

REGULAR MEETING OF THE MAYOR AND COUNCIL  
HELD AT THE  
MUNICIPAL COURT /COUNCIL CHAMBERS  
10 LAWLOR DRIVE, OAKLAND, NEW JERSEY  
WEDNESDAY OCTOBER 28, 2015

MOVE TO EXECUTIVE SESSION:

On motion of Councilman Pignatelli, seconded by Councilman Jensen, the following resolution be introduced, adopted and duly passed on roll call vote:

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231, P.L. 1975, (N.J.S.A. 10:4-12) permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, this public body is of the opinion that such circumstances presently exist,

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Oakland, County of Bergen, State of New Jersey, as follows:

1. The public shall be excluded from discussion of action upon the hereinafter specified subject matter.
2. The general nature of the subject matter to be discussed is as follows:  
Affordable Housing update; Personnel-grievances; Tax Appeal settlement-32 Spruce Street
3. The Mayor and Council shall release and disclose to the general public the discussion and actions taken on the subject matter of the above mentioned closed session once the Mayor and Council has arrived at a final decision on the specified subject matter.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

No action taken.

CLOSE EXECUTIVE SESSION:

On motion of Councilman Kulmala, seconded by Councilman Talamini, the Executive Session be closed.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

MEETING CALLED TO ORDER: By Mayor Schwager at 7:31 pm.

ROLL CALL: Mayor Schwager called the meeting to order and the Clerk called the roll. Present: Mayor Schwager, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti. Absent: None. Also Present: Lisa M. Duncan, Borough Clerk; Richard Kunze, Borough Administrator; Brian Chewcaskie, Borough Attorney.

SALUTE TO THE FLAG:

MOMENT OF SILENCE:

MEETING ANNOUNCEMENT: Mayor Schwager announced this meeting is being held in accordance with the Open Public Meetings Law duly announced and included in the schedule of regular meetings.

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MAYOR'S REPORT:

The Library will hold its annual book sale this Friday, Saturday and Sunday. Residents have made suggestions regarding alternate commuter parking. Mayor Schwager called the bus company and spoke to the operations manager. She suggested they come tour Oakland to see if they can come up with an alternate stop or to add a second stop. Mayor Schwager congratulated the Police Department for receiving an outstanding achievement award from AAA North Jersey. Mayor Schwager received a copy of a letter the Board of Health sent to Oakland Drugs thanking them for volunteering to administer flu shots to Seniors and Borough employees. She thanked Oakland Drugs as well.

OPENED FOR PUBLIC DISCUSSION:

On motion of Councilman Pignatelli, seconded by Councilman Jensen, this portion of the meeting be opened for public discussion.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

Helen Sena, 47 Thackeray Rd, is concerned the pipeline ordinance is not on the agenda tonight. It has been four weeks since it has been tabled. It is important to pass the ordinance before the pipeline company decides on their route. The information has been provided to the Borough attorney already. If more information is needed, it will be provided. She and her husband demand that the Mayor and Council put this on the next agenda.

Theresa Barry, Maria Belladino, 12 Shosone Path, received a letter denying their request to have a pig as a pet. They spoke to the vet at Pompton Lakes Animal Hospital who refutes some of the statements made by the Oakland Board of Health. They asked the Mayor and Council to reconsider passing an ordinance to allow the pet pig.

Ernest Steinmetz, 74 West Sheffield St., voiced concerns over Indian Hills students parking on the streets in the neighborhood. Mayor Schwager advised this is on the agenda tonight.

Mark Bunimovich, 70 West Sheffield St., requested no parking signs be put in the neighborhood. Councilman Kulmala advised this issue is being discussed tonight.

Mike Pritchard, 23 Calumet Avenue, advised the Mayor and Council on the various Federal agencies and their role regarding pipelines. He spoke about the sole source aquifer which is certified by the DEP. The Ramapo River also supplies water to the North Jersey Water Supply.

Mayor Schwager advised that all the paperwork received on the pipeline had been presented to the Borough Attorney. The Council has requested the Attorney to review all the documents and to come up with a draft ordinance to allow the Council to make an informed decision.

