are hereby authorized and empowered to take all action deemed necessary or advisable to carry into effect the intent and purpose of this Resolution.

Resolution No. 214-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

17. Appointing Robert W. Lemon as part-time Plumbing Sub-Code Official to the Upper Township Construction Code Office.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 215-2025

**RE: APPOINTING ROBERT W. LEMON AS PART-TIME PLUMBING SUB-CODE OFFICIAL
TO THE UPPER TOWNSHIP CONSTRUCTION CODE OFFICE**

WHEREAS, a need exists to appoint a part-time employee to the Upper Township Construction Code Office to ensure optimal operation; and

WHEREAS, Robert W. Lemon possesses the requisite license as required by the New Jersey Uniform Construction Code to serve as Plumbing Sub-Code Official; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.

2. Robert W. Lemon is hereby appointed to the Upper Township Construction Code Office, pending successful pre-employment testing, to serve as Plumbing Sub-Code Official at an annual salary of \$22,000.00 in accordance with the Salary Ordinance.

3. All Township officials and officers are hereby authorized and empowered to take all action deemed necessary or advisable to carry into effect the intent and purpose of this Resolution.

Resolution No. 215-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

18. Appointing the contact person for the Employment Practices Liability Attorney Consultation Service of the Atlantic County Municipal Joint Insurance Fund.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 216-2025

**RE: APPOINTING THE CONTACT PERSON FOR THE EMPLOYMENT PRACTICES
LIABILITY ATTORNEY CONSULTATION SERVICE OF THE ATLANTIC COUNTY
MUNICIPAL JOINT INSURANCE FUND**

WHEREAS, the Governing Body of the Township of Upper hereinafter referred to as "MUNICIPALITY", is a member of the Atlantic County Municipal Joint Insurance Fund, hereinafter referred to as "FUND"; and

WHEREAS, the FUND has adopted a policy authorizing the Employment Practices Liability Attorney Consultation Service; and

WHEREAS, the Fund had budgeted an annual allowance per member for EPL consulting services; and

WHEREAS, the FUND requires the MUNICIPALITY to designate specific managerial or supervisory individuals who will have telephone access to the EPL Hotline; and

NOW THEREFORE, be it resolved that the governing body of the Township of Upper does hereby appoint Township Administrator James Van Zlike as its Contact Person.

BE IT FURTHER RESOLVED that the governing body does hereby appoint Assistant Personnel Officer Loren Ready as its additional Contact Person.

Resolution No. 216-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

19. Authorize contracts with Paving Plus, LLC and W.J. Gross, Inc. through the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS with funds from

Capital Bond Ordinance No. 012-2024 and the 2025 Local Recreational Improvement grant in the total amount of \$408,374.00.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 217-2025

RE: AUTHORIZE CONTRACTS WITH PAVING PLUS, LLC AND W.J. GROSS, INC. THROUGH THE CAMDEN COUNTY EDUCATIONAL SERVICES COMMISSION COOPERATIVE PRICING SYSTEM #66CCEPS WITH FUNDS FROM CAPITAL BOND ORDINANCE NO. 012-2024 AND THE 2025 LOCAL RECREATIONAL IMPROVEMENT GRANT IN THE TOTAL AMOUNT OF \$408,374.00

WHEREAS, it is necessary for the Township of Upper to make capital improvements to certain athletic courts at Caldwell Park and Amanda's Field; and

WHEREAS, the Township Committee adopted the 2024 Capital Improvement Bond Ordinance No. 012-2024 on July 8, 2024; and

WHEREAS, the Township of Upper is a member of the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS pursuant to N.J.S.A. 40A:10, 11 and N.J.A.C. 5:34-7.3, 7.4, 7.12 and Upper Township Resolution No. 203-2020 adopted on July 27, 2020; and

WHEREAS, the Township of Upper may enter into contractual agreements with the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS contract vendors through this resolution and properly executed contracts/purchase orders, which shall be subject to all the conditions applicable to the current New Jersey Local Public Contracts Law; and

WHEREAS, the Township of Upper wishes to enter into contracts with Paving Plus, LLC and W.J. Gross, Inc. as listed contractors under the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS; and

WHEREAS, these cooperative contracts have been awarded to Paving Plus, LLC and W.J. Gross, Inc. through a "fair and open process" pursuant to N.J.S.A. 19:44a-20.4 et seq.; and

WHEREAS, the Township's Qualified Purchasing Agent has reviewed the terms and conditions of the contracts and recommends the award of the contracts be made to Paving Plus, LLC of Glassboro, New Jersey in the amount of \$199,739.00 and W.J. Gross, Inc. of Sewell, New Jersey in the amount of \$208,635.00; and

WHEREAS, the Chief Financial Officer of the Township has certified the availability of funds to allow the award of these contracts for the purchases herein authorized and has certified that adequate funds have been appropriated for this purpose from Capital Improvement Bond Ordinance No. 012-2024 and the 2025 Local Recreational Improvement Grant.

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Upper, Cape May County, and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.

2. The Township Committee of the Township of Upper, County of Cape May, New Jersey hereby authorizes the Qualified Purchasing Agent to enter into a contract with Paving Plus, LLC of Glassboro, New Jersey to mill certain athletic courts at Caldwell Park and Amanda’s Field under the terms and conditions of the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS Contract #FY24-01, Paving and Related Services in the amount of \$199,739.00 with funds from 2024 Capital Improvement Bond Ordinance No. 012-2024 and the 2025 Local Recreational Improvement Grant.

3. The Township Committee of the Township of Upper, County of Cape May, New Jersey hereby authorizes the Qualified Purchasing Agent to enter into a contract with W.J. Gross, Inc. of Sewell, New Jersey to resurface certain athletic courts at Caldwell Park and Amanda’s Field under the terms and conditions of the Camden County Educational Services Commission Cooperative Pricing System #66CCEPS Contract #FY23-01, General Construction, Repairs, Specialty Trade & Carpentry Services in the amount of \$208,635.00 with funds from 2024 Capital Improvement Bond Ordinance No. 012-2024 and the 2025 Local Recreational Improvement Grant.

4. The Chief Financial Officer is hereby authorized, directed and empowered to execute any and all necessary documents in order to implement the intent of this Resolution.

Resolution No. 217-2025

Offered By: Nappen

Seconded By: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

20. Chapter 159 Resolution requesting approval of items of revenue and appropriation into the 2025 budget—New Jersey Department of Environmental Protection Water Resources Planning Management – Stormwater Assistance Grant in the additional amount of \$10,000.00.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 218-2025

RE: CHAPTER 159 RESOLUTION REQUESTING APPROVAL OF ITEMS OF REVENUE AND APPROPRIATION INTO THE 2025 BUDGET—NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION WATER RESOURCES PLANNING MANAGEMENT – STORMWATER ASSISTANCE GRANT IN THE ADDITIONAL AMOUNT OF \$10,000.00

WHEREAS, N.J.S.A. 40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

WHEREAS, the Director may also approve the insertion of an item of appropriation for an equal amount;

NOW, THEREFORE, BE IT RESOLVED that the Township Committee of the Township of Upper, County of Cape May, New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2025 in the additional sum of \$10,000.00, which is now available as a revenue from:

REVENUE: STATE & FEDERAL REVENUE OFFSET WITH APPROPRIATIONS:
NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION WATER RESOURCES
PLANNING MANAGEMENT - STORMWATER ASSISTANCE GRANT, AND

BE IT FURTHER RESOLVED that a like additional sum of \$10,000.00 is hereby appropriated under the caption of:

APPROPRIATION: STATE AND FEDERAL PROGRAMS OFFSET BY REVENUE:
NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION WATER RESOURCES
PLANNING MANAGEMENT - STORMWATER ASSISTANCE GRANT, AND

BE IT FURTHER RESOLVED, that a copy of this resolution be forwarded to the Director of Local Government Services.

Resolution No. 218-2025

Offered By: Nappen

Seconded By: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

21. Authorizing a contract with Kerry Scalfaro for video recording services.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 219-2025

**RE: AUTHORIZING A CONTRACT WITH KERRY SCALFARO
FOR VIDEO RECORDING SERVICES**

WHEREAS, there is a need by the Township of Upper to appoint an independent contractor to perform video recording services during Township Committee meetings; and

WHEREAS, Kerry Scalfaro possesses the requisite skills to fill this position; and

WHEREAS, a Resolution is required authorizing the award of a contract for said services to Kerry Scalfaro; and

WHEREAS, the proposed contract, attached hereto as Exhibit A, has been reviewed and approved by the Municipal Attorney and will be on record in the office of the Township Clerk and available for public inspection; and

WHEREAS, Kerry Scalfaro, as an independent contractor, has completed and submitted a Form W-9 to the Township of Upper; and

WHEREAS, Kerry Scalfaro has completed and submitted a Business Entity Disclosure Certification which certifies that Kerry Scalfaro has not made any reportable contributions to a political or candidate committee in the Township that would bar the award of this contract and that the contract will prohibit Kerry Scalfaro from making any reportable contributions through the term of the contract; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.

2. The Mayor and Township Clerk are hereby authorized, directed and empowered to execute a contract with Kerry Scalfaro for video recording services during the regularly scheduled Township Committee meetings.

3. A certificate from the Chief Financial Officer of Upper Township showing the availability of adequate funds for this contract and showing the line-item appropriation of the official budget to which this contract will be properly charged has been provided to the governing body and shall be attached to this Resolution and kept in the files of the municipal clerk.

