

**REGULAR COMMISSION MINUTES OF THE WILDWOOD  
COMMISSIONERS IN THE COUNTY OF CAPE MAY, NEW JERSEY**

Wednesday, April 22, 2026  
Commissioner's Meeting Room  
Time: 5:00 p.m.

**MEETING CALLED**

Meeting called to order by the Mayor.

**PLEDGE OF ALLEGIANCE**

Commissioner Mikulski leads in the Pledge of Allegiance to the Flag.

**ROLL CALL**

City Clerk called the roll and the following Commissioners answered to their names:

McConnell – here, Mikulski – here, Troiano - here

**OTHERS ATTENDING**

Steven Morris, Solicitor  
Jessica Stilley, DeBlasio & Associates  
Ed Grant, Administrator  
Susan Plaza, CFO  
Rachel Fleck, Deputy Chief Finance Officer  
Harvey Coccozza, Ford Scott & Associates, Auditor  
Lisa A. Brown, City Clerk  
Sallyann Burke, Aide to City Clerk

**OPEN PUBLIC MEETING ANNOUNCEMENT**

As per N.J.S.A. 10:4-12, the City Clerk read the Open Public Meetings Act Announcement.

**PRESENTATIONS:**

**APPROVAL OF MINUTES:**

April 8, 2026 Regular Meeting

MOTION: McConnell                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

**ORDINANCES:**

1349-26            Ordinance Amending Schedule X of Chapter 6A-10 of the General Ordinances of the  
City of Wildwood governing Time Limit Parking Zones  
**(SECOND READING/PUBLIC HEARING/ADOPTION)**

MOTION TO OPEN PUBLIC HEARING  
MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

There being no comment, Public Hearing was closed.

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

MOTION TO ADOPT  
MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes  
The Mayor announced Ordinance No. 1349-26 has passed Second Reading

1350-26            Ordinance of the City of Wildwood, County of Cape May, State of New Jersey, Amending  
the General Ordinances of the City of Wildwood to establish Boardwalk Operating Hours  
**(SECOND READING/PUBLIC HEARING/ADOPTION)**

Mayor Troiano requested Chief Murphy to say a few words relative to the ordinance. Chief Murphy commended the Board of Commissioners for taking efforts to maintain safety in the City of Wildwood. He provided enforcement statistics resulting from previous ordinances adopted to maintain safety such as 290 enforcements for backpack violations and 1000 enforcements for curfew violations. In addition to taking proactive steps by adopting these ordinances, the City has also increased staffing by utilizing shared services

with the state police and sheriff department which has had a great impact on safety. After careful consideration the police department has asked for a closing time on the boardwalk. Chief Murphy said the mere presence of uniformed officers no longer has any bearing on youth today. He then cited numerous issues that have occurred in other resort towns and feels these closures will assist in deterring incidents similar to this as well as reduce early morning offenses. Our officers consistently strive to maintain a safe boardwalk environment which turns into the 3<sup>rd</sup> largest city in the state.