Mark Piercy, President of PBA #164, advised that the PBA gave a citation to Felicia and Michael Kicinski for helping to save a child that was missing several months ago. They went above and beyond to help a youth in need. That is what makes Oakland a wonderful town.

**CLOSED FOR PUBLIC DISCUSSION:**

On motion of Councilman Jensen, seconded by Councilwoman Coira, this portion of the meeting be closed to public discussion.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**PRESENTATION BY COUNTY CLERK**

Bergen County Clerk John Hogan spoke about the Around the County Initiative. Mr. Hogan has been setting up mobile offices around Bergen County. Last week, the satellite office was in Oakland. He spoke of having a video on his website to encourage young people to vote. Mr. Hogan advised it is his responsibility to preserve records. He had some important documents scanned and made into a poster that he presented to the Mayor and Council.

**MINUTES: OCTOBER 14, 2015**

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, the minutes from the Mayor and Council meeting of October 14, 2015 be approved.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**APPROVAL OF MINUTES: OCTOBER 14, 2015 EXECUTIVE SESSION**

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, the minutes from the Mayor and Council Executive Session of October 14, 2015 be approved.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**APPROVE RAFFLE LICENSE RL1257**

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, approval be granted for Raffle License RL1257 for Wayne Council of PTO's to hold an on-premise 50/50 raffle on November 19, 2015 at Portobello's, 155 Ramapo Valley Road.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

APPROVE RAFFLE LICENSE RL1258

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, approval be granted for Raffle License RL1258 for Wayne Council of PTO's to hold an on-premise raffle for merchandise on November 19, 2015 at Portobello, 155 Ramapo Valley Road.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

APPROVE RAFFLE LICENSE RL1259

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, approval be granted for Raffle License RL1259 for Parents Athletic Committee of Indian Hills to hold an off-premise raffle for merchandise on March 4, 2016 at Indian Hills High School, 97 Yawpo Avenue.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

APPROVE SIGN REQUEST

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, approval be granted for Community of Commerce to post a sign at Bush Plaza for the Toys for Tots event December 12, 2015.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

RESOLUTION 15-236 AUTHORIZE TAX APPEAL SETTLEMENT-BLOCK 2601, LOT 2

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, Charles Drago was the owner and/or taxpayer of property known as Block 2601, Lot 2, located at Ramapo Valley Road, and filed a real property tax appeal for tax year 2013; and

WHEREAS, the Borough Assessor, Borough Appraiser and Tax Appeal Attorney have recommended a settlement of the litigation, which is in the best interests of the Municipality;

NOW, THEREFORE. BE IT RESOLVED by the Mayor and Council of the Borough of Oakland, that the Tax Appeal Attorney be and he is hereby authorized and directed to execute any and all documents necessary in order to effectuate a settlement of the appeal entitled Drago vs. Oakland, wherein for tax year 2013, the assessment of \$100,000 will be reduced to \$80,000, resulting in a total refund of \$513.20;

AND BE IT FURTHER RESOLVED that the aforesaid settlement is predicated upon waiver of payment of interest on any refund.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

RESOLUTION 15-237 AUTHORIZE TAX APPEAL SETTLEMENT-BLOCK 2601, LOT 3

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, Charles Drago was the owner and/or taxpayer of property known as Block 2601, Lot 3, located at Ramapo Valley Road, and filed a real property tax appeal for tax year 2013; and

WHEREAS, the Borough Assessor, Borough Appraiser and Tax Appeal Attorney have recommended a settlement of the litigation, which is in the best interests of the Municipality;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Oakland, that the Tax Appeal Attorney be and he is hereby authorized and directed to execute any and all documents necessary in order to effectuate a settlement of the appeal entitled Drago vs. Oakland, wherein for tax year 2013, the assessment of \$100,000 will be reduced to \$80,000, resulting in a total refund of \$513.20;

AND BE IT FURTHER RESOLVED that the aforesaid settlement is predicated upon waiver of payment of interest on any refund.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

#### RESOLUTION 15-238 AWARD CONTRACT-GASOLINE

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the Borough of Oakland needs to purchase gasoline for its vehicles; and

WHEREAS, the Borough of Oakland is a member of the Bergen County Cooperative Pricing System (state ID #11-BeCCP); and

