

The workshop meeting of the Borough of Riverdale Mayor and Council opened on the above date at 7:30p.m.

Mayor William Budesheim presiding.

**ROLL CALL: Present: Astarita, Carelli, Mastrangelo, Revis, Wetzl, Guis  
Absent: None**

**Also Present: Police Chief Smith, Fire Chief Sturm**

Mayor Budesheim announced that proper notice of this meeting was made as to time, date, place and agenda.

**SWEARING IN OF ABUBAKAR TEJAN JALLOH AS MUNICIPAL CLERK**

Mayor Budesheim announced that we are very fortunate have Mr. A. J. Jalloh as our new Borough Clerk. He is the full-time Municipal Clerk in the City of Plainfield and he'll be working here part-time. He has his certification and also has a Masters Degree in Public Administration.

The Municipal Attorney swore in Mr. Jalloh as Municipal Clerk.

**SWEARING IN OF SERGEANT PATRICK HARDEN**

Mayor Budesheim announced that we have the honor of appointing Pat Harden to the rank of Sergeant. He is a 1996 graduate of Butler High School and attended Passaic County Community College. He was also a Class I and Class II Special Officer in Butler. He has been here for 12 years and was the Canine Officer, Detective, Field Training Officer and he's been the PBA President working as a Shift Commander for the last 6 months.

The Municipal Clerk swore in Patrick Harden as Sergeant.

Sergeant Harden thanked everyone for attending and for their support.

**PUBLIC PARTICIPATION NO. 1:**

There being no comments, Councilman Astarita set forth the motion, seconded by Councilman Carelli, to close the public session.

**ALL IN FAVOR.**

**RESOLUTIONS:**

Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, to approve the following resolutions:

- 1) Payment of Claims.
- 2) **Resolution No. 42-2014(A);** Authorization of Examination of the 2014 Municipal Budget to be assumed by the Borough of Riverdale normally granted to the Director of the Division of Local Government Services.
- 3) **Resolution No. 45-2014;** Authorizing a blanket purchase order for up to \$50,000 to be issued for emergency repairs to the borough's well.

**ROLL CALL: Ayes: Astarita, Carelli, Mastrangelo, Revis, Wetzl, Guis  
Nays: None  
(6 ayes – 0 nays – motion carried)**

**COPY OF BILLS LIST AND RESOLUTIONS IN FULL ON PAGE NO. 61- A, B AND C**

**PUBLIC HEARING ON THE AMENDMENT TO THE 2014 MUNICIPAL BUDGET:**

Mayor Budesheim announced that the meeting is open for comments on the amendments to the budget.

There being no comments, Councilman Astarita set forth the motion, seconded by Councilman Guis, to close the public hearing.

**ALL IN FAVOR.**

**ADOPTION OF THE 2014 MUNICIPAL BUDGET:**

Councilman Carelli set forth the motion, seconded by Councilman Guis, for the Adoption of the 2014 Municipal Budget.

**ROLL CALL:       Ayes:    Astarita, Carelli, Mastrangelo, Revis, Guis**  
**Nays:    Wetzel**  
**(5 ayes – 1 nay – motion carried)**

**COPY OF 2014 MUNICIPAL BUDGET IN FULL ON PAGE NO. 61-D**

**CORRESPONDENCE:**

- 1) Road Opening Permit request from Christopher and Dana Ekkers to expand driveway and apron at 10 Halsey Avenue. (copy of request sent to governing body with agenda)

Mayor Budesheim stated that the Borough Engineer recommended that this be done now because the road is scheduled to be paved.

Councilman Guis set forth the motion, seconded by Councilman Revis, to approve the Road Opening Permit request from Christopher and Dana Ekkers to expand driveway and apron at 10 Halsey Avenue, conditioned on the approval of the Borough Engineer.

**ALL IN FAVOR.**

- 2) From the Bicycle Touring Club of North Jersey advising of their yearly event “The Ramapo Rally” to take place on Sunday, August 17, 2014. Some or all of the 1000+ participants will ride through Riverdale between the hours of 7 AM and 5:30 PM.

Mayor Budesheim stated that this is annual event.

**NEW BUSINESS:**

- 1) Proposal from Integra Reality Resources for Appraisal Services – Multiple Assessment Appeals – Various Commercial Properties. (copy of proposal sent to governing body with agenda)

Mayor Budesheim stated that this is the service our Tax Assessor feels comfortable with and our Tax Attorney also believes these are qualified people. Some of the appeals go back eight years.

**NEW BUSINESS (continued):**

Thereupon, Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, to approve the following resolution:

**Resolution No. 46-2014;** Authorizing a Professional Services Agreement between the Borough of Riverdale and Integra Realty Resources

**ROLL CALL:**       **Ayes:**    **Astarita, Carelli, Mastrangelo, Revis, Wetzel, Guis**  
                           **Nays:**     **None**  
                           **(6 ayes – 0 nays – motion carried)**

**COPY OF RESOLUTION IN FULL ON PAGE NO. 62-E****UNFINISHED BUSINESS:**

- 1) Purchase of DOT Property located at the Magnus Tract from the DOT for an amount of \$15,000 to \$16,000 – discussed at the October 7<sup>th</sup> workshop meeting.
- 2) Adoption of Wanaque Borough's fee schedule by ordinance per the Department of Community Affairs notice that this is required for all Shared Services Agreements per Uniform Construction Code Statute #5:23-4.17e. (email sent to governing body and borough attorney regarding this on January 23, 2014 explaining the telephone call the clerk received from the DCA)

No discussion took place.