#### MOTION TO OPEN PUBLIC HEARING

MOTION: Troiano                      SECOND: Mikulski

ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

David Zarfati, 3704 Boardwalk, et. al.- Mr. Zarfati said many business owners have concerns and questions. He asked if there would be an announcement over the loudspeakers on the boardwalk stating that the boardwalk is closing. Commissioner Mikulski said currently the City will not be doing that but there will be signage posted on the boardwalk. Mr. Zarfati said a lot of businesses stay open past 1:00 am and that his businesses close between 12-12:30 am. The hours of 7pm-9pm are considered the rush hour for businesses. It used to be from 11pm-12am but it has slowed down. The business owners want to get it back to staying open that late but are afraid that this will hinder that. Commissioner McConnell said the City wants that too however, with the state the world is in this is necessary right now. Mr. Zarfati says he loves seeing the police on the boardwalk and wants as many up there as we can afford. Commissioner Mikulski said no one is applying for the jobs. Police Officers can't police the way they used to and most who apply are not successful in the academy. He said the City has taken many means to entice police officers including increasing salaries for officers however, no one really wishes to be a police officer these days. Mr. Zarfati said the rowdy time is Memorial Day weekend and last 4<sup>th</sup> of July was pretty bad but before that it wasn't bad. He asked if there were expectations for a repeat of last years 4<sup>th</sup> of July weekend to which Commissioner Mikulski said we can't predict but hope not. Mayor Troiano said he walked the boardwalk last Memorial Day weekend with the Chief when he received a call from Seaside Heights who reported having rioting, stabbings and shootings. We had 50 officers which included State Police, Sheriffs and horses. He said he received complaints about the horses but they make a world of difference. Mayor Troiano said the City wants to hire more cops but they're not coming. Mr. Zarfati asked what happens if the climate of the boardwalk changes and gets better. Commissioner McConnell said it's all cyclical, as things change, we change. Mayor Troiano said safety is paramount. Mr. Zarfati said he is afraid if people are forced off the boardwalk and most feel safest on the boardwalk late at night, not while walking on Atlantic Avenue. Mr. Zarfati is not opposed to closing the boardwalk early on the bad nights but not all the time. Mayor Troiano said the temperament of the boardwalk is going to dictate what happens. The officers are not going after those who want to exercise late at night. This is an additional tool for the Police Department to use so we don't have to call for a State of Emergency. Commissioner Mikulski provided some instances the police department has been dealing with over the last couple of years such as numerous findings of Pop-Up parties that are discovered by the Police Department where police officers have personally hand delivered numerous cease and desist letters. A guy was shot 16 times on Cedar Avenue, an off-duty police officer was beat up while jogging on the boardwalk. Commissioner McConnell said we're just trying to be proactive. Safety has to be number one and as society changes, we will too. Commissioner Mikulski said this ordinance will be in effect every night. If you have customers, we're not going to close your doors. Mayor Troiano added it's important we encourage the right people to come to our community.

Chris Pohle, 3409 Boardwalk, Lime Ricky- Mr. Pohle is concerned about instituting a 1:00am closure and feels it will hurt business owners. He also feels the boardwalk is safer than the streets and he proposed a 1:30am closure. Commissioner Mikulski said we are not chasing people off the boardwalk. Mayor Troiano said this is a tool incase it's needed to attempt to eliminate events like what was seen on the Boardwalk last summer such as kids stampeding down the boardwalk or setting off a mortar in the middle of boardwalk while large crowds, including children are walking by. Mr. Pohle is concerned the City will make announcements over the loudspeakers. Mayor Troiano said the City of Wildwood is not doing announcements. He added from prom season to the 4<sup>th</sup> of July the City of Wildwood turns into the Wild West and our officers are handcuffed. The problem is there's no parenting anymore and the City is babysitting kids.

Penelope, 3906 Boardwalk- Penelope stated the half hour is a big difference. Owners can make \$100-\$1000. She does a lot of business between 1-3am and an extra half hour would be great. She has heard horror stories and knows it's bad, but asks if we will force businesses to close. She understands where the City of Wildwood is coming from but the restaurant people are asking for just a little longer time.

Gene Shlnicky Jr.- Gene thanked the Police Department for keeping us safe and supports the ordinance to close the boardwalk early. He said it is hard to control the public but we need to put this in effect adding that nothing good happens after midnight. He appreciates that the City of Wildwood is being proactive.

Oswald Salvatico- Mr. Salvatico stated he has taken in a lot of troubled kids. Restaurants can make \$5,000 in an hour. He said he doesn't want the kids to come off the streets and destroy the residential neighborhoods.

He has had over 200 people in his apartments. If they hear you're going to close the boardwalk they're going to go somewhere else. Pushing the thousands of kids onto the landlords, the landlords won't be able to sleep. They will destroy the property.

