

July 21, 2014

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

Mayor Budesheim presiding.

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

**Also Present: Fire Chief Sturm**

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

**APPROVAL OF MINUTES DATED:**

Regular Meeting	-	May 19, 2014
Workshop Meeting	-	June 2, 2014
Regular Meeting	-	June 16, 2014

Councilman Astarita set forth the motion, seconded by Councilman Mastrangelo, to approve the above listed minutes as read.

**ALL IN FAVOR.**

**PUBLIC PARTICIPATION NO 1:**

There being no comments, Councilman Astarita set forth the motion, seconded by Councilman Carelli, that the public portion be closed.

**ALL IN FAVOR**

**PUBLIC PARTICIPATION NO 1:**

Nancy Salazar, Newbury Place, asked when they would get sewers on her street. Mayor Budesheim responded that he is working to find additional allocation to purchase. Councilman Guis said that the design has already been complete by the engineer.

Pat Cleary, Morris Avenue, asked how long a petition for sewers is valid. Mayor Budesheim stated that the petitions are for guidance and we would have a public hearing when we're ready to proceed because it is an added assessment.

Jim McMichael proposed that his family donate a bench to the town in memory of his father. He was a life-long town resident, a councilman, and special police officer. Mayor Budesheim said he would consider it an honor and the community appreciates all of his dedication and service.

There being no further comments, Councilman Astarita set forth the motion, seconded by Councilman Mastrangelo, that the public portion be closed.

**ALL IN FAVOR.**

**ORDINANCES:**

- 1) Public Hearing and Adoption of an Ordinance entitled:

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**ORDINANCES (continued):**

**ORDINANCE 07-2014**

**ORDINANCE AMENDING CHAPTER 164 OF THE REVISED GENERAL  
ORDINANCES OF THE BOROUGH OF RIVERDALE AND REVISING THE  
FEES FOR WATER AND SEWER SERVICE**

The Municipal Clerk read the notice for the second reading and final adoption.

Mayor Budesheim announced that this Ordinance was open for public participation.

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

**ALL IN FAVOR**

Councilwoman Wetzel set forth the motion, seconded by Councilman Astarita, **RESOLVED** that Ordinance No. 07-2014 as read on second reading at this meeting, be adopted and finally passed.

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

**COPY OF ORDINANCE AND RESOLUTION IN FULL ON PAGE NO. 71-A**

2)     Public Hearing and Adoption of an Ordinance entitled:

**ORDINANCE 08-2014**

**ORDINANCE AMENDING CHAPTER 160 OF THE REVISED GENERAL  
ORDINANCES OF THE BOROUGH OF RIVERDALE AND AMENDING  
CERTAIN PARKING REGULATIONS**

The Municipal Clerk read the notice for the second reading and final adoption.

Mayor Budesheim announced that this Ordinance was open for public participation.

Fire Chief Dan Sturm recommended we amend the ordinance to have one side open on Post Lane.

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

**ALL IN FAVOR**

Councilwoman Wetzel set forth the motion, seconded by Councilman Revis, **RESOLVED** that Ordinance No. 08-2014 as read on second reading at this meeting, be adopted and finally passed.

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

**COPY OF ORDINANCE AND RESOLUTION IN FULL ON PAGE NO. 71-B**

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**RESOLUTIONS:**

Councilman Carelli asked for clarification of the scheduled payment for HVAC to Kunzman Construction. Mayor Budesheim stated it is for the main house and not the store. Councilman Carelli stated that he didn't think we have the matching share of \$350,000 specified in resolution No. 48-2014. Mayor Budesheim stated that the grant awarded is for \$80,000 so all we need is \$16,000. Councilman Carelli said that the resolution states that we intend to increase the amount by \$325,000. We don't have \$350,000 for a match so we should hold off on this resolution until we get more clarity. It was decided to table resolution

Thereupon, Councilman Guis set forth the motion, seconded by Councilman Revis, to approve the following resolutions:

- 1) Payment of Claims. (including the following):
  - a. RFM Printing - August Newsletter - A&E o/e \$ 935.85
  - b. Darmofalski Engineering - \$ 5,040.00
  - c. Darmofalski Engineering - \$ 360.00
  - d. Kunzman Construction – Payment #1 Glenburn Rehab \$11,221.00
- 2) **TABLED**
- 3) **Resolution No. 49-2014;** Authorizing the Appointment of Abubakar T. Jalloh as Municipal Registrar.
- 4) **Resolution No. 50-2014;** Authorizing the Appointment of Jimmy Homsy as Alternate Deputy Registrar.
- 5) **Resolution No. 51-2014;** Approval of Tax Settlement for Block 40, Lot 5.01 – Cresskill Hills, LLC, c/o BJ's Wholesale Club #94.
- 6) **Resolution No. 52-2014;** Authorizing the Mayor to execute DEP River Grant Agreement with Borough of Pompton Lakes and Township of Pequannock for river desnagging/desilting.
- 7) Approval of release of the following escrow funds to close accounts:
  - a. Account 010014 – \$ 440.00 – Circle 3 Farms, Inc.
  - b. Account 010063 – \$ 200.00 – Select A Ticket
  - c. Account 010059 - \$ 110.00 – Ricardo Mahler
  - d. Account 050112 - \$ 55.99 – Matthew Rotella
  - e. Account 010046 - \$1,590.00 – Robert Schluter
- 8) Authorization of bidding for the Improvements to Highland Avenue, Hillside Avenue, Wilson Avenue and Carper Lane with a publication date of July 20, 2014 and bids to be received and opened on August 12, 2014.
- 9) Approval for Police Department to participate in the Morris County Prosecutor's plan to equip all Police Departments with Narcan.
- 10) **Resolution No. 53-2014;** Acceptance of FEMA FY 2013 Assistance to Firefighters Grant in the amount of \$179,622.00 with borough matching funds in the amount of \$9,453.00.

