

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, December 7, 2006 @ 7:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky

ABSENT: Councilman Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety
(Open Portion of the Meeting)

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Sokolich, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session,

pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Emergency Medical Technician
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Police Department
Community Center - Part-time Hiring
Sign Enforcement Officer

Contract Extension for Planning Services for Phillips,
Preiss & Shapiro for Fort Lee vs. Wha S. Chung

Litigation: D. Mirkovic vs. Borough of Fort Lee
Tax Appeal-2100 Linwood Avenue Owners Inc.

Collective Bargaining-Department Head Salaries

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Frank Villano, Boswell McClave Engineering representative, was present for this portion of the meeting.

Illicit Connection Ordinance for Stormwater Management

Mr. Frank Villano stated that the illicit connection ordinance is a requirement of the New Jersey Department of Environmental Protection (NJDEP) for the Borough's stormwater management plan.

Mr. Grant stated that the Borough will be receiving a small grant from the State once the Borough implements an ordinance.

An illicit connection ordinance will be introduced as prepared by Mr. Frank Villano at the beginning of 2007.

Emergency Repairs to the Bluff Road Pump Station

Ms. Thomas stated that there has been numerous problems with

the pump station including boulders at the passageway of the pump station.

A resolution authorizing emergency repairs to be made by J. Fletcher Creamer & Son, Inc., at a cost of \$112,000 will be placed on the December 14th regular meeting proposed consent agenda.

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Emergency Repairs to the Sewer Lines at Briar and Bluff Roads

A resolution authorizing emergency repairs to the sewer lines at Briar and Bluff Road to National Water Main Cleaning at a cost of \$275,000 will be placed on the December 14th regular meeting proposed consent agenda.

Emergency Repairs to the Sanitary Sewer Main on McElroy Avenue and Palisade Avenue

A resolution authorizing emergency repairs to the sanitary sewer main on McElroy Avenue and Palisade Avenue to Gotthold Paving at a cost of \$21,000 will be placed on the December 14th regular meeting proposed consent agenda.

Ms. Thomas stated that monies have been set aside in the capital budget for these repairs.

2006 Street Improvements to Include Walnut Street

Mr. Frank Villano stated that improvements include the placement of Belgian Block curbing. Walnut Street is an additional street recommended for improvements by the DPW.

Ms. Thomas reminded everyone that Councilman Cervieri had previously asked that all street improvement bid specifications include an alternate for Belgian Block curbing.

Centuria Testing Wells

There was no discussion on this matter.

Hot Water Heater for the Police Department

Ms. Thomas stated that the Police Department's hot water heater was broken and needed to be replaced immediately.

A resolution authorizing payment to J.T. O'Brien Plumbing & Heating to make the emergency repairs at a cost of \$22,875 will be placed on the December 14th regular meeting proposed consent agenda.

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GENERAL DISCUSSION

Demolition Bids for Borough Property at 2029 Center Avenue

A resolution awarding bid to Lombardi excavating for the demolition of Borough property at 2029 Center Avenue at a cost of \$24,800 will be placed on the December 14th regular meeting proposed consent agenda.

The bids were reviewed by the Borough's Purchasing Consultant and Borough Attorney for compliance.

Amending No Parking East Side of Anderson Avenue 75 Feet of Westview Avenue

Mr. Grant stated that the Police Department issued reports recommending various changes to the Borough's traffic ordinances with regard to the following two items.

An ordinance amending the Borough's no parking zone to include no parking on the east side of Anderson Avenue will be introduced at the January 11, 2007 regular meeting of the Mayor and Council.

Amending Stop Intersections to Include Stop Sign Southbound at Marguerite Street

An ordinance amending the Borough's stop intersections to include the placement of a stop sign southbound at Marguerite Street will be introduced at the January 11, 2007 regular meeting of the Mayor and Council.

Amending Residential Permit Parking (RPP) Zones for Commercial Merchants and Contractors

Mr. Grant stated that the Parking Authority has requested an amendment to the residential parking ordinance. The amendment includes commercial merchants and contractors who are working in RPP zones on a project to secure a business permit in order to park their vehicle within the RPP zone legally at a cost of \$3.00 per day, per vehicle.

An ordinance making the above amendment will be introduced at the January 11, 2007 regular meeting of the Mayor and Council.

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Amending No Parking Zone to Include Area South of Old Palisade Avenue on the East Side of Main Street

Mayor Alter stated that a Borough resident called him about the hot dog stand on Massa Lane. No one knew whose jurisdiction it was; however, if the Borough decides to put a no parking prohibition in that area the Borough has to notify the Borough of Edgewater.

Mr. Grant mentioned that the Parking Authority is requesting the no parking area and that the Police Department has written that they have no objection to the area being posted as a no parking zone.

An ordinance amending the Borough's no parking zone to include the above area will be introduced at the January 11, 2007 regular meeting of the Mayor and Council.

Board of Adjustment Appeal for Property at 620 Church Lane

The Mayor and Council took no action on this matter.

State's Long-Term Care Insurance Plan

Ms. Thomas stated that employees are being offered the State's long-term care insurance plan at no cost.

A resolution offering the State's long-term care insurance plan to Borough employees will be placed on a future regular meeting agenda of the Mayor and Council.

Borough's Streetscape Specifications

Ms. Thomas spoke to the Borough's streetscaping on Main Street between Center and Lemoine Avenue. The gum removal machine has made an improvement; however, it is labor intensive.

Mr. Sokolich concurred that the streetscaping does look better with the gum off the sidewalks.

Ms. Thomas added that the streetscape committee met with Do Chung who is supposed to make written suggestions. Mr. Chung and everyone on the streetscape committee concurred that the red brick pavers shows too much dirt.

Ms. Kasofsky suggested that the red brick pavers should be used as the border rather than as the main brick paver.

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Installation of a Water Main at the Northeast Corner of Crescent Way and Crescent Court

Mayor Alter and Mr. Sokolich recused themselves on this matter.

Mr. Grant stated United Water is going to install a water main at Crescent Way and Crescent Court for the new development being built there. He added that James Carney, Fire Sub-code Official, has reviewed and approved the location for the installation of a fire hydrant.

A resolution authoring United Water to place the fire hydrant at the above listed location will be placed on the December 14th regular meeting agenda.

Programming for Monument Park

Tom Meyers, Director of Cultural and Heritage Affairs, was present for this portion of the meeting.

Ms. Thomas stated that Mr. Meyers would like to do as many

as nine Shakespeare in the Park performances at Monument Park.

Mr. Meyers stated that the cost of each performance is approximately \$338.

Ms. Thomas added that maybe only three or four shows will be done in 2007, but the matter should really be an administrative decision.

Mayor Alter asked Mr. Cohen if there is any legal impediment because Monument Park is supposed to be a passive park.

Mr. Cohen did not voice any legal objection.

Mr. Meyers concurred it is a passive park but it has plenty of natural lighting. No stage needs to be brought in to do the performances. The performances will accent the beauty of the park.

Mr. Sokolich concurred with Mr. Meyers about the beauty of the park and that is a good backdrop for this type of an event.

Community Center Batting Cage

Mr. Sokolich stated that The Record did an article on the new batting cage. It is being used every night. A hold harmless

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agreement will have to be signed by any group that wants to use the batting cage.

Renaming of the Middle School Field

Mr. Sargenti stated that the Board of Education should have given the Mayor and Council some input with regard to the renaming of the Middle School field.

New Jersey Department of Transportation (NJDOT) Safe Routes School Program

Mr. Hart stated that the NJDOT has grants for safe routes to schools by promoting walking and bicycling to school by making certain traffic improvements. At a couple of the different public schools it could help alleviate some problems. No matching Borough funds are required in endorsing a grant.

A resolution endorsing a grant application for the NJDOT Safe Routes to School Program will be placed on the December 14th regular meeting proposed consent agenda.

Reorganization Meeting Date and Time

It was agreed that the Reorganization Meeting of the Mayor and Council will be scheduled for Thursday, January 4th at 4:00 p.m.

Mr. Grant will send out the required legal notice.

Borough Grants

There was no discussion on this item tonight. This item to be placed back on the January 11, 2007 executive session for discussion.

Defibrillators

Ms. Thomas stated that at the New Jersey League of Municipalities convention in November she found a company that deals with portable defibrillators.

