

BOROUGH OF PARK RIDGE
MAYOR AND COUNCIL
WORK SESSION

February 26, 2008
8:22 pm

Present: Mayor Ruschman, Council members; Henning, Ciannella, Maughan,
Brouwer and Levinson

Absent: Council member Wells

Also Present: Kelley O'Donnell, Acting Borough Clerk
Gene Vinci, Administrator
John D'Anton, Borough Attorney
Ann Kilmartin, CFO

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

PUBLIC COMMENT

There was no one.

ENGINEERING REPORT

Drainage Complaint at 95 Berthoud Street – Park Ridge Auto Center

- Site visit was performed
 - Large puddle ponds at the curb immediately in front of store
 - Potential icing/slipping in winter
 - Mosquito breeding in warmer months
 - No piped storm water system at end of Berthoud
 - Nearest catch basin is upgrade on Kinderkamack Rd
- Solution would be to construct a seepage pit catch basin at the lowest point of the road. Water would enter the seepage pit and percolate into the ground within 24 hour period.
 - Estimated cost \$7500.00
 - Cost could be reduced if included in the scope of a larger drainage project

Ellin Drive

- Met with 3 of the 5 property owners
- Property owners need to address the work needed on their own individual properties.

Le Roy Place and Sixth Street

- Construct a drainage system on Sixth Street and Le Roy Place to connect with the existing system on Pascack Road.
 - Gene Vinci and Eve Mancuso met with property owners, they are in agreement. John D'Anton to proceed.
 - Plans and specifications are complete.
 - Sent to Bergen County Engineering and Bergen County SCD for review.
 - In receipt of BCSCD Certification
 - Have not heard back from Bergen County Engineering Dept., but have no reason to believe their review and approval will have any impact upon the easements.
 - Prepared a map indicating easements required; permanent and temporary
 - **John D'Anton to prepare easement agreements**
 - Do not anticipate any problems with obtaining temporary construction easements.

Musso Lane Improvements

- Completed boundary and topographic survey for the new route down Mader Place to Spring Valley Road
- Preliminary Plans are complete
- Map prepared indicating the required easements forwarded to John D'Anton
- Will proceed with plans and obtaining approvals from BCSCD and Bergen County Engineering Dept.

Topographic Survey/Layout Plan – Railroad Corridor and Madison Avenue

- Letter to John D'Anton
- First section of project adjacent to Madison Avenue condos is complete.
- New Layout plan has been developed to include a new platform from Madison Avenue Condo site south to Park Avenue
 - NJ Transit has required that the drainage be addressed
 - Drainage must be taken care of before platform
 - Gene Vinci contacted adjacent property owner, they will meet 2/29
- Preliminary Cost estimate \$35,000 plus a possible \$8,000
 - Possible Transportation Enhancement Grant

2008 Road Resurfacing Project

- Following roads were submitted to be included with the Cooperative Paving Program:
 - South Maple (Park to south end)
 - Kelsic Street (King to north end)
 - Cypress Street (from Kinderkamack to west end)
 - Town Center (turn lane from Kinderkamack to Park)
 - Glendale Road (Glen to Atkins Park)
 - Sulak Lane (Pascack to end including Utility Dept. parking area and DPW parking area)

- Borough should receive much better pricing because of the greater tonnage by participating in the cooperative program.

COUNCIL CONCERNS

Councilman Brouwer –

- Inquired about the note from Bob Wright, Business Administrator Park Ridge Board of Education. **John D’Anton to contact Bob Wright February 27th regarding easement.**
- Tennis Courts – Did we reconcile with school board payment they owed for refurbishing. Ann Kilmartin stated that we did not receive money from the school board, nor did we receive the money from the two county grants. We did receive the money from Waste Management. **Councilman Brouwer to contact the school board regarding the money.**

Councilwoman Ciannella – none at this time.

Councilwoman Levinson –

- Received a compliment from the Library. They are very happy with the work Chuck Dietrich is doing.
- Will be meeting with Councilwoman Ciannella and Gene Vinci to discuss “Clean Community Day”.

Councilman Maughan –

- PRAA is getting closer to resolving the concern with umpires. They have contacted CPA’s and spoke with the IRS.

Council President Henning – none at this time.

BOROUGH CLERK REPORT

Volunteer Tuition Credit Program

- A tuition credit of \$600 available for 4 years, total of \$2400 to volunteers and their families.
- Fire Chief Derienzo asked if the Borough would consider adopting a resolution to participate. We had done so approx. 10 years ago.
- No cost to the Borough
- Available to Volunteers and their families: Fire, Police Reserves and Ambulance
- As Borough Clerk I will maintain the files with the Council’s approval and sign off on behalf of the Borough.
- All present in agreement.
- **Resolution on March 11th Agenda**
- Councilwoman Levinson asked that once the resolution is adopted I share the information with neighboring towns.

