

**CITY OF SEA ISLE CITY
NEW JERSEY**

**REGULAR MEETING – DECEMBER 09, 2025 – 10:00 AM
COUNCIL CHAMBERS – 3RD FLOOR - CITY HALL - 233 JFK BOULEVARD**

A G E N D A

**CALL TO ORDER
PLEDGE OF ALLEGIANCE AND PRAYER
ROLL CALL
APPROVAL OF MINUTES
OPEN PUBLIC MEETINGS ACT ANNOUNCEMENT
REPORTS–MAYOR & ADMINISTRATION
REPORTS - COUNCIL MEMBERS**

ORDINANCES- Second reading & Public Hearing

1726- AN ORDINANCE OF THE CITY OF SEA ISLE CITY, NEW JERSEY AMENDING ORDINANCE NO. 1217 (1999) ENTITLED "AN ORDINANCE" "ESTABLISHING AND FIXING WAGES, SALARIES AND COMPENSATION OVERTIME PAYMENTS OF OFFICERS AND EMPLOYEES OF THE CITY OF SEA ISLE CITY, COUNTY OF CAPE MAY, STATE OF NEW JERSEY" AND REPEALING ORDINANCE NO. 1165, 1176 (1996), 1208 (1998), 1217 (1999), 1240 (2000), 1263 (2000), 1284 (2001), 1297 (2002), 1307 (2002), 1336 (2003), 1363 (2004) 1385, (2005), 1406 (2006), 1436 (2007), 1458 (2008), 1481 (2010), 1512 (2011) 1594 (2016) AND 1600 (2017), 1644 (2019), 1645 (2019), 1657 (2020), 1681 (2022), 1704 (2023), 1217 (2024) AS AMENDED

1727 - AN ORDINANCE TO AMEND THE REVISED GENERAL ORDINANCES OF THE CITY OF SEA ISLE CITY, CHAPTER 7-16.1 ENTITLED “BUS STOPS ESTABLISHED” DESIGNATING BUS STOPS WITHIN THE CITY

CITIZEN COMMENT ~ Resolution on Consent Agenda

RESOLUTION – Consent Agenda:

- 216 Approval of Vouchers
- 217 Adopting the Capital Plan for 2026-2030
- 218 Authorizing Change Order No. 01 for Promenade Preservation / Improvement Project, City of Sea Isle City, Cape May County, New Jersey – Project No. SIC0248 (Channel Marine Increase of \$1,605,632.85)
- 219 Authorizing the Acceptance of Award and Grant Agreement Between the New Jersey Department of Transportation and the City of Sea Isle City for Fy 2026 Municipal Aid – Roberts Ave (77th St. To 80th St.)
- 220 Authorizing Various Transfers of Tax Overpayments
- 221 Authorizing Various Refunds of Tax Overpayments
- 222 Authorizing Professional Services for Procurement of Furniture, Fixtures, and Equipment for Community Center (\$52,400.00 - Henry Hengchua)
- 223 Authorizing the Issuance of a License to Conduct Amusement Games (Island Breeze Casino, Stanley Kiska)
- 224 Authorizing the Issuance of a License to Conduct Amusement Games (Boardwalk Casino Entertainment LLC, Ryan Kiska – 4200 Boardwalk Unit A)

**PENDING BUSINESS
NEW BUSINESS
CITIZEN COMMENT
ADJOURNMENT**

**CITY OF SEA ISLE CITY
NEW JERSEY
ORDINANCE NO. 1726 (2025)**

AN ORDINANCE OF THE CITY OF SEA ISLE CITY, NEW JERSEY AMENDING ORDINANCE NO. 1217 (1999) ENTITLED "AN ORDINANCE" "ESTABLISHING AND FIXING WAGES, SALARIES AND COMPENSATION OVERTIME PAYMENTS OF OFFICERS AND EMPLOYEES OF THE CITY OF SEA ISLE CITY, COUNTY OF CAPE MAY, STATE OF NEW JERSEY" AND REPEALING ORDINANCE NO. 1165, 1176 (1996), 1208 (1998), 1217 (1999), 1240 (2000), 1263 (2000), 1284 (2001), 1297 (2002), 1307 (2002), 1336 (2003), 1363 (2004) 1385, (2005), 1406 (2006), 1436 (2007), 1458 (2008), 1481 (2010), 1512 (2011) 1594 (2016) AND 1600 (2017), 1644 (2019), 1645 (2019), 1657 (2020), 1681 (2022), 1704 (2023), 1217 (2024) AS AMENDED

BE ORDAINED BY THE COUNCIL OF THE CITY OF SEA ISLE CITY that the classifications and salary ranges set forth in Section 1 or Ordinance No. 1217 (1999), as amended be and, the same hereby are supplemented as follows:

<u>SCHEDULE</u>	<u>Minimum</u>	<u>Maximum</u>
Beach Supervisor (Beach Tag)	10,000.00	50,000.00
Business Administrator	96,726.00	240,000.00
CFO (Director of the Department of Finance)	77,175.00	175,000.00
Chief Emergency Medical Technician	50,000.00	75,000.00
Confidential Assistant	40,000.00	80,000.00
Confidential Secretary	40,000.00	105,000.00
Council Member	12,000.00	12,000.00
Deputy Municipal Clerk (certified)	44,000.00	85,000.00
Deputy Municipal Clerk (non-certified)	40,000.00	70,000.00
Deputy Municipal Emergency Management Coordinator	5,000.00	16,000.00
Director Community Development	77,175.00	175,000.00
Director Community Services	77,175.00	150,000.00
Director Public Works/Licensed Water & Sewer Operator	87,465.00	175,000.00
Fire Chief	70,000.00	110,000.00
Judge of the Municipal Court	14,000.00	70,000.00
Mayor	20,000.00	20,000.00
Municipal Clerk	77,175.00	150,000.00
Municipal Emergency Management Coordinator	6,000.00	20,000.00
Part time Positions (hourly)	15.00	75.00
Police Chief	96,726.00	230,000.00
Seasonal Positions (hourly)	14.00	60.00
Secretary Board/Commission	1,000.00	10,000.00
Subcode Official	10,000.00	60,000.00
Supervising Lifeguard (Chief)	10,000.00	50,000.00
System Analyst	50,000.00	90,000.00
Tax Assessor	44,000.00	120,000.00

SECTION 1. This ordinance shall take effect following final passage and publication according to law, and approval by the appropriate agency or agencies of the New Jersey Civil Service Commission.