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RESOLUTIONS

R-1 - Approving Developers Agreement for World Gospel Mission Church, 405 Jane Street, Block 4007, Lot 13

Councilman Pohan introduced, and Councilman Sargenti seconded, the following Resolution:

WHEREAS, the Planning Board of the Borough of Fort Lee adopted a resolution approving a development by World Gospel Mission Church (the "Developer") for property located in Block 4007, Lot 13 on the official tax maps of the Borough of Fort Lee, also known as 405 Jane Street, Borough of Fort Lee, County of Bergen, State of New Jersey; and

WHEREAS, the resolution was conditioned upon the Developer entering into a Developers Agreement with the Borough of Fort Lee and the posting of the necessary performance guarantees, insurance certificate and irrevocable letter of credit; and

WHEREAS, a Developers Agreement, performance guarantees, insurance certificate will be executed in content and form satisfactory to the Borough Attorney,

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Fort Lee that the Mayor and Borough Clerk be and are hereby authorized to execute the Developers Agreement with the Developer.

The Resolution was **approved unanimously**.

R-2 - Authorizing the Issuance of Requests for Qualifications for 2007 for Professional Services to the Borough of Fort Lee for Legal, Financial, Engineering, Health, Computer and Risk Management Services

Councilman Villano introduced, and Councilman Sargenti seconded, the following Resolution:

A RESOLUTION AUTHORIZING THE ISSUANCE OF REQUESTS FOR QUALIFICATIONS FOR PROFESSIONAL SERVICES TO THE BOROUGH OF FORT LEE FOR LEGAL, FINANCIAL, ENGINEERING, HEALTH, COMPUTER AND RISK MANAGEMENT SERVICES

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 shall become effective; and

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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 a 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 Fort Lee (hereinafter the "Borough") to engage legal, financial and engineering professionals and the Borough desires to appoint such professionals by a "fair and open process" pursuant to N.J.S.A. 19:44A-20.1 et seq.

NOW, THEREFORE, BE IT RESOLVED, by the Municipal Council of the Borough of Fort Lee, 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. Building Department/Fire Prevention Bureau Accountant
7. Municipal Court/Police Department Accountant/Office of Economic Development Accountant
8. Tax Counsel
9. Special Economic Development Counsel
10. Special Engineer Re: Development and Redevelopment
11. Library Board Attorney
12. Parking Authority Attorney
13. Parking Authority Auditor
14. Borough Risk Manager
15. Extermination Services
16. Health Education Services

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17. Animal Control Services
18. Planner for the Office of Economic Development
19. Traffic Engineer
20. Computer Consultant and Information Technology Advisor
21. Programming Consultant for the Fort Lee Community Center
22. Special Counsel

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.

The Resolution was **approved unanimously.**

Community Center Digital Signboard (Added on Item)

Mayor Alter stated that Mr. Grant had spoken to him earlier in the day about placing a digital sign board at the community center. He concurred that it would be a good idea.

PUBLIC HEARING SCHEDULED FOR DECEMBER 14, 2006

Ord. #2006-58--An Ordinance Amending Chapter 370, "Taxation" by Establishing Article II, Municipal Parking Sales Tax in Response to the Imposition of the New Jersey State Parking Sales Tax

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Sokolich, seconded by Councilman Sargenti,** at 8:45 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, November 2, 2006 @ 7:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety
(Open Portion of the Meeting Only)

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

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2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Community Center

Parking Authority - Reimbursement of Health Care Costs
Negotiations: Affordable Housing

Negotiations/Contract: Parking Garage at Bigler/Main
Street

Labor Litigation

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Emergency Repairs to Bluff Road/Palisade Avenue Sewer

Ms. Thomas stated that there are ongoing problems on the Bluff Road and Palisade Avenue sewers that has affected the residents on Cumbermeade Road. A resolution authorizing emergency sewer repairs to that area will be placed on the November 9th regular meeting proposed consent agenda. She added that Boswell Engineering is working on the resolution and that there will be a figure within the resolution not to exceed a certain dollar amount for the emergency repairs.

GENERAL DISCUSSION

Main Street/Hudson Terrace Road Improvement Bids

Mayor Alter stated that money is not available at this time to be able to award this bid.

Three bids were received with the lowest bid being \$11,486,324.

Underground Utilities

There was no discussion on this item.

Donation of Old Fire Hoses

Ms. Thomas stated that Rick Marshall, former electrical

Arkansas. Mr. Marshall wrote letters to a number of New Jersey towns that he worked for over the years to see if they could donate some fire equipment. The Hunt Fire Department's equipment is antiquated. Fire Chief Richter indicated to her that there are some old fire hoses from 1989 that were recently replaced that could be sent to the Hunt Fire Department.

Mr. Cervieri asked if the Hunt Fire Department is going to pay for the shipping cost of the equipment.

Ms. Thomas confirmed that Fort Lee will bear no cost to transport the equipment.

Mr. Cohen asked Chief Richter for a release and waiver from the Hunt Fire Department that expresses the equipment that the Borough is donating will come with no warranty about the condition of the equipment.

Newspaper Racks

Mr. Cervieri spoke about the newspaper rack ordinance the Borough adopted a few years ago. It was supposed to comply with the streetscape plan and that vendors were to be registered with the Building Department. He wants the Building Department to enforce the ordinance.

Mayor Alter replied that the Borough would have a problem with the legitimate press, but the Borough can try to enforce the ordinance as best it can.

Mr. Cervieri noted that he was more concerned about other newspaper boxes than the legitimate newspapers.

Ms. Thomas stated that the Building Department is writing to the owners of the different newspapers to comply with the ordinance.

Mr. Pohan stated that it was vetted for first amendment issues.

Telephone System

Mr. Cervieri stated that he has had many personal issues

about the new phone system in addition to complaints from residents using the system who have been cut off. It is not functioning as it should be. He asked about additional programming to make it more user friendly.

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Ms. Thomas to work with Extel Communications, Inc. to help improve the phone system.

Wireless Public Safety Communications Network

Ms. Thomas stated that a resolution was approved at last week's regular meeting that authorized the advertising of bids for this project.

Mr. Cervieri stated that he has received e-mail from Tom Bennett, a certified ham radio operator, about using his services for emergency networking.

Mr. Hart replied that the Office of Emergency Management (OEM) is utilizing a ham radio operator and that Mr. Hart has spoken to Mr. Bennett about volunteering his services to the OEM.

Developers Agreement for World Gospel Mission Church

A resolution approving the developers agreement for the World Gospel Mission Church at 405 Main Street as prepared by the Borough Attorney's office will be placed on the November 9th regular meeting proposed consent agenda once all the insurance requirements have been met.

Person-to-Person Liquor License Transfer From Da-do Japanese Restaurant Corp. to Ginger Inc. at 1355 16th Street

Mr. Grant mentioned that the Police Department background check has been completed on Mr. Young Shin and that the Police Department has no objections to the transfer of the above stated person-to-person liquor license.

A resolution approving the transfer will be placed on the November 9th regular meeting proposed consent agenda if the applicant has received tax clearance from the State of New Jersey.

Proposed Sales Tax for Municipal Metered Parking

Messrs. Alter and Cerveri asked about having an ordinance in place with regard to the collection of sales tax for the collection of certain revenues that the Parking Authority receives for parking fees.

Mr. Cohen to prepare an appropriate ordinance for introduction at the November 9th executive session.

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PUBLIC HEARING SCHEDULED FOR NOVEMBER 9, 2006

Ord. #2006-57--Amending Chapter 388, Section 53,
Schedule IX - Stop Intersection on the Northwest
Corner of Palisades Boulevard and 16th Street

Additional Items Added on Below

1. Discussion of speed humps and/or radar units at Myrtle Avenue, Route 5 and Abbott Boulevard.

Mayor Alter noted that Abbott Boulevard is a parkland.

2. Discussion of Edgewater Ferry

Mr. Pohan recused himself and left the meeting room for this portion of the meeting.

Mayor Alter noted that the projected date for ferry service from Edgewater is January 1st. He was interviewed by The Record and told the interviewer that no action at this point has been taken by the Mayor and Council, but he believes that a projected policy will be to provide free shuttle service from Fort Lee to the Edgewater ferry. He noted that the Edgewater route will not be a direct route to New York City.

Mr. Pohan returned to the meeting room at this point of the meeting.

3. Mayor Alter visited two Fort Lee schools. The civics class that he was the guest speaker at will be shown on the cable public access in the near future.

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Richard Testa Cumbermeade Rd.	.Spoke About Sewer Lines Increased Catch Basin Size is a Problem - Connections Are Not Good	Mr. Cervieri Mr. Pohan Ms. Thomas
Mr. Pallotta 1033 Cumbermeade Rd.	.Constant Flooding in His Residence	Mr. Sokolich Mayor Alter Mr. Cervieri Ms. Thomas

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Mr. and Mrs. Lhungay .Cumbermeade Road Flooding
1019 Cumbermeade Rd.

