

**TOWNSHIP OF DENNIS
DENNISVILLE, NJ
AUGUST 11, 2020**

5:30 P.M. (PREVAILING TIME) TWP. COMMITTEE REGULAR MEETING

DUE TO THE COVID-19 OUTBREAK, WE ARE CONDUCTING THE MEETING BY TELE-CONFERENCE AND THE PUBLIC MAY CALL IN. CONFERENCE CALL INFORMATION WAS INCLUDED AS A COVER PAGE TO THIS AGENDA

The Clerk opened the meeting in compliance with the Open Public Meetings Act requirements.

The Clerk requested that the roll call and flag salute be carried over from the Work Session (VanArtsdalen, Germanio, Turner and Matalucci present, Committeeman Cox was absent).

The Clerk reviewed the consent agenda and asked if there were any comments.

There being no comments from the public, the Clerk asked for a motion adopting the consent agenda, motion was made by Germanio, seconded by VanArtsdalen, with 4 ayes and 1 absent (Cox), that the consent agenda be adopted.

The following minutes were approved as part of the Consent Agenda: 07/28/2020 Regular Meeting.

The following resolution numbers 2020-112 thru 2020-120 were a part of the Consent Agenda:

RESOLUTION NO. 2020-112

RESOLUTION AUTHORIZING THE ISSUANCE OF THE 2020-2021 KENNEL LICENSE FOR CLERMONT COUNTRY KENNELS

WHEREAS, the N.J.S.A. 4:19-15.8 requires persons operating a kennel to obtain a license to operate said establishment from the municipality; and

WHEREAS, the Township is in receipt of the application for the 2020-2021 Kennel License from Clermont Country Kennels along with the required fee; and

WHEREAS, the Township has received the necessary approval from the Cape May County Health Department approving the issuance of said Kennel License.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that the Municipal Clerk be and is hereby authorized and directed to issue the 2020-2021 Kennel License to Clermont Country Kennels.

ATTEST _____ **ATTEST** _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-113

RESOLUTION FOR CHANGE ORDER NO. 1- AS BUILT, TOWNSHIP PARKING LOTS

WHEREAS, the Township of Dennis has contracted with Landberg Construction, LLC. of Dorothy, NJ. For the Reconstruction of Township Parking Lots; and

WHEREAS, throughout the project there has been a need to increase, decrease, and supplement certain items of work resulting in a net decrease in the contract amount of \$1,590.45; and

WHEREAS, the nature and reason of the change is to reflect as-built quantities of work performed, as further described below:

<u>Item No.</u>	<u>Description</u>	<u>Quantity (+/-)</u>	<u>Unit Price</u>	<u>Amount</u>
EXTRA				
11	Remove and replace Concrete sidewalk	10.4 SY	\$135.00	\$1,404.00
16	Furnish and Install Parking Bumpers	2 each	100.00	<u>\$200.00</u>
TOTAL EXTRA				\$1,604.00
SUPPLEMENTAL				
SA1	Remove and Replace concrete Curb	10 LF	95.00	\$950.00
SA2	Handicap Inserts	2 each	240.00	480.00
SA3	Cedar Mill Lane Cul-de-sac Repair	LS	3,250.00	<u>3,250.00</u>
TOTAL SUPPLEMENTAL				\$4,680.00
REDUCTION				
2	Silt Fence	400 LF	0.01	\$4.00
3	Stabilized Construction Entrance	LS	1,000.00	1,000.00
7	Dense Graded Aggregate	200 Tons	17.00	3,400.00
9	Asphalt Pavement	12.17 Tons	85.00	1,034.45
10	Crack Repair	18 LF	2.00	36.00
13	Top Soil, Seed, Fert'and Mulch edge	368 LF	5.00	1,840.00
14	Stone Surface	7 SY	80.00	<u>560.00</u>
TOTAL REDUCTION				\$7,874.45

