

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

Wednesday, August 12, 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
Marc DeBlasio, DeBlasio & Associates
Ed Grant, Administrator
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:

July 22, 2026 Regular Meeting

MOTION: McConnell SECOND: Mikulski

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

ORDINANCES:

1360-26 Ordinance Amending Chapter 6 of the General Ordinances of the City of Wildwood
 regarding 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

Richard Matthews, 247 W. Oak Avenue: Mr. Matthews stated, on July 16, 2026, a 30-minute parking sign was installed, by the City and since has been taken down. He requested denial of the 30-minute parking sign and went on to read a written statement, which indicated that Belasco Plumbing has a driveway and parking lot which would provide no need for the designated spot. Steve Morris said when it was discovered that the sign was put up without following the proper channels it was taken down the same day. Mr. Morris informed Mr. Matthews that should the Board of Commissioners adopt the ordinance, he is welcomed to take this matter to the Superior Court of New Jersey.

Susan Jelesiewicz, 229 W. Oak Avenue: Ms. Jelesiewicz stated she shares a property line with Belasco Plumbing & Heating. She went on to read written statement opposing the 30-minute parking spot.

Mary Traenkner, 247 W. Oak Avenue: Ms. Traenkner stated that the property owner at Belasco Plumbing is getting into verbal altercations with residents and visitors saying he knows people in this town and would have a sign installed next week, which causes concern for this process. Mayor Troiano said he understands the process was flawed when installing the sign but the City is correcting that action. Ms. Traenkner went on to read a statement opposing the 30-minute parking sign saying the property already has a driveway and a lot. Her husband, who is severely disabled, was denied a designated handicap parking spot due to having off-street parking, and compared both scenarios. Commissioner Mikulski explained that the Police Department recommended the sign. A mistake was made and the sign was removed. Steve Morris told the Board of Commissioners to take public comment and weigh it towards their vote. Should you vote to approve tonight, this is not a designated spot for Belasco's Plumbing. It is a 30-minute spot for anyone to park in.

Mike Bautista, Press of Atlantic City: Mr. Bautista asked why a 30-minute parking spot is needed at this location. Commissioner Mikulski said the property owner requested it for customers of his business. The Chief of Police went to access the parking situation and determined that a 30-minute parking sign would be appropriate. Steve Morris said the need to get somewhere quickly, they're more inclined to park illegally. The Police Department and Traffic Department determine whether or not certain signage changes would alleviate or reduce the inclination to park illegally.

There being no further comment, Public Hearing was closed.

MOTION: Troiano SECOND: Mikulski

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

MOTION TO TABLE

MOTION: Troiano SECOND: Mikulski

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

The Mayor announced Ordinance No. 1360-26 has been tabled

1361-26 Ordinance Amending Chapter 3-7 of the General Ordinances of the City of Wildwood
entitled “Removal of Grass, Weeds, Brush and other Debris”
(INTRODUCTION/FIRST READING)

MOTION: Troiano SECOND: Mikulski

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

The Mayor announced Ordinance No. 1361-26 has passed First Reading

1362-26 Ordinance Amending Chapter 15 of the General Ordinances of the City of Wildwood
entitled “Streets and Sidewalks”
(INTRODUCTION/FIRST READING)

MOTION: Troiano SECOND: Mikulski

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

The Mayor announced Ordinance No. 1362-26 has passed First Reading

EARLY PUBLIC COMMENT: None.