Hima Orr .Cumbermeade Road Flooding Ms. Thomas
1026 Cumbermeade Rd.

Ms. Thomas noted that sewers are in bad shape on Cumbermeade Road.

There being no further discussion the meeting was adjourned **on motion by Councilman Cervieri, seconded by Councilman Pohan Sargenti**, at 8:46 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, October 12, 2006 @ 6:30 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney

MAYOR'S STATEMENT

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1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed

to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On September 29, 2006, a copy of the said change in meeting time was posted at 309 Main Street, Fort Lee, NJ. On the same date, a copy of the time change was mailed to THE RECORD, JERSEY JOURNAL and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session,
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pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: In-house Engineering

Property Acquisition: 33-35 Main Street

Litigation: Tax Appeal Settlement

Condemnation of 153 Main Street and 2005 Hoyt Avenue

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

A-3444/S-2183 CAP Relief Bills

Mayor Alter stated that he believes legislators are kidding the Borough with regard to how the Borough is expected to handle its budget. He endorses the above listed CAP relief bills.

A resolution endorsing the above CAP relief bills will be placed on tonight's regular meeting proposed consent agenda.

Defibrillators

This item was discussed earlier in the evening during the closed session portion of the meeting.

Jeff Bernard, Battalion Chief, was present for this portion of the meeting.

Mayor Alter expressed his concern about liability and practicality. Someone has to know how to operate the defibrillators. He wanted to know if enough people are going to get trained to use the machinery.

Mr. Bernard stated that all employees of the community center would be trained. It takes between 4 or 5 hours to train someone to properly use the equipment.

Ms. Thomas added that anyone who uses the defibrillator machine also needs to know CPR. She added that the Borough is

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going to offer training to its employees.

Mr. Bernard stated that the American Heart Association figures indicated that for every one minute of non-help there is a 10% decrease of the chance that someone will live.

Mr. Villano pointed out besides the initial training there is re-training that needs to occur.

Mr. Cervieri asked how many defibrillators the Borough has.

Mr. Bernard replied that there are 16 defibrillators, of which there are four in the Police Department's patrol vehicles.

Mayor Alter asked Ms. Thomas to get the exact figures on the number of machines that the Borough has and to find out who in the Police Department is trained to use the machines.

Mr. Cervieri asked about the maintenance of the machines.

Mr. Bernard replied that batteries and new pads are needed approximately every other year. It is not a major expense to keep the machines maintained.

Mr. Cohen added that supply masks also need to be used with the machines.

Mr. Cervieri added not everyone who uses the machine will necessarily live. It is a complex machine.

Mr. Cervieri stated that the sports leagues should use their own funding for the purchase of the machines. If the Borough pays for the machines the Borough is assuming responsibility.

Mayor Alter said that compelling people to learn CPR is a difficult thing.

Mr. Cohen opined that anytime you supply equipment you have a certain amount of liability.

Mr. Pohan piggybacked on Mr. Villano's comments that once the Borough undertakes having the machines, people would have to be trained and then re-trained.

Mr. Sokolich stated that he believes that in today's climate the Borough would have more liability by not having the equipment in place.

Mayor Alter asked someone to find out if any town has been successfully sued if no operator was available to use the

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equipment but the equipment was on the walls for use.

Stop Sign for Northwest Corner of 16th Street and Palisades Boulevard

The Mayor and Council requested that Mr. Grant get pictures of the area in question.

This item to be placed back on the October 26th executive session for further discussion.

Starting Times for October 26th Executive and Regular Meetings

Mr. Grant noted that the Police Department will be making their Merit Board presentations on October 26th at the regular meeting of the Mayor and Council.

It was agreed that the October 26th executive session of the Mayor and Council will begin at 6:30 p.m. with the October 26th regular meeting commencing at 7:30 p.m.

Mr. Grant will mail out the required legal notice for the change in the meeting times.

Fire Department Vehicles

A resolution authorizing the purchase of two Ford Expeditions through the Bergen County Cooperative bid program at a cost of \$26,848 for each vehicle will be placed on tonight's regular meeting proposed consent agenda.

Ms. Thomas added that the Fire Department Chief, Deputy Chief and Battalion Chief have their own vehicles when they are in office. When they become worn down the vehicles go back into the motor vehicle pool for use as needed.

Scheduling of Fire Department Meeting

This item was discussed in closed session.

PUBLIC HEARINGS SCHEDULED FOR OCTOBER 12, 2006

Ord. #2006-52--Amending Chapter 388, Section 43, Schedule I, "No Parking" to Remove Entire Length of North Side of Stillwell Avenue and Add Between

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Anderson Avenue and 15th Street and From the West Curbline of the Western Most driveway of the Middle School to its Terminus

Ord. #2006-53--Amending Chapter 388, Section 44, Schedule II, Parking Prohibited Certain Hours to Include the North Side of Stillwell Avenue Between

15th Street and the West Curbline of the Westernmost Driveway Between the Hours of 7:00 a.m. and 4:00 p.m. Excluding Saturdays, Sundays and Holidays

Ord. #2006-54--Amending Chapter 388, Section 43,

Schedule I, No Parking Along the South Curbline of Stillwell Avenue, Beginning at a Point 110 Feet East of the Apex Formed by the South Curbline of Stillwell Avenue and the East Curbline of 11th Street and Extending Along the Same Curbline Until the Apex Formed by the South Curbline of Stillwell Avenue and the West Curbline of 14th Street

PUBLIC PARTICIPATION

There was no one from the public present during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Cervieri, seconded by Councilwoman Kasofsky**, at 7:40 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, September 28, 2006 @ 6:45 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive

Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On September 21, 2006, a copy of said change to the new meeting time was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilwoman Kasofsky approved unanimously, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session,
Executive Session **September 28, 2006**
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pursuant to Section 7B of the Open Public Meetings Act, certain

items which may generally be described as follows:

Personnel: Police Department

Litigation: Two Liquor Licenses

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Proposal for Architectural Services for the Municipal Building/ Municipal Court

Ms. Thomas stated that she along with Councilman Cervieri and Judge DeSheplo met with Ronald Schmidt and Associates, P.A. to discuss how to make better use of the Municipal Court's space. They subsequently sent in a proposal dated August 11th to do a circulation study at a cost of \$16,900.

Mr. Cervieri stated that the circulation flow plan would be done to increase security and have the rest of the Borough offices not be interfered with when court is in session. He added that both judges are in favor of rearranging the court's spaces.

Mayor Alter added that examining the court's security is appropriate for these times.

Ms. Thomas will speak to Mr. Schmidt to inform him of the Mayor and Council's decision to use his services.

A resolution authorizing the hiring of Ronald Schmidt and Associates, P.A. to do the study at a cost of \$16,900 will be placed on the October 12th regular meeting proposed consent agenda.

GENERAL DISCUSSION

E-Auction Service - PropertyRoom.Com

This item was discussed in closed session.

Red Cross Disaster - "Hour For The Red"

Mayor Alter stated that the Red Cross has asked if Borough employees would donate one hour in pay out of their paychecks.

Ms. Thomas added that if the Borough agrees to it a flyer would be put in the employees' paychecks explaining what the Red Cross is looking for in the way of a donation.

Mr. Cohen stated that this could present a problem because standards would have to be created. Other charitable groups could potentially sue the Borough if the Red Cross is allowed to receive donations from Borough employees through their paychecks.

It was agreed that Ms. Thomas would notify the Red Cross that the Borough will not be going forward with their request for employee donations through the Borough payroll.

Speed Humps at Linwood Park

Mayor Alter stated that Linwood Park wants three more speed humps.

Mr. Sargenti added that Myrtle Avenue could use a speed hump to slow down speeding drivers. He mentioned that additional enforcement is needed in that area.

Mr. Hart replied that Linwood Park is a confined area, but he is concerned about placing additional speed humps in that area. He requested that the Police Department do a traffic study before any other speed humps are added. He understands this is a touchy subject.

It was agreed that no additional speed humps will be placed until the Police Department does its study.

Mr. Cervieri asked how many traffic speed indicator signs the Borough owns.

Mr. Hart replied that the Borough has two in stock and that placing one on Myrtle Avenue is a good idea.

Endorsing BCCD Block Grant for VFW Post #2342

A resolution endorsing a Bergen County Community Development Block Grant for VFW Post #2342 to make barrier free improvements will be placed on tonight's regular meeting proposed consent agenda.

