

**MAYOR AND COUNCIL MEETING**  
**OPEN WORK SESSION**

**October 25, 2016**

**6:20 P.M.**

Present: Councilmembers: Bertini, Bosi, Capilli, Misciagna, Szot and Oppelt.  
Mayor Maguire

Also Present: John Ten Hoeve, Borough Attorney  
Kelley O'Donnell, Borough Clerk/Administrator  
Joe Kolodziej, Chief Financial Officer  
Francesca Maragliano, Deputy Clerk  
Ken Bilz, Special Council (arrives at 6:25pm)

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

**ENGINEERS REPORT**

General Engineering

- 55 Park Avenue- Meeting with adjuster, Voza and K. O'Donnell 11/2-11/3

Tax Maps

- In review with state

Glen Road Culvert

- K. O'Donnell to reach out to WCL and E. Mancuso to reach out to Neglia for updates

Mill Road Electric Substation

- Awaiting B. Beattie to advisement

Mill Road Improvements- NJDOT Grant FY 2016

- Sidewalk on opposite side will require easement

- Discussion on alternatives

- Mayor Maguire and Councilman Misciagna to discuss with Open Space and Montvale

Intermunicipality Trail

- K. O'Donnell updated council on meeting held with Hillsdale and Suez

Mill Pond Phase III

- No update at this time

Road Improvement Program

- R. Bosi and P. Wayne to review revised quote

Firehouse Roof

- Council to review latest quote received

Park Ridge Transit- Pat MacNamara (Attorney), Stewart Johnson (Architect) and Mike DiBella arrive at 6:45 pm

## **DOWNTOWN REDEVELOPMENT**

### Presentation by Park Ridge Transit

- Mayor Maguire updated council on items still pending
- S. Johnson provided renderings and narrative for each display
  - o 17,000 sq. ft. retail with four (4) residential apartment level
    - o 5<sup>th</sup> Floor set back 10'
    - o Proposal for 240 apartments
- Public plaza courtyard/piazza
- Review of building plans
  - o Parking structure 1.25 spaces per unit
  - o Discussion on NJ Transit loading/unloading as well as accommodating increased ridership
    - o Mayor Maguire to reach out to NJ Transit to discuss
    - o Discussion about traffic on Kinderkamack within the development area
      - Level of service for traffic explained by Engineer and discussed with council
- Community Center
  - o Proposal for a full size basketball court, seating for 250, 50 surface parking spots, office space and additional rooms
- Update to be provided after Park Ridge Transit meets with final two (2) business/property owners

Park Ridge Transit team leaves the meeting at 7:28 pm

Open Work Session adjourned to Closed Session at 7:30 pm

Open Work Session reconvened at 9:47 pm

## **BOROUGH CLERK / ADMINISTRATOR REPORT**

### Borough Hall Improvements

- Skylight by entrance
- Skylight ordered Monday, 10/17 - \$600
  - o Installation will be performed by TJS – Tim Stapleton
- Borough Hall
  - o Breakroom/kitchen to be named after Ann F. Kilmartin
  - o Nancy Kilmartin photo dedication date discussed along with bronze plaque

### Telephone System

- Dell'Armo is requesting an updated proposal with the items discussed during our meeting

### BC CDBG Funding Year 2016/2017 – Senior Activities

- Resolution authorizing execution of contract included on 10/25 agenda.

### BC CDBG Funding Year 2016/2017 Facilities & Improvements

- Resolution authorizing execution of contract included on 10/25 agenda.

### Tax Map Update

- In review with the state

### NJDOT FY 2015 State Aid Programs

- No update at this time
- NJDOT FY 2016 State Aid Programs
- No update at this time
- General engineering concerns
- 2017 Road Program
  - o R. Bosi and P. Wayne to review revised quote
- Park Ave Culvert/Sidewalk
  - o Meeting with adjuster, Vozza, K. O'Donnell and E. Mancuso for week of 10/31/16
- Train Station Renovations/Restoration
- Letter received from State of New Jersey Historic Preservation Office confirming eligibility to participate
- No update at this time
- Downtown Redevelopment Plan
- See above for update
- Grease Trap Inspections
- No update at this time
- Intermunicipality Trail
- Meeting held on 10/25 to review Suez agreement
- Pictures posted on Facebook with brief paragraph
- Fremont Avenue – traffic calming & pedestrian safety
- No update at this time
- Firehouse Roof
- New proposal received and will be reviewed by council
- Resolution to be added to 11/22 consent agenda
- NJ DOT – Transportation Alternatives Program
- Endorsing resolution included on 10/25 Consent Agenda
- Board of Public Works
- The Board of Public Works recommends issuance of a Bond Ordinance
- Introduction at the 11/22 Mayor and council meeting
- The Owl House
- No update at this time
- Park Avenue and Pascack Road – delayed green
- Sign ordered
- BCUA – Tax Exempt Users
- Provided as an FYI
- Township of River Vale – Planning Board Notice
- Provided as an FYI
- Pascack Joint Court
- 3<sup>rd</sup> Quarter Summary
- Provided as an FYI

## **COUNCIL MEMBERS**

### Public Meeting Dates

- November dates to be added if needed

### Newsletter

- Councilwoman Bertini gave update for next edition
- Train station update provided
  - o J. Bertini to request Mayor Maguire to reach out to public advocate

Access for All

- In need of planning board member

Board of Health

- Smoking Ordinance Draft in review
- J. Bertini to work with J. Ten Hoeve

### **CFO REPORT**

Best Practices Inventory

- J. Kolodziej updated council on progress scored 94%
- Informed council of BAN percentage quotes received

### **Open Work Session adjourned at 10:25 p.m.**

On a motion made by Councilman Oppelt and Seconded by Council President Bosi to confirm.  
Motion carried unanimously.

Respectfully submitted,

Francesca Maragliano  
Borough Deputy Clerk