AMOUNT OF ORIGINAL CONTRACT	\$76,228.00
TOTAL INCREASE	+ 1,604.00
TOTAL DECREASE	- 7,874.45
TOTAL SUPPLEMENTAL	<u>+ 4,680.00</u>

ADJUSTED AMOUNT OF CONTRACT BASED ON AS BUILT CHANGE ORDER NO. 1 \$74,637.55

2.08 % DECREASE IN CONTRACT

WHEREAS, the Township Engineer certifies the project has been completed in substantial compliance with the specifications and the Township Engineer and the Contractor have signed Change Order "Number 1 As Built" attached hereto.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis that said Change Order "Number 1 As Built" is hereby approved, the project is accepted, and the Chief Financial Officer is authorized to make Final payment to the Contractor.

ATTEST _____ ATTEST _____
 Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-114

RESOLUTION URGING THE BOARD OF PUBLIC UTILITIES TO ORDER SERVICE PROVIDERS TO PROVIDE HIGH SPEED INTERNET

WHEREAS, rural areas of the State of New Jersey are serviced by service providers with respect to aerial line high-speed internet service; and

WHEREAS, having access to aerial line high-speed internet service is a necessary and vital part of living in today's society; and

WHEREAS, the recent pandemic of COVID-19 further illustrates just how vital access to aerial line high-speed internet has become to society, especially during times of crisis or emergencies and how not having access to aerial line high-speed internet has the potential to cripple a community, particularly a rural one, denying the community the capacity for remote student learning and remote working arrangements with a resident's employer;

AND FURTHERMORE, that during a time of crisis not having access to aerial line high-speed internet has the potential to shut down all functions of government by denying essential employees and elected officials from the ability to work, communicate, distribute information, conduct meetings, and perform the other requirements of a functioning government through remote capabilities; and

WHEREAS, Dennis Township believes that the service providers of aerial line high-speed internet in the State of New Jersey are more than capable of and financially sound enough to achieve a 100% rate of aerial line high-speed internet accessibility but choose not to pursue that goal unless forced to through regulation because the providers feel it is not profitable; and

WHEREAS, not having access to aerial line high-speed internet service is a plight on students, reducing their educational opportunities and ability to learn in a modern world; and

WHEREAS, not having access to aerial line high-speed internet service could potentially have life and death consequences for the elderly or those with various health complications; and

WHEREAS, not having access to aerial line high-speed internet service causes a great burden to businesses, places them at a disadvantage, and reduces chances for economic development in rural areas; and

WHEREAS, not having access to aerial line high-speed internet service can cause rural healthcare facilities to shut down because they cannot access required networks to function, thereby further creating negative impacts on New Jersey residents' health; and

WHEREAS, Dennis Township's successful commitment to farmland preservation has delivered to Dennis Township the unintended penalty of being good stewards of the environment through farmland preservation while preventing Dennis Township from ever having the population density to cost-justify a telecommunications infrastructure build out in the Township; and

WHEREAS, nearly 87% of Dennis Township in Cape May County is zoned for agricultural use and, 3.5% of the agriculturally zoned lands have already been enrolled in permanent farmland preservation with more farms in the preservation pipeline; and

WHEREAS, Dennis Township's good stewardship of the environment by according a high priority to farmland and open space preservation should be rewarded, not penalized, with some quid pro quo consideration requiring deployment of aerial line high-speed internet access to the farms, businesses and residents of Hopewell Township; and

WHEREAS, other rural municipalities experience this same burden due to their rural characteristics and environmental stewardship; and

WHEREAS, Dennis Township is desirous of assisting and cooperating with other public entities and State officials to pursue a petition before the Board of Public Utilities to enact regulations requiring a 100% rate of aerial line high-speed internet accessibility in each individual municipality throughout the State of New Jersey; and

WHEREAS, unless the Board of Public Utilities requires service providers of aerial line high-speed internet to provide 100% aerial line high-speed internet access in Dennis Township and all municipalities throughout New Jersey, the State will have unintentionally subverted the public's significant investment in farmland and open space preservation by not allowing those preserved farm businesses to be economically competitive and viable over the long term.