WHEREAS, the Bergen County Cooperative Pricing System has awarded contract #15-65, Gasoline, to Rachles/Michele's Oil and said contract was awarded through the open competitive bidding process and in accordance with N.J.S.A. 40a:11 et seq., Local Public Contracts Law; and

WHEREAS, the Borough Administrator and Superintendent of Public Works have recommended that the Borough of Oakland purchase gasoline through the Bergen County Cooperative Pricing Council in an amount not to exceed \$ 130,000; and

WHEREAS, the Chief Financial Officer has certified the availability of funds for these purchases, said funds to be encumbered from account number 5-01-31-460-001 and Water Operating Fund budget account #5-05-55-508-000 and from appropriation in the 2016 budget, subject to adoption;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Oakland, County of Bergen, State of New Jersey, that the Mayor and Borough Council hereby authorizes the purchase of Gasoline, in an amount not to exceed \$130,000, through the Bergen County Cooperative Pricing System, contract # 15-65, Gasoline, awarded to Rachles/Michele's Oil, 116 Kuller Road, Clifton, NJ

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**RESOLUTION 15-239 AWARD CONTRACT-DIESEL FUEL**

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the Borough of Oakland needs to purchase diesel fuel for its vehicles; and

WHEREAS, the Borough of Oakland is a member of the Bergen County Cooperative Pricing System (state ID #11-BeCCP); and

WHEREAS, the Bergen County Cooperative Pricing System has awarded contract #15-64, Diesel Fuel to Rachles/Michele's Oil Co. and said contract was awarded through the open competitive bidding process and in accordance with N.J.S.A. 40a:11 et seq., Local Public Contracts Law; and

WHEREAS, the Borough Administrator and Superintendent of Public Works have recommended that the Borough of Oakland purchase diesel fuel through the Bergen County Cooperative Pricing Council in an amount not to exceed \$ 60,000; and

WHEREAS, the Chief Financial Officer has certified the availability of funds for these purchases, said funds to be encumbered from account number 5-01-31-460-001 and Water Operating Fund budget account# 5-05-55-508-000 and from appropriation in the 2016 budget, subject to adoption.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Oakland, County of Bergen, State of New Jersey, that the Mayor and Borough Council hereby authorizes the purchase of Diesel Fuel, in an amount not to exceed \$60,000, through the Bergen County Cooperative Pricing System, contract # 15-64 Diesel Fuel awarded to Rachles / Michele's Oil Co., 116 Kuller Road Clifton, NJ .

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**RESOLUTION 15-240 AWARD CONTRACT-ROCK SALT**

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the Borough of Oakland needs to purchase rock salt; and

WHEREAS, the Borough of Oakland is a member of the Bergen County Cooperative Pricing System (state ID #11-BeCCP); and

WHEREAS, the Bergen County Cooperative Pricing System has awarded contract #15-48, Rock Salt, to Cargill, Inc. and said contract was awarded through the open competitive bidding process and in accordance with N.J.S.A. 40a:11 et seq., Local Public Contracts Law; and

WHEREAS, the Borough Administrator and Superintendent of Public Works have recommended that the Borough of Oakland purchase rock salt through the Bergen County Cooperative Pricing Council in an amount not to exceed \$75,000; and

WHEREAS, the Chief Financial Officer has certified the availability of funds for these purchases, said funds to be encumbered from account number 5-01-26-306-058 and from appropriation in the 2016 budget, subject to adoption.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Oakland, County of Bergen, State of New Jersey, that the Mayor and Borough Council hereby authorizes the purchase of Rock Salt, in an amount not to exceed \$75,000, through the Bergen County Cooperative Pricing System, contract # 15-48, Rock Salt, awarded to Cargill, Inc.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**RESOLUTION 15-241 AMEND CONTRACT-BOROUGH ATTORNEY**

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the Borough of Oakland awarded a contract to Brian M. Chewcaskie and the firm Gittleman, Muhlstock & Chewcaskie in an amount not to exceed \$92,000 for services as Borough Attorney for 2015; and

WHEREAS, due to the amount of outstanding tax appeals, the commencement of affordable housing litigation and the closing on the flood buyout properties, the amount of the contract must be amended by an additional \$23,000; and

