

MINUTES
BOROUGH OF NEW MILFORD
7:00 PM WORK SESSION
OPEN SESSION immediately following
Wednesday, October 15, 2008

Councilman Arthur Zeilner	Present
Councilman Keith Bachmann	Present (7:34 pm)
Councilwoman Randi Duffie	Present
Council President Tina DeLucia	Present
Councilwoman Ann Subrizi	Absent
Councilman Michael Putrino	Absent
Mayor Frank DeBari	Present

Also present: Chief Frank Papapietro

Mayor DeBari read the Open Public Meeting and Mission Statements.

Open Session:

1. No Parking Ordinance – Chief Papapietro 7:00 PM

Chief Papapietro discussed the Fire Department's concerns regarding some narrow streets in the Borough. The streets he referenced were Elizabeth, James, Lafayette, Richmond and Concorde. Chief Papapietro stated the streets are narrow and the fire trucks are unable to get through if cars are parked on both sides. Chief Papapietro felt it unfair to residents to allow parking on only one side. Chief Papapietro suggested posting no parking on one side for even numbered days, the other side for odd numbered days.

Mayor DeBari asked if the Chief spoke with the Fire Department regarding this recommendation. Chief Papapietro stated he did and they are happy as long as one side is free.

Mayor DeBari asked if this option would require double the amount of signs. Chief Papapietro stated it would.

The Administrator will confirm with the Fire Department that the proposed ordinance includes all the streets they deem necessary.

Council President DeLucia questioned how holidays will be handled. Chief Papapietro stated the Borough will not be able to vacate this ordinance as they do with overnight parking. He stated the reason for this ordinance is to aid emergency vehicles.

Councilman Zeilner questioned how the periodic suspension of overnight parking will be handled. Chief Papapietro stated the cars will have to be on the correct side of the street as of midnight.

2. Elm Street Bridge Closure – Chief Papapietro – 7:10 PM

Chief Papapietro stated Golden Gate Avenue is owned by Oradell. Chief Papapietro stated No Right Turn signs can be placed on California, Pine, Washington and Lenox. Chief Papapietro stated he wants to place a Do Not Enter sign on Fulton Street at the New Milford town line.

Mayor DeBari stated the residents in the area need to be made aware of the changes.

Councilman Zeilner questioned if the No Right Turn will be limited to certain times during the day. Chief Papapietro suggested limits during the peak hours of 7 AM and 6 PM.

The Administrator will draft an ordinance for the December public meeting. The Administrator will send a letter to affected residents, inviting them to attend the November public meeting at which Chief Papapietro will discuss the changes due to the bridge closure.

The meeting was closed to the public on a motion from Council President DeLucia, which was seconded by Councilwoman Duffie. All present in favor, none opposed.

Closed Session:

1. Chief Papapietro – Contract
2. Legal – Recreation Commission Letter

The meeting was opened on a motion from Councilman Zeilner, which was seconded by Council President DeLucia. All present in favor, none opposed.

Open Session:

3. Honeywell Presentation 7:50 PM

Peter Agnello presented on behalf of Honeywell Building Solutions. Mr. Agnello stated he was contacted by New Milford resident, Ralph Mastroangelo. Mr. Agnello stated Honeywell had made presentations in both River Edge and West Milford regarding energy efficiency. Mr. Agnello stated before Honeywell comes in, the Borough needs to identify the problem and what it wishes to accomplish. Mr. Agnello stated the studies are performed at no charge; he does not get paid until he sells the Borough a solution. Mr. Agnello further stated he does not wish to perform 4 or 5 free studies in order to find the Borough's objective. Mr. Agnello stated Honeywell will look at the entire energy spend and facilities then look for solutions; Honeywell will then build a program that can be self funding. Mr. Agnello explained that performance contracting is a written guarantee of performance expectations. Mr. Agnello stated first Honeywell would do a preliminary study of Borough buildings, the Borough would then authorize by letter for an in depth study and finally Honeywell would perform the study. Mr. Agnello stated he could perform the preliminary study in a few weeks. Councilman Bachmann questioned the length of time for each study; Mr. Agnello stated a few days for the preliminary and 2-3 months for in depth. The Administrator questioned if the Council must choose their objectives prior to the preliminary study. Mr. Agnello stated it would be best to decide what the Borough wishes to accomplish.

