

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, Bush, Guis, Wetzel, Falkoski**  
                           **Absent:**       **Carelli**

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

**APPROVAL OF MINUTES DATED:**

July 2, 2007    - Workshop  
 July 11, 2006 - Special Meeting – Budget Adoption  
 July 16, 2007 - Regular  
 August 6, 2007 - Workshop

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

**ROLL CALL:**       **Ayes:**         **Astarita, Bush, Guis, Wetzel, Falkoski**  
                           **Nays:**         **None**  
                           **Abstain:**     **Bush (August 6, 2007 only)**  
   **(5 ayes – 0 nays – motion carried)**

**PUBLIC PARTICIPATION NO. 1:**

Valerie Russinko, 40 Wilson Avenue, stated that the condition of Highland Avenue and Wilson Avenue is dangerous and deplorable. She said something has to be done before the winter and asked if there was any money budgeted for this. Mayor Budesheim stated there was not. Councilman Guis stated that the DPW could address the pot holes on Wilson Avenue. He suggested Mrs. Wilson call him or the DPW Superintendent when it rains so they can evaluate the drainage issues. He explained that the DPW has been shorthanded and the catch basin is on the list to be patched. Councilman Guis also said he would look at the road again and discuss the matter with the Borough Engineer and DPW Superintendent but there was not money budgeted for repaving.

There being no further comments, Councilman Falkoski set forth the motion, seconded by Councilwoman Wetzel that the public portion be closed.

**ALL IN FAVOR.**

**PUBLIC HEARING OF THE APPLICATION FOR THE MORRIS COUNTY 2007 OPEN SPACE TRUST FUND.**

Mayor Budesheim announced the meeting was open to the public for comments on the application for the Morris County Open Space Trust Fund.

There being no comments, Councilman Falkoski set forth the motion, seconded by Councilwoman Wetzel, that the public portion be closed.

**ALL IN FAVOR.**

**RESOLUTIONS:**

Councilman Falkoski set forth the motion, seconded by Councilman Guis, to approve the following resolution:

**Resolution No. 56-2007;** Authorizing Mayor Budesheim to endorse the application for the Morris County Open Space Trust Fund grant in the amount of \$65,000 and also to execute an agreement with the county to be known as Land Acquisition on Hamburg Turnpike.

**ROLL CALL:**           **Ayes:**           **Astarita, Bush, Guis, Wetzel, Falkoski**  
                                  **Nays:**           **None**  
                                  **(5 ayes – 0 nays – motion carried)**

**COPY OF RESOLUTION IN FULL ON PAGE NO. 84-A**

Mayor Budesheim asked for resolution No. 3 to be tabled at this time. He clarified that the money in resolution No. 6 is a donation for the concerts. Councilman Guis clarified that the money in resolution No. 7 will be held until the Borough Engineer is satisfied the remaining items are complete. Councilman Falkoski stated that we have an application from Nicholas Greco Jr. for membership to the Fire Department.

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

- 1)     Payment of Claims.  
       Including the following Recreation Items:
  - a) Theater tickets – Theatre Direct International – Mary Poppins \$4,683.00
  - b) Additional Concert – August 22<sup>nd</sup> – Luke Landolfi                     \$1,000.00
- 2)     Approval of Escrow Payment to following:
 

