

BOROUGH OF PARK RIDGE
MAYOR AND COUNCIL MEETING
WORK SESSION

August 24, 2010
8:47 P.M.

Present: Council members; Viola, Maughan, Maguire, Misciagna, Council President Kane and Mayor Ruschman

Absent: Councilmember Hopper

Also Present: Robert Mancinelli, Borough Attorney
Helene Fall, Administrator
Colleen Ennis, CFO
Bill Beattie, Director of Operations
Kelley O'Donnell, Borough Clerk

Mayor Ruschman read the compliance statement earlier as required by the Open Public Meeting Act, P.L. 1975, Chapter 231.

ENGINEER'S REPORT

Immediate repair work needed to infrastructure as well as questions on 2010 Road Improvement Program

Three locations effected by Sunday's storm:

- **N. Midland Avenue between Turret St. and Spring Valley Road**
 - Volume and velocity of water blew out pavement
 - Met Bill Beattie and Pete Wayne at site
 - Over the years patching has been done
 - There is structural failure of pavement
 - No structural integrity to base
 - If funding available needs to be redone at a minimal patching needs to be done
 - Need to excavate to center line to Ruth Place
 - 1300' x 15' wide – total reconstruct
 - Need new drainage so that it does not happen again
 - Ms. Mancuso reviewed scope of work
 - \$186,800 preliminary budget cost
 - \$20,000 soft costs
 - **Emergency would be temporary repair to get through winter approximately \$20,000**
 - DLS in town, change order could be done
 - Hawthorne Avenue was included as alternate

- Councilmember Maughan stated that there seems to be a lot of water running around town that needs to be controlled
 - Questioned how projects can be taken care of
 - Ms. Mancuso stated that the Borough used to have a 10 year plan.
 - Most of the erosion and complaints were on the numbered streets
 - These have been addressed over the years
- Ms. Mancuso further stated that there does seem to be a greater number of larger storms lately
 - The conveyance system in the Borough is similar to other boroughs and the County
 - Designed for “25 year storms”
 - Lately we have been seeing more “50 year storms”
 - Water channeling at the curb line is acceptable
 - Third Street does not have adequate drainage system and curbs
 - Councilmember Misciagna stated that it seems there was a Master Plan for drainage issues when budgets permitted
 - Council President Kane stated that this Council has been committed to infrastructure
 - Need to look at some larger projects
 - Curbs, drainage and resurfacing
 - Bill Beattie stated that is what the Council has been doing
 - Councilmember Maughan stated that everything is draining into the major brooks
 - Ms. Mancuso stated that in the past there were some major brook improvements and they have held up
 - Council discussion on Fifth Street
 - Repair never done to culvert
 - Need to conduct a corridor study
 - West side of town always experiencing problems with heavy rains
 - Council discussion on North Fifth Street culvert at Frazza’s house needs stream modifications
 - Ms. Mancuso estimate the culvert alone to be \$350,000
 - Councilmember Misciagna asked how much a study would cost
 - Ms. Mancuso stated that it would depend on how much information you could get form County, State and FEMA
 - Discussion on the fact that there is a County plaque on the bridge
 - Approximately 10 years ago there was a hole in the road which the County repaired
- Ms. Mancuso will discuss with Pete Wayne prioritized list of roads in town
- Bill Beattie advised that the list in the past was prepared based on resident complaints and road department commenting on ruts and erosion on sides if street
- **Mr. Frazza – 32 North Fifth Street** stated that he was aware of an article by United Water discussing the flooding issues in the Pascack Valley area
 - DEP has extensive permitting process for stream clearing
 - Problem was the “flash” on Sunday night

- **Council asked Ms. Mancuso to look at the cost of Hydrology report for North Fifth**
 - Ms. Fall stated that the County may have some input on the 5th Street culvert
- Bergen County Mosquito Control came to the site with their equipment, unfortunately it was too large
 - Borough's equipment is too small
- **Accumulation of debris needs to be removed**

- **Sualk Lane**
 - System surcharged
 - Manhole blew out cover and casting
 - Water came up between pavement and curb
 - Pavement has lifted
 - Road just resurfaced – did not crack
 - Serviceable for the winter
 - Pipe is county pipe, can coordinate with them to take responsibility
 - Will need to be done eventually

- **Midland needs to be patched**
 - **\$20,000 approximately for overlay**
 - Can get real numbers from DLS, we have their unit prices from PV Coop bid
 - **Need to find funds**