WHEREAS, the Chief Financial Officer has certified that funds are available in Account #5-01-55-700-000 \$20,000 and Account #C-04-56-705-100 \$3,000;

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council hereby amend the contract for Brian M. Chewcaskie and Gittleman, Muhlstock & Chewcaskie by an amount not to exceed \$23,000.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**RESOLUTION 15-242 CANCEL BALANCE OF TAXES-72 ROOSEVELT BLVD.**

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the Borough of Oakland purchased the property located at Block 1605, Lot 6 and more commonly known as 72 Roosevelt Boulevard, Oakland, New Jersey through a grant received from the Bergen County Open Space Trust Fund for the expansion of Roosevelt Boulevard Park; and

WHEREAS, the transfer of title took place on October 15, 2015; and

WHEREAS, there are outstanding taxes for the balance of 2015 due on this property; and

WHEREAS, the Mayor and Council have determined that it is in the best of the Borough to cancel all outstanding real property taxes due as a result of the conveyance of the property to the Borough of Oakland.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Oakland that all outstanding taxes with respect to the property located at Block 1605, Lot 6,

commonly known as 72 Roosevelt Boulevard, which is now owned by the Borough of Oakland, be cancelled.

BE IT FURTHER RESOLVED that a certified copy of this Resolution shall be provided to the Borough Tax Collector and Tax Assessor.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

#### RESOLUTION 15-243 REQUEST FOR QUALIFICATIONS

On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, as of January 1, 2006, N.J.S.A. 19:44A-20.1 et seq., commonly known as the “State Pay to Play” law, enacted by the New Jersey State Legislature became effective; and

WHEREAS, pursuant to N.J.S.A. 19:44A-20.1 et seq., a municipality may not award contracts with a value in excess of \$17,500.00 to a business entity which has made reportable contributions in excess of \$300.00, in the aggregate, to the said municipality’s political parties or to any candidate’s committee of any person serving in an elective public office of the said municipality when such contract was awarded, unless said business entity is awarded a contract under a “fair and open process” pursuant to N.J.S.A. 19:44A-20.1 et seq.; and

WHEREAS, a “fair and open process” constitutes the following: (1) public advertisement of a Request for Qualifications (hereinafter the “RFQ”) with ten (10) calendar days notice prior to the receipt of responses to the RFQ; (2) award of contract under a process that provides for public solicitation of qualifications; (3) award of contract under publicly disclosed criteria established, in writing, by the municipality prior to the solicitation of qualifications; and (4) the municipality shall publicly open and announce the qualifications when awarded; and

WHEREAS, it has become necessary for the Borough of Oakland (hereinafter the “Borough”) to engage legal, financial and engineering professionals and the Borough desires to appoint such professionals for 2016 by a “fair and open process” pursuant to N.J.S.A. 19:44A-20.1 et seq. and in accordance with the Borough’s Pay To Play Ordinance, Ordinance No. 12-Code-669.

NOW, THEREFORE, BE IT RESOLVED, by the Municipal Council of the Borough of Oakland, County of Bergen and State of New Jersey that requests for RFQs for professional services for the following professional services for the Borough and its agencies are hereby authorized:

1. Borough Attorney
2. Labor Attorney
3. Borough Auditor
4. Bond Counsel
5. Borough Engineer
6. Borough Prosecutor
7. Public Defender
8. Planning Board Attorney
9. Board of Adjustment Attorney
10. Borough Risk Manager



11. Borough Planner
12. Water and Sewer Engineer
13. Planning Board Engineer
14. Planning Board Planner
15. Board of Adjustment Engineer
16. Board of Adjustment Planner

BE IT FURTHER RESOLVED, that all of the RFQs for the professional services as set forth hereinabove shall be prepared and published in accordance with N.J.S.A. 19:44A-20.1 et seq. and all such RFQs shall be evaluated on the basis of the most advantageous RFQ, all factors considered, including, but not limited to: (1) experience and reputation in the profession; (2) knowledge of the subject matter to be addressed under contract; (3) availability to accommodate any required meetings of the Borough or Borough Agency; (4) and any other factors if demonstrated to be in the best interest of the Borough or Borough Agency.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