NOW, THEREFORE, BE IT RESOLVED BY THE Township Committee of the Township of Dennis in Cape May County that the Board of Public Utilities is requested to order all service providers of aerial line high-speed internet to provide aerial line high-speed internet service to all municipalities throughout the State with each municipality being afforded a 100% rate of aerial line high-speed internet accessibility; and

BE IT FURTHER RESOLVED, that our State representatives use their authority to require service providers of aerial line high-speed internet to achieve a 100% rate of high-speed internet access for each individual municipality throughout the State of New Jersey; and

BE IT FURTHER RESOLVED, that the clerk for the Township of Dennis be directed to send a copy of this resolution to the Governor of the State of New Jersey, the Senate President of the New Jersey State Senate, the Speaker of the Assembly of the State of New Jersey, the Cape May County Board of Chosen Freeholders, and the Board of Public Utilities; and

BE IT FURTHERMORE RESOLVED, that the Township of Dennis encourages all 565 municipalities in New Jersey to pass similar resolutions so that during times of crisis and emergency all New Jersey residents have access to the vital resource of aerial line high-speed internet access thus allowing employees to work remotely, healthcare providers to function, governments to continue to function ensuring the health, safety, and welfare of residents, and also so that all children in the State of New Jersey have an equal opportunity to access information critical to furthering their educations.

ATTEST _____ **ATTEST** _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-115

**RESOLUTION AUTHORIZING THE GOVERNOR’S COUNCIL ON
ALCOHOLISM AND DRUG ABUSE FISCAL GRANT
RE-ALLOCATION – FY 2021**

WHEREAS, the Governor’s Council on Alcoholism and Drug Abuse established the Municipal Alliances for the Prevention of Alcoholism and Drug Abuse in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent alcoholism and drug abuse in communities throughout New Jersey; and

WHEREAS, the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey recognizes that the abuse of alcohol and drugs is a serious problem in our society amongst persons of all ages; and therefore has an established Municipal Alliance Committee; and

WHEREAS, Township Committee further recognizes that it is incumbent upon not only public officials but upon the entire community to take action to prevent such abuses in our community; and

WHEREAS, the Township Committee has applied for funding to the Governor’s Council on Alcoholism and Drug Abuse through the County of Cape May; and

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that this governing body does hereby recognizes the following:

1. The Township Committee does hereby authorize the submission of a strategic plan for the Dennis Township Municipal Alliance grant for fiscal year FY 2021 (July 1, 2020 to June 30, 2021) in the amount of:

DEDR	\$3,201.00
Cash Match	\$ 800.25
In-Kind	\$2,400.75

2. The Township Committee acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

ATTEST _____ ATTEST _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-116

RESOLUTION AUTHORIZING THE ISSUANCE OF DUPLICATE TAX SALE CERTIFICATES PURSUANT TO CHAPTER 99 OF THE PUBLIC LAWS OF 1997

WHEREAS, the Tax Collector of this municipality has previously issued tax sale certificates to Genevieve Hughes which certificates dated April 13, 2010 & April 12, 2011 covering premises commonly known and referred to as Lot 2, Block 51 as set out on the municipal tax map then in use which certificate bears the number 10-00006 & 11-00004 respectively; and

WHEREAS, Genevieve Hughes, of the aforesaid tax sale certificates has indicated that she has lost or otherwise misplaced the original tax sale certificates and has duly filed the appropriate Affidavit of Loss with the Tax Collector, copies of which are attached hereto.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that the Tax Collector of the municipality be and is hereby authorized upon receipt of the appropriately executed and notarized Loss Affidavits to issue appropriate duplicate tax sale certificates to the said purchaser covering the certificate lost as previously described all in accordance with the requirements of Chapter 99 of Public Laws of 1997.