Commuter Parking Decals

- Current decals will expire on March 31st
- New Decals orders, will be available March 14th
- Letters to be mailed, and information posted on the Borough Website March 3rd

ADMINISTRATOR REPORT

ANJEC Grant Application – Planning Board is recommending to the Mayor and Council that Brigitte Bogart of Burgis Associates be authorized to prepare the grant. Grant must be submitted by March 31st.

COAH third round requirements is a Capacity or Build-Out Analysis to determine future growth and housing needs. Under the new proposed regulations the number of low/moderate cost housing units for Park Ridge has increased from 6 to 67. The Planning Board's intent is to ask for an adjustment. In order to do so we must prepare a Capacity or Build-Out Analysis.

Resolution authorizing Burgis Associates to be on March 11th Agenda.

HUMC Paramedic Vehicles

- They have asked us to keep one of the vehicles currently parked in Westwood in Park Ridge or Montvale – for better coverage in this area.
- Initial discussion the vehicle would probably be best stored in Montvale, they have more room. **Council asked Gene Vinci to talk to Bill Beattie regarding storing it in Park Ridge. Better service to Park Ridge residents.**
- Also asked if they could use the Borough's fuel depot. Borough would bill them for fuel – they will make a formal request, we would need a tax exempt number.
- **The Plaza should be using Private Ambulances, if they are not we need to talk to them again.**

Millennium Communications

- Fiber Network (WAN)
- Met with Borough employees and Board of Education.
- Proposed a Feasibility Study at no cost to the Borough
- Councilman Brouwer stated that Park Ridge owns 60% of the poles and that Public Works employees could run the fiber.
- **Agreement to proceed with Feasibility Study at no cost.**

NJ Transit

- No response on lease amendment
 - Vendor business in depot (coffee and donuts)
 - Right of Way Improvements
 - New Platform

Council discussion on Transportation Grant. **Council asked Gene Vinci to notify Eve Mancuso, Brooker Engineering that T & M has been contracted as special Grant Engineer.**

Downtown Parking

- Signs have been ordered for Perryland Parking lot
- Quote for Meters on Broadway

Sweeping Schedule

- **Council asked Gene Vinci to discuss with other Pascack Valley Administrators the possibility of a shared service, i.e. Woodcliff Lake.**
- If not a shared service look into other options, i.e. cost savings for less sweeps.

2008 Budget

- Scheduled to meet Saturday March 1st
 - Police
 - Construction Code Official
 - Public Works
- Gene Vinci emailed Council proposed Capital Budget “wish list”.
- **Budget will be introduced on March 11th**
- Council will need to meet Tuesday, March 4th to finalize budget before introduction.

Council President Henning will be out of town March 9th through March 14th.

Mayor Ruschman stated that every year he is accused of trying to achieve a zero tax increase. He asked for full cooperation in keeping the taxes down. Over the years the Mayor and Council have been very good to the departments. He stated that he has a list of “cuts” that he will give to council members Henning, Brouwer and Maughan.

Department Head Report

Construction Code Official scheduled for March 11th meeting. Gene Vinci will ask that the report be no more than 15 minutes.

Firehouse Exterior Renovations

- Architect is preparing plans and bid specs.
- Initial cost estimate is \$60,000.
- More than the bond ordinance.

Snow/Sidewalk Clearing

- Less letters this time.
- Police enforced

Fairview Avenue Garage

Ok to demo. Borough Clerk to get Certificate of Liability Insurance.

BOROUGH ATTORNEY REPORT

- **Borough’s Indemnification Policy**

- Council would like to change “may” to “will” or “shall”.
- **John D’Anton to check with Voza and JIF**
- **John D’Anton to prepare draft for review**
- **Train Station Improvements**
 - Contract for Special Grant Engineer forwarded to T & M Associates.
 - Letter sent to adjoining property owner to correct the drainage condition.
- **Musso Lane**
 - Property owners have been advised of Borough’s plans; an affirmative response has not yet been received. **John D’Anton thought the Gene Vinci may want to reach out to the property owners.**
- **Tax Appeals**
 - *The Bears Nest* tax appeals are in the process of being finished.
 - Contacted the attorney for the *Plaza Regency* to see what number they are looking for and how they arrived at that number. Once received he will forward to Bob Campora, Assessor.
 - *The Marriott* – I have contacted their attorney and have not received a response.
- **PRAA**
 - Advised Councilman Maughan that PRAA should contact a tax specialist with regard to paying umpires and referees.
- **Board of Ed Easement**
 - Document received from the Board of Ed. which was inconsistent with prior agreements forwarded to many times to the Board of Ed.

Councilman Maughan has concerns on the Diesel Fuel problem with new model equipment, Councilwoman Ciannella suggested he talk to Bill Beattie who has been dealing with this issue.

Gene Vinci stated that the state is imposing a 3% recycling tax on transfer station operators. The tax is on the solid waste as a means of encouraging more recycling. Waste Management will pass this tax onto the Borough effective 4/1/08. It amounts to \$3.00/ton. It was passed a month ago. The transfer station in Park Ridge handles approx 90,000 tons which equates to \$270,000. This is total waste, not just Park Ridge.

Public Work Session adjourned 9:35 pm.