SECTION II. Repealer. Any Ordinance or provision thereof inconsistent with this Ordinance is hereby repealed to the extent of such inconsistency

SECTION III. The aforesaid schedule shall be filed with the Clerk of the City of Sea Isle City and the New Jersey Civil Service Commission coincident with the passage of this ordinance.

CITY OF SEA ISLE CITY

Mary L. Tighe, Council President

Leonard C. Desiderio, Mayor

I, HEREBY, CERTIFY THAT the foregoing Ordinance was duly adopted by the City Council of the City of Sea Isle City, New Jersey on first reading at the Regular Meeting of said Council held on the 12th day of November, 2025 and was taken up for second reading, public hearing and final passage at the Regular Meeting of said Council held on the 9th day of December, 2025 in City Hall, 3rd Floor Council Chambers, 233 John F. Kennedy Boulevard, Sea Isle City, New Jersey at 10:00 am.

Shannon D. Romano, Municipal Clerk

**CITY OF SEA ISLE CITY
NEW JERSEY**

ORDINANCE NO. 1727 (2025)

**AN ORDINANCE TO AMEND THE REVISED
GENERAL ORDINANCES OF THE CITY OF SEA ISLE CITY,
CHAPTER 7-16.1 ENTITLED “BUS STOPS ESTABLISHED”
DESIGNATING BUS STOPS WITHIN THE CITY**

WHEREAS, the City of Sea Isle City shall designate described locations as bus stops in order to establish regulatory compliance and necessary parking and traffic regulations to ensure the safety of motorists and pedestrians; and

WHEREAS, the City deems it prudent to remove designated bus stops that are not in use due to buses being unable to traverse the City and to provide additional on street parking until such time as buses are able to traverse the City; and

WHEREAS, the City pursuant to N.J.S.A. 39:4-8(e) hereby designates bus stops and is permitted to adopt said ordinance pursuant to New Jersey law 39:4-8 b (1); and

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Sea Isle City, County of Cape May and State of New Jersey as follows:

SECTION I. Chapter 7 Section 16.1 of the Revised General Ordinances of the City of Sea Isle City, entitled “Bus Stops Established” is hereby amended to delete the following section in its entirety and replace same as follows:

7-16.1 Bus Stops Established.

The following locations are hereby designated and established as bus stops. No vehicle other than an omnibus, picking up or discharging passengers, shall be permitted to occupy said locations at any time:

Name of Street	Side	Location
John F. Kennedy Blvd. North Bound	North	Beginning at the easterly curblineline of Cini Avenue and extending to a point 105 feet east therefrom.

SECTION II. Severability. If for any reason any section of this Ordinance shall be declared illegal by any Court of competent jurisdiction, the remaining section of the Ordinance shall remain in full force and effect, notwithstanding.

SECTION III. Repealer. Any Ordinance or provision thereof inconsistent with this Ordinance is hereby repealed to the extent of such inconsistency.

SECTION IV. Publication. This Ordinance shall take effect immediately upon the adoption and publication in accordance with the law.

Mary Tighe, Council President

Mayor Leonard C. Desiderio

I HEREBY CERTIFY THAT the foregoing ordinance was duly passed by the City Council of the City of Sea Isle City, New Jersey on first reading at the regular meeting of said Council held on the 12th day of November, 2025 and was taken up for second reading, public hearing and final passage at the regular meeting of said Council held on the 9th day of December, 2025, in City Hall, 3rd Floor Council Chambers, 233 JFK Blvd., Sea Isle City, New Jersey at 10:00 a.m.

Shannon D. Romano, Municipal Clerk

CITY OF SEA ISLE CITY
NEW JERSEY

RESOLUTION NO. 216 2025

WHEREAS, N.J.S.A. 40A:5-17 provides for the approval of claims in manner provides by ordinance; and

WHEREAS, the City Council of Sea Isle City duly enacted Ordinances which provide a method for approval of claims, recordation thereof, and the payment of such claims by the City of Sea Isle City; and:

WHEREAS, The City Council have reviewed and considered invoices as follows:

PREVIOUS PAID BILLS:

<u>VENDOR</u>	<u>AMOUNT</u>
ACE PLUMBING AND HEATING	2,345.13
ATLANTIC CITY ELECTRIC	71.65
ADVANTAGE RENTAL & SALES	978.78
ANIMAL CONTROL	950.00
ACTION UNIFORM	110.00
AMAZON	6,695.35
AXION	2.37
ACCURATE LANGUAGE SERVICES	150.00
BILLOWS	1,214.74
BOUND TREE MEDICAL	445.89
BALDINI PAUL	30.00
BRADLEY MATTHEW	761.05
CINTAS FIRST AID	226.44
CARROTT TOP	5,387.16
CMC MUA	54,927.66
COMPUTER ACCESS	619.80
CIPALDO, ANDRE	3,023.88
CMC CHIEFS OF POLICE ASOC	1,500.00
CHANNEL MARINE CONSTRUCITON	77,793.38
CDW®	3,171.17
COLLIERS	115,765.53
CONTEMPORARY TECHNOLOGIES	6,690.00

COMCAST	2,110.24
DEBLASIO & ASSOCIATES	12,500.00
DAFELDECKER ASSOCIATES	1,356.00
ELAVON	105.28
EVERON	844.83
FRANKLIN TRAILERS	2,254.38
FF1 APPARATUS LLC	250.00
FOLEY	1,040.52
GARDNER HARDWARE	279.31
GRAINGER	2,218.98
GLOBAL INDUSTRIAL	507.54
GILLIAN SCHWARTZ	4,922.34
GRACETOWN LUMBER	1,206.75
GENTILINI	129,336.46
HOME DEPOT	74.94
INSTITUTE FOR FORENSIC PSYCHOLOGY	3,850.00
JA MONTGOMERY RISK CONTROL	6,218.00
LILLISTON	191.76
MCMANIMOM & SCOTLAND	17,664.34
MOTOROLA	7,470.00
MICHAEL JOHN	145.00
MOL, MICHAEL	35.00
EQUITABLE LIFE	540.08
MARLEE	668.00
MOSCA DESIGN	10,916.97
MCCLOSKEY, BRANDON	20.00
NATIONAL TIME SYSTEMS	338.50
NAPA AUTO PARTS	386.74
NORTHEAST ELECTRICAL	97,629.70
OCEAN CITY SENTINEL	180.00
ONE CALL CONCEPTS	110.80
PRECISION ANALYTICAL	60.00
PORTER LEE CORPORATION	1,475.00
REGISTARS OFFICE OF NJ	100.00
RYDIN	5,060.88
SAFETY KLEEN	1,413.40
SEA ISLE CITY TRUST ACCOUNT	50.00
SEA ISLE CITY BOARD OF ED	196,479.83
STATE OF NJ TREASURY	50.00
SEASHORE ASPHALT	563.10
SHERWIN WILLIAMS	335.70
SERVICE TIRE TRUCK	789.00
FRED SCHIAVONE CONSTRUCTION	208,032.91
SEASHORE CONSTRUCTION	11,985.00
TEC ELEVATOR	647.70
TRANSUNION	85.80
CORELOGIC	619.67
SIMON STACI	305.00
VAL-U-AUTOPARTS	222.99
VISION BENEFITS OF AMERICA	1,018.40
WESTERN TERMITE & PEST	558.72
WELLS FARGO	2,979.31