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Endorsing BCCD Block Grant for the Milling & Paving of Blighted Streets

A resolution endorsing a Bergen County Community Development Block Grant for the milling and paving of blighted Borough streets will be placed on tonight's regular meeting proposed consent agenda.

Repair of Sidewalks & Curbs

Ms. Thomas stated that Erik Swanson, Building Subcode Official, had requested an increase in fees for permits for sidewalks and curbs as well as all other municipal fees.

Messrs. Alter and Cervieri asked that other towns be checked into with regard to the fees that they charge for sidewalks and curbs.

Mr. Cervieri specifically mentioned that the Borough should know what Hackensack, Englewood and Teaneck charge.

Ms. Thomas will get the information that has been requested.

PUBLIC HEARINGS SCHEDULED FOR SEPTEMBER 28, 2006

Ord. #2006-49--Amending Salary Ordinance #2006-47
Establishing Salary & Wages for Non-Union Personnel
(Schedule C) Plumbing Sub- Code Official
Ord. #2006-50--Amending Salary Ordinance #2004-36 and
#2004-37 Establishing Salaries for the Chief of Police
and Director of Public Safety for 2006
Ord. #2006-51--Authorizing Redevelopment Plan for Area
6 and to Amend the Zoning Map to Delineate
Redevelopment Zone 6 - Block 5402, Lots 1-4, 15

Ms. Thomas stated that the Borough sets the standards with regard to what can be built as part of Redevelopment Zone 6.

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

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There being no further discussion the meeting was adjourned on motion by Councilman Sargenti, seconded by Councilman Cerveri, at 7:37 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, September 14, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Joseph Iannaconi, Chief Financial Officer
Steve Wielkocz, Borough Auditor (Open Portion
Of Meeting Only)
Bernard Hart, Director of Public Safety (Open
Portion of Meeting Only)

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On August 30, 2006, a copy of said change in meeting date and time was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

4. On September 5, 2006, a copy of said change to the new meeting time was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

Executive Session

September 14, 2006

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RESOLUTION FOR CLOSED SESSION

On motion by Councilman Sokolich, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Borough Clerk's Office
Police Chief
Director of Public Safety
Police Department

_____ Litigation: Settlement of Tax Appeal

Borough of Fort Lee and PBA Negotiations

Residency/Attendance at Fort Lee Community Center

Hearing Outcome "Denial of a Taxicab Driver's License"

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Frank Villano, Boswell McClave Engineering representative, was present for this portion of the meeting.

Ronald Schmidt and Associates, P.A. - Municipal Court Improvements

Ms. Thomas stated that Ronald Schmidt and Associates sent her a proposal on August 11th for architectural planning services to reorganize the court offices and courtroom. The cost for the plan would be \$16,900. The goal would be for a better flow of the municipal court's personnel and space. Mr. Cervieri originally brought it to the table. The circulation plan would take about four weeks to implement.

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September 14, 2006

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Mr. Cervieri added that it would improve the security and flow of the courtroom.

Mayor Alter stated that he had received a letter from the the Acting Administrative Director of the Courts, State of New Jersey, with regard to security issues within the courts throughout the county.

This item to be placed back on the September 28th executive session for further discussion.

Lewis F. Cole Middle School Field Update

Mr. Sargenti questioned Mr. Villano about the delays and mentioned that part of the delay is dealing with the fencing by the girls softball field.

Mr. Villano replied that he has been addressing the delays over the last two or three weeks and expects the fencing issue to

be resolved by this Saturday.

Ms. Thomas spoke to Paul Sarlo, the contractor's attorney, and she said that there is a meeting scheduled for tomorrow. Mr. Sarlo has indicated that Sanzari has not been holding up the work being done to the field.

Mr. Sokolich stated that there seems to be a lack of communication between Boswell and Sanzari. He opined that nothing was done for a period of one week to upward of almost three weeks. He added that paying \$180,000 is a lot of money for design fees especially when the project is not getting done on a timely basis.

Mr. Sargenti noted that the contractor has forty-one days to lay down the turf.

Mr. Sokolich added that at least the additional cost for the extra work that is being done is being paid for by the contractor.

Treatment Works Approval (TWA) for Main Street and Central Road Sanitary Sewer Project (Centuria)

A resolution authorizing execution of a TWA application to the New Jersey Department of Environmental Protection for sanitary sewer improvement along Main Street and Central Road will be placed on tonight's regular meeting proposed consent agenda.

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GENERAL DISCUSSION

Budget Amendment and Adoption of 2006 Municipal Budget

Ms. Thomas noted that there is a public hearing tonight with regard to the budget amendment.

Mr. Wielkotch stated that only one vote is needed to adopt the amendment and the 2006 municipal budget.

Stuni Inc., Place-to-Place Liquor License Transfer (Expansion of Premises) at 1345 Palisade Avenue

Mr. Sokolich recused himself on this matter and noted that this item will have to be removed from tonight's regular meeting

proposed consent agenda.

A resolution authorizing a place-to-place liquor license transfer for the expansion of premises at Hiram will be taken off tonight's consent agenda and moved as a separate resolution.

Hiring of Recreation Department Seasonal Employees and One Clean Communities Employee

A resolution authorizing the hiring of various fall seasonal employees for the Recreation Department and one employee for Clean Communities will be placed on tonight's regular meeting proposed consent agenda.

Grant Application to the New Jersey Board of Public Utilities

A resolution endorsing a grant application to the New Jersey Board of Public utilities for a energy renewal grant for solar photovoltaic systems will be placed on tonight's regular meeting proposed consent agenda.

Extension of Leaf Removal Contract

It was agreed that the Borough would extend its leaf removal service contract with Miele Sanitation Co., Inc.

A resolution approving the extension will be placed on the September 28th regular meeting proposed consent agenda.

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Repair of Sidewalks and Curbs

There was no discussion on this item. This item to be placed on the September 28th executive session agenda for discussion.

Bid Discussion for Back Hoe/Loader for the DPW

A resolution awarding a bid to Jesco, Inc., South

Plainfield, New Jersey for a back hoe/loader for the DPW at a cost of \$161,380 will be placed on tonight's regular meeting proposed consent agenda.

Ms. Thomas noted that Jesco was the lone compliant bidder and that the bid was reviewed by the Borough Attorney's office for compliancy.

Speed Humps at Linwood Park

There was no discussion on this item. This item to be placed on the September 28th executive session for discussion.

Various Traffic Amendments

Ms. Thomas spoke to the Police Department's request to ensure a better and safer traffic flow on Stillwell Avenue by the Lewis F. Cole Middle School. They are requesting three Borough ordinances to be amended.

Mr. Cohen will prepare the ordinances for introduction for the September 28th regular meeting.

H.R. Illegal Gun Bills 1384, 5005, 5092

The Mayor and Council agreed not to endorse any of the above listed House of Representatives gun bills.

Cleanliness of Main Street, et al.

Mayor Alter stated that his wife has mentioned to him that the cleanliness of Main Street including the streetscaping is a disgrace.

Ms. Thomas replied that there was a meeting yesterday with regard to what can be done. A section of the streetscape will be power washed in the next week or so. Hopefully, this will make

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the streetscape look cleaner.

Mayor Alter and Ms. Thomas concurred that a new motif for the streetscaping needs to be done. With Centuria soon to be built this is an issue that should be looked into quickly. The

red brick pavers show off dirt and gum stains badly.

Ms. Kasofsky spoke to Englewood's Special Improvement District (SID) ordinance.

Mayor Alter responded that some of the ideas within the SID to clean the streets might be okay, but Fort Lee does not need and is not looking to establish a SID.

Approving Name Change for Limousine Owner's Business

A resolution authorizing a name change for Joseph Rufo, currently d/b/a as Royal Travel Limo Service to Bergen Limousine Express, LLC, at 444 Main Street will be placed on tonight's regular meeting proposed consent agenda.

Approving Amended Developers Agreement for Amerada Hess Corp., 1642 Route 46 East, Block 3508, Lots 1-10

A resolution approving an amended developers agreement for Amerada Hess as prepared by the Borough Attorney's office will be placed on tonight's regular meeting proposed consent agenda.

Approving Developers Agreement for Crescent Way, LLC, 1157 Crescent Way, Block 1402, Lots 1-5, 7-11

Messr. Alter and Sokolich recused themselves on this matter.

A resolution approving a developers agreement for Crescent Way, LLC, as prepared by the Borough Attorney's office will be placed on tonight's regular meeting proposed consent agenda.