4. All Township officials and officers are hereby authorized and empowered to take all action deemed necessary or advisable to carry into effect the intent and purpose of this Resolution.

Resolution No. 219-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

22. Authorizing an increase to the public bidding threshold.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 220-2025

RE: AUTHORIZING AN INCREASE TO THE PUBLIC BIDDING THRESHOLD

WHEREAS, pursuant to N.J.S.A. 40A:11-3, the State Treasurer increased the minimum bid threshold to \$53,000.00 effective July 1, 2025, for the execution of contracts without public bid by a Qualified Purchasing Agent when said contracts do not exceed \$53,000.00 in aggregate for the contract year in those municipalities whose purchasing agents possess a Qualified Purchasing Agent (QPA) certificate awarded by the Division of Local Government Services; and

WHEREAS, pursuant to N.J.S.A. 40A:11-3, ‘window contracts’ are defined as those with an anticipated value between \$17,500.00 and the bid threshold, now \$53,000.00, and may be awarded by a QPA in compliance with applicable Pay-to-Play requirements; and

WHEREAS, the Township of Upper has appointed Barbara A. Ludy as QPA as required under N.J.S.A. 40A:11-3 and in accordance with N.J.S.A. 40A:11-9; and

WHEREAS, the Township of Upper finds it in the interest of efficiency and economy to increase the bid threshold to \$53,000.00 and authorize the QPA to award window contracts between \$17,500.00 and \$53,000.00.

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Upper, Cape May County, and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.

2. The Township hereby authorizes the bid threshold to be increased to \$53,000.00 and the Township's QPA is authorized and empowered to award window contracts between \$17,500.00 and \$53,000.00 in accordance with applicable law.

Resolution No. 220-2025

Offered By: Nappen

Seconded By: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

23. Authorize payments from the Affordable Housing Trust Fund of Upper Township.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 221-2025

**RE: AUTHORIZE PAYMENTS FROM THE
AFFORDABLE HOUSING TRUST FUND OF UPPER TOWNSHIP**

WHEREAS, the Township of Upper adopted an Affordable Housing Trust Fund Spending Plan (hereinafter "Spending Plan") on April 30, 2012 pursuant to Resolution No. 105-2012; and

WHEREAS, the Township of Upper replaced this Spending Plan pursuant to Resolution No. 167-2020 adopted on May 26, 2020 and consistent with P.L. 2008, c.46 COAH regulations and the Fair Share Housing Center Settlement Agreement, which was subsequently approved by the Court on June 30, 2020 in connection with the Township's Declaratory Judgment Action; and

WHEREAS, the Township of Upper's Affordable Housing Trust Fund collects development fee revenues consistent with the Township of Upper's development fee ordinance for both residential and non-residential developments in accordance with FHAA's rules and P.L. 2008, c.46, sections 8 (C. 52:27D-329.2) and 32-28 (C. 40:55D-8.1 through 8.7).; and

WHEREAS, pursuant to the terms of the current Spending Plan, the release of funds requires the adoption by the Township Committee of a resolution; and

WHEREAS, the Township Committee has reviewed the requested release of funds from the Affordable Housing Trust Fund for the specific use set forth herein and has determined it is in the best interest of the Township to authorize the release of payment from said fund.

NOW, THEREFORE, BE IT RESOLVED, by the Township Committee of the Township of Upper, Cape May County, and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Chief Financial Officer is authorized to release the following funds pursuant to the

Township’s Spending Plan:

Daniel J. Young (Affordable Housing Services)	\$ 1,170.00
Maley Givens (Affordable Housing Services)	\$ 86.00
Triad Associates (AA Technical Assistance/ AA Wait List Rentals/ AA/MTA Wait List Maint. Sales)	\$ 150.00 \$ 200.00 <u>\$ 200.00</u> \$ 550.00
Surenian, Edward, Buzak & Nolan	\$ 1,159.11

Resolution No. 221-2025

Offered By: Nappen Seconded By: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

24. Adopting the Emergency Operations Plan for the Township of Upper.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 222-2025

RE: ADOPTING THE EMERGENCY OPERATIONS PLAN FOR THE TOWNSHIP OF UPPER

WHEREAS, the New Jersey Office of Emergency Management requires a review and recertification of the Township’s Emergency Operations Plan every two years; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. All appropriate and necessary Township officials are hereby authorized to execute the

Township of Upper Emergency Operations Plan.

3. The Mayor's signature shall constitute acceptance and adoption of the Emergency Operations Plan on behalf of the Township of Upper.

4. All Township officials, officers and employees are empowered to take such action as may be necessary or advisable in order to carry out the intent and purpose of this Resolution.

Resolution No. 222-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

RESOLUTION TO BE ACTED ON SEPARATELY

25. Authorizing the award of a contract with Seashore Asphalt Corp. for concrete and road supplies.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 223-2025

**RE: AUTHORIZING THE AWARD OF A CONTRACT WITH
SEASHORE ASPHALT CORP. FOR CONCRETE AND ROAD SUPPLIES**

WHEREAS, from time to time the Township of Upper has a need to purchase concrete and road supplies from Seashore Asphalt Corp. as a non-fair and open contract pursuant to the provisions of N.J.S.A. 19:44A-20.5; and

WHEREAS, the Qualified Purchasing Agent has determined and certified in writing that the value of acquisitions with Seashore Asphalt Corp. for the year 2025 has exceeded \$17,500 and a contract pursuant to N.J.S.A. 19:44A-20.5 is required; and

WHEREAS, Seashore Asphalt Corp. has completed and submitted a Business Entity Disclosure Certification which certifies that Seashore Asphalt Corp. has not made any reportable contributions to a political or candidate committee in the Township in the previous one year, and that the contract will prohibit Seashore Asphalt Corp. from making any reportable contributions through the term of the contract; and

WHEREAS, the total amount to be paid for the goods and/or services will not exceed the bid threshold of the New Jersey Local Public Contracts Law (N.J.S.A. 40A:11-3) and the contract has been approved by the Township's Qualified Purchasing Agent; and

WHEREAS, the Chief Financial Officer of the Township has certified the availability of funds to allow the award of contract for the purchase herein authorized and has certified that adequate funds have been appropriated for this purpose in the 2025 Municipal Budget.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Township Committee of the Township of Upper, County of Cape May, New Jersey hereby authorizes the Qualified Purchasing Agent to enter into a contract with Seashore Asphalt Corp. as described herein.
3. The Business Disclosure Entity Certification and the Determination of Value be placed on file with this resolution.
4. The Chief Financial Officer is hereby authorized, directed and empowered to execute any and all necessary documents in order to implement the intent of this Resolution.

Resolution No. 223-2025

Offered by: Nappen

Seconded by: Z. Palombo

Adopted: July 14, 2025

Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio			X	
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

ORDINANCES

26. Public hearing and final adoption of Ordinance No. 002-2025 RE: AN ORDINANCE ESTABLISHING SALARY RANGES FOR THE TOWNSHIP OF UPPER FOR THE CALENDAR YEAR 2025.

During the public hearing portion there was the following speaker:

Nathalie Neiss, Petersburg, inquired if the Township has a Personnel Director. It was stated that the Township Administrator handles personnel matters as part of his job duties.

Mayor Corson then closed the public hearing. Motion by Victor Nappen, second by Tyler Casaccio to adopt Ordinance No. 002-2025. During roll call vote all four Committee members present voted in the affirmative.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
ORDINANCE**

ORDINANCE NO. 002-2025

**AN ORDINANCE ESTABLISHING SALARY RANGES FOR THE
TOWNSHIP OF UPPER FOR THE CALENDAR YEAR 2025**

BE IT ORDAINED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

SECTION 1: TITLE: This Ordinance shall be known as the Salary Ordinance of 2025.

SECTION 2: SALARIES: Salary ranges for the various officials and employees of the Township of Upper for the calendar year 2025 shall be as follows:

POSITION

(P/T denotes "Part-Time Position")

MINIMUM

MAXIMUM- 2025

A. ADMINISTRATIVE / REVENUE AND FINANCE:

Mayor	3,750.00	6,000.00
Township Committee Member	7,000.00	13,500.00
Township Administrator	15,000.00	175,000.00