Joe Delong, 2718 & 3924 Boardwalk- Mr. Delong said he has seen the evolution of the crowds. Usually after work he does maintenance on his properties and prepares for the next day. There are a lot of people exercising or getting pizza and he doesn't want take away the privilege of the boardwalk because of a few bad seeds. He would like to see the statistics of crime during those hours. Mr. Delong is asking for the same patrol, control and keeping people safe as they do in New York on New Years Eve or other places. He feels this is government over reach and doesn't want it to close. Commissioner McConnell said this was a recommendation by the Chief who has all the statistics. We don't want to do this and hope the statistics will change. The Board of Commissioners whole heartedly support the Chief of Police and trust his judgement. Mr. Delong said He will never choose profit over safety of the public and suggested adding additional officers. Commissioner McConnell said we don't have that ability. Mayor Troiano stated the City had to move parades to the Boardwalk due to the lack of officers to monitor street ends. Commissioner Mikulski said that we're going to monitor the boardwalk and make changes as necessary.

John Bariana, 17<sup>th</sup> Street, North Wildwood- Mr. Bariana believes this ordinance is good as long as its not fully enforced. You're putting a mechanism in to enforce this when you see something bad happening. He knows this will be very relaxed and is not for those who are on the boardwalk simply eating pizza at 1:20am. He's noticed the same with the 10:00pm curfew. If you are walking home, no one will bother you. It's put in place as a tool for incidents when there are large groups of minors causing problems.

Steve Pavlou, 3624 Boardwalk- Mr. Pavlou understands the ordinance but he thinks curfews and closing times don't work. It will not stop the bad people from coming. The Board of Commissioners said it is working. Mr. Pavlou said, we need a plan. Our police force is the best but they need help from us too. We can always take stuff away, but it is not going to stop the violence. We need another solution to this problem and suggested to have a meeting collectively. Mayor Troiano said there's a SID board that meets with the Board of Commissioners where this was matter was discussed and agreed. The City can change this if needed. When H20i came in we had fatalities and we will not let it happen again. Mayor Troiano said there are good kids and it only takes a handful to ruin it. Good news doesn't sell. He welcomes any good ideas to be brought to the City of Wildwood.

Jim Murphy, 3901 Susquehanna Avenue- Mr. Murphy thinks the 1am closing is very good. If you change it to 1:30am they'll ask for 2:00am. Restrictions have to be in place and sometimes you have to look at the greater good for everyone.

Jackie Mikulski, 4701 Pacific Avenue- Mrs. Mikulski thanked the Board of Commissioners for doing a great job. She said we also have to look out for the men in blue because people have no respect for them anymore. She also stated that the bar district closes at 1am

Charles Eyster, Magnolia Bikes- Mr. Eyster asked where does North Wildwood fit in to this. Mayor Troiano said we're only concerned about and govern the City of Wildwood. Mr. Eyster said the kids will only move to North Wildwood. Commissioner Mikulski said we have Chiefs calling from other states to see how we're making out with our ordinances. Commissioner McConnell said we care about North Wildwood, but we are doing what is best for us. Mr. Eyster says he is content with the 10pm curfew and that it has worked for him.

Justine Murphy, 3901 Susquehanna Avenue- Mrs. Murphy asked if there was any room for the compromise of 1:30am. This will give business owners more time. She is 100% for safety and thinks the Police department does a fantastic job and parenting is what it is all about.

There being no further comments, Public Hearing was closed.

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

MOTION TO ADOPT  
MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

The Mayor announced Ordinance No. 1350-26 has passed Second Reading

1351-26            Bond Ordinance providing an appropriation of \$3,000,000.00 for various improvements and acquisitions for the Water Utility and authorizing the issuance of \$3,000,000.00 Bonds or Notes of the City of Wildwood, in the County of Cape May, New Jersey for financing part of the appropriation  
**(INTRODUCTION/FIRST READING)**

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes  
The Mayor announced Ordinance No. 1351-26 has passed First Reading

1352-26            Bond Ordinance providing an appropriation of \$3,000,000.00 for various improvements and acquisitions for the Sewer Utility and authorizing the issuance of \$3,000,000.00 Bonds or Notes of the City of Wildwood, in the County of Cape May, New Jersey for financing part of the appropriation  
**(INTRODUCTION/FIRST READING)**

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes  
The Mayor announced Ordinance No. 1352-26 has passed First Reading