- **Fremont and Fourth Street**
 - Improvement on Fourth Street worked to the best of its ability
 - Improvement on Fremont Avenue working
 - **Problem was a result of Third Street – those improvements not yet done**
 - Suggested rerouting leaders
 - Water is from offsite properties
 - **Should consider for a future year**

- Councilmember Maguire questioned the **curbing on Mountain Avenue**
 - Part is concrete, part is bermed asphalt
 - Bill Beattie stated that the road department does not like bermed curbing
 - If concrete curbs are done, need to do the whole street and add drainage
 - **Ms. Fall to follow up with Azzolina & Feury to get contractor out to repair extruded asphalt curbing on Mountain**

- **Councilmember Viola asked if a master list of roads, curbs and drainage and handicap ramps could be prepared**
 - Ms. Mancuso stated that it typically comes from the Road Department/DPW supervisor and/or superintendent, and then goes to engineering for input
 - Need to be able to fund
 - Road Supervisor creates list

- Councilmember Maughan stated that the problem is the brooks and that it is a regional problem
 - Suggested leaning on County and State
 - Bill Beattie stated that new Stormwater regulations are trying to address new construction
 - **Councilmember Maguire asked for an update on PV Stream Desnagging**
- **Mayor Ruschman asked Bill Beattie if he could prepare a list of areas in town that are problem areas**
 - Ms. Mancuso stated that a number of the problem areas in town have been corrected
 - A comprehensive list could be prepared
- **North Maple paving**
 - Original scope of work included curbs
 - There appears to be driveways that are wider than the Borough Code permits
 - Multiple curb cuts on some properties
 - All residential
 - Photos of properties distributed
 - Parallel parking along roadway
 - Multiple driveways
 - Council discussion on regular curbs and drop curbs
 - Ms. Fall and Nick Saluzzi spoke with Ms. Mancuso regarding Zoning violations
 - Councilmember Maughan stated that the Borough needs to be consistent
 - Rob Mancinelli advised the Council that they need to determine when it was done and when the ordinance was violated
 - Nothing on file
 - Rob Mancinelli questioned if Nick Saluzzi could determine if they were single family or multi-family homes
- Ms. Fall stated that she received a call late today from a resident opposed to curbs
 - Feels they will change the character of the street
- Concrete curbs were taken as an alternate
 - 60% had curbs that were in a state of decline
- Council discussion on off street parking not complying with current zoning
 - Discussion that water is not much of a problem on North Maple
- **Mayor Ruschman polled the Council**
 - **Majority agreed to curbing**
 - **Mayor Ruschman stated that he would leave the driveways, eliminate the parallel parking**
 - **Consensus was for a full height curb**
 - **Council agreed to two curb cuts at property with two gravel parking areas**
- Ms. Fall advised those present that there may be push back from some residents who don't want curbs

- Ms. Fall asked the Council if they wanted Nick Saluzzi to notice the residents that parking was not in compliance with zoning and the Borough would be doing curbing
 - Rob Mancinelli agrees and suggests Nick Saluzzi hand deliver letters
 - Rob Mancinelli will speak with Nick Saluzzi

Ms. Mancuso and Bill Beattie left at 10:00 p.m.

BOROUGH ADMINISTRATOR'S REPORT

- **Bergen County Open Space Grant Application**
 - Same as application submitted to ANJEC – Connect Mill Pond to Memorial Park
 - County will not pay for soft costs
 - Mill Pond Bridge – ANJEC denied
 - Construction Cost estimate needed from Brigette Bogart, Planner
 - Soft Costs can come from Open Space Trust Fund
 - **Councilmember Maughan asked for more information**
 - Ms. Fall stated application is due October 8th
 - Ms. Fall will recirculate ANJEC Grant Application
- **Renewal of Lease Agreement with – Cell Tower at Yard**
 - Notice received to renew
 - Mr. Kochel coming on Thursday to review lease
- **Disposal of Leaves for 2011 Season**
 - Leaf season starts in October
 - Borough presently picks up at curb using a compactor and then goes directly to ORI in Orangeburg
 - ORI has quoted the same price as last year
 - Councilmember Hopper has been looking at other vendors
 - Quote received from Rotundi
 - Ms. Fall advises the Borough cannot operate a leaf transfer center
 - There are limitations
 - Councilmember Hopper wants to discuss further
 - Need a vendor that we can get back and forth to quickly
 - **Ms. Fall advises that we need to know by September 14th**
 - **Ms. Fall will advise ORI that the Mayor and Council will decide on September 14th**
 - Councilmember Viola stated that the only other possibility is Waste Management
 - They would need additional permits
- **Feasibility Study**
 - Councilmember Viola and Ms. Fall had a follow up meeting on Shared Services
 - Ms. Fall contacted Jersey Professional Management
 - Currently working on a Police Department study for Allendale
 - In order to accomplish a consolidation study information would need to be gathered