Personnel Officer	15,000.00	125,000.00
Township Clerk	15,000.00	125,000.00
Deputy Township Clerk	15,000.00	80,000.00
Chief Financial Officer	15,000.00	125,000.00
Assistant Municipal Treasurer	15,000.00	80,000.00
Township Tax Assessor	15,000.00	100,000.00
Tax Assessor P/T	No Min.	65.00/Hr.
Deputy Tax Assessor	15,000.00	80,000.00
Township Tax Collector	15,000.00	125,000.00
Assistant Municipal Tax Collector	15,000.00	80,000.00
Senior Account Clerk	15,000.00	80,000.00
Account Clerk	15,000.00	5,000.00
Township Engineer	15,000.00	150,000.00
Keyboarding Clerk 2	15,000.00	75,000.00
Keyboarding Clerk 1	15,000.00	70,000.00
Keyboarding Clerk 1 (MAC)	No Min.	4,450.00
Keyboarding Clerk 1 (P/T)	10.00/Hr.	30.00/Hr.
Purchasing Agent/QPA	No Min.	5,000.00
Registrar of Vital Statistics/CMR(P/T)	No Min.	5,000.00
Deputy Reg. Vital Statistics (P/T)	No Min.	3,000.00
Alt. Deputy Reg. Vital Statistics (P/T)	No Min.	3,000.00
Public Information Officer	No Min.	10,000.00
Data Information Coordinator/COOP	No Min.	3,500.00
Fund Commissioner	No Min.	3,500.00
Alt. Fund Commissioner	No Min.	1,000.00
Claims Coordinator	No Min.	2,000.00
Assistant Claims Coordinator	No Min.	1,000.00
Mun. Improvement Official (P/T)	No Min.	1,850.00
Tax Search Officer (P/T)	No Min.	1,850.00
Director of Public Asst. (P/T)	No Min.	1,000.00
Assistant Personnel Officer (P/T)	No Min.	15,000.00
Benefits Coordinator(P/T)	No Min.	10,000.00
Safety Coordinator	No Min.	3,500.00
Asst. Safety Coordinator	No Min.	1,500.00
Computer Director	No. Min	2,000.00
Municipal Housing Liaison	No Min.	3,000.00
Floodplain Manager	No. Min.	1,000.00
Passport Acceptance Agent	No Min.	1,000.00
ADA Coordinator	No Min.	3,000.00
Wellness Coordinator	No Min.	2,000.00
IT Specialist	No Min.	45.00/Hr.
Recreation Finance Coordinator	No Min.	5,000.00

B. MUNICIPAL COURT:

Municipal Judge (P/T)	15,000.00	70,000.00
Municipal Court Administrator	15,000.00	125,000.00
Deputy Mun. Court Administrator	15,000.00	80,000.00

C. CODE ENFORCEMENT / ZONING ENFORCEMENT:

Construction Official	15,000.00	125,000.00
Building Subcode Official (P/T)	No Min.	7,000.00
Electrical Subcode Official (P/T)	No Min.	38,000.00
Electrical Inspector (P/T)	No Min.	30,000.00
Zoning Officer	15,000.00	100,000.00
Zoning Officer (P/T)	No Min.	5,000.00
Assistant Zoning Officer (P/T)	No Min.	3,000.00
Supervisor Code Enforcement/Parking (Seasonal)	1,000.00	3,000.00

Code Enforcement Officer	No Min.	10,000.00
Code Enforcement Officer (P/T)	18.00/Hr.	35.00/Hr.
Housing Officer/Code Enforce. (P/T)	No Min.	35.00/Hr.
Fire Prevention Official (P/T)	No Min.	3,000.00
Plumbing Sub-Code Official (P/T)	No Min.	38,000.00
Plumbing Inspector (P/T)	No Min.	6,600.00
Fire Protection Subcode Official (P/T)	No Min.	45,000.00
Mechanical Sub-Code Official (P/T)	No Min.	25,000.00
Fire Protection Inspector (P/T)	No Min.	5,000.00
Temp. Building Subcode Official	No Min.	2,500.00
Temp. Construction Official	No Min.	2,500.00
Temp. Elect. Subcode Official/Inspector	No Min.	45.00/Hr.
Temp. Plumbing Subcode Official	No Min.	45.00/Hr.
Temp. Fire Protection Subcode Official	No Min.	35.00/Hr.
Technical Assistant to the Construction Official	No Min.	80,000.00
Technical Assistant to the Construction Official (P/T)	No Min.	35.00/Hr.
Lead Inspector	No Min.	2,500.00

D. PUBLIC SAFETY / EMERGENCY MANAGEMENT:

Mun. Emergency Management Coordinator (P/T)	No Min.	35,000.00
Coord. 911 Emergency Response, RTK	No Min.	2,000.00
Deputy Right to Know	No Min.	1,000.00
Deputy Director Emergency Management (P/T)	No Min.	4,100.00
Assistant Emergency Management (P/T)	No Min.	1,200.00
Parking Enforcement Officer (P/T)	18.00/Hr.	35.00/Hr.
Parking/Code Enforcement Officer (Seasonal)	18.00/Hr.	70.00/Hr.
Lifeguard, 1st yr. to 2 nd yr. (Seasonal)		18.50/Hr.
Lifeguard, 3rd yr. to 4th yr. (Seasonal)		19.20/Hr.
Lifeguard, 5th yr. and higher (Seasonal)		20.00/Hr.
EMT/Lifeguard (Seasonal)		22.00/Hr.
Chief Lifeguard (Seasonal)		34.00/Hr.
Captain Lifeguard (Seasonal)		32.00/Hr.
Senior Lieutenant (Seasonal)		28.00/Hr.
Lieutenant Lifeguard (Seasonal)		26.00/Hr.
Senior Lifeguard (Seasonal)		22.75/Hr.
Emergency Medical Technician 10+ year	15,000.00	66,000.00
Emergency Medical Technician 6-9 year	15,000.00	64,000.00
Emergency Medical Technician-4-5 year	15,000.00	62,000.00
Emergency Medical Technician-2-3 year	15,000.00	60,000.00
Emergency Medical Technician- 1 st year	15,000.00	58,000.00
Emergency Medical Technician-(P/T)-10+ year		28.00/Hr.
Emergency Medical Technician-(P/T)-6-9 year		26.00/Hr.
Emergency Medical Technician-(P/T)-4-5 year		24.00 Hr.
Emergency Medical Technician-(P/T)-2-3 year		23.00/Hr.
Emergency Medical Technician (P/T)-1 st year	No Min.	22.00/Hr.
Beach EMT (Seasonal)	23.50/Hr.	27.50/Hr.
School Traffic Guard (P/T)	No Min.	20.00/Hr.
Chief Emergency Medical Technician	15,000.00	125,000.00
Deputy Chief Emergency Medical Technician	15,000.00	100,000.00
Sr. Emergency Medical Technician	15,000.00	80,000.00
Supervising Emergency Medical Technician	15,000.00	85,000.00

E. PUBLIC WORKS / SPORTS AND RECREATIONAL PROGRAMS:

Superintendent of Public Works	12,500.00	130,000.00
Assistant Public Works Superintendent	12,500.00	125,000.00
General Supervisor Public Works	12,500.00	100,000.00
Supervisor Sanitation	12,500.00	100,000.00

Supervising Mechanic	12,500.00	100,000.00
Supervising Carpenter	12,500.00	100,000.00
Supervisor Equipment Operator	12,500.00	100,000.00
Supervisor Maintenance Repairer	12,500.00	100,000.00
Maintenance Supervisor, Grounds	12,500.00	100,000.00
Maintenance Worker 3, Grounds	12,500.00	100,000.00
Sr. Carpenter (0-9 yrs.)	No Min.	73,548.00
Sr. Carpenter (10 or more yrs.)	No Min.	74,608.00
Carpenter (0-9 yrs.)	No Min.	71,427.00
Carpenter (10 or more yrs.)	No Min.	72,487.00
Carpenter's Helper	No Min.	69,305.00
Senior Mechanic (0-9 yrs.)	No Min.	73,548.00
Senior Mechanic (10 or more yrs.)	No Min.	74,608.00
Mechanic (0-9 yrs.)	No Min.	71,427.00
Mechanic (10 or more yrs.)	No Min.	72,487.00
Mechanics Helper (0-9 yrs.)	No Min.	69,305.00
Mechanics Helper (10 or more yrs.)	No Min.	70,366.00
Equipment Operator (0-9yrs.)	No Min.	71,427.00
Equipment Operator (10 or more yrs.)	No Min.	74,487.00
Truck Driver, Heavy (0-9 yrs.)	No Min.	69,305.00
Truck Driver, Heavy (10 or more yrs.)	No Min.	70,366.00
Truck Driver (0-9 yrs.)	No Min.	67,182.00
Truck Driver (10 or more yrs.)	No Min.	68,244.00
Laborer 1, Probational	No Min.	40,280.00
Laborer 1, 1st year	No Min.	53,785.00
Laborer 1, 2nd year	No Min.	56,245.00
Laborer 1, 3rd year	No Min.	58,707.00
Laborer 1, 4th year	No Min.	61,169.00
Laborer 1, 5th year	No Min.	63,631.00
Laborer 1 (6-9 yrs.)	No Min.	65,511.00
Laborer 1 (10 or more yrs.)	No Min.	67,248.00
Laborer (P/T)	No Min.	17.92/Hr.
Laborer (Seasonal)	No Min.	17.92/Hr.
Sr. Sanitation Inspector	No Min.	74,608.00
Sanitation Inspector (0-9 yrs.)	No Min.	72,487.00
Sanitation Inspector (10 or more yrs.)	No Min.	73,548.00
Recycling Coordinator (P/T)	No Min.	5,700.00
Assistant Recycling Coordinator (P/T)	No Min.	2,850.00
Building Maintenance Worker (0-9 yrs.)	No Min.	52,725.00
Building Maint. Worker (10 or more yrs.)	No Min.	53,785.00
Maint. Worker 2, Grounds (0-9 yrs)	No Min.	71,427.00
Maint. Worker 2, Grounds (10 or more yrs.)	No Min.	72,487.00
Maintenance Repairer (0-9 yrs.)	No Min.	71,427.00
Maintenance Repairer (10 or more yrs.)	No Min.	72,487.00
Senior Maintenance Repairer	No Min.	73,548.00
Maint. Worker 1, Grounds (0-9 yrs.)	No Min.	69,305.00
Maint. Worker 1, Grounds (10 or more yrs.)	No Min.	70,366.00
Recreational Program Coordinator	No Min.	70,000.00
Recreation Supervisor	No Min.	70,000.00
Recreation Leader	No Min.	70,000.00
Recreation Aide	No Min.	60,000.00
Beach Sweeper (Seasonal)	No Min.	20.00/Hr.
Boat Ramp Attendant	No Min.	17.00/Hr.
Playground Safety Inspector	No Min.	1,000.00
Backflow Prevention Technician	No Min.	1,000.00
CDL Training Coordinator	No Min.	2,000.00
Air Brake Specialist	No Min.	1,000.00
Automotive Refrigerant Specialist	No Min.	1,000.00

Assistant CDL Training Coordinator	No. Min	1,000.00
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F. BOARD OF HEALTH / ZONING BOARD / PLANNING BOARD:

Secretary Planning Board		
Per Meeting		200.00
Secretary Zoning Board of Adjustment		
Per Meeting		200.00
Secretary Board of Health (P/T)	No Min.	550.00

G. TOWNSHIP COMMITTEE MEETING ATTENDANCE: The Township Assistant Personnel Officer, in lieu of receiving compensatory time for attendance at meetings during non-business hours, will receive \$200.00 per meeting.