Approving Developers Agreement for Rajiv Mehta, 1196 Anderson Avenue, Block 1204, Lots 4-7

Mr. Sokolich recused himself on this matter. He noted that this item will have to be removed from tonight's proposed consent agenda and be voted on separately.

A resolution approving a developers agreement for Rajiv Mehta as prepared by the Borough Attorney's office will be placed

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on tonight's regular meeting proposed consent agenda.

Grant Agreement With Bergen County for a Water Fillable Barrier Program Including Transportation Trailer

A resolution approving a Homeland Security Grant with Bergen County for twenty-four water fillable barriers and a transportation trailer will be placed on tonight's regular meeting proposed consent agenda.

PUBLIC HEARINGS SCHEDULED FOR SEPTEMBER 14, 2006

Amendment to the Municipal Budget
Ord. #2006-44--Bond Ordinance for Various Capital Improvements - \$2,000,000
Ord. #2006-45--Establishing Salary and Wages for Blue Collar Employees for 2006-2009
Ord. #2006-46--Establishing Salary and Wages for White Collar Employees for 2006-2009
Ord. #2006-47--Establishing Salary and Wages for Department Heads, Borough Administrator, Borough Clerk, Chief Financial Officer, Tax Assessor, Tax Collector and Certain Non-Union Employees
Ord. #2006-48--Amending Chapter 388, Section 43, No Parking - Edwin Avenue West Side From a Point 265 Feet South of the Southerly Curblineline of Linwood Drive for a Distance of 75 Feet South

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Pohan, seconded by Councilman Sargenti,** at 8:00 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, August 17, 2006 @ 1:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Kasofsky, Cervieri

ABSENT: Councilman Sargenti

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Joseph Iannaconi, Chief Financial Officer

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Pohan, seconded by Councilwoman Kasofsky and approved unanimously, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session,

pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Ambulance Corps - EMT
Building Department - Plumbing Inspector

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Community Center
Finance Department
Police Chief
Police Special

Use of Borough Property: Block 7003, Lot 19.01

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Kristen Boswell and John Englese, Boswell McClave Engineering representatives, were present for this portion of the meeting.

Middle School Field/Bathroom Project Update

Mr. Englese stated that a lot of rock was found in the far northeast corner and a conduit was ripped while doing the rock excavation and needed to be repaired. The field turf will be laid down tomorrow. Permission has been asked from the Building Department to work on weekends until the project is completed. This is so the field will be ready for the school year. The extra cost for working on the weekends is being paid by Joseph M. Sanzari, Inc. The change orders that Sanzari has requested for the extra work that his firm has done have been fair.

Ms. Thomas said that a bituminous walkway has been added at a cost of \$5,040. This will help the public get into the stands for events at the field.

Ms. Thomas added that there are some Board of Education (BOE) issues for an additional bituminous walkway around the concession stand and first base bleacher area.

Mr. Sokolich stated that any extra bells and whistles are BOE issues. He has concerns about doing certain things now that will hold up the use of the field when school opens.

Ms. Thomas added that she has not heard back from the BOE since her meeting with them a few weeks ago.

Ms. Thomas, speaking to the bathroom project believes that there is no feeling that the Borough needs to do any work on it

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at this point.

Mr. Sokolich stated that he wants the BOE to pay for the bathroom project.

Ms. Thomas added that the BOE can put it in their budget next year.

A resolution authorizing the change orders for the additional work needed for the field improvements at a cost of \$20,900 will be placed on the September 14th regular meeting proposed consent agenda.

Emergency Repairs to Cumbermeade Road

Mr. Sokolich stated that he, along with Ms. Thomas and representatives from Boswell Engineering met with twenty-five property owners at a meeting. Something wasn't done correctly when Cumbermeade Road was repaired with regard to its sewer situation. The Borough needs to find out who dropped the ball and who messed up the design. It is not the Borough's responsibility.

Ms. Thomas stated that the claims from the homeowners have been sent to the South Bergen Joint Insurance Fund (JIF). The JIF will be speaking to Boswell. The repairs needs to be made, and the insurance issues will be dealt with as they come up.

A resolution authorizing Montana Construction to make the necessary emergency repairs to Cumbermeade Road at a cost of \$42,500 will be placed on tonight's regular meeting proposed consent agenda.

Emergency Repairs to Edgewood Lane

Ms. Thomas stated that there was a sewer main collapse on Edgewood Lane. The old sewer did not hook-up into anything.

Mr. Englese spoke to separating the sewer on Dorincourt Road that intersects with Edgewood Lane. It is a four phase project that will take water out of the combined sewer and separate it.

A resolution authorizing payment to Gotthold Paving for emergency sewer repairs made to Edgewood Lane at a cost of \$110,000 will be placed on tonight's regular meeting proposed consent agenda.

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Tim Haahs & Associates - Proposal for Parking Structure Design Services for Community Center/Police Station

Mr. Pohan asked how many new parking spaces will be created.

Ms. Thomas and Mr. Levy concurred that one hundred (100) more spaces will be created by decking the existing parking lot and that the total number of spaces would increase to 216.

The Mayor and Council concurred that they would like this project to move forward. A resolution awarding a contract to Tim Haahs & Associates to do the design work at a cost of \$200,000 plus \$15,000 for reimbursable expenses will be placed on the September 14th regular meeting agenda.

Mr. Grant stated that he will send to Mr. Haahs the appropriate political contribution disclosure paperwork that has to be filed before a non-fair and open contract can be awarded. He added that the paperwork must be back in his office at least ten (10) days before a resolution awarding a contract can be legally approved by the Mayor and Council.

GENERAL DISCUSSION

Road Improvement Plan

Ray Levy, Director of Economic Development, was present for this portion of the meeting.

Mr. Levy stated that he is looking for a resolution to advertise for bids for the Borough's Road Improvement Plan along

Main Street and Hudson Terrace. Bids will be due on October 23rd and the bids will be advertised in early September.

Mr. Cohen stated that the contract cannot be awarded until monies are available and certified, and that more than a thirty-day extension can be granted if the bidder agrees. This is based on N.J.S.A 40A:11-24.

Mr. Iannaconi asked how much does he expect the project to cost.

Mr. Levy replied that he does not want to disclose a specific amount, but if it came in at \$2,000,000 he would be satisfied.

Mr. Iannaconi added that the bid cannot be awarded until 2007, unless the Borough Auditor says otherwise. There is no money left in the down payment account for 2006.

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Mr. Levy explained that the project consists of the widening of Main Street and Hudson Terrace, changing the grade and realigning Central Road. This will connect Central Road into Federspiel Street making it a four-lane intersection. In addition Bigler Street would be closed.

A resolution authorizing the Purchasing Consultant and/or Borough Clerk to advertise for bids for the road improvement project will be placed on tonight's regular meeting proposed consent agenda.

Municipal Budget Amendment

Steve Wielkocz, Borough Auditor, was present for this portion of the meeting.

Mr. Wielkocz stated that a little more surplus was used to reduce the tax levy and that grant revenues were added into the amended budget since the budget was originally introduced which also reduces the tax levy. More money was also put into the down payment account. All the tax information from the County, Board of Education and Borough is included. Projected numbers are from \$1.59 to \$1.66 combined. There was no increase in the County tax. A house that is assessed at \$400,000 will see a \$280 tax increase of which \$100 is for school taxes and \$180 for municipal taxes.

Mr. Cervieri spoke to surplus and mandated state benefits.

Mayor Alter spoke about last year's tax rate.

Mr. Wielkocz handed out a summary sheet with regard to the municipal budget. (Attached as Appendix A) He explained the appendix and added that the majority of the Borough's costs are fixed with very few variables. A tax point is \$593,000.

A resolution to amend the budget will be introduced at tonight's regular meeting with the public hearing scheduled for the amendment only at the September 14th regular meeting.

Awarding Bid for ESU Utility Truck

The bid was reviewed by the Borough Attorney's office for compliance.

A resolution awarding a bid to Princeton's Nassau/Conover FLM, Princeton, New Jersey for an emergency services utility truck for the Police Department will be placed on tonight's

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regular meeting proposed consent agenda at a cost of \$126,600.

Awarding Bid for Janitorial Maintenance Service Contract

The bids were reviewed by the Borough Attorney's office for compliance.

A resolution awarding bid to the lowest responsible bidder, Guardian Service Industries, Inc., for a three-year janitorial services contract for the community center and police department facility at a total cost of \$288,516 will be placed on tonight's regular meeting proposed consent agenda.