a)Paul Darmofalski, P.E. Target Corporation	\$12,704.00
b)Paul Darmofalski, P.E. Majestic Homes/Beazer	\$ 250.00
c)Paul Darmofalski, P.E. D.R. Horton	\$ 261.00
d)Paul Darmofalski, P.E. Alexan at Riverwalk	\$ 125.00
e)Anderson & Denzler Target Corporation	\$ 4,772.75
f)Anderson & Denzler D.R. Horton	\$ 80.30
g)Anderson & Denzler Riverdale Crossing	\$ 43.75
- 3)     **Resolution No. 61-2007;** Authorization of Mayor William Budesheim to endorse an application to the NJDOT for State Aid Grant for Milling, resurfacing, line striping of entire length of Newark Pompton Turnpike and milling, resurfacing, curb, sidewalks, manholes and inlets for Arlington Place. The total proposed amount of the project is \$639,996, with a request of \$589,996 in State funds and a Borough contribution of \$50,000.
- 4)     **Resolution No. 64-2007;** Authorizing a Professional Services Agreement between the Borough of Riverdale and Holt Morgan Russell Architects, P.A. in the total amount of \$36,884 contingent on State approval of Chapter 159.
- 5)     Authorization to pay \$2,000 to the Riverdale Fire Department for the fireworks display on their 100<sup>th</sup> Anniversary Celebration.
- 6)     Authorization to make the final payment to Storer Construction Services for the construction of the Riverdale Senior Center in the amount of \$5,000 as recommended by Borough Engineer, Paul Darmofalski. Storer Construction Services has placed its 2 year maintenance bond in the amount of \$71,814.80 which represents 10% of the total project amount.
- 7)     Acceptance of letter of resignation of Jason Casbarro, Senior Utility Person for the DPW Department effective August 24, 2007.

**RESOLUTIONS (continued):**

- 8) Mayor to appoint Shawn Mowla as a DPW Employee effective August 16, 2007 at a pay rate of \$12.00 per hour, and authorization to hire an additional DPW employee.
- 9) Resolution of Governing Body to reject all bids received for the Paterson Hamburg Turnpike Sewer Project – due to the bids coming in over 150% of engineers estimate, and to re-schedule bid date at the discretion of the Borough Engineer.
- 10) Mayor to appoint Nicholas Greco Jr. as Riverdale Fireman with consent of council.

**ROLL CALL:**       **Ayes:**           **Astarita, Bush, Guis, Wetzel, Falkoski**  
                           **Nays:**           **None**  
                           **Abstain:**       **Guis (Resolution No. 9 only)**  
                           **(5 ayes – 0 nays – motion carried)**

**COPY OF RESOLUTIONS IN FULL ON PAGE NO. 85-B, C AND D****CORRESPONDENCE:**

- 1) From Pompton Lakes High School Band Boosters USSBA “Super Saturday” Marching Competition seeking advertisers for their fundraiser for this competition. Requests for sponsor donations in the following amounts – 1) Gold Sponsor - \$500.00; 2) Silver Sponsor - \$400.00; 3) Bronze Sponsor - \$300.00; and Special Award Sponsor \$100.00. (copy of correspondence distributed to Mayor and Council)

Councilman Guis suggested that in lieu of a donation we contact Mr. VENZA and offer the band an opportunity to earn money from the Clean Communities Grant. They could spend a day cleaning the park or similar project and earn \$500 or possibly more. Council agreed with the suggestion.

**OTHER BUSINESS:**

- 1) Apartment Rental – 87 Newark Pompton Turnpike.

Mayor Budesheim stated that our new librarian is interested in renting the apartment above Mario's. It has been empty for two years and there are repairs that need to be made including a new roof. There was discussion regarding the matter. Borough Attorney Oostdyk stated that we should go to bid but will check if we could offer the apartment as housing in lieu of salary.

Thereupon, Councilman Guis set forth the motion, seconded by Councilman Falkoski, to authorize the Borough Attorney to prepare a rental agreement for month to month tenancy of the apartment at 87 Newark Pompton Turnpike, based upon employment of the tenant by the borough.

**ROLL CALL:**       **Ayes:**           **Astarita, Bush, Guis, Wetzel, Falkoski**  
                           **Nays:**           **None**  
                           **(5 ayes – 0 nays – motion carried)**

- 2) Agreement – TCR and Borough of Riverdale – Sewer Capacity.  
(copy of agreement distributed to Mayor and Council)

Mayor Budesheim stated he had a few minor items to discuss with Mr. Clemack to clarify some wording in the agreement. It would not change any terms of the agreement.