H. MILEAGE: The standard rate per mile in accordance with I.R.S. regulations.

I. ADDITIONAL COMPENSATION-REWARD-HOLIDAY GIFT CARD:

Additional Compensation: In addition to the salary set forth in this Ordinance, the Township Committee may compensate any employee or Department for additional work not to exceed a total amount of \$5,000.00 for the year. Said additional compensation shall be by resolution of the Township Committee setting forth the amount of the additional compensation. Said additional compensation shall be based on the following: Employees or Departments that meet one or all of the following criteria, may receive additional compensation in accordance with this salary ordinance.

- a. A departmental staffing shortage which lasted 6 months or more.
- b. A savings to the Township of \$20,000 or more through the execution of official duties.
- c. A catastrophic life event which would result in a hardship for the employee.

Reward: In addition to the salary set forth in this Ordinance, the Township Committee may award any employee a Reward for Conduct Above and Beyond the Call of Duty.

Holiday Food Gift Card or Article of Clothing: In addition to the salary set forth in this Ordinance, the Township Committee may provide each employee in the Township with a Holiday Food Gift Card or certificate in the amount of \$50 in advance of the Thanksgiving Holiday. Part-time employees may only receive up to half of the consideration. In lieu of a Holiday Gift Card, the Township may provide an Article of Clothing to the employee of equal value.

J. EDUCATIONAL CERTIFICATION PAY RAISE: In addition to the salary ranges set forth in this Ordinance upon resolution of the Township Committee, the Township Committee may give an increase in salary of \$1,000.00 to any employee that has satisfied educational certification requirements for his or her position in accordance with current Township policy. The Township Committee shall by resolution fix the pay increase in this regard and certify that the employee has satisfied the educational certification requirement.

K. ADDITIONAL PAY TO CREW OF SANITATION VEHICLES: Laborers employed in the collection of trash and assigned to the rear of a trash truck shall, in addition to any other compensation payable pursuant to this Ordinance, receive an additional sum to be known as “Hazardous Duty Pay”, which shall be payable at the rate of \$.25 per hour.

L. ADDITIONAL PAY TO PART-TIME EMTs: Part-time EMTs will receive an additional sum of \$1.00/hour for hours worked on the beach in the summer season. This is compensation for working on the beach in extreme conditions in the summer season.

M. ADDITIONAL PAY TO SEASONAL LIFEGUARDS: Lifeguards will receive an additional sum which shall be payable in accordance with the following schedule:

- Lifeguards who work a total of 300 hours in the same summer season as of August 20th will receive an additional \$1.00 per hour bonus for each hour worked during the current season.
- Lifeguards who work the Saturday preceding Labor Day until the second weekend after Labor Day will receive a \$25.00 bonus for each full day worked during the current season.
- The above additional compensation only applies to those employees guarding the beaches in the course of their daily duties.

N. DEFINING AND COMPENSATION FOR STATUTORY AND EXEMPT CLASSES OF EMPLOYEES: until

Statutory Employees:

- The Municipality recognizes the requirement, by appropriate Statute, that every Municipality shall have: a Chief Financial Officer (40A:9-140.10), a Municipal Clerk (40A:9-133), A Tax Collector (40A:9-141) and a Tax Assessor (40A:9-146).
- This above class of employee shall have exempt status under the Fair Labor Standards Act (FLSA) (Section 13(a)(1)) and as defined in section 3 of the “New Jersey Employer-Employee Relations Act” P.L.1941, c.100(C.34:13A-3).
- This class of employees are required to work outside of “Fixed Hours”. This class of employees will be compensated accordingly.
- The Salaries, wages and/or compensation shall be set according to (40A:9-165).

Managerial, Executive, Confidential Employees, including members of the Governing Body and the Mayor :

- This above class of employee shall have exempt status under the Fair Labor Standards Act (FLSA) (Section 13(a)(1))
- These employees are defined in section 3 of the “New Jersey Employer-Employee Relations Act” P.L.1941,c.100 (C.34:13A-3), and The Office of Emergency Medical Services (OEMS).
- This specifically includes Public Works Superintendent, Assistant Public Works Superintendent, Township Administrator, Personnel Officer, Chief EMT, Deputy Chief EMT, and members of the Township Committee including the Mayor.
- This class of employee is not eligible for Compensatory Time or Overtime. This class of employee is required to work outside of: “Fixed Hours”. This class of employee will be compensated accordingly.
- Salaries, wages and/or compensation shall be set according to (40A:9-165).

SECTION 3: LONGEVITY: In addition to the compensation and benefits otherwise payable, certain employees shall be paid an additional sum based on longevity. Any payment based on longevity shall be in accordance with the following schedule:

<u>YEARS OF SERVICE</u>	<u>AMOUNT OF INCREASE BASED ON LONGEVITY</u>
After 5 years	2%
After 10 years	4%
After 15 years	6%
After 20 years	8%
After 25 years	10%

SECTION 3A: RESTRICTIONS ON LONGEVITY PAYMENTS: Notwithstanding the provisions of Section 3 hereof, a longevity payment or longevity bonus to any single official, officer or employee of the Township of Upper shall not exceed the sum of Three Thousand (\$3,000.00) Dollars. If, as of January 1, 1997, any such official, officer or employee of the Township of Upper was entitled to a longevity payment in excess of Three Thousand (\$3,000.00) Dollars, then such individual shall be entitled to receive the amount to which he or she would have been entitled as of January 1, 1997 and each such official, officer or employee shall thereafter, in all subsequent years, receive a longevity payment or bonus in the amount paid as of January 1, 1997. In no event shall the amount of longevity payments exceed the sum of Three Thousand (\$3,000.00) Dollars, except for those individuals who are entitled to receive in excess of Three Thousand (\$3,000.00) Dollars as of January 1, 1997 and all such individuals shall in 1997 and all succeeding years be restricted to a payment which does not exceed that which was payable on January 1, 1997.

SECTION 3B: LONGEVITY PAY ABOLISHED FOR CERTAIN EMPLOYEES: Any official, officer or employee who was employed by the Township of Upper on or after January 1, 1996 shall not be entitled to any longevity payment. Longevity pay is abolished for any and all officials, officers and employees hired on or subsequent to that date.

SECTION 4: RESOLUTION AS TO SALARIES: The salary ranges set forth in this Ordinance are the maximum salaries to be paid for the various positions during 2025 and for such period or periods as this Ordinance shall remain in effect. Such maximum salaries shall be paid for each of the positions indicated unless the Township Committee, by Resolution shall fix a lesser salary, in which event such lesser amount shall be paid.

SECTION 5: EFFECTIVE DATE OF PAYMENT: All salaries authorized by this Ordinance shall be paid commencing as follows:

- (A) As of January 1, 2025 for all officials, officers and employees of the Township who were employed or appointed as of December 31, 2024. For those officials, officers and employees appointed at the Reorganization Meeting of the Township Committee, such

persons shall be deemed appointed and employed by the Township as of January 1, 2025. This provision shall not apply to members of a Collective Bargaining Unit.

- (B) The payment of any salary increment and longevity payment for members of a Collective Bargaining Unit shall be made in accordance with the provisions of the Collective Bargaining Agreement currently in effect, any other provisions herein to the contrary notwithstanding.
- (C) Upon the effective date of appointment for all officers and employees appointed subsequent to January 1, 2025.
- (D) Any salary increases provided for in this Ordinance shall not apply to any official, officer or employee of the Township who has resigned or otherwise terminated his or her employment with the Township of Upper prior to the effective date of this Ordinance.

SECTION 6: ANNUAL SALARY INCREASES: Annual salary increases to Statutory Employees, Managerial, Executive or Confidential Employees and non-union employees will be fixed and provided as to the same salary increases given to the members of AFSCME Local 63 employees.

SECTION 7: REPEALER: All Ordinances or parts of Ordinances inconsistent herewith are hereby repealed to the extent of such inconsistency.

SECTION 8: SEVERABILITY: If any section, subsection, paragraph, sentence or other part of this Ordinance is adjudged unconstitutional or invalid, such judgment shall not affect, impair or invalidate the remainder of this Ordinance, but shall be confined in its effects to the section, subsection, paragraph, sentence or other part of this Ordinance directly involved in the controversy in which said judgment shall have been rendered and all other provisions of this Ordinance shall remain in full force and effect.