RESOLUTION 15-244 REFUND 2013 TAXES DUE TO JUDGMENT BLOCK 3201, LOT 2  
On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, a Tax Court Judgment was entered on July 31, 2015, in the matter of BRE/IPV Cimmaron NJ 2, LLC v Oakland Borough, Docket No. 006865-2013, reducing the assessment of Block 3201, Lot 2, 16 Thornton Road, to \$ 3,155,600 for the Tax Year 2013; and

WHEREAS, a refund of the 2013 property taxes is now due to BRE/IPV Cimmaron NJ 2, LLC, in the amount of \$ 13,941.08;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Oakland, upon the advice of the Tax Collector, do hereby authorize a check to be issued to BRE/IPV Cimmaron NJ 2, LLC, c/o Michael Caccavelli, Attorney, in the amount of \$ 13,941.08.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

RESOLUTION 15-245 RATIFY AGREEMENT WITH BLUE COLLAR UNION  
On motion of Councilwoman Coira, seconded by Councilman Kulmala, the following resolution be introduced, adopted and duly passed by roll call vote:

WHEREAS, the United Public Service Employees Union - Blue Collar Unit, (hereinafter "the Union") are the local union representative for all Blue Collar employees of the Borough of Oakland excluding confidential, managerial, supervisory, seasonal or police employees within the meaning of the Public Employment Relations Act; and

WHEREAS, the Union and the Borough of Oakland have been negotiating the terms to a new collective bargaining agreement; and

WHEREAS, the parties' have negotiated and agreed upon the terms to a new collective bargaining agreement; and

WHEREAS, the Borough of Oakland is desirous of executing the new collective bargaining agreement for the term of January 1, 2014 through December 31, 2016.

NOW, THEREFORE BE IT RESOLVED, that the Mayor and Clerk are authorized to execute the Collective Bargaining Agreement between the Borough of Oakland and the United Public Service Employees' Union for the period of January 1, 2014 through December 31, 2016.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**INTRODUCTION: ORDINANCE NO. 15-CODE-722**

The Clerk was directed to take from table Ordinance No. 15-Code-722 and read by title for its first reading.

The Clerk then read by title Ordinance No. 15-Code-722 entitled: " AN ORDINANCE AMENDING AND SUPPLEMENTING THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF OAKLAND CHAPTER II SO AS TO ESTABLISH SECTION 2-9 THEREOF ENTITLED AMERICANS WITH DISABILITIES ACT ADVISORY COMMITTEE/OAKLAND IS FOR EVERYONE"

On motion of Councilman Visconti, seconded by Councilwoman Coira, the following resolution be introduced, adopted and duly passed on roll call vote.

BE IT RESOLVED that an Ordinance entitled, An Ordinance Amending And Supplementing The Revised General Ordinances Of The Borough Of Oakland Chapter Ii So As To Establish Section 2-9 Thereof Entitled Americans With Disabilities Act Advisory Committee/Oakland Is For Everyone, be introduced;

That said Ordinance be considered for final adoption at a meeting on November 24, 2015 at the Municipal Court/Council Chambers, 10 Lawlor Drive, Oakland, New Jersey at 7:30 P.M.

That said Ordinance be published in full in The Record on or before November 10, 2015 together with notice of this introduction and of the time and place for further consideration for final passage, and that the Clerk post a copy of said Ordinance in the Municipal Building and make copies available to the public.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**WORK SESSION:**

**AMEND TRAFFIC ORDINANCE:**

Councilman Kulmala read the following letter from Mr. Ernest Steinmetz, 74 West Sheffield Street:

The list of concerns that I and my neighbors have with the Indian Hills High School students parking their cars on W. Sheffield St:

- W. Sheffield St. is a quiet residential street that was never designed to handle the traffic congestion and parking that is being caused by IHHS students parking their cars on the street during school hours.
- This congestion creates a safety hazard when these cars are parked bumper to bumper and our view is blocked when backing out of our driveways onto the street. I have also witnessed numerous student cars making illegal/unsafe u-turns into our driveways (e.g. excessive speed, not yielding to sanitation trucks and other vehicles coming down the street).
- My neighbors and I have called the Oakland PD on several occasions to report student cars illegally parked and/or blocking our driveways.
- Increased litter on the street from the IHHS student cars (cans of Red Bull, coffee cups, etc.). The Town street sweeper can not clean the south side curb of the street because of the IHHS cars parked bumper to bumper.