BE IT FURTHER RESOLVED, that a copy of this Resolution and the Loss Affidavits be attached to the duplicate certificates to be issued to said purchaser and that said duplicate certificates shall be stamped or otherwise have imprinted upon them the word "Duplicate" as required by law.

ATTEST _____ ATTEST _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-117

RESOLUTION REJECTING THE BIDS FOR THE CAPE MAY COUNTY OPEN SPACE – CHESTNUT STREET PARK PROJECT AND AUTHORIZING MODIFICATION OF THE SPECIFICATIONS AND THE RE-BID THEREOF

WHEREAS, the Township Administrator/Chief Finance Officer and Project Engineer requested, received and opened sealed bids on August 6, 2020 at 10:00 AM prevailing time for the Cape May County Open Space – Chestnut Street Park Project and the receipt of which bids were duly advertised in accordance with the law and in such case made and provided; and

WHEREAS, all bid results and recommendations for contract award are on file in the Office of the Township Clerk, 571 Petersburg Road, Dennisville, New Jersey, as required by law; and

WHEREAS, pursuant to N.J.S.A. 40A:11-13.2(b), the lowest bid substantially exceeds the Township's appropriation for the services and the recommendation has been made to reject all bids at this time and modify the specifications and re-bid.

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that the bids for the Cape May County Open Space – Chestnut Street Park Project be rejected.

BE IT FURTHER RESOLVED, that the Project Engineer, Township Administrator/CFO and Municipal Clerk be and are hereby authorized and directed to make any necessary modifications to the specifications and re-bid the Cape May County Open Space – Chestnut Street Park Project.

ATTEST _____ **ATTEST** _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-118

**RESOLUTION AUTHORIZING THE REFUND OF A
TAX OVERPAYMENT – BLOCK 256.02, LOT 5**

WHEREAS, the Tax Collector’s Office has notified the Clerk of a tax overpayment on Block 256.02, Lot 5; and

WHEREAS, the overpayment was a result of the property owner being awarded a 100% Disabled Veteran Deduction; and

WHEREAS, the amount of the overpayment requested to be refunded for Block 256.02, Lot 5 is one thousand sixteen dollars and sixteen cents (\$1,698.75).

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that the Chief Financial Officer be and is hereby authorized and directed to refund the \$1,698.75 to the following:

Block 256.02, Lot 5
Corelogic
Attn: Refund Dept.
3001 Hackberry Road
Irving, TX 75063

ATTEST _____ **ATTEST** _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-119

RESOLUTION AUTHORIZING THE CANCELLATION OF VARIOUS CHECKS

WHEREAS, the following checks were issued from various Township of Dennis Accounts:

Checking Account:

<u>Check No.</u>	<u>Date</u>	<u>Amount</u>	<u>Void Reason</u>
43695	05/28/19	150.00	Error
43707	05/28/19	855.00	Error

WHEREAS, it is the desire of the Chief Finance Officer to void the checks and not reissue for the reasons stated above.

NOW, THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Dennis, County of Cape May, State of New Jersey, that the Chief Financial Officer be and is hereby authorized and directed to void the checks listed herein.

ATTEST _____
Jacqueline B. Justice, RMC/Clerk

ATTEST _____
Zeth A. Matalucci, Mayor

RESOLUTION NO. 2020-120

RESOLUTION CERTIFYING REVIEW OF ANNUAL AUDIT

WHEREAS, N.J.S.A. 40A:5-4 requires the governing body of every local unit to have made an annual audit of its books, accounts and financial transactions, and

WHEREAS, the Annual Report of Audit for the year 2019 has been filed by a Registered Municipal Accountant with the Municipal Clerk pursuant to N.J.S.A. 40A:5-6, and a copy has been received by each member of the governing body; and,

WHEREAS, R.S. 52:27BB-34 authorizes the Local Finance Board of the State of New Jersey to prescribe reports pertaining to the local fiscal affairs; and,