SECTION 9: EFFECTIVE DATE: This Ordinance shall take effect immediately upon passage and publication as required by law.

NOTICE IS HEREBY GIVEN THAT THE FOREGOING ORDINANCE WAS INTRODUCED FOR FIRST READING AT A MEETING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 27th DAY OF MAY, 2025, WAS AMENDED BY THE TOWNSHIP COMMITTEE AT A PUBLIC MEETING HELD ON THE 23rd DAY OF JUNE, 2025, AND WAS TAKEN UP FOR CONSIDERATION AS TO FINAL ADOPTION AT A PUBLIC HEARING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 14th DAY OF JULY, 2025 AT 5:30 P.M. AT TOWNSHIP HALL, PETERSBURG, NEW JERSEY, AT WHICH TIME SAID ORDINANCE WAS ADOPTED.

JOANNE R. HERRON, TOWNSHIP CLERK
TOWNSHIP OF UPPER

27. Public hearing and final adoption of Ordinance No. 003-2025 RE: AN ORDINANCE AUTHORIZING SALE OF LANDS, TO WIT BLOCK 802, LOT 1. **During the public hearing portion there were no speakers. Motion by Tyler Casaccio, second by Victor Nappen to adopt Ordinance No. 003-2025. During roll call vote all four Committee members present voted in the affirmative.**

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
O R D I N A N C E**

ORDINANCE NO. 003-2025

**RE: AN ORDINANCE AUTHORIZING SALE OF LANDS,
TO WIT BLOCK 802, LOT 1**

WHEREAS, the Township of Upper is the owner, in fee, of a certain parcel of vacant ground located within the Township of Upper, County of Cape May, and State of New Jersey, set forth on the municipal tax map as Block 802, Lot 1; and

WHEREAS, the Township has received an offer from Michelle and Robert Salvucci, the owners of real property contiguous with said parcel owned by the Township, to purchase said parcel; and

WHEREAS, after discussion and deliberation the Township Committee is of the opinion that the sale of said parcel will be in the best interest of the Township and will provide for the consolidation of said lot with an existing lot; and

NOW, THEREFORE, BE IT ORDAINED by the Township Committee in the Township of Upper, County of Cape May and State of New Jersey as follows:

SECTION 1: The Township of Upper is hereby authorized to sell the real property commonly known as follows:

Block 802, Lot 1

to the highest bidder from among all owners of real property contiguous thereto in accordance with N.J.S.A. 40A:12-13(b)(5). Such sale shall not be for less than the fair market value of said real property and the minimum bid for such parcel sold is hereby established as follows:

Block 802, Lot 1

Minimum Bid: \$1,600.00

SECTION 2: Prior to said sale, the Township will obtain a title report from a title company or abstract company licensed to do business in the State of New Jersey. Said report shall be available to all prospective bidders.

SECTION 3: The list of property authorized to be sold together with the minimum price thereof shall be posted at Township Hall and advertisement of the sale shall be made in a newspaper circulating in the Township within 5 days following enactment of this ordinance. Offers for the property may thereafter be made to the Township Committee for 20 days following said advertisement. The Township Committee may reconsider this ordinance not later than 30 days after enactment and thereafter advertise the property for public sale pursuant to N.J.S.A. 40A:12-13(a). The Township Clerk shall file with the Director of the Division of Local Government Services in the Department of Community Affairs sworn affidavits verifying the publication of the foregoing advertisements.

SECTION 4: Michelle and Robert Salvucci shall pay \$1,500.00 to the Township Clerk prior to the adoption of this Ordinance. \$500.00 of this payment will be used by the Township to defray Township expenses involved in Authorizing the Sale and terms thereof; Engineer's review; Attorney's review; legal advertising, certified mail notices, closing costs and other expenses. \$1,000.00 of this payment will be used to cover title search costs, which if same are less than this sum the difference will be credited back to the ultimate payor. If the parcel is not sold, \$500.00 of this amount will be retained by the Township as **LIQUIDATED DAMAGES** and will be used to pay for the review of the title report and other documents. If the highest bidder at the auction sale is not the original applicant, the highest bidder will be required to pay, in addition to the purchase price and other expenses, an additional sum of \$1,500.00, representing pre-sale amounts paid by the original applicant requesting the sale and the original applicant

(who is not the highest bidder) will then be entitled to a refund of all sums paid (\$1,500.00) except for the non-refundable application fee (\$50.00).

SECTION 5: The aforesaid parcel of real property shall be offered for sale at an auction to be conducted by the Township Clerk at a date and time to be set by the Township Clerk after the appropriate notice of sale has been sent to contiguous owners of the subject real property. Said notice shall be sent certified and regular mail to the owners of contiguous property at the address set forth on the tax assessor's records. Said notice shall be sent no greater than 30 days prior to the date of sale and no less than 14 days prior to the date of sale. At any time, the Township Clerk may adjourn said sale and renounce in accordance with the provisions of this Ordinance and N.J.S.A. 40A:12-13.

SECTION 6: The Township Committee expressly reserves the right to reject any and all bids in the exercise of its sole judgment and discretion. The Township Committee is authorized to confirm the sale by resolution and complete the transaction pursuant to this Ordinance and N.J.S.A. 40A:12-13.

SECTION 7: In the event the highest bid at such auction exceeds the minimum bid established herein and the Township Committee rejects same in the exercise of its sole judgment and discretion, then, in such event, all deposits made by the original applicant or the highest bidder, as the case may be, shall be refunded except for the \$50.00 application fee which shall be non-refundable.

SECTION 8: All payments required to be made pursuant to said sale to the Township Clerk must be made by personal check, cash or certified check, or any combination of the foregoing. All payments required to be made hereunder to a title company or abstract company conducting the closing shall be made in collected funds, that is, by cash, certified check, cashier's check or wire transfer.

SECTION 9: A sum equal to ten percent (10%) of the highest bid for said parcel or parcels shall be paid to the Township of Upper by the highest bidder or bidders at the time of the sale. The remaining balance of ninety percent (90%) of the highest bid for the parcel or parcels shall be paid to the Township of Upper, and must be received by the Township Clerk, not later than thirty (30) days after the date of the sale. In addition to the deposit of ten percent (10%), the highest bidder or bidders shall also be required to pay or tender at the time of sale the following:

IF THE BIDDER IS THE ORIGINAL APPLICANT:

- (A) (i) The sum of \$100.00 for the preparation of the Deed; and
- (ii) the sum of \$70.00 for recording the Deed.

IF THE BIDDER IS NOT THE ORIGINAL APPLICANT:

- (B) The sum of \$1,500.00, payable to the Township of Upper, representing payment to the Township for expenses of \$1,500.00 to defray Township expenses, which amounts were required of the original applicant.
- (C) (i) The sum of \$100.00 for the preparation of the Deed.
- (ii) The sum of \$70.00 for recording the Deed.

AT THE TIME OF CLOSING the successful bidder shall be required to pay the following sums:

- (D) Any additional sum required for title search or title insurance.
- (E) The cost of any survey ordered by the successful bidder. Successful bidder shall place such order directly with the surveyor or with the title company conducting closing, but the survey must be prepared in time to permit the closing to take place as scheduled.
- (F) Title company settlement fees covering services to both the Seller and the Buyer.
- (G) Any additional fees or costs chargeable by the title company or otherwise necessary to complete the transaction on behalf of the purchaser.

SECTION 10: The closing of title shall take place as designated by the Township as follows:

- (A) Township Hall, Petersburg, New Jersey; or
- (B) Office of the Township Solicitor; or
- (C) At the office of a title insurance company or title abstract company located within Cape May County.

SECTION 11: If the bidder fails to close or fails to comply with the provisions hereof, such bidder shall be in default and all amounts paid to the Township by or on behalf of the bidder shall be retained by the Township as **LIQUIDATED DAMAGES AND NOT AS A PENALTY.**

SECTION 12: The Deed from the Township of Upper shall be what is commonly known as a Quitclaim Deed.

SECTION 13: The title to be delivered by the Township shall be free and clear of all taxes up to and including the date when the Deed is delivered and closing takes place. Purchaser shall be responsible for all taxes thereafter. Unless otherwise specified herein, the purchaser shall be liable for payment of all assessments, of any nature, against said land.

SECTION 14: The title to be delivered by the Township shall be under and subject to all easements and rights of way, recorded and unrecorded, whether for utilities or for others, and shall also be subject to all conditions, reservations and restrictions of record, if any. If the title report discloses an unmarketable condition of title, except as specified herein, the remedy of the bidder shall be limited to the return of payments made to the Township of Upper on account of the purchase price and closing costs only. Any and all other amounts paid to the Township shall be non-refundable. This sale is under and subject to any riparian claim which may affect said property. If any such claim exists, it shall be the sole responsibility of the purchaser to meet and satisfy all requirements of the State of New Jersey with respect to said riparian claim and the payment of any compensation to the State of New Jersey on account thereof. Nothing herein shall be construed as obligating the Township of Upper to construct or maintain access roads to any portion

of the property being sold. Such property may not qualify for a building permit due to lack of water supply, lack of sewer or septic facilities, lack of access, inadequate lot size, or other reasons, including those reasons set forth below. The purchaser is required to comply with all applicable zoning, building and health ordinances and codes and regulations. The property being sold may be situated in a Flood Hazard Zone. The Township of Upper makes no warranties or representations, expressed or implied, as to the property being offered for sale, the condition or marketability of the title or any other matter. The Township of Upper makes no warranties or representations, expressed or implied, as to whether or not the property being offered for sale contains wetlands anywhere on the property. The Township makes no warranties or representations as to any matter of an environmental nature, or otherwise, which may prevent or limit building or construction.