**OTHER BUSINESS (continued):**

Thereupon, Councilman Falkoski set forth the motion, seconded by Councilman Guis, to authorize Mayor Budesheim to execute the Sewer Capacity Agreement between TCR and the Borough of Riverdale.

**ROLL CALL:**       **Ayes:**       **Astarita, Bush, Guis, Wetzel, Falkoski**  
                           **Nays:**       **None**  
                           **(5 ayes – 0 nays – motion carried)**

**ORDINANCES:**

Mayor Budesheim stated that Borough Attorney Oostdyk had prepared a definition to clarify the term "Lot Frontage".

- 1) Councilman Falkoski set forth the motion, seconded by Councilman Guis, to introduce the following ordinance and moved its adoption.

**ORDINANCE 11-2007**

**ORDINANCE AMENDING CHAPTER 168 OF THE REVISED  
 GENERAL ORDINANCES OF THE BOROUGH OF RIVERDALE  
 AND PROVIDING AN AMENDED DEFINITION FOR THE TERM  
 "LOT FRONTAGE"**

**ROLL CALL:**       **Ayes:**       **Astarita., Bush, Guis, Wetzel, Falkoski**  
                           **Nays:**       **None**  
                           **(5 ayes – 0 nays – motion carried)**

**COPY OF ORDINANCE AND RESOLUTION IN FULL ON PAGE NO. 86-E****BOROUGH CLERK REPORT:**

Borough Clerk Talerico reported that Mr. Aberami had been scheduled for a soil mining hearing in July but he failed to comply with the ordinance. A new hearing date has been set for September 17<sup>th</sup>.

**ATTORNEY REPORT:**

Borough Attorney Oostdyk reported that he had e-mail communication with the attorney regarding the issue of sale of the cell tower site. The next step is to take a closer look at the property which is bigger than the area needed to deal with the tower. We have to establish a minimum bid and there is no survey or metes and bounds for the property. There was discussion regarding the matter. Mr. Oostdyk will prepare a draft ordinance to authorize the sale of the property.

**COMMITTEE REPORTS:**

Councilman Falkoski reported the Fire Department is having difficulty with their daytime response times. They are asking if we could encourage DPW and other borough employees to join. There was discussion regarding the matter and Councilman Guis stated he would also discuss the matter with the DPW Superintendent. Councilman Falkoski also reported the Fire and Police Departments are doing an analysis regarding the concern with getting equipment through narrow streets with parking on both sides. Councilman Falkoski reported the Municipal Court Report for the month of July.

**COMMITTEE REPORTS (continued):**

Councilman Guis reported that he asked the Borough Attorney to write letters regarding the garbage problems at Rock Creek and The Grande so we maintain a paper trail. He arranged for dumpsters at Rock Creek to alleviate the paper recycling problem. The Grande will still require a compactor and is still getting the garbage privately hauled.

Councilman Falkoski reported that our newest Police Patrolman, Eric Hollenstein, received a letter of commendation for a job well done regarding the arrest of two drug dealers on August 7<sup>th</sup>.

Councilwoman Wetzel reported on the Shirelles concert. Target is the primary sponsor for the event on Saturday and they have provided various public relations items as well.

Councilwoman Bush reported that the Partnership for a Drug-Free New Jersey is surveying communities as to whether they have adopted a host ordinance prohibiting consumption and possession of alcoholic beverages on private property by persons under legal drinking age. It's an ordinance that they have worded to make it illegal for the host to serve or allow minors to consume alcoholic beverages on their property. Borough Attorney Oostdyk stated that it is a state statute and would exempt family members and religious observances. There was discussion regarding the matter.

**PUBLIC PARTICIPATION NO. 2:**

An unidentified audience member asked if the meeting minutes are available to the public. Mayor Budesheim stated that the minutes and agendas are posted on the Borough Clerk's page on our website.

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

**ALL IN FAVOR.**

**ADJOURNMENT:**

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

**ALL IN FAVOR.**

Adjourned: 8:40 p.m.

Respectfully Submitted:

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Carol J. Talerico, R.M.C.  
Municipal Clerk