APPOINTMENTS: KEVIN IGLESIAS – JR. FIRE DEPT.

Councilman Bachmann made a motion to appoint Kevin Iglesias to the Junior Fire Department. Councilwoman Duffie seconded the motion. All present in favor, none opposed.

Council

Councilman Bachmann had nothing to report.

Councilman Zeilner had nothing to report.

Councilwoman Duffie requested a key to the Borough Hall.

Councilwoman Duffie questioned the Mayor and Council's policy on acknowledging the death of employee's family members. The Administrator stated there is no policy currently in place; Mayor DeBari stated it has always been on a case by case basis. Councilwoman Duffie made a motion to send flowers on behalf of the Mayor and Council to Mrs. Hards' wake. Council President DeLucia seconded the motion. All present in favor, none opposed.

Councilwoman Duffie requested more information be placed on the borough website regarding the Elm Street Bridge closure. Council President DeLucia stated meeting information regarding the closure should also be on the site.

Councilwoman Duffie received a phone call from a resident regarding Prospect Park, stating it is in deplorable condition. Mayor DeBari stated John Bigger and Mike Calamari should visit the park and report their findings. Mayor DeBari further stated in 2009 all parks are required to be ADA compliant. Mayor DeBari stated the Borough should make an application to Bergen County Open Space for playground equipment. The Administrator will contact Marlene Casey.

Council President DeLucia had nothing to report.

Mr. Moscaritolo questioned when the cell tower bid was advertised. The Administrator stated last Friday, for opening on October 30th. Mr. Moscaritolo was informed the bid must be advertised twice in two consecutive weeks. Mr. Moscaritolo will confirm that advertising on October 20th, will meet said requirement. Mr. Moscaritolo further stated the bid must be awarded no later than the second council meeting after the bids are received, as per separate public bidding statute regarding lease of land. Mr. Moscaritolo will speak directly with Margita Batistic, Borough Engineer regarding some other suggested changes and clarifications, i.e. performance bonds. Council President DeLucia stated the performance bond is there to protect the Borough. Mayor DeBari stated the Borough needs to take ownership of the cell tower in a default status.

Councilman Bachmann questioned how the Borough handles a resident who discharges sump-pump water into the street. The Administrator stated it is against the ordinance to do so. Councilman Bachmann stated there is a homeowner on East Woodland who does this year round and in the winter it causes a tremendous amount of ice. The Administrator will discuss the matter with, Maria Sapuppo, Art Castronova and Mike Calamari.

Administrator

The Administrator questioned if the POD draft ordinance can be introduced on October 27, 2008.

Council President DeLucia questioned the POD length; she feels 20 feet is too big.
Council President DeLucia questioned if driveways are considered the front yard;
Council members stated driveway is not considered front yard, therefore POD can be in driveway not on front lawn.

Councilwoman Duffie requested temporary structures be placed on the next work session agenda for discussion.

The Administrator stated the Borough had its pre-construction meeting for handicap ramps/curbs on Madison Avenue as part of the County Road Program. The construction is expected to begin November 10th.

The Administrator received a response from the Sheriff's office regarding the Borough's request to have the Recreation Building painted through the SLAP program. The project will commence next spring because the supplies must be budgeted for in 2009. The Administrator stated she was advised by the Buildings and Grounds Superintendent the cost would be approximately \$1,000.

The Administrator stated the sewer line on Cedar Road, was tv'd and the DPW found an offset joint at the drop manhole. The Administrator stated the line was fixed on an emergency basis, with a cost of \$8,300.