SECTION 15: All references to Lots and Blocks described herein are to the Lots and Blocks as shown on the Current Official Tax Map of the Township of Upper.

SECTION 16: The successful bidder shall be required, at the time of the sale, to execute a document acknowledging that the sale is governed by the provisions of this Ordinance as well as N.J.S.A. 40A:12-13.

SECTION 17: The provisions of this Ordinance pertaining to this sale shall survive the closing of title and shall not merge into the Deed.

SECTION 18: It is a requirement of this sale that the purchaser of the subject property be a contiguous property owner. Said purchaser shall be required to take immediate action to cause a consolidation of the property being purchased with all of the bidder's existing adjacent property so as to constitute a single parcel of ground which shall not be further subdivided into more than one lot. This restriction shall be included in the deed of conveyance and shall run with the land. The successful bidder shall complete the consolidation as a condition of the sale. The provisions of this Section shall survive closing and shall not merge into the Deed.

SECTION 19: This Ordinance shall take effect immediately upon final adoption and publication as required by law.

NOTICE IS HEREBY GIVEN THAT THE FOREGOING ORDINANCE WAS INTRODUCED FOR FIRST READING AT A MEETING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 9TH DAY OF JUNE, 2025 AT THE TOWNSHIP HALL, AND WAS TAKEN UP FOR CONSIDERATION AS TO FINAL ADOPTION AT A PUBLIC HEARING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 14TH DAY OF JULY, 2025 AT 5:30 P.M. AT THE TOWNSHIP HALL, PETERSBURG, NEW JERSEY, AT WHICH TIME SAID ORDINANCE WAS ADOPTED.

JOANNE R. HERRON, TOWNSHIP CLERK
TOWNSHIP OF UPPER

28. Public hearing and final adoption of Ordinance No. 004-2025 RE: AN ORDINANCE AUTHORIZING SALE OF LANDS, TO WIT BLOCK 10, LOT 175. **During the public hearing portion there were no speakers. Motion by Victor Nappen, second by Zachary Palombo to adopt Ordinance No. 004-2025. During roll call vote all four Committee members present voted in the affirmative.**

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
ORDINANCE**

ORDINANCE NO. 004-2025

**RE: AN ORDINANCE AUTHORIZING SALE OF LANDS,
TO WIT BLOCK 10, LOT 175**

WHEREAS, the Township of Upper is the owner, in fee, of a certain parcel of vacant ground located within the Township of Upper, County of Cape May, and State of New Jersey, set forth on the municipal tax map as Block 10, Lot 175; and

WHEREAS, the Township has received an offer from Edward Bixby, on behalf of Steelmantown Church, a NJ nonprofit corp., the owner of real property contiguous with said parcel owned by the Township, to purchase said parcel; and

WHEREAS, after discussion and deliberation the Township Committee is of the opinion that the sale of said parcel will be in the best interest of the Township and will provide for the consolidation of said lot with an existing lot; and

NOW, THEREFORE, BE IT ORDAINED by the Township Committee in the Township of Upper, County of Cape May and State of New Jersey as follows:

SECTION 1: The Township of Upper is hereby authorized to sell the real property commonly known as follows:

Block 10, Lot 175

to the highest bidder from among all owners of real property contiguous thereto in accordance with N.J.S.A. 40A:12-13(b)(5). Such sale shall not be for less than the fair market value of said real property and the minimum bid for such parcel sold is hereby established as follows:

Block 10, Lot 175

Minimum Bid: \$2,700.00

SECTION 2: Prior to said sale, the Township will obtain a title report from a title company or abstract company licensed to do business in the State of New Jersey. Said report shall be available to all prospective bidders.

SECTION 3: The list of property authorized to be sold together with the minimum price thereof shall be posted at Township Hall and advertisement of the sale shall be made in a newspaper circulating in the Township within 5 days following enactment of this ordinance. Offers for the property may thereafter be made to the Township Committee for 20 days following said advertisement. The Township Committee may reconsider this ordinance not later than 30 days after enactment and thereafter advertise the property for public sale pursuant to N.J.S.A. 40A:12-13(a). The Township Clerk shall file with the Director of the Division of Local Government Services in the Department of Community Affairs sworn affidavits verifying the publication of the foregoing advertisements.

SECTION 4: Edward Bixby, on behalf of Steelmantown Church, a NJ nonprofit corp., shall pay \$1,500.00 to the Township Clerk prior to the adoption of this Ordinance. \$500.00 of this payment will be used by the Township to defray Township expenses involved in Authorizing the Sale and terms thereof; Engineer's review; Attorney's review; legal advertising, certified mail notices, closing costs and other expenses. \$1,000.00 of this payment will be used to cover title search costs, which if same are less than this sum the difference will be credited back to the ultimate payor. If the parcel is not sold, \$500.00 of this amount will be retained by the Township as **LIQUIDATED DAMAGES** and will be used to pay for the review of the title report and other documents. If the highest bidder at the auction sale is not the original applicant, the highest bidder will be required to pay, in addition to the purchase price and other expenses, an additional sum of \$1,500.00, representing pre-sale amounts paid by the original applicant requesting the sale and the original applicant (who is not the highest bidder) will then be entitled to a refund of all sums paid (\$1,500.00) except for the non-refundable application fee (\$50.00).

SECTION 5: The aforesaid parcel of real property shall be offered for sale at an auction to be conducted by the Township Clerk at a date and time to be set by the Township Clerk after the appropriate notice of sale has been sent to contiguous owners of the subject real property. Said notice shall be sent certified and regular mail to the owners of contiguous property at the address set forth on the tax assessor's records. Said notice shall be sent no greater than 30 days prior to the date of sale and no less

than 14 days prior to the date of sale. At any time, the Township Clerk may adjourn said sale and renote in accordance with the provisions of this Ordinance and N.J.S.A. 40A:12-13.

SECTION 6: The Township Committee expressly reserves the right to reject any and all bids in the exercise of its sole judgment and discretion. The Township Committee is authorized to confirm the sale by resolution and complete the transaction pursuant to this Ordinance and N.J.S.A. 40A:12-13.

SECTION 7: In the event the highest bid at such auction exceeds the minimum bid established herein and the Township Committee rejects same in the exercise of its sole judgment and discretion, then, in such event, all deposits made by the original applicant or the highest bidder, as the case may be, shall be refunded except for the \$50.00 application fee which shall be non-refundable.

SECTION 8: All payments required to be made pursuant to said sale to the Township Clerk must be made by personal check, cash or certified check, or any combination of the foregoing. All payments required to be made hereunder to a title company or abstract company conducting the closing shall be made in collected funds, that is, by cash, certified check, cashier's check or wire transfer.

SECTION 9: A sum equal to ten percent (10%) of the highest bid for said parcel or parcels shall be paid to the Township of Upper by the highest bidder or bidders at the time of the sale. The remaining balance of ninety percent (90%) of the highest bid for the parcel or parcels shall be paid to the Township of Upper, and must be received by the Township Clerk, not later than thirty (30) days after the date of the sale. In addition to the deposit of ten percent (10%), the highest bidder or bidders shall also be required to pay or tender at the time of sale the following:

IF THE BIDDER IS THE ORIGINAL APPLICANT:

- (A) (i) The sum of \$100.00 for the preparation of the Deed; and
- (ii) the sum of \$70.00 for recording the Deed.

IF THE BIDDER IS NOT THE ORIGINAL APPLICANT:

- (B) The sum of \$1,500.00, payable to the Township of Upper, representing payment to the Township for expenses of \$1,500.00 to defray Township expenses, which amounts were required of the original applicant.
- (C) (i) The sum of \$100.00 for the preparation of the Deed.
- (ii) The sum of \$70.00 for recording the Deed.

AT THE TIME OF CLOSING the successful bidder shall be required to pay the following sums:

- (D) Any additional sum required for title search or title insurance.
- (E) The cost of any survey ordered by the successful bidder. Successful bidder shall place such order directly with the surveyor or with the title company conducting closing, but the survey must be prepared in time to permit the closing to take place as scheduled.
- (F) Title company settlement fees covering services to both the Seller and the Buyer.
- (G) Any additional fees or costs chargeable by the title company or otherwise necessary to complete the transaction on behalf of the purchaser.

SECTION 10: The closing of title shall take place as designated by the Township as follows:

- (A) Township Hall, Petersburg, New Jersey; or
- (B) Office of the Township Solicitor; or
- (C) At the office of a title insurance company or title abstract company located within Cape May County.

SECTION 11: If the bidder fails to close or fails to comply with the provisions hereof, such bidder shall be in default and all amounts paid to the Township by or on behalf of the bidder shall be retained by the Township as **LIQUIDATED DAMAGES AND NOT AS A PENALTY.**

SECTION 12: The Deed from the Township of Upper shall be what is commonly known as a Quitclaim Deed.

SECTION 13: The title to be delivered by the Township shall be free and clear of all taxes up to and including the date when the Deed is delivered and closing takes place. Purchaser shall be responsible for all taxes thereafter. Unless otherwise specified herein, the purchaser shall be liable for payment of all assessments, of any nature, against said land.