1353-26            Bond Ordinance providing an appropriation of \$1,575,000.00 for various Capital Improvements for and by the City of Wildwood in the County of Cape May, New Jersey and authorizing the issuance of \$1,500,000.00 Bond or Notes of the City of Wildwood for financing part of the appropriation  
**(INTRODUCTION/FIRST READING)**

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes  
The Mayor announced Ordinance No. 1353-26 has passed First Reading

**PUBLIC HEARING ON THE 2026 MUNICIPAL BUDGET:**

Mayor Troiano invited Harvey Coccozza of Ford, Scott & Associates to present his power point presentation outlining the 2026 Municipal Budget.

**MOTION TO OPEN PUBLIC HEARING**

MOTION: Troiano                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

Mayor Troiano extended a thank you to administration, department heads and commissioners for their work preparing the 2026 budget. He stated it's not easy to put a budget together. Mayor Troiano wanted everyone to understand that event though there is a lot of building going on, those properties don't get added to the tax roll immediately.

Commissioner Mikulski stated every department in the City of Wildwood did an outstanding job. He also thanked Administrator Ed Grant for looking under every rock.

Commissioner McConnell said what you don't see and hear is how our employees deeply care about what they do and you see that reflected in the budget. She thanked CFO Susan Plaza, Administrator Ed Grant and all department heads.

There being no further comments, Public Hearing was closed.

MOTION: McConnell                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

178-4-26            Adoption of the 2026 Municipal Budget

MOTION: McConnell                      SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

**EARLY PUBLIC COMMENT:** None.

**RESOLUTIONS:** City Clerk read the resolutions listed on the agenda.

- 179-4-26            Authorizing online auction with GovDeals for the sale of municipal personal property no longer needed for public use
- 180-4-26            Authorizing refund of Sewer payment for 2026 to Knights Abstract, Inc., due to company paying during pending leak adjustment, in the amount of \$368.55
- 181-4-26            Authorizing refund of Taxes for overpayment on 2026 1<sup>st</sup> ¼ Taxes, due to 100% exempt status for Bl. 32, L. 23, in the amount of \$2,451.78
- 182-4-26            Authorizing refund of 2026 Mercantile License payment to Steven Williams due to duplicate payment in the amount of \$211.00