**WORKSHOP DISCUSSION:**

- 1) Water Charges
- 2) Parking

Mayor Budesheim stated that the council was sent ordinance amendments on the above. Regarding the water charges, the entire Wal-Mart site is on one water meter and we just learned that they were billed for a ¾" meter which is residential and are being charged \$20 instead of \$550 per quarter. We've been losing about \$2,100 a year for the past 7 or 8 years and we are allowed to go back 6 years. This amendment to the ordinance provides for a 12" meter. Butler also picked up other clerical errors. A tenant at Riverdale Square who has been there a year hasn't been billed for any sewer use. The previous clerk dropped the zeroes off the reading so they've only been charged for 10% of their water usage. We are going to have to back bill them for \$32,000. The rest of Riverdale Square is on a separate 2" meter and they've been billed for 10% of their water use so those sewer and water bills will have to be adjusted. This happened to a lot of residents when the meter rolled over to zero.

Borough Attorney Oostdyk stated that we need to talk about a policy decision. We need to be consistent with everybody. Six years is usually the standard statute of limitations on a contractual issue. Councilman Guis suggested we get a cost from Butler for an audit.

Regarding the parking ordinance, Mayor Budesheim stated that Rock Creek is Title 39 and under their homeowners association agreement there is no parking on any street from 11 pm to 6 am. They want that reflected in our ordinance. The only other change is that the reference to "Richards Corner" was changed to "Newark Pompton Turnpike". Both of these will be for introduction at the next meeting.

**MAYOR REPORT:**

Mayor Budesheim reported that he received a list of appointments for the Summer Recreation staff.

Thereupon, Councilwoman Wetzel set forth the motion, seconded by Councilman Revis, to approve the appointments of the Summer Recreation staff.

**ALL IN FAVOR.**

**COPY OF APPOINTMENTS IN FULL ON PAGE NO. 63-F****BOROUGH CLERK REPORT:**

Municipal Clerk Jalloh reported that correspondence was received from the League of Municipalities regarding the annual League Conference. Those Councilpersons who want to attend the conference this year should notify the clerk's office. Mayor Budesheim asked for the request to be sent by email.

**BOROUGH ATTORNEY REPORT:** No report.

**COMMITTEE REPORTS:**

**FINANCE:** No report.

**PUBLIC SAFETY:** Fire Chief Sturm reported that he would like to have an ordinance for a hazardous material fee schedule. We would be able to charge for any large scale incidents so we can recoup the costs. This would not be for the everyday residence – just for the large scale incidents that could occur on Route 287 and Route 23 or a major industrial fire. Councilman Mastrangelo stated that we would take a close look at this.

Police Chief Smith reported that it is time to dispose of the vehicle that was used for undercover work.

Thereupon, Councilman Mastrangelo set forth the motion, seconded by Councilwoman Wetzel, to go to bid for the sale of the 2002 4 door Mazda Protégé the Police Department had been using for undercover work.

**ALL IN FAVOR.**

**PUBLIC WORKS:** Councilman Guis reported that the pumps were installed for the well.

**COMMUNITY RELATIONS:** Councilwoman Wetzel reported that she is working on playground installation and will have a full report on Summer Recreation at the next meeting. She also reported on the schedule for the summer concerts. The street fair will be held on Labor Day Monday.

**BUILDINGS AND GROUNDS:** Councilman Astarita reported that he is waiting for prices for the firehouse. He will get pricing for seeding of the soccer field and wants to have someone evaluate the ball fields to get them into usable condition. There was a discussion regarding requests and fees for the use of the ball fields. Mayor Budesheim stated that we have a price on our ordinance of \$25.00 per game and that he would handle the scheduling.

**COMMITTEE REPORTS (continued):**

**PERSONNEL:** Councilman Revis welcomed Mr. Jalloh as Municipal Clerk. He also reported the Jimmy Homsy has started as Bookkeeper and the CFO has said he has made significant strides in getting the office in order.

**PUBLIC PARTICIPATION NO. 2:**

Glenn Venza, Macopin Avenue, asked if we could legally go after the water clerk who made the clerical errors. Borough Attorney Oostdyk stated that bonding covers theft but does not cover negligence. Generally speaking with an employee you can't do that but we will examine all the options after we get a full audit.

Dave Desai, 22 Cotliss Road, asked if it would have been prudent to do an audit during the time these errors were being made. Mayor Budesheim stated that the auditor does an audit every year. Mr. Desai asked if they would be liable as a professional auditing company. Borough Attorney Oostdyk stated that once we understand the scope of the problem we can show it to them.

Warren Sheps stated he was representing the Riverdale Senior Citizen Club. He thanked the borough for past support and providing some funding for their activities. As the new transportation coordinator for the last several months I've been trying to find out how much money is available for the club to use. He asked if the funding could be separated in the budget so the senior club funding is separate from Dial-A-Ride and they know what they have to spend. Mayor Budesheim said he would email him the figure tomorrow.

There being no further comments, Councilman Astarita set forth the motion, seconded by Councilman Carelli, to close the public session.

**ALL IN FAVOR.**

**ADJOURNMENT:**

Councilman Astarita set forth the motion, seconded by Councilwoman Wetzel, to adjourn the meeting.

**ALL IN FAVOR.**

Adjourned: 8:22 p.m.

Respectfully Submitted:

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Abubakar T. Jalloh, R.M.C.  
Municipal Clerk