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

**COPY OF BILLS LIST AND RESOLUTIONS IN FULL ON PAGE NO. 72-C, D, E, F, G AND H**

Councilman Astarita set forth the motion, seconded by Councilman Carelli, to authorize going to bid for a new roof for the Borough Hall.

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

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**UNFINISHED BUSINESS:**

- 1) Sewer allocation.
- 2) Riverdale Road Sewer Pump House.
- 3) Mathews Avenue water tower telemetry system.
- 4) **Introduction of Ordinance No. 06-2014;** Ordinance Establishing Chapter 93 Entitled "Emergency Management" (Ordinance TABLED at last meeting).

No discussion took place.

**BOROUGH CLERK REPORT:** No report.

**BOROUGH ATTORNEY REPORT:** No report.

**COMMITTEE REPORTS:**

**FINANCE:** No report.

**PUBLIC SAFETY:** Councilman Mastrangelo reported that Officer Reilly's probationary period has ended.

Thereupon, Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, that Officer Reilly is now a permanent patrolman for the Police Department.

**ALL IN FAVOR.**

Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, to approve the membership application from Jesse Burgos for membership in the Riverdale Fire Department.

**ALL IN FAVOR.**

Fire Chief Dan Sturm reported on two grants that were recently received. The first was almost \$200,000 through FEMA for our SCBA's and we're in the process of going out to bid to get that project started. To keep the standard with the new equipment we will need an additional \$16,000. Through the State of New Jersey OEM we received a grant for \$75,000 for generators. Our plan is to put one at the firehouse, community center and have one portable.

Councilman Mastrangelo reported that he and the Fire Chief had discussed installing cameras. Prices range from \$9,000 to \$14,000 but I think we should hold off until next year.

**PUBLIC WORKS:** No report.

**COMMUNITY RELATIONS:** Councilwoman Wetzel reported on the concert series and the installation of the playground equipment. After discussion with the DPW Superintendent and Mayor we decided the best option is to have installation done by the company rather than volunteers. We're hoping to get a date in August.

**BUILDINGS AND GROUNDS:** Councilman Astarita reported that he obtained a second price to bring the firehouse doors up to compliance. The price from New Jersey Door Works is \$2,000 to do tune-ups on all the doors and furnish and install three sets of photo eyes for doors that do not have the safety feature.

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**COMMITTEE REPORTS (continued):**

Thereupon, Councilman Astarita set forth the motion, seconded by Councilman Mastrangelo, to award the \$2,000 contract to New Jersey Door Works to bring the firehouse doors up to compliance.

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

Councilman Astarita reported on the CDBG meeting. There are new maps coming out to confirm eligibility of towns to receive grants.

**PERSONNEL:** Councilman Revis reported that Mr. Jalloh met with the Deputy Municipal Clerk and Bookkeeper/Assistant Municipal Clerk and handed out a listing of job functions and responsibilities.

**MAYOR REPORT:**

Mayor Budesheim reported on the policy for retroactive water and sewer billing and distributed handouts for discussion at the next meeting. Councilman Guis stated that he feels it's imperative now that we've identified a problem that we do an audit and know that every water bill we send out is matched to the correct meter size.

**PUBLIC PARTICIPATION NO 2:**

Matt Oswald, 9 Cotluss Road, asked if any plans were being discussed for the Verizon property. Mayor Budesheim replied that we are collecting about \$35,000 a year in rent right now. I made it clear to COAH that we would be buying this property and doing whatever we want with it until the time comes when we get our numbers firmly established by COAH. That was the condition under which it was purchased.

There being no further comments, Councilman Astarita set forth the motion, seconded by Councilman Carelli, that the public portion be closed.

**ALL IN FAVOR.**

**ADJOURNMENT:**

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

**ALL IN FAVOR.**

Adjourned: 8:27 p.m.

Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, to **RECONVENE** the meeting at 8:30 p.m.

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

**RESOLUTIONS:**

Mayor Budesheim announced that the Green Acres resolution that had been tabled has been located. It needs to be adopted tonight in order for us to be assured of getting the

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**RESOLUTIONS (continued):**

money. He explained that the grant has nothing to do with Glenburn and that it is money for the flood buyouts. The County has given us a grant for 75% and Green Acres is willing to fund our other 25% and that is what this resolution is authorizing. We adopted an ordinance to fund the entire program. There were concerns regarding the borough matching funds and discussion ensued.

Thereupon, Councilman Mastrangelo set forth the motion, seconded by Councilman Astarita, to approve the following resolution with the condition that Mayor Budesheim place a phone call to Green Acres tomorrow for confirmation that the wording is as the Mayor understands it.

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

- 2) **Resolution No. 48-2014;** Enabling Resolution for Green Acres Project Agreement – Project #1433-04-014 Van Ness House and Open Space Acq.

**COPY OF RESOLUTION IN FULL ON PAGE NO. 75-I****ADJOURNMENT:**

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

**ALL IN FAVOR.**

Adjourned: 8:50 p.m.

Respectfully Submitted:

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Abubakar T. Jalloh  
Municipal Clerk