WHEREAS, the Local Finance Board has promulgated N.J.A.C. 5:30-6.5, a regulation requiring that the governing body of each municipality shall by resolution certify to the Local Finance Board of the State of New Jersey that all members of the governing body have reviewed, as a minimum, the sections of the annual audit entitled "Comments and Recommendations, and,

WHEREAS, the members of the governing body have personally reviewed as a minimum the Annual Report of Audit, and specifically the sections of the Annual Audit entitled "Comments and Recommendations, as evidenced by the group affidavit form of the governing body attached hereto; and,

WHEREAS, such resolution of certification shall be adopted by the Governing Body no later than forty-five days after the receipt of the annual audit, pursuant to N.J.A.C. 5:30-6.5; and,

WHEREAS, all members of the governing body have received and have familiarized themselves with, at least, the minimum requirements of the Local Finance Board of the State of New Jersey, as stated aforesaid and have subscribed to the affidavit, as provided by the Local Finance Board, and

WHEREAS, failure to comply with the regulations of the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52, to wit:

R.S. 52:27BB-52: A local officer or member of a local governing body who, after a date fixed for compliance, fails or refuses to obey an order of the director (Director of Local Government Services), under the provisions of this Article, shall be guilty of a misdemeanor and, upon conviction, may be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than one year, or both, in addition shall forfeit his office.

NOW, THEREFORE BE IT RESOLVED, That the Township Committee of the Township of Dennis, hereby states that it has complied with N.J.A.C. 5:30-6.5 and does hereby submit a certified copy of this resolution and the required affidavit to said Board to show evidence of said compliance.

ATTEST _____
Jacqueline B. Justice, RMC/Clerk

ATTEST _____
Zeth A. Matalucci, Mayor

The Clerk indicated that we would be moving on to the regular items on the agenda.

This being the time and place for the Public Hearing on Ordinance No. 2020-03. The title was read by the Clerk. Motion was made by Turner, seconded by Germanio, that the Hearing be open for public comment. There being no comment from those present, motion was made by Turner, seconded by Matalucci, that the Hearing be closed.

Motion was made by VanArtsdalen, seconded by Germanio, with 4 ayes and 1 absent (Cox), that the following Ordinance No. 2020-03 was adopted.

ORDINANCE NUMBER 2020-03

BOND ORDINANCE PROVIDING FOR VARIOUS 2020 GENERAL CAPITAL IMPROVEMENTS, BY AND IN THE TOWNSHIP OF DENNIS, IN THE COUNTY OF CAPE MAY, STATE OF NEW JERSEY; APPROPRIATING \$1,893,500 THEREFOR (INCLUDING GRANTS FROM THE NEW JERSEY DEPARTMENT OF TRANSPORTATION IN THE AMOUNT OF \$515,000) AND AUTHORIZING THE ISSUANCE OF \$1,844,250 BONDS OR NOTES TO FINANCE PART OF THE COST THEREOF

ATTEST _____ **ATTEST** _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor

The Clerk asked for a motion authorizing the payment of the bills, providing that proper vouchers have been filed and that funds are available.

Motion was made by VanArtsdalen, seconded by Turner, with 4 ayes and 1 absent (Cox), that the payment of the following bills was approved:

GENERAL ACCOUNT:

044980-Advantage Rental Center, Inc.	\$ 274.48
044981-Advantage Equipment Sales	73.35
044982-Atlantic City Electric	92.24
044983-Animal Control of South Jersey	600.00
044984-Belleplaine Emergency Corp.	19,853.02
044985-Blaney & Karavan, PC	4,000.00
044986-Animal Alliance CMC Inc.	210.00
044987-Cape May County P.W.A.	613.33
044988-County of Cape May	667,371.51
044989-Chemsearch Corp.	204.84
044990-John L. Collins	340.96
044991-Comcast	257.92
044992-Country Barn Florist, Inc.	100.00
044993-Nelson B. Creamer	144.60
044994-Crown Trophy	65.25
044995-Crystal Springs	70.28
044996-Dennis Twp. Board of Education	869,290.42
044997-Larry C. Dixon	182.42
044998-East Coast Distributors	498.97
044999-Rosemarie Essig	427.02
045000-Gardner True Value Hardware	650.93
045001-General Code	2,914.00
045002-John C. Gibson, P.E.	2,950.00
045003-Green Technology Services	1,785.20
045004-Gerald C. Harris	144.60
045005-Michele T. Heim	289.20
045006-Cape May County Herald	310.05
045007-Roy J. Hope	289.20
045008-Kohler's Auto Glass	255.00
045009-Landberg Construction, LLC	11,914.07
045010-Edward F. Leith, Jr.	144.60