WITKOWSKY	40.00
BELL, MICHAEL	369.53
DIBBABO. ANTHONY	410.35

1,021,884.73

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Sea Isle City, NJ as follows:

1. All of those invoices as set forth above (with the exception of those items containing a line drawn through them and relisted to paragraph 2 below) are hereby approved. The Municipal Clerk is hereby authorized (as per section 6 of Ordinance 716) to indicate said approval on each invoice and to record same in the official minutes.
2. All of the following invoices are disapproved by this Council:

VENDOR AMOUNT:

The Municipal Clerk is hereby directed to appropriately record the disapproval of the invoices noted in this paragraph in the official minutes.

3. All of those invoices listed in the recital as set forth above containing the initials of not more than one council Person immediately to the left of each line shall be deemed approved (as per paragraph number one above) by a majority vote of the remaining Council members. Those invoices listed in the recital as set forth above containing a line drawn through the vendor's name and amount and relisted in paragraph 2 shall be deemed a rejection of said invoices and shall not be paid.

Recorded Vote:

Mary Tighe , Council President

Council	Yes	No	Abstain	Absent	Moved	Second
Edwardi						
Jargowsky						
Ciseck						
Kehner						
Tighe						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of Sea Isle City, New Jersey, at the regular meeting held on TUESDAY DECEMBER 9, 2025.

Shannon D. Romano, Municipal Clerk

**CITY OF SEA ISLE CITY
NEW JERSEY**

RESOLUTION NO. 217 (2025)

ADOPTING THE CAPITAL PLAN FOR 2026 to 2030

WHEREAS, The City Council and City administration have followed a process of capital planning involving considerable public discussion and review, with the objective of achieving an agreement on capital project and acquisition priorities; and,

WHEREAS, the capital planning process is memorialized through adoption of the City's 5-year capital plan by the end of each year; and,

WHEREAS, in this manner, the City can factor anticipated debt service needs into the following year's operating budget; and,

WHEREAS, the 2026 to 2030 capital plan is attached and is within the funding level and debt service agreed to by the Governing Body.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Sea Isle City hereby adopts the 2026 to 2030 capital plan.

Mary L. Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Ciseck						
Edwardi						
Kehner						
Tighe						
Jargowsky						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday, December 09, 2025.

Shannon Romano, Municipal Clerk

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

PROJECTS	PROJECT TOTALS est. total costs	2026	2027	2028	2029	2030	FUNDING TOTALS
GENERAL CAPITAL							
EQUIPMENT & VEHICLES	\$7,282,000.00	\$1,300,000.00	\$1,038,000.00	\$3,469,000.00	\$1,235,000.00	\$240,000.00	\$7,282,000.00
BEACH, BAY, PROMENADE/CORRIDOR	\$10,270,000.00	\$620,000.00	\$4,550,000.00	\$400,000.00	\$1,450,000.00	\$3,250,000.00	\$10,270,000.00
ROADS & DRAINAGE	\$17,500,000.00	\$3,000,000.00	\$2,000,000.00	\$4,000,000.00	\$4,000,000.00	\$4,500,000.00	\$17,500,000.00
FACILITIES & BUILDINGS	\$7,225,000.00	\$1,245,000.00	\$370,000.00	\$1,720,000.00	\$2,520,000.00	\$1,370,000.00	\$7,225,000.00
MARINA	\$600,000.00	\$350,000.00	\$50,000.00	\$100,000.00	\$0.00	\$100,000.00	\$600,000.00
OPERATIONS & OFFICE EQUIPMENT	\$1,610,000.00	\$445,000.00	\$445,000.00	\$180,000.00	\$430,000.00	\$110,000.00	\$1,610,000.00
TOTAL	\$44,487,000.00	\$6,960,000.00	\$8,453,000.00	\$9,869,000.00	\$9,635,000.00	\$9,570,000.00	\$44,487,000.00
WATER & SEWER							
UTILITY EQUIPMENT & VEHICLES	\$420,000.00	\$70,000.00	\$100,000.00	\$75,000.00	\$175,000.00	\$0.00	\$420,000.00
UTILITY IMPROVEMENTS	\$4,735,000.00	\$1,235,000.00	\$525,000.00	\$2,325,000.00	\$325,000.00	\$325,000.00	\$4,735,000.00
UTILITY WELLS & PUMPS	\$500,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$500,000.00
TOTAL	\$5,655,000.00	\$1,405,000.00	\$725,000.00	\$2,500,000.00	\$600,000.00	\$425,000.00	\$5,655,000.00
GENERAL CAPITAL TOTALS	\$44,487,000.00						
W&S CAPITAL TOTALS	\$5,655,000.00						
GRAND TOTALS	\$50,142,000.00						