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

- 319-8-26 Accepting the 2025 Municipal Audit
- 320-8-26 Awarding Professional Services Contract with DeBlasio & Associates to provide professional engineering and grant application services for Sanitary Sewer and Watermain Improvements – Phase 5 NJIB Application – FY2027 Drinking Water Application, in the amount not to exceed \$7,000.00
- 321-8-26 Awarding Professional Services Contract with DeBlasio & Associates to provide professional engineering and grant application services for Sanitary Sewer and Watermain Improvements – Phase 5 NJIB Application – FY2027 Clean Water Application, in the amount not to exceed \$7,000.00
- 322-8-26 Awarding contract to Landberg Construction, LLC for FY2025 NJDOT Municipal Aid Program – Reconstruction of Lincoln Avenue, in the amount not to exceed \$214,780.54
- 323-8-26 Authorizing the release of an Irrevocable Letter of Credit to Sturdy Savings Bank in the amount of \$10,575.00
- 324-8-26 Authorizing the grace period for payments of 3rd ¼ 2026 taxes be extended to August 31, 2026
- 325-8-26 Authorizing contract with 84 Lumber Company for the purchase of Cumaru Decking in the amount of \$460,480.00
- 326-8-26 Authorizing refund to Crystal Hines for Color Guards of Worship nonprofit/religious event in the amount of \$100.00
- 327-8-26 Authorizing waiver of parade permit application and permit fees for Wildwood High School Homecoming Parade and Bonfire
- 328-8-26 Authorizing refund to Ashley Santoni for six (6) unredeemed Beach Taxi Passes in the amount of \$30.00
- 329-8-26 Authorizing refund to Niru Dhruva for 2026 Mercantile License fees paid in error in the amount of \$75.00
- 330-8-26 Amending Resolution No. 305-7-26, “Authorizing refund to BGC, LLC for Road Opening Fee and Tapping Fee performed in connection with Water Utility Services in the amount not to exceed \$6,161.65” to amend the Partial Tapping Fee refund amount to \$2,469.00 for a total refund amount of \$6,161.65
- 331-8-26 Amending contract with Colliers Engineering & Design for Phase 7 & 8 Boardwalk Rehabilitation Project to include Out-of-Scope Services – Update Bid Plans for Phase 8 and Phase 1.0 (increase of \$12,000.00 for a new contract amount of \$516,400.00)
- 332-8-26 Amending Agreement between the City of Wildwood, the Wildwood Sewer Utility and Wildwood Hospitality Group, LLC regarding the installation of sewer improvements for the property located at 3000 Boardwalk
- 333-8-26 Authorizing amendment of Restricted Parking Places Roster in Chapter 6, Section 14 of the City of Wildwood entitled “Restricted Parking Zone at Residence of Persons with Disabilities” to include Arthur R. McKeage, 226 W. Pine Avenue
- 334-8-26 Authorizing refund to 5200 Ocean, LLC for partial tapping fees in the amount of \$9,763.00
- 335-8-26 Authorizing refund to Christopher and Kelly Dougherty for partial tapping fee in the amount of \$2,446.00
- 336-8-26 Authorizing the payment of bills in the amount of \$4,354,456.69 dated August 12, 2026
- 337-8-26 Authorizing filing of all reports and other data contained in this agenda
- 338-8-26 Authorizing a Shared Services Agreement with the Township of Middle regarding the Cape-Atlantic Junior Football League

MOTION: McConnell SECOND: Mikulski

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

REPORTS:

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

ANNOUNCEMENTS: Mayor Troiano announced the City of Wildwood received the EDA grant in the amount of \$4 million to complete the boardwalk rehabilitation project. He also announced the City of

Wildwood received the Plan Endorsement Renewal by the New Jersey State Planning Commission and Recertification of Center Designation. This allows for fast tracking of development, and puts the City in a position to obtain additional funding and grants. Without this designation the City would be able to develop on 3% of property. Now, with this designation, the city can permit for development on 80% of the property.

COMMUNICATIONS:

NEW BUSINESS:

OLD BUSINESS:

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.

Justine Murphy, 3709 Susquehanna Avenue: Mrs. Murphy asked if a survey has ever been done at Hudson & Glenwood Avenues. She asked if the City would be able to install a 4-way stop sign. Mayor Troiano said it is a county road. Commissioner Mikulski said he would look into it.

Carl Schmoyer, 5301 Ocean Avenue: Mr. Schmoyer inquired about a large complex proposed at Smitty’s parking lot. Mayor Troiano said the location for the proposed project is located at Youngs & Ocean Avenues. This project was tabled by the Planning Board until September. Mr. Schmoyer then asked for an update on the dune project. Mayor Troiano explained the proposed layout and discussed crossover access needed at the Barefoot Country Music Fest location. Mr. Schmoyer said that the boardwalk store owners at Ocean Towers have concerns about the Boardwalk Rehabilitation project timelines. Mayor Troiano said now that we have EDA funding, he is hoping to complete the project.

Joe Mogavera, 152 E. Roberts Avenue: Mr. Mogavera said at the July 8th meeting a refund for taxes was issued to Zipp & Tannenbaum, LLC for \$53,306.00 and he was wondering why the firm was listed and not the owners of the property. Steve Morris said he would look into it. Mr. Mogavera then stated that the Roberts Avenue underpass looks great but people are using the water station to wash off.

ADJOURNED: There being no further business to discuss, this meeting was adjourned at 5:53 pm. Remarks as typed highlighted not verbatim as to subject matter.

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

Krista McConnell, COMMISSIONER

Steve Mikulski, COMMISSIONER

Ernest Troiano, Jr., MAYOR

ATTEST: _____
Lisa A. Brown, City Clerk

DATE MINUTES APPROVED: August 26, 2026