We are requesting that the same No parking signs that are installed on the north side of W. Sheffield St. also be installed on the south side of the street.

Councilman Kulmala explained that we have been dealing with this situation for over a year. He advised that a meeting was held a year ago with the Police and the Indian Hills school board. Another meeting was held late August with the Public Safety Committee. The Police Chief sent a letter to the Ramapo Indian Hills Superintendent advising what the Borough planned to do regarding the parking. There was no response from the Board of Education or the Superintendent. An ordinance was created to amend the traffic code.

Mr. Kunze advised that there is a cost to the signs. There will be a total of 250 signs at a cost of \$ 46 per sign. The signs will be put up in phases. The first phase will cost \$ 4,850 and it will come out of the operating budget. We will assess in the spring to see if additional signs will be necessary. Councilman Jensen would like to see enforcement on streets where there is already no parking. If there is no enforcement, the ordinance is a waste of money. Mr. Kunze explained that the ordinance also calls for a stop sign at Cardinal and Robin as well as a left turn prohibition from Yawpo into the new student entrance at Indian Hills High School. This is so the traffic will not back up on Yawpo. The ordinance will be introduced at the next meeting.

#### AMEND POLICE REGULATIONS:

Mr. Chewcaskie explained that we need to amend the Police regulations for disorderly conduct and public urination. Mayor Schwager explained that this ordinance would allow officers to give a municipal summons instead of a criminal complaint. The ordinance will be introduced at the next meeting.

#### LIBRARY RENOVATIONS:

Mr. Kunze advised that a public presentation was held last month. He felt it was appropriate to bring back to the Council for discussion in order to provide direction to the architect. Councilman Visconti advised that an outline of items to be done was created and prioritized in three phases. The total of Phase 1 items is \$ 1.3 million and includes items not completed in the original project. The total of Phase 2 items is \$ 750,000. Those items are desirable but do not have to be done immediately. The Phase 3 items are long-term planning. He explained that there is \$ 500,000 left in the original construction bond. He recommended that the Council ask the architect to construct plans so we can go out to bid and get an idea of actual numbers. We can

ask for the Phase 1 items as the base bid and the other Phases as alternates. Once the Council has actual figures, we can do the financing so we don't budget too much or too little. Councilman Visconti explained that the Library is also used as a technology center and a place where community groups can meet. We would also like it to be used as a historical space and storage for archived documents for Borough Hall. The BEAM room will be renovated to use for weddings.

Councilman Talamini commented that this architect has done several libraries. Councilman Visconti responded that they are the premier library architects in New Jersey. They have done their due diligence. Councilman Visconti would recommend that the Borough hire a construction manager for the project and build that cost into the budget. Councilman Jensen commented that the total budget is \$ 2.27 million with a potential for an additional 4% to hire a construction manager. Councilman Visconti explained that the items were prioritized. Items in Phase 1 were either in the original construction plans and were not done or are a safety issue. For instance, the stairs leading up to the mezzanine in the old section are not built to code. They would have to be replaced if we were going to keep them. However, the architect came up with a new design for the mezzanine area that costs the same as ripping out and replacing the stairs. The construction management will be included in the soft costs for the project which are 20% of the cost of the project. He feels it is necessary to go out to bid to get accurate numbers to get more realistic financing. This is an investment in the community. Councilman Jensen agreed but he does not want to say the Library is a \$ 1.3 million project and it really is a \$ 2.5 million project. Councilman Visconti commented that when the actual numbers come in, they make want to rethink the scope of the project.

#### **PURCHASE BACKHOE LOADER:**

Mr. Kunze explained that this backhoe loader will replace a 1989 backhoe. Funding was included in the 2015 capital ordinance. This will be purchased through the Middlesex Regional Educational Services Commission Co-op. Their price is \$ 122,000 which is \$ 20,000 cheaper than other quotes received. They are willing to give \$7,000 for a trade in. A resolution will be listed on the next agenda.

#### **NEW BUSINESS:**

Mayor advised that the Crossroads newsletter will be out next month. There will be a survey for commuter parking.