**CITY OF SEA ISLE CITY
CAPITAL BUDGET REQUESTS
FIVE YEAR FUNDING PLAN**

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

EQUIPMENT AND VEHICLES	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
Sea Doo and Trailer	\$39,000.00	\$12,000.00	\$13,000.00	\$14,000.00	\$0.00	\$0.00	\$39,000.00
Beach Patrol vehicle	\$163,000.00	\$13,000.00	\$0.00	\$60,000.00	\$50,000.00	\$40,000.00	\$163,000.00
PD Beach ATV	\$25,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00	\$25,000.00
Large dump truck w/plow and spreader	\$210,000.00	\$0.00	\$0.00	\$0.00	\$210,000.00	\$0.00	\$210,000.00
Public Works Barber Surf Rake	\$80,000.00	\$0.00	\$80,000.00	\$0.00	\$0.00	\$0.00	\$80,000.00
Public Works Trucks	\$410,000.00	\$130,000.00	\$180,000.00	\$0.00	\$0.00	\$100,000.00	\$410,000.00
Traffic Maintenance Truck	\$100,000.00	\$100,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100,000.00
Traffic Maintenance Flat Bed Trailer	\$10,000.00	\$0.00	\$0.00	\$0.00	\$10,000.00	\$0.00	\$10,000.00
Police 4WD Vehicles	\$820,000.00	\$190,000.00	\$280,000.00	\$100,000.00	\$150,000.00	\$100,000.00	\$820,000.00
Trash Truck	\$300,000.00	\$0.00	\$0.00	\$0.00	\$300,000.00	\$0.00	\$300,000.00
Gator for grounds maintenance	\$60,000.00	\$0.00	\$60,000.00	\$0.00	\$0.00	\$0.00	\$60,000.00
Fire Department - Fire Truck/Command vehicle	\$2,600,000.00	\$0.00	\$0.00	\$2,600,000.00	\$0.00	\$0.00	\$2,600,000.00
Street Sweeper	\$300,000.00	\$0.00	\$0.00	\$300,000.00	\$0.00	\$0.00	\$300,000.00
Load-N-Pack	\$220,000.00	\$0.00	\$0.00	\$220,000.00	\$0.00	\$0.00	\$220,000.00
EMS Ambulance fully equipped	\$815,000.00	\$400,000.00	\$0.00	\$0.00	\$415,000.00	\$0.00	\$815,000.00
EMS Chief/Support Vehicles	\$155,000.00	\$80,000.00	\$0.00	\$75,000.00	\$0.00	\$0.00	\$155,000.00
Elect. Vehicle Charging Station	\$300,000.00	\$0.00	\$200,000.00	\$100,000.00	\$0.00	\$0.00	\$300,000.00
Brush mower	\$200,000.00	\$0.00	\$200,000.00	\$0.00	\$0.00	\$0.00	\$200,000.00
Beach Tractor	\$100,000.00	\$0.00	\$0.00	\$0.00	\$100,000.00	\$0.00	\$100,000.00
Load and Pack dumpsters	\$25,000.00	\$25,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$25,000.00
Roll off truck	\$350,000.00	\$350,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$350,000.00
EQUIPMENT & VEHICLES TOTALS	\$7,282,000.00	\$1,300,000.00	\$1,038,000.00	\$3,469,000.00	\$1,235,000.00	\$240,000.00	\$7,282,000.00

**CITY OF SEA ISLE CITY
CAPITAL BUDGET REQUESTS
FIVE YEAR FUNDING PLAN**

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

BEACH, BAY, PROMENADE AND BEACH TO BAY CORRIDOR	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
Promenade resurfacing	\$1,000,000.00	\$0.00	\$1,000,000.00	\$0.00	\$0.00	\$0.00	\$1,000,000.00
Beach Fill Project City Wide	\$6,000,000.00	\$0.00	\$3,000,000.00	\$0.00	\$0.00	\$3,000,000.00	\$6,000,000.00
Lagoon Dredging	\$1,150,000.00	\$0.00	\$0.00	\$150,000.00	\$1,000,000.00	\$0.00	\$1,150,000.00
Bulkheads	\$1,000,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$1,000,000.00
Ramps to promenade	\$450,000.00	\$150,000.00	\$150,000.00	\$0.00	\$150,000.00	\$0.00	\$450,000.00
Mobi-Mats	\$100,000.00	\$50,000.00	\$0.00	\$0.00	\$50,000.00	\$0.00	\$100,000.00
Beach crossovers/split rail	\$370,000.00	\$170,000.00	\$50,000.00	\$50,000.00	\$50,000.00	\$50,000.00	\$370,000.00
Benches	\$200,000.00	\$50,000.00	\$150,000.00	\$0.00	\$0.00	\$0.00	\$200,000.00
BEACH BAY & PROMENADE TOTALS	\$10,270,000.00	\$620,000.00	\$4,550,000.00	\$400,000.00	\$1,450,000.00	\$3,250,000.00	\$10,270,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

ROADS AND DRAINAGE	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
Road Reconstruction & Drainage	\$3,000,000.00	\$1,000,000.00	\$500,000.00	\$500,000.00	\$500,000.00	\$500,000.00	\$3,000,000.00
Pump Stations; Flood Mitigation (Design/Construct)	\$14,500,000.00	\$2,000,000.00	\$1,500,000.00	\$3,500,000.00	\$3,500,000.00	\$4,000,000.00	\$14,500,000.00
ROADS & DRAINAGE TOTALS	\$17,500,000.00	\$3,000,000.00	\$2,000,000.00	\$4,000,000.00	\$4,000,000.00	\$4,500,000.00	\$17,500,000.00

**CITY OF SEA ISLE CITY
CAPITAL BUDGET REQUESTS
FIVE YEAR FUNDING PLAN**

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

FACILITIES AND BUILDINGS	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
Improvements Various Bldg & Grnds	\$500,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$500,000.00
Trash receptacles	\$60,000.00	\$60,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$60,000.00
Decorative Lighting Citywide	\$1,000,000.00	\$0.00	\$0.00	\$500,000.00	\$500,000.00	\$0.00	\$1,000,000.00
Citywide banners/flags/decorations	\$80,000.00	\$0.00	\$20,000.00	\$20,000.00	\$20,000.00	\$20,000.00	\$80,000.00
Promenade/Excursion Park Bollard System	\$175,000.00	\$175,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$175,000.00
Playgrounds / Shade Structure	\$1,300,000.00	\$600,000.00	\$100,000.00	\$100,000.00	\$250,000.00	\$250,000.00	\$1,300,000.00
Fencing-Citywide	\$75,000.00	\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$75,000.00
Signage	\$100,000.00	\$0.00	\$50,000.00	\$0.00	\$50,000.00	\$0.00	\$100,000.00
Police sub-station promenade	\$300,000.00	\$0.00	\$0.00	\$300,000.00	\$0.00	\$0.00	\$300,000.00
Public restrooms	\$100,000.00	\$50,000.00	\$0.00	\$0.00	\$50,000.00	\$0.00	\$100,000.00
Fire Department	\$2,300,000.00	\$100,000.00	\$50,000.00	\$150,000.00	\$1,000,000.00	\$1,000,000.00	\$2,300,000.00
Street sign poles	\$1,000,000.00	\$0.00	\$0.00	\$500,000.00	\$500,000.00	\$0.00	\$1,000,000.00
Landscaping/grounds improvements	\$150,000.00	\$50,000.00	\$50,000.00	\$0.00	\$50,000.00	\$0.00	\$150,000.00
Citywide security cameras	\$50,000.00	\$0.00	\$0.00	\$50,000.00	\$0.00	\$0.00	\$50,000.00
EMS Building Renovations/Generator replacement	\$35,000.00	\$35,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$35,000.00
FACILITIES & BUILDINGS TOTALS	\$7,225,000.00	\$1,245,000.00	\$370,000.00	\$1,720,000.00	\$2,520,000.00	\$1,370,000.00	\$7,225,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