Fire Department Insurance Reimbursements to the Borough

There was no discussion on this item. This item to be placed back on the next executive session meeting agenda.

Domestic Partnership Act

Mr. Cohen had sent a checklist with regard to the Domestic

Partnership Act to the Mayor and Council.

The Mayor and Council voiced no objections to including domestic partners in the Borough's health insurance plan and State pension plan.

A resolution authorizing the inclusion of domestic partners within the Borough's health insurance plan and pension plan as prepared by the Borough Attorney will be placed on tonight's regular meeting proposed consent agenda.

Approving Developers Agreement for Bank of New Jersey, 1365 Palisade Avenue, Block 2503, Lots 21-28

Messrs. Alter and Sokolich recused themselves on this matter.

A resolution approving a developers agreement as prepared by Dennis Oury's law firm will be placed on tonight's regular meeting agenda.

Mr. Grant added that Council President Cervieri will have to sign off on the developers agreement after it is approved.

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Approving Developers Agreement for Bank of New Jersey, 458 West Street, Block 5003, Lots 4-7

Messrs. Alter and Sokolich recused themselves on this matter.

A resolution approving a developers agreement as prepared by Dennis Oury's law firm will be placed on tonight's regular meeting agenda.

Mr. Grant added that Council President Cervieri will have to sign off on the developers agreement after it is approved.

Approving Developers Agreement for Amerada Hess Corp., 1642 Route 46 East, Block 3508, Lots 1-10

A resolution approving a developers agreement as prepared by

Mr. Cohen's law firm will be placed on tonight's regular meeting agenda.

Telecommunications Towers

Mr. Cohen sent information regarding two types of ordinances that the Mayor and Council could introduce with regard to telecommunications towers.

It was agreed that this item will be placed back on the next executive session agenda and one of the options will be introduced at the September 14th regular meeting.

Amending Taxicab & Limousine Ordinance

Mr. Grant explained the amendments that he thinks will make the taxi and limousine ordinance more consistent.

It was agreed that 372-43(C) *existing licenses* should read one year rather than six months dealing with abandonment of licenses for nonuse.

It was agreed that 372-36(D) *license fees* should be increased from \$35.00 to \$50.00.

It was agreed that 372-41 *insurance required* should reflect State requirements rather than the lower requirement listed in the Borough's ordinance.

An ordinance amending the taxicab and limousine ordinance will be introduced at the September 14th regular meeting.

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Endorsing Bergen County Community Development Block Grant Applications for the Housing Authority

Resolutions endorsing four Bergen County Community Development Block grant applications for the Fort Lee Housing Authority will be placed on tonight's regular meeting proposed consent agenda.

Property Room.Com

Mr. Cohen stated that the Borough cannot move forward with e-line auctions with Property Room.com because they will not

comply with certain State requirements.

It was agreed that the Borough should advertise for bids for the auctioning of its surplus property at tonight's regular meeting.

PUBLIC HEARINGS SCHEDULED FOR AUGUST 17, 2006

Ord. #2006-41--Amending Chapter 345, Site Plan Review and Chapter 410, Zoning - Design Guidelines: Facade Improvement Program for the Main Street Commercial District

Mr. Sokolich spoke to the applicability clause. He wanted to know why the ordinance would not be more broad to make it a permitted use under the zone. He does not want people to be able to circumvent the ordinance.

Mr. Levy spoke to some applications that come before the Planning Board.

Mr. Pohan added that nobody has parking anyway and that is why so many applications end up before the Planning Board and Board of Adjustment.

Mayor Alter asked if the Centuria Project is guided by the new ordinance.

Mr. Cohen spoke to Centuria's complimentary plan and stated that they have conformed standards.

Ord. #2006-42--Amending Chapter 358, Stormwater Management to Include Sections 9 Through 13
Ord. #2006-43--Acquisition of Real Property by Purchase or Condemnation - 33-35 Main Street - \$840,000 Appraised Value

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Municipal Court Design Improvements: Ronald Schmidt and Associates (Added on Item)

Mr. Cervieri asked that this item be placed on the next executive work session agenda. A special emphasis for security issues will be incorporated when fixing the municipal court work areas.

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Nina Levinson, 560 West Street	.Domestic Partnerships	Mayor Alter

There being no further discussion the meeting was adjourned
**on motion by Councilman Cervieri, seconded by Councilwoman
Kasofsky, at 3:12 p.m.**

Neil Grant, RMC
Borough Clerk

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BOROUGH OF FORT LEE
2006 MUNICIPAL BUDGET
INITIAL SUMMARY SHEET
(Appendix A)

		Tax Rate
Total Appropriations 2005	\$53,204,035	
Total Appropriations 2005	<u>\$57,095,151</u>	
Increase	<u>\$ 3,891,116</u>	
Percentage	<u>6.82%</u>	
Tax Levy 2005	\$43,013,942	0.741
Tax Levy 2006	\$46,954,155	<u>0.791</u>
Increase	<u>3,940,213</u>	<u>0.0497</u>
Percentage	<u>9.16%</u>	

Appropriation Increases

Salaries and Wages - Police	695,000
Salaries and Wages - Other	508,652
Health Benefits	428,000
Other Insurance	192,954
Library	169,739
Debt Service	489,179
Pension	565,241
Other Expenses	<u>385,851</u>
	\$3,891,116

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, July 20, 2006 @ 1:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Sokolich, Villano, Kasofsky, Cervieri

ABSENT: Council Members Pohan, Sargenti

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Joseph Iannaconi, Chief Financial Officer

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Villano and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Community Center
Police Department

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Tax Assessor
Relocation Officer
Safety Officer

Litigation: Tax Appeal
DeFelippis vs. Borough of Fort Lee et al.

Contracts: Accountant for Road Improvement Plan Project
James Ilgenfritz II - Borough's Tree Expert
Police Executive Research Forum - Police
Study

Hearing Officer for Denial of a Taxicab Driver's
License

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

Sixteenth Street Parking - Joseph Mazzola, Parking Authority Executive Director, in Attendance

Mr. Mazzola stated that the residents and merchants are not happy with the pay and display parking meters. It has not been conducive to shoppers. The distance to get to the pay and display meters is a problem and because of the trees some people don't even realize that it is a metered area. He would like to revert back to standard meters. It will cost \$11,000 to retrofit to regular meters but the pay and display meters can still be used at other locations as needed.

Kay Nest, Parking Authority Executive Chairwoman, and James Viola, Vice-Chairman, both concurred that the pay and display meters in this area have not been beneficial to the shoppers and merchants.

Mayor Alter suggested that the parking meters should be 25 cents per hour.

Mr. Cervieri concurred that the change to traditional meters should be made as long as decorative meters that fit into the landscape are used and that the meters are 25 cents per hour for up to three hours.

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ENGINEERING DISCUSSION

Frank Viola, Boswell McClave Engineering representative, was present for this portion of the meeting.

Borough Property at 2029 Center Avenue

Ms. Thomas stated that the estimate to make the house ADA compliant would be \$25,000 including labor and materials.

It is estimated that the cost to demolish the house would be anywhere from \$16,500 to \$20,000.

Mr. Cervieri stated that the overall cost to create eleven (11) parking spaces is \$45,000.

Mayor Alter stated that the Borough needs to add to its parking. It does not need another disjointed building.

Everyone concurred that until the Borough is able to acquire contiguous property, the 2029 property should not be graded upward to meet the Borough parking lot.

Amending Stormwater Management Plan and Stormwater Ordinance

An ordinance amending the original stormwater management plan that was adopted in the spring will be placed for introduction at tonight's regular meeting. This is to include sections 9 through 13 which were inadvertently left out when the original ordinance was adopted.

Boswell McClave Proposal for Various Street Improvements

The majority of the street improvements, which include Ellery Avenue, Lewis Street, Edwin Avenue, Summitt Avenue and Marguerite Street, will be paid for by two \$100,000 grants the Borough will be receiving.

Mr. Cervieri asked that Belgian block curbing be included as an alternate bid.

A resolution accepting Boswell's proposal of a fee not to exceed \$54,000 for design and construction inspection services will be placed on the August 17th regular meeting proposed consent agenda of the Mayor and Council. The \$54,000 represents approximately a little more than 16% of the overall anticipated cost of the project, which is estimated to be \$329,000.

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July 20, 2006

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Middle School Field Bathroom Project Update

Ms. Thomas stated that she met with Councilman Sokolich and the Fort Lee Board of Education as to who was going to pay for the project. She added that the Board of Education is offering no financial help. She and Councilman Sokolich were perturbed by the Board's attitude. There was a \$700,000 budget surplus that the Board had to use and they allocated nothing for this project.