#### **COUNCIL REPORTS:**

Councilman Talamini: The Valley Middle School students want to participate in the Veteran's Day Ceremony. The ceremony will take place on November 11<sup>th</sup> at 11 am. The Public Events Halloween Parade will be held Saturday October 31<sup>st</sup>. Lineup will be at 9:30 am in front of Valley Middle School. If it rains, the parade will be held inside.

Councilman Kulmala: The OCC met last Wednesday and the new issues of Crossroads will come out next month. The OCC will try to broadcast a Game of the Week on Channel 77.

Councilman Visconti: The Library will hold their Book Sale this weekend. There are many programs at the Library. The next meeting of the Park Committee will be held on November 10<sup>th</sup> at 8 pm. There is a beautiful sign that was put up at the entrance of Great Oak Park by Scout Will Fern. Councilman Visconti was invited by a group of citizens who met with the County Administration and County Counsel regarding the pipeline. He communicated with them what

Oakland was doing with the ordinance and forwarded the Environmental Commission report to them.

Councilman Pignatelli: The American Legion will hold the Veteran's Day Ceremony on November 11, 2015 at 11:00 am at Veteran's Park. Councilman Pignatelli wrote a letter to the DOT and suggested they put a green arrow on the West Oakland Ave. traffic light at Ramapo Valley Road when the southbound Ramapo Valley Road traffic has a red light. The DOT started their traffic study. It would improve the traffic flow from West Oakland Ave. This would require a cost by the Borough.

Councilman Jensen: The Planning Board will meet on November 12<sup>th</sup> at 7 pm at the Senior Center. He reminded everyone to change their clocks and the batteries in their smoke detectors this weekend.

Councilwoman Coira: The next meeting of the Shade Tree Commission will be Monday at 7 pm.

**OPENED FOR PUBLIC DISCUSSION:**

On motion of Councilman Jensen, seconded by Councilwoman Coira, this portion of the meeting be opened for public discussion.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

Mike Pritchard, 23 Calumet Avenue, commented that the plaque at the walking path should have a gold star for the Veteran.

Mike Guadagnino, 34 Hopper Street, advised that the Recreation Commission put that plaque up this summer. They will do whatever needs to be done.

Brian Tully, 26 Calumet Avenue, feels that the initial phase of No Parking signs in the residential area by Indian Hills should be extended to prevent students from parking further down and walking.

Mark Piercy, President PBA 164, commented that he knows that a proposal was received from the County regarding dispatch services. He asked if the Public Safety liaisons have seen the proposal. Councilman Pignatelli and Councilman Kulmala indicated they have not seen any proposals. Mr. Kunze advised that he and the Police Chief are looking into radio issues. The radio committee met once and another meeting is scheduled on November 10<sup>th</sup> to follow up with issues with the radios. This is not ready to come to the Council for discussion yet until the issues are worked out. Mr. Piercy asked if there are any upcoming meeting scheduled with the County. Mr. Kunze responded there are not any scheduled at this time. Mr. Piercy commented that during Superstorm Sandy, it was the dispatchers who got emergency vehicles through the streets that were closed. They are an integral part of the safety in this town. He spoke of the money being spent on the Library. Councilman Visconti advised that the Borough still has \$ 500,000 not expended from the original contract. Mr. Piercy commented that the Council just spent money on the Recreation lights. He advised the Council not to cut the dispatchers because you can't put a price on safety.

**CLOSED FOR PUBLIC DISCUSSION:**

On motion of Councilman Pignatelli, seconded by Councilman Visconti, this portion of the meeting be closed to public discussion.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**BILLS TO BE PAID:**

On motion of Councilman Jensen, seconded by Councilwoman Coira, the following bills be submitted for payment:

(see following pages)

BE IT RESOLVED that the foregoing bills be paid and charged to their respective accounts when the funds are available.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

**MEETING ADJOURNED:**

On motion of Councilman Pignatelli, seconded by Councilwoman Coira, the meeting be adjourned at 9:15 pm.

ROLL CALL: All yeas, Councilmembers Coira, Jensen, Kulmala, Pignatelli, Talamini, Visconti.

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Lisa M. Duncan, Borough Clerk  
November 9, 2015

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Mayor Linda H. Schwager

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Date Approved