MARINA	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
Water lines for docks	\$100,000.00	\$0.00	\$0.00	\$100,000.00	\$0.00	\$0.00	\$100,000.00
Building HVAC	\$50,000.00	\$0.00	\$50,000.00	\$0.00	\$0.00	\$0.00	\$50,000.00
Enclosure of West side of Marina Building	\$100,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100,000.00	\$100,000.00
Boat ramp breakwater/dock	\$350,000.00	\$350,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$350,000.00
MARINA TOTALS	\$600,000.00	\$350,000.00	\$50,000.00	\$100,000.00	\$0.00	\$100,000.00	\$600,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

OPERATIONS AND OFFICE EQUIPMENT	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
IT hardware; network infrastructure	\$190,000.00	\$35,000.00	\$35,000.00	\$40,000.00	\$40,000.00	\$40,000.00	\$190,000.00
Digitized Record Retention System	\$50,000.00	\$0.00	\$50,000.00	\$0.00	\$0.00	\$0.00	\$50,000.00
Tasers	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Auto. License Plate Readers	\$80,000.00	\$0.00	\$80,000.00	\$0.00	\$0.00	\$0.00	\$80,000.00
Fire Department Equipment	\$610,000.00	\$200,000.00	\$110,000.00	\$100,000.00	\$150,000.00	\$50,000.00	\$610,000.00
Body worn cameras	\$235,000.00	\$0.00	\$10,000.00	\$0.00	\$225,000.00	\$0.00	\$235,000.00
EMS power lift/stretchers/stairchair replace.	\$230,000.00	\$135,000.00	\$40,000.00	\$40,000.00	\$15,000.00		\$230,000.00
EMS & Police equipment AED's, drone	\$215,000.00	\$75,000.00	\$120,000.00	\$0.00	\$0.00	\$20,000.00	\$215,000.00
OPERATIONS & OFFICE EQ. TOTALS	\$1,610,000.00	\$445,000.00	\$445,000.00	\$180,000.00	\$430,000.00	\$110,000.00	\$1,610,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

UTILITY EQUIPMENT VEHICLES	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
WATER AND SEWER							
Utility truck	\$200,000.00	\$0.00	\$100,000.00	\$0.00	\$100,000.00	\$0.00	\$200,000.00
Pick Up Truck 4x4	\$145,000.00	\$70,000.00	\$0.00	\$75,000.00	\$0.00	\$0.00	\$145,000.00
Mini dump truck w/plow	\$75,000.00	\$0.00	\$0.00	\$0.00	\$75,000.00	\$0.00	\$75,000.00
Jet Truck/Vac	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
UTILITY EQ. & VEHICLES TOTALS	\$420,000.00	\$70,000.00	\$100,000.00	\$75,000.00	\$175,000.00	\$0.00	\$420,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

UTILITY IMPROVEMENTS	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
WATER AND SEWER							
Pump station improvements	\$450,000.00	\$50,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$450,000.00
Util. Imprvmnts.(UG-pipe/mains/laterals)	\$1,000,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$1,000,000.00
General Utility Facility Improvements	\$125,000.00	\$25,000.00	\$25,000.00	\$25,000.00	\$25,000.00	\$25,000.00	\$125,000.00
Water Meters (from utility surplus)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
North End Sewer Extension	\$2,200,000.00	\$0.00	\$200,000.00	\$2,000,000.00	\$0.00	\$0.00	\$2,200,000.00
80th Street Well House Roof	\$80,000.00	\$80,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$80,000.00
SCADA	\$750,000.00	\$750,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$750,000.00
Paint Aerator 55th	\$130,000.00	\$130,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$130,000.00
UTILITY IMPROVEMENTS TOTALS	\$4,735,000.00	\$1,235,000.00	\$525,000.00	\$2,325,000.00	\$325,000.00	\$325,000.00	\$4,735,000.00

CITY OF SEA ISLE CITY
 CAPITAL BUDGET REQUESTS
 FIVE YEAR FUNDING PLAN

CAPITAL PLAN 2026-2030 FOR ADOPTION 12-9-25

UTILITY WELLS EQUIPMENT, TANKS, PUMPS AND ACCESSORIES	TOTALS est. total costs	2026	2027	2028	2029	2030	TOTAL FUNDING
WATER							
Misc. Well/Pump Improvements	\$500,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$500,000.00
40th Street Well Complex	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
WELLS & PUMPS TOTALS	\$500,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$100,000.00	\$500,000.00

CITY OF SEA ISLE CITY
 CAPE MAY COUNTY, NEW JERSEY
 RESOLUTION NO. 218 (2025)
 CHANGE ORDER NO. 1

SUBJECT: A resolution authorizing Change Order No.1 for “PROMENADE PRESERVATION / IMPROVEMENT PROJECT, CITY OF SEA ISLE CITY, CAPE MAY COUNTY, NEW JERSEY – PROJECT NO. SIC0248”.

WHEREAS, the City OF Sea Isle city has contracted with Channel Marien Construction of Clermont, New Jersey for "PROMENADE RESERVATION/IMPROVEMENT PROJECT, CITY OF SEA ISLE CITY, CAPE MAY COUNTY, NEW JERSEY - PROJECT NO. SIC0248 and;

WHEREAS, the City has received from the State of New Jersey Department of Community Affairs, Division of Disaster Recovery and Mitigation, under the Boardwalk Preservation Fund a grant in the amount of one million nine hundred ninety-seven thousand dollars (\$1,997,000.00) and;

WHEREAS, the awarded contract to Channel Marine Construction amounts to one million three hundred forty-four thousand nine hundred sixty-seven dollars and six cents (\$1,344,967.06) and;

WHEREAS, there are excess funds in the awarded grant amount to add an additional ADA Ramp at 47th Street as requested by the governing body and;

WHEREAS, the Department of Public Works has requested the inclusion of an additional quantity of bulkhead timber cap for this project and;

WHEREAS, the reason for the change is to reflect the addition of the 47th Street ADA Ramp and the bulkhead cap to the project as further described below:

Increased Items

<u>Item No.</u>	<u>Description</u>	<u>Quantity (+/-)</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Amount</u>
8	VINYL SHEET RETAINING WALL	148	L.F.	\$685.72	\$101,486.56
9	PROMENADE RESTORATION, H.M.A. 12.5M64 BASE COURSE	37	S.Y.	\$18.60	\$688.20
13B	ADA COMPLIANT TIMBER ACCESS RAMP INCLUDING FOUNDATION (6' WIDE)	529	S.F.	\$165.86	\$87,739.94
15B	ADA COMPLIANT ALUMINUM RAIL SYSTEM	175	L.F.	\$42.42	\$7,423.50
17A	CONCRETE APRON, 6" THICK, WIDTH VARIES	3	S.Y.	\$444.44	\$1,333.32
17B	8"X18" CONCRETE VERTICAL CURB	59	L.F.	\$100.00	\$5,900.00
18	DUNE RESTORATION	35	S.Y.	\$5.56	\$194.60
Total Increased Items					\$204,766.12

Decreased Items

<u>Item No.</u>	<u>Description</u>	<u>Quantity (+/-)</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Amount</u>
Total Decreased Items					\$0.00

Supplemental Items

<u>Item No.</u>	<u>Description</u>	<u>Quantity (+/-)</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Amount</u>
S-1	SPLIT RAIL FENCE	71	L.F.	\$95.77	\$ 6,799.67
S-2	SITE CLEARING, 47th ST.	Lump Sum	L.S.	\$8,600.00	\$ 8,600.00
S-3	SUPPLEMENTAL CAP	1500	L.F.	\$27.00	\$40,500.00
Total Supplemental Items					\$55,899.67

Amount of Original Contract	\$1,344,967.06	Increase	\$204,766.12
Change Order No. 1 Amount	\$260,665.79	Decrease	\$0.00
		Supplemental	\$55,899.67
		Total Change	\$260,665.79

Adjusted Amount Based on

Change Order No. 1 **\$1,605,632.85**

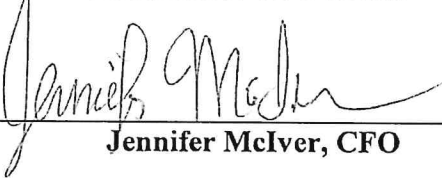
% Change in Contract

[(+) Increase or (-) Decrease] + 19.38%

NOW, THEREFORE BE IT RESOLVED by the Mayor and City Council of the City of Sea Isle City, New Jersey, that:

- 1) The foregoing facts are hereby ratified and affirmed.
- 2) The allegations of the preamble hereto are incorporated herein as is set forth in full.
- 3) The amount of Change Order No. \$260,665.79
1 is
- 4) The adjusted amount of the contract based on Change \$1,605,632.85
Order No. 1 is
- 5) The appropriate city officials are herewith authorized and instructed to do all things necessary to carry out the intention of this resolution.
- 6) The authorization for the proper officials to execute Change Order No. 1 be and is hereby given.

CERTIFICATION OF FUNDS



Jennifer McIver, CFO

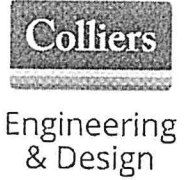
Mary L. Tighe, Council President

Recorded Vote:						
Council	Yes	No	Abstain	Absent	Moved	Second
Ciseck						
Edwardi						
Jargowsky						
Kehner						
Tighe						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday, December 9, 2025.

Shannon Romano, Municipal Clerk

500 Scarborough Drive
Suite 108
Egg Harbor Township N.J. 08234
Main: 877 627 3772
Colliersengineering.com



November 17, 2025

Via Email & Hand Delivery

Shannon Romano, RMC
City of Sea Isle City
233 John F. Kennedy Blvd
Sea Isle City, NJ 08243

Promenade Preservation / Improvement Project
City of Sea Isle City, Cape May County, NJ
Colliers Engineering & Design Project No. SIC0248

Dear Shannon,

Please find enclosed Change Order Resolution No. 1 relative to the above referenced project. Change Order No.1 will increase the contract amount from the original contract amount of \$1,344,967.06 to a new contract amount of \$1,605,632.85. This results in a net increase in the original contract in the amount of +\$260,665.79 or an increase of 19.38%.

Would you please place this resolution on the agenda for the November 25, 2025, council meeting?

If you should have any questions concerning the enclosed resolution, please feel free to call me.

Sincerely,

Colliers Engineering & Design

A handwritten signature in black ink that reads "Andrew A. Previti". The signature is written in a cursive style with a large initial "A".

Andrew A. Previti, P.E.
Municipal Engineer

AAP/dpm

cc: George Savastano, PE, Business Administrator (via email)
Jennifer McIver, CFO (via email)

R:\Projects\Q-T\SIC\SIC0248\Correspondence\OUT\251117_Romano Change Order Resolution 1.docx

**CITY OF SEA ISLE CITY
CAPE MAY COUNTY, NEW JERSEY**

RESOLUTION NO. 219 (2025)

AUTHORIZING THE ACCEPTANCE OF AWARD AND EXECUTION OF A GRANT AGREEMENT BETWEEN THE NEW JERSEY DEPARTMENT OF TRANSPORTATION AND THE CITY OF SEA ISLE CITY FOR FISCAL YEAR 2026 MUNICIPAL AID – ROBERTS AVENUE (77TH STREET TO 80TH STREET)

WHEREAS the application requested funds to support projects related to roadway reconstruction; and

WHEREAS, the Department of Transportation has notified the City of Sea Isle City that it has been selected as the recipient of an award of \$101,663.00 to fund the project described in said grant application; and

NOW THEREFORE BE IT RESOLVED, by the City Council of the City of Sea Isle City, County of Cape May, State of New Jersey, that this governing body formally accepts and approves the grant agreement for the program described in the grant application; and

BE IT FURTHER RESOLVED that the Mayor and Clerk are hereby authorized to award and execute the terms and conditions of the grant agreement.

Mary L. Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Jargowsky						
Edwardi						
Kehner						
Tighe						
Ciseck						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by City Council of the City of Sea Isle City, New Jersey, at the meeting held on Tuesday, December 09, 2025.

Shannon D. Romano, Municipal Clerk

**CITY OF SEA ISLE CITY
NEW JERSEY
RESOLUTION NO. 220 (2025)**

AUTHORIZING VARIOUS TRANSFERS OF OVERPAYMENTS

WHEREAS, the Tax Collector has notified the City Clerk of various tax overpayments; and

WHEREAS, the overpayment was a result of the owner paying an amount in excess of the amount actually due as a prepayment.

NOW THEREFORE BE IT RESOLVED, by the City Council of the City of Sea Isle City, County of Cape May, State of New Jersey that the Tax Collector be and is hereby authorized and directed to make the following transfers to from 2025 to 2026 property taxes.