045011-Lindemon Contracting, LLC	152,123.76
045012-Mark Grant	144.60
045013-Mariann Murphy	144.60
045014-Nat. Alliance for Youth Sports	80.00
045015-Pineland Construction LLC	44,605.56
045016-Principal Life Insurance Co.	100.46
045017-Eurofins QC, Inc.	102.70
045018-Arthur Schellinger	144.60
045019-LERETA, LLC	2,626.51
045020-Service Tire Truck Centers	445.42
045021-Specialized Loan Services	6,619.84
045022-S.S.C.I.	38.00
045023-Staples Credit Plan	11.25
045024-Carolyn P. Swagler	144.60
045025-Tax Collectors & Treasurer NJ	200.00
045026-Upper Township	1,141.97
045027-Vision Service Plan	763.54
045028-Cintas Corporation	107.56
045029-Cintas Corporation #100	584.19

CONSTRUCTION CODE:

None

GENERAL CHECKING WIRES:

21-NJSHBP	36,252.60
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DOG TRUST:

135-NJ Dept. of Health and Senior Services	9.60
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ESCROW HRD HOLDINGS:

None

PLANNING ESCROW:

1034-Fralinger Engineering, PA	454.25
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RECREATION TRUST:

None

The Clerk asked for a motion to approve the Administrative Reports. Motion was made by Germanio, seconded by Matalucci, with 4 ayes and 1 absent (Cox), that the following Administrative Reports were approved:

Municipal Clerk's Report	July, 2020
Registrar's Report	July, 2020
Tax Collector's Report	July, 2020
Construction Official's Report	July, 2020
Chief Finance Officer's Report	July, 2020
Engineer's Report	08/11/2020

The Clerk asked if there were any comments from the public this evening.

Let the record reflect that there were no comments from those present.

The Clerk asked for comments from the Township Committee.

Committeeman VanArtsdalen commented on: the abbreviated Summer Basketball Program and indicated that it was a success and that he really enjoyed it, National Night Out being moved from August 4th to October 6th and plans to have some form of a Soccer Program this fall.

Committeeman Germanio requested that the Municipal Engineer, Jack Gibson, again contact the County Engineer to ascertain what roads within Dennis Township they will be improving. He gave an update of from the Senior Center: tomorrow's Drive Thru B-B-Q with donations going to the Dennis Township Secret Santa and the Belleplain V.F.W., it being open to County residents and he thanked the Director, Rosemarie Essig, for her efforts in calling and emailing the seniors to stay in contact with them during this difficult time.

Deputy Mayor Turner indicated that the County was currently milling Corson Tavern Road here in the Township.

Mayor Matalucci thanked the Public Works Department for their efforts with the storm clean-up. He voiced concerns regarding the power outages and indicated that he and Senator Testa would be meeting with Atlantic City Electric to discuss what ACE can do better. Mayor Matalucci stated that the Bike Path is moving along and looks great and he commented on the Chestnut Street Park Project bids having to be rejected and re-bid due to the costs coming in too high.

Motion was made by Germanio, seconded by Matalucci, that the meeting be adjourned. All in favor and the motion carried.

ATTEST _____ ATTEST _____
Jacqueline B. Justice, RMC/Clerk Zeth A. Matalucci, Mayor