- 183-4-26 Authorizing agreement with the Wildwood Business Improvement District (WBID) for the implementation of a Catalyst Project: Wayfinding & Public Safety Improvements in conjunction with Wildwood's Neighborhood Preservation Program for 2026 in the amount of \$321,000.00 with the Neighborhood Preservation Program contributing \$41,000.00
- 184-4-26 Authorizing agreement with the Wildwood Business Improvement District (WBID) to fund the implementation of Beautification and Streetscape Improvements in conjunction with the Wildwood's Neighborhood Preservation Program for 2026 in the amount of \$49,000.00 with the Neighborhood Preservation Program contributing \$24,500.00
- 185-4-26 Authorizing agreement with the Wildwood Business Improvement District (WBID) to extend the Business Marketing and Advertising Assistance Program in conjunction with the Wildwood's Neighborhood Preservation Program for 2026 in the amount of \$24,500.00
- 186-4-26 Authorizing the use of the Wildwood's Neighborhood Preservation Program 2026 funds for the Christmas in the Plaza event at Byrne Plaza in the amount of \$50,000.00 with Neighborhood Preservation Program contributing \$10,000.00
- 187-4-26 Authorizing contract with Hudson Machinery, LLC for the purchase of a Ford T-350 Transit Van Standard Mainline Build Minicam for the Sewer Utility in the amount not to exceed \$281,330.70
- 188-4-26 Authorizing Change Order No. 1 as submitted by DeBlasio & Associates on behalf of Lexa Concrete, LLC for FY2025 New Jersey Water Bank Sanitary Sewer and Water Improvements – Phase 3 for mill and overlay work on Spicer Avenue, north side to Park Boulevard (increase of \$88,985.00 for a new contract amount of \$13,816,769.00)
- 189-4-26 Amending contract with Colliers Engineering & Design for Phase 7 & 8 Boardwalk Rehabilitation Project, to include EDA Grant Support Services – Boardwalk Phase 2 (increase of \$7,000.00 for a new contract amount of \$504,400.00)
- 190-4-26 Waiving Special Event Fees for 2026 Annual Greater Wildwood Jaycees Easter Egg Hunt
- 191-4-26 Authorizing Emergency Contract with Perna Finnigan, Inc. for Emergency Sewer Repair at the intersection of East Magnolia and New Jersey Avenues, in the amount not to exceed \$11,956.14
- 192-4-26 Authorizing execution of Employment Agreement with Keith Lamb to serve as Director of Water and Sewer Utilities for a period of three (3) years
- 193-4-26 Authorizing advertisement of RFQP for Dog Beach Concession to be published on the municipal website on April 23, 2026 with bids to be received on May 13, 2026, by 3:30pm
- 194-4-26 Authorizing participation in the Horizon Blue Cross Blue Shield of New Jersey Health Care and Prescription Plans
- 195-4-26 Authorizing additional services through PrimePoint Payroll Services for participation in Voluntary Employee Financial Wellness Program
- 196-4-26 Authorizing to apply for FY2024 and 2025 Building Resilient Infrastructure and Communities (BRIC) Grant from the Federal Emergency Management Agency (FEMA) and to sign grant agreement
- 197-4-26 Approving Amusement Game License(s)
- 198-4-26 Authorizing the Advertisement and Notice to Bidders for the Lead Services Line Replacement Program Phase 3 – FY2026 New Jersey Water Bank No. 05140001-007
- 199-4-26 Authorizing the payment of bills in the amount of \$4,474,421.22 dated April 22, 2026
- 200-4-26 Authorizing filing of all reports and other data contained in this agenda
- 201-4-26 Setting hours and operational requirements for the Construction Office

MOTION: McConnell SECOND: Mikulski  
 ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

**REPORTS:**

•Engineers Report – On file in the City Clerk's Office.

Mayor Troiano asked why South Jersey Gas seems to be delaying their response relative to the Roberts Avenue Street End Improvement Project. Jessica Stillely stated that the firm notified the gas company in January that that gas line needs to be relocated and said they cannot start the project until the line is removed. Steve Morris offered to draft a letter to the gas company if DeBlasio's office is unsuccessful in the coming days.

**ANNOUNCEMENTS:** None.

**COMMUNICATIONS:** None.

**NEW BUSINESS:** None.

**OLD BUSINESS:** None.

**PUBLIC COMMENT:** During regularly scheduled Board of Commissioners Meeting. Remarks will limit to five (5) minutes per person. The City Clerk will be keeper of time and advise speaker when time has expired. Each member of the public will be permitted to speak only once per meeting. Criticism of public employees will be directed to the Human Resources Department during work hours only.

Jim Murphy, 3901 Susquehanna Avenue- Mr. Murphy commented on the work being done on Lincoln, Garfield and Susquehanna Avenues. He said pavers were torn up and stones still need to be replaced. He also stated that his sprinklers were buried and was wondering if there will be a checklist of things not completed. Jessica Stilley said that she will provide Mr. Murphy with contact information. She also said they're supposed to replace what was originally there before the work started. Mr. Murphy said that they hit the gas line yesterday and was wondering if that will be fixed. Mayor Troiano said that happens all the time and are repaired immediately.

**EXECUTIVE SESSION:** None.

**ADJOURNED:** There being no further business to discuss, this meeting was adjourned at 6:29 pm. Remarks as typed highlighted not verbatim as to subject matter.

MOTION: McConnell            SECOND: Mikulski  
ROLL CALL: McConnell – Yes, Mikulski – Yes, Troiano – Yes

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Krista McConnell, COMMISSIONER

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Steve Mikulski, COMMISSIONER

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Ernest Troiano, Jr., MAYOR

ATTEST: \_\_\_\_\_  
Lisa A. Brown, City Clerk

DATE MINUTES APPROVED : May 13, 2026