BLOCK/LOT/QUAL	AMOUNT
64.02 / 3	\$250.00
TOTAL	\$250.00

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately.

Mary L. Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Jargowsky						
Edwardi						
Ciseck						
Kehner						
Tighe						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday, Dec. 9th, 2025.

Shannon D. Romano, Municipal Clerk

**CITY OF SEA ISLE CITY
NEW JERSEY
RESOLUTION NO. 221 (2025)**

AUTHORIZING VARIOUS REFUNDS OF TAX PAYMENTS

WHEREAS, the Tax Collector has notified the City Clerk of Utility overpayments; and

NOW THEREFORE BE IT RESOLVED, by the City Council of the City of Sea Isle City, County of Cape May, State of New Jersey that the Chief Financial Officer be and is hereby authorized and directed to make the following refund:

<u>Block/Lot/Qual.</u>	<u>Amount</u>	<u>Year</u>	<u>Refund To</u>
72.03 / 887 / C-E	\$305.00	2025	STACI SIMON 2552 FOREST DRIVE COOPERSBURG, PA 18036

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately.

Mary Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Jargowsky						
Edwardi						
Ciseck						
Kehner						
Tighe						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday Dec. 9th, 2025.

Shannon D. Romano, Municipal Clerk

CITY OF SEA ISLE CITY
NEW JERSEY

RESOLUTION NO. 222 (2025)

**AUTHORIZING PROFESSIONAL SERVICES FOR PROCUREMENT OF FURNITURE, FIXTURES,
AND EQUIPMENT FOR COMMUNITY CENTER**

WHEREAS, the architect for the Community Center project, Henry Hengchua Architect, P.C. (Vendor), 411 Main Street, Toms River, NJ 08753, has performed extensive services as outlined in the attached letter relative to procurement of owner furnished items; and

WHEREAS, the services performed by the architect for this procurement were necessary for the proper acquisition of the furniture, fixtures, and equipment being provided by the city for the Community Center, and resulted in the city getting the most advantageous pricing for the required items: and

WHEREAS, the cost of said services are in the amount of \$52,400, and have been reviewed by the city's project manager, DeBlasio Associates, and have been determined to be fair and reasonable; and

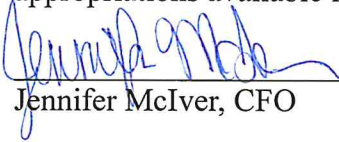
WHEREAS, Vendor has completed and submitted a Business Entity Disclosure Certification and a Political Contribution Disclosure form; and

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Sea Isle City that the above recitals are wholly incorporated into this Resolution and granted the full force of law; and

BE IT FURTHER RESOLVED that City employees may issue a purchase order to the Vendor for \$52,400; and

BE IT FURTHER RESOLVED that a brief notice shall be printed once in an official newspaper of the City.

By signing below, the Chief Financial Officer (CFO) certifies that there are sufficient uncommitted appropriations available in Ordinance 1710 to provide for payment(s).


Jennifer McIver, CFO

Mary L. Tighe, Council President

Recorded vote:

<u>Council</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>	<u>Absent</u>	<u>Moved</u>	<u>Second</u>
Ciseck						
Edwardi						
Jargowsky						
Kehner						
Tighe						

I HEREBY CERTIFY THAT the foregoing Resolution was duly adopted by the City Council of the City of Sea Isle City at the meeting held on December 9, 2025.

Shannon D. Romano, Municipal Clerk



HENRY HENGCHUA ARCHITECT, P. C.

City Hall
233 John F. Kennedy Boulevard
Sea Isle City, NJ 08243

July 3, 2025

Attention: Mr. George Savastano, Business Administrator

Ref: Professional Services for Feasibility, Programming, Design & Procurement
Furniture, Fixture & Equipment
Sea Isle City Community Center
4501 Park Road, Sea Isle City, New Jersey

Dear Mr. Savastano,

We have completed our professional services for the design and procurement of the Furniture, Fixture and Equipment (FF&E) for the Sea Isle City Community Center.

This service is separate from the Interior Design services that were part of the original scope of services for the City of Sea Isle City.

Summary of Procurement Process

This service would be provided by LBJ Interior Solutions, LLC, the original Interior Designer, to streamline the FF&E selection with Interior Finishes.

LBJ would then select, procure, and install the FF&E from manufacturers listed in the Educational Services Commission of New Jersey Co-operative System (ESCNJ).

Part of this service involved locating showrooms that display the furniture selection for the City Officials to review and to provide comments. Some selected manufacturer furniture items would be brought to the City for try-outs.

During the Design & Review process, the City made a request to extend the procurement process to other vendors. Another request was made to provide the FF&E sourced from NJ contract.

Henry Hengchua, AIA, RA, NCARB
411 Main Street, Toms River, New Jersey, 08753

T (732) 240-4183

www.hharchnj.com

F (732) 240-9156



HENRY HENGCHUA ARCHITECT, P. C.

Sea Isle City Community Center
FF& E Professional Services

July 9, 2025

As a result, a second detailed revision, with design review and selection was made from the NJ Contract list of manufacturers.

Procurement

To obtain proposals from different vendors, we prepared detailed bid documents with precise quantity take offs for procurement, and provided addendums, analysis, review, and recommendation for selecting the lowest responsible bid.

FF&E Scope & Budget Allocation

An initial feasibility assessment to fully furnish the entire was in the vicinity of \$ 800,000 as a preliminary budget.

Based upon the review by the City, the budget established for the start-up phase of this project was set not to exceed \$500,000.

We successfully procured a proposal for \$ 346,674.35 (well below the \$500,000 budget) as part of the lowest responsible bid.

Henry Hengchua, AIA, RA, NCARB
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HENRY HENGCHUA ARCHITECT, P. C.

Sea Isle City Community Center
FF& E Professional Services

July 9, 2025

2.0 Professional Service

Please find a description process for FF&E Professional Services undertaken for this Project:

2.1 Furniture Fixture & Equipment –

FF& E Assessment & Needs-Develop program for New & Reuse of salvaged FF&E

2.2 Preliminary Design-Integration with Interior Design of Project

Overall design layout & FF&E selection & establishment of budget
Assessment & Review-Phasing FF&E & Budget allocation (\$ 800,000)

2.3 Developed Schematic Design

Refined & Review FF&E design & Budget (below \$ 500,000)
FF &E Selection based on ESCNJ approved Manufacturers.