SECTION 14: The title to be delivered by the Township shall be under and subject to all easements and rights of way, recorded and unrecorded, whether for utilities or for others, and shall also be subject to all conditions, reservations and restrictions of record, if any. If the title report discloses an

unmarketable condition of title, except as specified herein, the remedy of the bidder shall be limited to the return of payments made to the Township of Upper on account of the purchase price and closing costs only. Any and all other amounts paid to the Township shall be non-refundable. This sale is under and subject to any riparian claim which may affect said property. If any such claim exists, it shall be the sole responsibility of the purchaser to meet and satisfy all requirements of the State of New Jersey with respect to said riparian claim and the payment of any compensation to the State of New Jersey on account thereof. Nothing herein shall be construed as obligating the Township of Upper to construct or maintain access roads to any portion of the property being sold. Such property may not qualify for a building permit due to lack of water supply, lack of sewer or septic facilities, lack of access, inadequate lot size, or other reasons, including those reasons set forth below. The purchaser is required to comply with all applicable zoning, building and health ordinances and codes and regulations. The property being sold may be situated in a Flood Hazard Zone. The Township of Upper makes no warranties or representations, expressed or implied, as to the property being offered for sale, the condition or marketability of the title or any other matter. The Township of Upper makes no warranties or representations, expressed or implied, as to whether or not the property being offered for sale contains wetlands anywhere on the property. The Township makes no warranties or representations as to any matter of an environmental nature, or otherwise, which may prevent or limit building or construction.

SECTION 15: All references to Lots and Blocks described herein are to the Lots and Blocks as shown on the Current Official Tax Map of the Township of Upper.

SECTION 16: The successful bidder shall be required, at the time of the sale, to execute a document acknowledging that the sale is governed by the provisions of this Ordinance as well as N.J.S.A. 40A:12-13.

SECTION 17: The provisions of this Ordinance pertaining to this sale shall survive the closing of title and shall not merge into the Deed.

SECTION 18: It is a requirement of this sale that the purchaser of the subject property be a contiguous property owner. Said purchaser shall be required to take immediate action to cause a consolidation of the property being purchased with all of the bidder's existing adjacent property so as to constitute a single parcel of ground which shall not be further subdivided into more than one lot. This

restriction shall be included in the deed of conveyance and shall run with the land. The successful bidder shall complete the consolidation as a condition of the sale. The provisions of this Section shall survive closing and shall not merge into the Deed.

SECTION 19: This Ordinance shall take effect immediately upon final adoption and publication as required by law.

NOTICE IS HEREBY GIVEN THAT THE FOREGOING ORDINANCE WAS INTRODUCED FOR FIRST READING AT A MEETING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 9TH DAY OF JUNE, 2025 AT THE TOWNSHIP HALL, AND WAS TAKEN UP FOR CONSIDERATION AS TO FINAL ADOPTION AT A PUBLIC HEARING OF THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF UPPER HELD ON THE 14TH DAY OF JULY, 2025 AT 5:30 P.M. AT THE TOWNSHIP HALL, PETERSBURG, NEW JERSEY, AT WHICH TIME SAID ORDINANCE WAS ADOPTED.

JOANNE R. HERRON, TOWNSHIP CLERK
TOWNSHIP OF UPPER

CORRESPONDENCE

NEW BUSINESS

29. Resilience Action Plan. **The Township Administrator reported that in 2023 Colliers Engineering prepared an assessment report of items that will improve the Township's climate resiliency. The report identified specific actions to mitigate or eliminate the potential damages of environmental threats. DiBlasio has submitted a prioritized listing of the implementable actions, placing a high degree of weight on items that could result in physical projects that are potentially eligible for grant funding in the future. All work must be completed by March 31, 2026.**
30. Ocean City Canteen request to become a registered and licensed vendor for the sale of ice cream on Township beaches. **Motion by Tyler Casaccio, second by Victor Nappen, to approve the request with the condition that the license will expire on November 1, 2025. During roll call vote all four Committee members present voted in the affirmative.**
31. Southwind Ice Cream LLC request to become a registered and licensed vendor for the sale of ice cream on Township beaches. **Motion by Tyler Casaccio, second by Victor Nappen, to approve the request with the condition that the license will expire on November 1, 2025. During roll call vote all four Committee members present voted in the affirmative.**

UNFINISHED BUSINESS

PAYMENT OF BILLS

32. "I hereby move that all claims submitted for payment at this meeting be approved and then incorporated in full in the minutes of this meeting." **Motion by Victor Nappen, second by Tyler Casaccio. During roll call vote three Committee members voted in the affirmative. Committeeman Casaccio recused himself from voting on PO #25-00615 and voted in the affirmative on the remaining items.**

Bills approved for payment: **\$504,391.34**
Payroll 6-26-2025: **\$255,909.18**
Payroll 7-10-2025: **\$298,610.51**

PUBLIC COMMENT – LIMITED TO FIVE (5) MINUTES PER PERSON

Barbara Leary, Seaville, inquired as to any development updates for the BL England and Verizon properties. It was stated that there are ongoing development discussions for both properties.

Colleen Jones, Strathmere Improvement Association, thanked the Mayor and Administrator for attending the SIA’s general meeting, and thanked the Committee for adopting a resolution for a speed limit study of Commonwealth Avenue. She then voiced opposition to approving more beach vendors in Strathmere.

Nathalie Neiss, Petersburg, inquired about a meeting held at Town Hall today. It was stated that the meeting was a subcommittee meeting for redevelopment. She then inquired about a climate control storage shed. It was stated that the Township does not have a climate controlled storage shed.

CLOSED SESSION

33. Resolution to conduct a closed meeting pursuant to N.J.S.A. 10:4-12, from which the public shall be excluded.

**RESOLUTION NO. 224-2025
MOTION GOING INTO CLOSED SESSION
JULY 14, 2025**

I hereby move that a resolution be incorporated into the minutes authorizing the Township Committee to enter into an executive session for the following matters pursuant to the Open Public Meetings Act:

MATTERS:

1. Personnel
2. Litigation – DeMarzo v. Upper Township, et al.
3. Contract negotiation – EMS Billing services
4. Contract negotiation – EMS Services
5. Contract negotiation – Municipal Court Services
6. Contract negotiation – Block 382, Lots 11.01 and 11.02

I also include in my motion the estimated time and the circumstances under which the discussion conducted in closed session can be disclosed to the public as follows:

- A. It is anticipated that the matters discussed in closed session may be disclosed to the public upon the determination of the Township Committee that the public interest will no longer be served by such confidentiality.
- B. With respect to employment and personnel matters such discussions will be made public if and when formal action is taken or when the individuals involved consent that it can be made public.
- C. With respect to litigation matters such discussions will be made public when litigation is complete and the applicable appeal period has expired.
- D. With respect to contract negotiations such matters will be made public when negotiations have ceased and there is no longer a reason for confidentiality.

Moved by: Zachary Palombo

Motion seconded by: Victor Nappen

Roll Call Vote with all four Committee members present voting in the affirmative.

RECONVENE PUBLIC PORTION OF MEETING

Motion by Tyler Casaccio, second by Zachary Palombo, to reconvene the public portion of the meeting. During roll call vote all four Committee members present voted in the affirmative.

RESOLUTION TO BE ADOPTED AFTER CLOSED SESSION

34. Authorizing a settlement agreement and mutual release with 315 Washington Avenue, LCC.

**TOWNSHIP OF UPPER
CAPE MAY COUNTY
RESOLUTION**

RESOLUTION NO. 225-2025

**RE: AUTHORIZING A SETTLEMENT AGREEMENT AND MUTUAL RELEASE WITH 315
WASHINGTON AVENUE, LLC**

WHEREAS, the Township of Upper and 315 Washington Avenue, LLC are parties to pending litigation related to the Township’s Reconstruction of Prescott Avenue paving project which included the widening of the Prescott Avenue and the installation of curbs and a sidewalk on the Southside of Prescott Avenue; and

WHEREAS, through negotiations, the Township of Upper and 315 Washington Avenue, LLC have been able to reach terms of an amicable resolution which would result in a dismissal of the pending litigation, without prejudice; and

WHEREAS, the Township Committee has determined that it is just and proper to authorize the settlement agreement for this matter; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Upper, in the County of Cape May and State of New Jersey, as follows:

1. The allegations of the preamble are incorporated herein by this reference.
2. The Mayor and Township Clerk are hereby authorized to sign the attached Settlement Agreement and Mutual Release on behalf of the Township of Upper.
3. All Township officers and representatives are hereby authorized to take such action as necessary to carry out the intent and purpose of this resolution.

Resolution No. 225-2025
Offered by: Casaccio Seconded by: Z. Palombo
Adopted: July 14, 2025
Roll Call Vote:

NAME	YES	NO	ABSTAIN	ABSENT
Casaccio	X			
Nappen	X			
S. Palombo				X
Z. Palombo	X			
Corson	X			

ADJOURNMENT

There being no further business this evening the meeting was adjourned at 6:46 P.M., with a motion by Tyler Casaccio, second by Zachary Palombo, and all four Committee members present voting in the affirmative. The next regular Committee meeting is scheduled for July 28, 2025 at 5:30 P.M.