- Full study would be between \$10,000 - \$15,000 per municipality
 - A preliminary study could be done for \$5,000 per municipality
- Recommending Park Ridge be the lead agency
- Ms. Fall requests authorization from the Council to contact Montvale and Woodcliff Lake
 - Ms. Fall stated that the intent is to gather information that could be brought back to the Shared Services Committee
- **Councilmembers Maughan and Misciagna can discuss at shared services meeting on 9/15**
 - **Not inclined to spend money at this time**
 - Other proposals could be obtained
- **Street Sweeping**
 - Storm on Sunday left a lot of debris and silt on the streets
 - Street Sweeping contractor can come in and do a full sweep for \$4,500
 - Clean Communities Grant money could be used
 - **Resolution needed for 9/14 meeting**
 - **They will perform sweep week after Labor Day**
- **Excess Sewer Charge**
 - Councilmember Maughan distributed spreadsheet and reviewed with those present
 - Sewer treatment charge based on usage
 - Councilmember Maughan recommends threshold be set at 250,000, only bill for charges over \$55
 - 36 people - \$74,000
 - 33 commercial entities
 - Suggests adopting ordinance now, effective 1/1/2011
 - Use measurement period of January –June
 - Double for annual usage
 - Anything over 250,000 would be charged
 - Non-profits, temples and churches would be charged
 - Board of Education and Borough would not be charged
 - Council discussion on paying in their tax bills
 - Top four commercial properties
 - Marriott
 - Plaza Regency
 - Sony
 - Other Plaza Regency
 - No churches

Council President Kane is please that this formula **backs out most residential**

Any property owners that use for irrigation can get a separate meter

Councilmember Maughan stated that they will be **noticed in 2010 effective 2011**

Colleen Ennis stated that the nursing home is **continuously behind in their utility payments**

Legally cannot shut them off

Councilmember Maughan asked if Jeff Bliss could provide a list of other municipalities that have the excess sewer charge and their ordinances for September/October

BOROUGH CLERK REPORT

- **Business Cards**
 - Councilman Hopper asked about business cards
 - \$35/box of 500
 - Councilmembers Kane, Viola and Maguire already have
 - Mayor has ordered his own
 - Clerk asked if anyone was interested, or if she should order a generic card that says Park Ridge Councilman
 - Councilmembers Maughan and Misciagna not interested in cards

- **Temple request**
- Use of “old” post office parking lot by temple for holy days and upcoming Bar/Bat Mitzvahs
- Discussed with Rob Mancinelli
- COLI received
- Clerk will notify Police Chief

- **Dog & Cat Licensing**
- The Board of Health has suggested that the deadline to license for 2010 be extended to one week after the “free” rabies clinic
- Middle of October
- Has also suggested my letter to the residents include the date of the rabies clinic as a reminder
- Council agrees to skip 2010
- Allow licensing for 2011 at rabies clinic

- **League of Municipalities**
- Registration time
- Conference badges are \$50/per person
- Employees may attend if money in their budgets
- Mayor and Council ask for Memo with information
- They will advise the Clerk

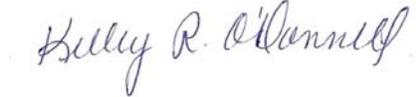
CFO REPORT

- **Tax Bills**
 - Were mailed, oversight in the stuffing
 - Tax payers that receive advice copies only did not receive the information on the Borough web site, reverse 911 and email alerts
 - These tax payers will receive the information over the next two months with their utility bills

- **Chapter 159**
 - Next Council meeting need to adopt a Chapter 159 resolution
 - Revenue not anticipated in the budget
 - Forfeiture of funds from the County
 - Police would like to purchase mobile data terminals

Public Work Session adjourned to Closed Session at 10:33 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Kelley R. O'Donnell".

Kelley R. O'Donnell, RMC
Borough Clerk