Mayor Alter pointed out that the bathrooms would be on the Borough's property but there should have been some reciprocity with the Board of Education, but he doesn't believe there is or is going to be.

Mr. Cervieri spoke about the temporary lavatories that were used at Knickerbocker Country Club while they were undergoing construction. The temporary lavatories were not like your typical port-a-john.

Ms. Thomas stated that a new plan could be developed if everyone wants to go in that direction.

Mr. Villano stated that the original plans called for the bathrooms to be placed by the wading pool.

Ms. Kasofsky stated that the Board probably saved a lot of money when they did the background check on students who were using the school system illegally. The savings to the school system should have been used for the bathroom project.

Ms. Thomas was asked to write a letter to the school board asking how much was saved by students not being allowed back into the school system.

This item to be placed back onto the August 17th executive meeting agenda for further discussion.

GENERAL DISCUSSION CONTINUED

Proposed Decking of Community Center and Police Station Parking Lot

Mayor Alter stated that the estimated cost is \$2,500,000 to put a deck on the community center and police station parking lot. The deck would create an additional 100 parking spaces.

Mr. Iannaconi stated that the Borough is running out of money in its down payment account. If you go down to the Local Finance Board needing \$7,000,000 for a new communications system

Executive Session

July 20, 2006

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and the decking of the lots there is a better chance in getting a waiver of the down payment from the Local Finance Board. The Local Finance Board tends not to grant waivers for what they consider inexpensive items.

Mayor Alter asked that this item be moved forward as quickly as possible.

Solar Energy Deployment

A resolution awarding a contract to Dome Tech Solar to investigate the potential deployment of solar energy for the Borough's municipal buildings at a cost of \$8,690 will be placed on tonight's regular meeting proposed consent agenda.

Awarding Bid for Repairs to the Mansard Roof at the Police Department

A resolution awarding bid to Astral Construction & Deployment Corp., for repairs to the mansard roof at the Police Department at a cost of \$74,000 will be placed on tonight's regular meeting proposed consent agenda.

Transfer of Liquor License From Sae Rom Corp., to 246 Main Street Restaurant Corp.

Mr. Grant stated that the Police Department has reviewed the applicants for the above liquor license transfer.

A resolution approving person-to-person transfer of the aforementioned license will be placed on tonight's regular meeting proposed consent agenda.

Radio and Telephone Equipment for Mobile Command Post

A resolution authorizing the Borough to advertise a proprietary bid for specialized radio and telephone equipment for the Borough's mobile command post will be placed on tonight's regular meeting proposed consent agenda.

A-798/S-805 New Jersey Uniform Common Interest Ownership Act

Mayor Alter was asked by the Fort Lee Condominium and Cooperative Association (FLCCA) about opposing A-798/S-805. FLCCA representatives have written to Assemblyman Robert Gordon, co-sponsor of the bill, and have asked him to withdraw the bill.

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Mr. Cervieri concurred with FLCCA that it is a bad piece of legislation as presently written.

Mr. Grant to prepare a resolution for tonight's meeting authorizing the Mayor and Council's opposition to A-798/S-805.

Dynamic Productions - Theater Equipment for Community Center

This item was discussed in closed session.

Domestic Partnership Act

Ms. Thomas stated that an employee who is in a domestic partnership relationship has asked that the Mayor and Council approve a resolution authorizing domestic partnerships to be included in the Borough's health insurance plan.

Mayor Alter mentioned that there are some administrative problems with regard to the Act.

Mr. Cervieri initially was not in favor of including domestic partners in the Borough's health plan, but realized that because the State is formally recognizing the law through domestic partnership registration that it might not be a bad

thing as long as the people living together have registered themselves as domestic partners.

Ms. Thomas mentioned that the State Health Plan had suggested a resolution be passed almost two years ago, but the Borough did not pass that resolution.

Mr. Cohen stated that the Borough has the local option to include domestic partners if the Mayor and Council want to.

There was some concern about formalizing a resolution for tonight's meeting to include domestic partners.

Mayor Alter asked if domestic partners have to register with the Board of Health.

Mr. Cohen to distribute operative language with regard to domestic partners before the next executive session.

Mayor Alter asked that this item be placed back on the August 17th executive session for further discussion.

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July 20, 2006

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Arts Festival 2007

It was agreed that the Arts Festival will be held on Sunday, June 3, 2007 on Main Street.

Cleaning of Streetscape Sidewalks

Ms. Thomas spoke to a \$28,500 quote the Parking Authority received from a vendor with regard to cleaning the streetscaped areas that are in disrepair. A lot of the streetscaping needs to be replaced.

Mr. Cervieri stated that when streetscaping is done the material needs to be sealed before it is laid down.

Mr. Cervieri added that the Borough can do the cleaning but the merchants and the Chamber of Commerce should foot the bill.

Mr. Sokolich replied that enforcing the merchants to pay for the cleaning of the sidewalks would be difficult because it is an

aesthetic issue.

Mayor Alter asked Mr. Cohen to find or create a piece of legislation to maintain the sidewalks.

Ms. Thomas added that Mr. Cohen should speak to Steve Wielkocz, the Borough's Health Officer.

Ms. Kasofsky stated that Town and Country Developers "Centuria" should use a different design for its streetscape.

Developers Agreement for Jari Development, LLC at 1602 Center Avenue

Mr. Sokolich recused himself from this matter.

A resolution approving the above developers agreement will be placed on tonight's regular meeting.

A resolution approving the developers agreement will be placed on tonight's regular meeting agenda.

PUBLIC HEARINGS SCHEDULED FOR JULY 20, 2006

Ord. #2006-36--Amending Bond Ordinance #2004-27

Providing for the Acquisition of Real Property at 95 Main Street, Block 4802, Lots 2-4 - \$400,000

Additional Appropriation - Total Sum \$2,650,000

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Ord. #2006-37--Amending Chapter 388, Section 53, Stop Intersections - Placement of Stop Sign on Jassamine Way at its Intersection With Deerwood Road

Ord. #2006-38--Amending Chapter 388, Section 43, No Parking - East Side of Abbott Boulevard 55 Feet South of Dorincourt Road

Ord. #2006-39--Bond Ordinance for the Acquisition of Property, 2005 Hoyt Avenue, 153 Main Street and 33-35 Main Street - \$5,500,000 - Authorizing the Issuance of \$2,133,755 in Bonds or Notes

Ord. #2006-40--Vacating a Certain Portion of Bigler Street

Ordinance for Rooftop Equipment to be Shielded from Street (Added on Item)

Mr. Cervieri asked Mr. Cohen to check out information

regarding a potential ordinance for rooftop equipment to be shielded from the street.

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Cervieri, seconded by Councilman Villano,** at 3:05 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, June 29, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Kasofsky, Cervieri

ABSENT: Councilman Sargenti

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On June 1, 2006 a copy of said notice changing the meeting date from June 22nd to June 29th at 7:00 p.m. in Executive Conference Room #201 was mailed to those listed in number 2 above.

4. This notice was also posted on the bulletin board in the Municipal Building.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilwoman Kasofsky and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

Executive Session

June 29, 2006

Page #2

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Community Center - Ray Levy in Attendance
Relocation Officer
Police Special Law Enforcement Officers
Tax Assessor's Position

Litigation: Borough's Affordable Housing Obligation

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Emergency Sewer Repairs to Edgewood Lane

A resolution authorizing payment to Gotthold Paving Inc., Edgewater, New Jersey for repairs to the sewer main on Edgewood Lane at a cost of \$9,260 will be placed on tonight's regular meeting proposed consent agenda.

GENERAL DISCUSSION

Community Center - Proposed Bid Package - Ray Levy in Attendance

Mr. Levy handed out a new redesign proposal from Dynamic Productions with regard to a sound and lighting system for the community center. He is looking for a ruling from Mr. Cohen as to whether this is a professional service or a bid specification. The estimated cost is \$1,300,000 with labor and \$1,000,000 without labor. A floor, curtaining service and good quality sound system are needed as soon as possible. The rigging and lights can wait. Mr. Levy's recommendation was to allocate \$600,000 for the project at this time.

If it is deemed a professional service by the Borough Attorney, Mr. Levy believes the Borough will save money.

Messrs. Levy, Alter and Pohan, when discussing this matter had concluded that the Borough should not have to spend any more than \$750,000 for outfitting the community center with a quality sound system.