Minutes prepared by,

Joanne R. Herron, RMC
Township Clerk

Bills

85813 07/14/25 A0018 ACTION SUPPLY INC. 2,049.05 3430
85814 07/14/25 A0091 ATLANTIC CITY ELECTRIC 39,635.86 3430
85815 07/14/25 A0117 AT&T 619.70 3430
85816 07/14/25 A0191 ACTION UNIFORM CO. LLC 1,770.00 3430
85817 07/14/25 A0193 ATLANTIC INVESTIGATIONS, LLC 683.50 3430
85818 07/14/25 A0212 ANCERO, LLC 21,286.03 3430
85819 07/14/25 A0231 ALL UNIQUE GIFTS, INC. 3,484.00 3430
85820 07/14/25 A0235 AMAZON CAPITAL SERVICES, INC. 426.44 3430
85821 07/14/25 A0248 AIRESRING, INC. 1,227.60 3430
85822 07/14/25 A0251 ACT ENGINEERS, INC. 1,057.00 3430
85823 07/14/25 A0260 AMENHAUSER, JOHN P. 7,500.00 3430
85824 07/14/25 A0261 ATLANTICARE FOUNDATION 750.00 3430
85825 07/14/25 B0032 BLANEY DONOHUE & WEINBERG, PC 455.00 3430
85826 07/14/25 B0076 BOND,LAURENCE E. 942.00 3430
85827 07/14/25 B0220 BERGEY'S TRUCK CENTERS 1,192.98 3430
85828 07/14/25 B0287 BIGLEAF NETWORKS, INC. 697.00 3430
85829 07/14/25 B0288 KINGBARNES LLC 3,475.00 3430
85830 07/14/25 B0304 BLUE MOUNTAIN DISTRIBUTORS 859.50 3430
85831 07/14/25 C0009 CAPE MAY COUNTY TCTA 45.00 3430
85832 07/14/25 C0019 CITY OF OCEAN CITY 3,161.90 3430
85833 07/14/25 C0031 CAPE ASSIST 6,800.00 3430
85834 07/14/25 C0048 CAPE MAY COUNTY MUA 50,568.89 3430
85835 07/14/25 C0068 COMCAST 2,434.65 3430
85836 07/14/25 C0077 CHERRY VALLEY TRACTOR SALES 299.33 3430
85837 07/14/25 C0091 CHISHOLM, JOHN R. 120.00 3430
85838 07/14/25 C0223 CASA PAYROLL SERVICE 1,054.40 3430
85839 07/14/25 C0247 CMRS-FP 2,000.00 3430
85840 07/14/25 C0275 COACHING SYSTEMS LLC 536.71 3430
85841 07/14/25 C0307 CNS ACQUISITION CORPORATION 2,000.00 3430
85842 07/14/25 C0329 COASTAL EMERGENCY MEDICAL 2,500.00 3430
85843 07/14/25 C0346 CME ASSOCIATES 34,181.33 3430
85844 07/14/25 C0352 COLUMN SOFTWARE, PBC 253.64 3430
85845 07/14/25 C0362 CLINICAL DESIGN LLC 625.00 3430
85846 07/14/25 D0171 UNITED STATES TREASURY 170.03 3430
85847 07/14/25 D0186 DOCUTREND IMAGING SOLUTIONS 94.07 3430
85848 07/14/25 D0237 KERRY SCALFARO 125.00 3430
85849 07/14/25 D0252 DEBLASIO & ASSOCIATES PC 4,916.25 3430
85850 07/14/25 E0012 EHRlich PEST CONTROL INC 138.58 3430
85851 07/14/25 F0069 FRED'S AUTO 300.00 3430
85852 07/14/25 F0243 FOLEY INCORPORATED 15,072.08 3430
85853 07/14/25 G0028 GENTILINI FORD, INC. 913.45 3430

85854 07/14/25 G0092 GRUND, BARBARA J. 29.32 3430
85855 07/14/25 G0120 PATRICK F. MARTIN 2,291.67 3430
85856 07/14/25 G0147 GREATAMERICA FINANCIAL SVCS. 165.00 3430
85857 07/14/25 G0211 GRACETOWN LUMBER CO., LLC 136.00 3430
85858 07/14/25 I0016 INSTITUTE FOR PROF DEVELOPMENT 50.00 3430
85859 07/14/25 I0046 IDville 879.00 3430
85860 07/14/25 J0028 JESCO, INC. 294.88 3430
85861 07/14/25 J0036 JOHNSON, MICHELLE 24.50 3430
85862 07/14/25 J0079 JAMES WYERS LANDSCAPING, LLC 250.00 3430
85863 07/14/25 L0075 LEXISNEXIS 422.00 3430
85864 07/14/25 L0102 LEGALIZED GAMES OF CHANCE 1,000.00 3430
85865 07/14/25 L0146 LAWSON PRODUCTS, INC. 277.86 3430
85866 07/14/25 M0019 MAXIMUM MARINE,LLC 602.37 3430
85867 07/14/25 M0188 MCCARTHY TIRE SERVICE OF PHILA 1,581.18 3430
85868 07/14/25 M0235 MODERN GROUP, LTD 2,254.09 3430
85869 07/14/25 M0277 EQUITABLE FINANCIAL LIFE INS. 186.11 3430
85870 07/14/25 N0004 NJ-AMERICAN WATER CO. 191.64 3430
85871 07/14/25 N0052 NATL ALLIANCE FOR YOUTH SPORTS 25.50 3430
85872 07/14/25 N0143 NATIONAL TIME SYSTEMS 592.45 3430
85873 07/14/25 N0144 NJ E-ZPASS SERVICE CENTER 350.00 3430
85874 07/14/25 N0154 NEW HORIZON COMMUNICATIONS 1,127.72 3430
85875 07/14/25 N0175 NJ MUNICIPAL MGMT ASSOCIATION 300.00 3430
85876 07/14/25 O0006 SJSHORE MARKETING,LLC 205.00 3430
85877 07/14/25 O0012 OCEAN CITY BD. OF EDUCATION 134.54 3430
85878 07/14/25 P0032 PEDRONI FUEL CO. 2,766.15 3430
85879 07/14/25 P0098 PUBLIC EMPLOYEE RETIRMENT FUND 32,501.75 3430
85880 07/14/25 P0140 PIONEER MANUFACTURING CO, INC 600.09 3430
85881 07/14/25 P0165 PETROSH'S BIG TOP, LLC 1,445.00 3430
85882 07/14/25 P0201 PUBLIC SAFETY TRAINING OF SJ 775.00 3430
85883 07/14/25 P0215 PROGRESSIVE FENCE & LANDSCAPE 25,800.00 3430
85884 07/14/25 R0030 RIGGINS, INC. 0.00 07/14/25 VOID 0
85885 07/14/25 R0030 RIGGINS, INC. 7,349.68 3430
85886 07/14/25 R0100 ROBERTS OXYGEN COMPANY, INC. 255.50 3430
85887 07/14/25 S0001 SAM'S CLUB 345.72 3430
85888 07/14/25 S0018 SUBURBAN PROPANE, LP 144.53 3430
85889 07/14/25 S0057 SERVICE TIRE TRUCK CENTERS 2,865.87 3430
85890 07/14/25 S0113 LAW OFFICES OF THOMAS G SMITH 2,975.00 3430
85891 07/14/25 S0185 STOCKTON UNIVERSITY 8,958.93 3430
85892 07/14/25 S0239 SHORE ANIMAL CONTROL SERV LLC 2,300.00 3430
85893 07/14/25 S0253 SAMPLE MEDIA, INC. 1,277.00 3430
85894 07/14/25 S0254 SHOPRITE 156.38 3430
85895 07/14/25 S0347 SUN BUM LLC 516.36 3430
85896 07/14/25 S0363 STARR SEPTIC, LLC. 4,293.50 3430
85897 07/14/25 T0028 TRACTOR SUPPLY COMPANY CREDIT 292.96 3430
85898 07/14/25 T0159 TRIAD ADVISORY SERVICES, INC. 1,306.25 3430
85899 07/14/25 T0192 MARSH & McLENNAN AGENCY/TRION 199.50 3430
85900 07/14/25 T0213 TREASURER, STATE OF NEW JERSEY 156,047.60 3430
85901 07/14/25 T0220 TRINITY CODE INSPECTIONS, LLC 500.00 3430
85902 07/14/25 T0227 The Gathering Church 300.00 3430
85903 07/14/25 U0067 UT HEALTH REIMB. ACCOUNT 10,985.95 3430
85904 07/14/25 U0076 U.S.BANK NATIONAL ASSOCIATION 47.98 3430
85905 07/14/25 V0001 VCI EMERGENCY VEHICLE 1,881.68 3430
85906 07/14/25 V0013 VERIZON WIRELESS 1,095.87 3430
85907 07/14/25 V0025 V.E. RALPH & SON,INC. 1,210.02 3430
85908 07/14/25 V0052 VIKING TERMITE & PEST CONTROL 13.60 3430
85909 07/14/25 V0053 VERIZON CONNECT FLEET USA LLC 545.60 3430
85910 07/14/25 W0123 WIRELESS ELECTRONICS, INC. 1,532.14 3430
85911 07/14/25 W0135 THE LAW OFFICE OF BRANDON D 1,048.46 3430
85912 07/14/25 X0008 XEROX FINANCIAL SERVICES 264.16 3430
85913 07/14/25 Y0007 YEP COMPANY 701.00 3430
85914 07/14/25 Z0014 MIKE ZYNDORF, LLC 990.00 3430
85915 07/14/25 Z0017 ZOLL DATA SYSTEMS, INC. 310.31 3430
Total: \$504,391.34