The Administrator stated the Boulevard paving will begin October 16th.

The Administrator stated the first Phase of the Trench Drive drainage project will start the week of October 20th.

The Administrator stated the Social Services Director requested to hang snowflakes for her Christmas program on the Borough Christmas Tree. The Council discussed the matter and approved the request.

The Administrator referenced the response letter from Boswell Engineering regarding the alleged damage to a home on Demarest from the Water Co. remediation. Boswell Engineering concluded the remediation work at the Water Co. did not damage the home in question. The Administrator will send a letter to the resident to inform him of Boswell's findings.

The Administrator stated the Cell Tower Re-bid is scheduled for October 30th; however the date may change due to the advertising requirements brought to her attention tonight.

The Administrator referred to Boswell's estimate of \$113,000 to digitize the Borough's tax maps. The Administrator stated the cost can be financed as a 5 year emergency and is not considered a capital expense. The Administrator will follow up with Ms. Batistic to find the information originally provided by Mr. Femia.

The Administrator referenced a letter from the resident at 328 Grove Street regarding trees. The Council discussed the responsibility of the Borough to residents regarding damage to homes by trees. The Administrator further stated she needs to know how to proceed when letters such as this come to her attention; it cannot be on a case by case basis. The Administrator will wait until Councilman Putrino is present at the next meeting for clarification of comments made by the Shade Tree Commission. The Administrator will send a letter to the resident stating the matter is currently before the Council for discussion.

The Administrator stated she was made aware of a sink hole on Columbia Street because a woman was walking and possibly broke her ankle because the hole was covered with leaves. Mike Calamari visited the site and determined it should be on the Borough's priority list for 2009. The Administrator further stated the hole has been temporarily filled.

Mr. Moscaritolo stated he did not order surveys for the Mansoldo property because he was trying to contain the closing costs; however the grants are awaiting the surveys. Mayor DeBari said he will speak to Bob Abatomarco to see if the County will split the cost of the surveys. The Council authorized Mr. Moscaritolo to order surveys from a reputable surveyor, pending Mr. Abatomarco's response.

Councilwoman Duffie attended Fire Awareness Day behind Borough Hall, and stated it was very good.

Mayor DeBari stated the Northern Valley Community Development Open Space Program had a total of \$1.3 million requested from 10 towns. Mayor DeBari stated there was \$961,000 available; New Milford was awarded \$93,500 for the Sutton Place tennis courts.

RESOLUTIONS:

2008:227 Closed Session

2008:228 Payment of Bills and Vouchers

2008:229 Authorize Dedication by Rider for Non-Residential Development Fees

2008:230 Approve Raffle License #2008:19 for BF Gibbs PTO for an Off-Premise 50/50

COMMENTS FROM THE PUBLIC

Council President DeLucia made a motion to open the meeting to the public for discussion. Councilwoman Duffie seconded the motion. All present in favor, none opposed.

Jodi Seifert came forward to address the Council. Ms. Seifert asked the Council if they were interested in placing an ad in the High School Yearbook. Mayor DeBari requested Ms. Seifert bring an application to the Administrator. Ms. Seifert stated Project Graduation is selling raffle tickets for \$10 each.

As there were no further comments from the public, the meeting was closed on a motion from Councilman Zeilner. Councilman Bachmann seconded the motion. All present in favor, none opposed.

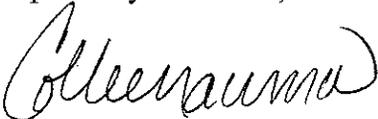
VOTE ON RESOLUTIONS

Councilman Zeilner made a motion to approve resolutions #2008:227 through #2008:230. Councilman Bachmann seconded the motion. All present in favor, none opposed.

ADJOURNMENT

Council President DeLucia made a motion to adjourn. Councilwoman Duffie seconded the motion. All present in favor, none opposed. Time 9:25 PM.

Respectfully submitted,



Colleen Naumov
Deputy Borough Clerk