3.1 Construction Documentation -with detailed specification per ESCNJ

Design with ESCNJ manufacturers for selection of FF&E & custom furniture.
To be built by manufacturers (not available as a stock item)
Reviewed FF& E selected items budget (range below \$ 500,00)

During this review period for the final design, the City requested the Procurement to be through the New Jersey State Contract.

C3.2 construction Documentation- Reselection of FF&E items per NJ Contract Vendor

Re-Design & coordinated with NJ Contract manufacturers for selection of FF&E & custom furniture.

Detailed specification from manufacturer for FF& E selected items budget (range below \$ 500,00)

4.1 Additional Services Requested by the City

The City requested the Procurement Process to include other vendors for this project and to source the FF&E from both the NJ Contract and ESCNJ.

Henry Hengchua, AIA, RA, NCARB
411 Main Street, Toms River, New Jersey, 08753

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HENRY HENGCHUA ARCHITECT, P. C.

Sea Isle City Community Center
FF& E Professional Services

July 9, 2025

4.2 Procurement.

The procurement for Proposals from three Vendors

Prepared Bid Documents based on the NJ Contract based procurement.

Issued Four Addendums Bid Review

Reviewed RFP's and prepared recommendations for acceptance of lowest responsible proposal.

5.1 Professional Fee The professional services that initiated with feasibility analysis, programming, Design Phases, FF&E selection, Construction Document, Specification & Detailed take-offs, and Procurement are performed for a lump sum as summarized below:

Description	Fee
FF&E Feasibility Analysis, Programming, Design, Documentation & Procurement Services	52,400
Construction Administration- per diem	
Total	\$52,400

ACCEPTANCE OF PROPOSAL-*The Project Description, Scope of Services, Compensation and the Standard Terms and Conditions for Architectural Services in the AIA B 101 are hereby accepted as the Agreement between Client and Architect. The Architect is authorized to proceed as specified.*

Accepted by: _____ **Date:** _____

Print Name, Authorized Representative of City of Sea Isle City

Accepted by:  _____ **Date:** July 9, 2025
Henry Hengchua, Project Architect AIA RA
Henry Hengchua Architect, P.C.

Henry Hengchua, AIA, RA, NCARB
411 Main Street, Toms River, New Jersey, 08753

T (732) 240-4183

www.hharchnj.com

F (732) 240-9156

[Draft] Fw: professional services proposal Hengchua

From sromano@seaislecitynj.us

 2 attachments (1 MB)

hengchua rfp furniture.pdf; 027 - hengchua construction admin professional services.docx;

From: Roger Rinck <rinck.roger@deblasioassoc.com>
Sent: Friday, October 31, 2025 10:31 AM
To: George Savastano <gsavastano@seaislecitynj.us>
Subject: FW: professional services proposal Hengchua

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

George

As you requested, I have reviewed the attached Professional Services outline from Hengchua Architects relating to the Furniture, Fixture and Equipment procurement.

The proposal fully outlines the work related primarily to furniture and its relationship with the building interior design scheme. The additional work listed in the proposal is beyond the original scope of work and includes many revisions to the FFE as the needs were assessed by City staff in consultation with the Architect and his subcontracted consultants. The work included preparation of formal bid documents with addendums in addition to several revisions and redesigns.

This additional work effort worked to our advantage as the original budget of \$800,000 was refined several times to a final successful bid of \$346,674.35 which was well below the original budget and the revised \$500,000 budget.

DeBlasio and Associates has reviewed Hengchua Architect PC proposal and find the amount requested, \$52,400.00 to be consistent with work performed and industry guidelines.

Thank you,

Roger Rinck
Project Manager

DeBlasio & Associates | Consulting Engineers, Surveyors and Planners
4701 New Jersey Avenue, Wildwood, NJ 08260 (*Main Office*)
6712 Washington Avenue, Suite 205, Egg Harbor Township, NJ 08234
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**CITY OF SEA ISLE CITY
NEW JERSEY**

RESOLUTION NO. 223 (2025)

**AUTHORIZING THE ISSUANCE OF A
LICENSE TO CONDUCT AMUSEMENT GAMES**

BE IT RESOLVED by the City Council of the City of Sea Isle City, New Jersey:

1. An application having been filed by Stanley J. Kiska to hold, operate and conduct amusement games under Municipal License No. B6-00002 – Island Breeze Casino at 3700 Boardwalk, Sea Isle City, New Jersey, a municipality which is a seashore resort, and the premises are in an area thereof wherein amusement and entertainment are conducted.

2. It is hereby determined and declared that the application is in proper form and was accompanied by the license fee of \$175.00, and said application is hereby made a part hereof by reference and that the license be and the same hereby is granted and shall expire at the hour of Midnight on the 31st day of December, 2026, and

BE IT FURTHER RESOLVED that a certified copy of this resolution, together with a copy of the application and list of machines, shall be transmitted by the Municipal Clerk to the State Commissioners of Amusement Games Control.

Mary L. Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Ciseck						
Edwardi						
Kehner						
Tighe						
Jargowsky						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday, December 9, 2025.

Shannon Romano, Municipal Clerk

**CITY OF SEA ISLE CITY
NEW JERSEY**

RESOLUTION NO. 224 (2025)

**AUTHORIZING THE ISSUANCE OF A
LICENSE TO CONDUCT AMUSEMENT GAMES**

BE IT RESOLVED by the City Council of the City of Sea Isle City, New Jersey:

1. An application having been filed by Ryan Kiska to hold, operate and conduct amusement games under Municipal License No. B6-00001 – Boardwalk Casino at 4200 Boardwalk, Sea Isle City, New Jersey, a municipality which is a seashore resort, and the premises are in an area thereof wherein amusement and entertainment are conducted.
2. It is hereby determined and declared that the application is in proper form and was accompanied by the license fee of \$175.00, and said application is hereby made a part hereof by reference and that the license be and the same hereby is granted and shall expire at the hour of Midnight on the 31st day of December, 2026, and

BE IT FURTHER RESOLVED that a certified copy of this resolution, together with a copy of the application and list of machines, shall be transmitted by the Municipal Clerk to the State Commissioners of Amusement Games Control.

Mary L. Tighe, Council President

Recorded Vote:

Council	Yes	No	Abstain	Absent	Moved	Second
Feeley						
Ciseck						
Kehner						
Tighe						
Jargowsky						

I HEREBY CERTIFY THAT the foregoing resolution was duly adopted by the City Council of the City of Sea Isle City, New Jersey, at the regular meeting held on Tuesday, December 09, 2025.

Shannon D. Romano, Municipal Clerk