Executive Session

June 29, 2006

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This item to be brought back for further discussion at the July 20th executive session.

Capital Budget

Ms. Thomas handed out the proposed capital budget document to the Mayor and Council for review. If there are no changes, an ordinance introducing the capital budget will be placed on the July 20th regular meeting agenda.

Municipal Alliance Committee

A resolution authorizing the execution of an application for the Municipal Alliance Committee and allocating the Borough's share of \$4,700, which is a 25% match of the total application, will be placed on the June 29th regular meeting proposed consent agenda.

Stop Sign on Jassamine Way Intersection of Deerwood Road

An ordinance placing a stop sign on Jassamine Way at the intersection of Deerwood Road as requested by the Police Department will be introduced at tonight's regular meeting.

Amending No Parking East Side of Abbott Boulevard South of Dorincourt Road

An ordinance creating a no parking area on Abbott Boulevard, South of Dorincourt Road, which is by the area of the refurbished steps to the island on Abbott Boulevard will be introduced at tonight's regular meeting.

Naming of Roadway - Riverview Estates

Ms. Thomas stated that the developer needs a name of a street so he can file certain State applications.

Mr. Cervieri suggested that Crescent Court be used as the street name. There is already a Crescent Way but because this project is limited to a certain number of homes within the enclosed street that naming it Crescent Court should not confuse anyone.

Hiring of One Additional Clean Community Worker

A resolution authorizing the hiring of Chris Valcer as a clean community service worker at \$8.00 per hour will be placed on tonight's regular meeting proposed consent agenda.

Endorsing Open Space Grant for William T. Birch Park on Stillwell Avenue

A resolution endorsing a \$100,000 grant application for improvements to William T. Birch Park on Stillwell Avenue will be placed on tonight's regular meeting proposed consent agenda. The Borough will be required to provide matching funds for the improvements if the Borough is awarded the open space grant from Bergen County.

Bus Shelter on Palisade Avenue Southbound, Corner of Riverdale Drive - Property Survey

Mayor Alter recused himself on this matter as the bus stop is across the street from his residence.

Mr. Cervieri stated that he does not believe a bus shelter is required and is not in favor of placing a bus shelter at that location.

There was no further action taken.

Ordinance for Vacating a Certain Unpaved Portion of Bigler Street

An ordinance vacating a certain unpaved portion of Bigler Street will be placed for introduction at tonight's regular meeting.

Communication and Telephone Equipment for the Mobile Command Center

Mr. Hart stated that the cost for communication and telephone equipment for the mobile command center is approximately \$85,000 which is offset by \$23,000 in credits in the use of the Police Department's confiscated funds.

Renewal of Liquor Licenses

A resolution renewing the Borough's liquor licenses will be placed on tonight's regular meeting proposed consent agenda.

Executive Session

June 29, 2006

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Mr. Grant stated that because Trenton has been shut down due to the ongoing flood situation, there are still two licenses that need ad-interim relief to stay open.

Mr. Cohen stated that once Trenton is back up and running, the two licenses in question must get to Trenton on the first day that Trenton is operating to get the relief they need or otherwise the Police Department will have to shut down their businesses.

Main Street Design Standards

Mayor Alter stated that the design standards were just received today from the Borough's planner.

This item to be placed back on the July 20th executive session agenda.

Parking Deck for Police Facility

Mayor Alter stated that additional parking is needed at the community center. He wants to know where the Borough stands with regard to decking the parking lot across the street from the community center.

PUBLIC HEARINGS SCHEDULED FOR JUNE 22, 2006

Ord. #2006-34--Amending Chapter 388, Section 43,
Schedule I - No Parking at Certain Points of Anderson
Avenue and Center Avenue (**Motion to Amend**)

Ord. #2006-35--Amending Chapter 388, Sections 14 and 69
- Placement of Handicapped Parking Space by 257

Virginia Avenue and Deletion of Handicapped
Parking Space by 2423 First Street

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned on motion by Councilman Cervieri, seconded by Councilwoman Kasofsky, at 7:55 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, June 8, 2006 @7:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Council Members Pohan, Sokolich, Villano,
Kasofsky, Cervieri

ABSENT: Mayor Alter, Councilman Sargenti

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Joseph Iannaconi, CFO
Bernard Hart, PSD (Open Portion Only)

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilwoman Kasofsky, seconded by Councilman

Villano and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Executive Session

June 8, 2006

Page #2

Personnel: Tax Assessor
Building Department Sign Enforcement Officer
Police Department

_____ Property Acquisition - Ray Levy, Director of Economic Development, in Attendance

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

NJDOT Local Aid Application for Improvements to Stillwell Avenue

Chris Nash, Boswell McClave Engineering representative, was present for this portion of the meeting.

Mr. Nash stated that the Borough is going to submit a local aid application to the NJDOT through its transportation trust fund. These are grants that when approved can give the Borough \$140,000 to \$150,000 to make certain roadway improvements. Approval of the grant is based on the strength of the application. Not every municipality in Bergen County is a recipient of this type of grant.

Ms. Thomas added that the Borough is looking to make improvements to Stillwell Avenue from Tenth Street to North Avenue behind the Recreation Department.

A resolution authorizing Boswell McClave to prepare the local aid application in the amount of \$1,000 and a second resolution authorizing the governing body to endorse the local aid application will be placed on tonight's regular meeting proposed consent agenda.

GENERAL DISCUSSION

Amending No Parking Areas Along Anderson Avenue and Center Avenue

Mr. Cervieri stated that the recommendation of additional no parking areas on certain portions of Anderson Avenue and Center Avenue comes from the Police Department's traffic division. It will create a better line of sight for cars making left turns onto Anderson Avenue and right turns onto Center Avenue.

Executive Session

June 8, 2006

Page #3

An ordinance amending the Borough's no parking regulations will be placed on tonight's meeting for introduction.

Handicapped Parking Space by 257 Virginia Avenue

An ordinance placing a handicapped parking space by 257 Virginia Avenue will be introduced at tonight's regular meeting.

Mr. Grant added that this is the space that Mr. Dailey, the resident of 257 Virginia Avenue, had discussed when he spoke at the May 25th regular meeting.

Board of Adjustment Appeal (#25-05) Reduce Construction Corp. for Property Located at 2458 Third Street

Mr. Grant stated that Mr. Faraday filed his appeal request in a timely manner. He explained that if the Mayor and Council do not hold a hearing within 95 days of the appeal notice, then that shall constitute an affirmance of the Board of Adjustment's decision.

There was no further discussion on this matter.

Use of Borough Property at 2029 Center Avenue

Ms. Thomas is going to obtain parking cost estimates if the Borough decides to demolish the house and make additional parking

and property cost estimates if the Borough decides to maintain the house and make it ADA compliant.

Mr. Cervieri said that after speaking to Joseph Mazzola, Executive Director of the Parking Authority, he felt that the property shouldn't be graded up towards the municipal parking lot at this time. If the Borough is able to obtain an adjacent property, then grading the lot upward could be a possibility.

Messrs. Cervieri and Pohan spoke about the potential number of parking spaces that could be built and how cars would be able to turn back onto Center Avenue.

Mr. Pohan believes that the number of estimated parking spots is too high and that at most eleven spaces could be constructed.

The governing body concurred that specific diagrams are going to have to be drawn so as to get a better idea as to how many parking spots can actually be built. Ms. Thomas to request a detailed diagram from Mr. Mazzola.

Executive Session

June 8, 2006

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Mr. Villano asked how much it would cost to make the building ADA accessible.

Ms. Thomas stated that Joseph Vaccaro recently retired General Services Director, indicated that it would cost only \$3,000 to \$4,000 to make the bottom floor only accessible.

This item to be placed on the July 20th executive session agenda once all the various parking diagrams and cost estimates are received.

Clean Community, Recreation, DPW, Parks Seasonal Employees and a Part-time Annual Position for the Police Department

A resolution authorizing the hiring of various employees for the above named departments at rates ranging from \$7.50 to \$12.00 per hour will be placed on tonight's regular meeting proposed consent agenda.

Grant Agreement With Bergen County for Jersey Filmmakers of Tomorrow Second Annual Festival

Mr. Grant stated that the Borough will be receiving a

\$10,000 grant from Bergen County for the Jersey Filmmakers of Tomorrow Second Annual Festival. Last year the county did not require a resolution.

A resolution entering into a grant agreement with Bergen County will be placed on tonight's regular meeting proposed consent agenda.

Request for Proposal and Funding of Borough-wide Communications System

Mr. Cohen stated that the Borough's professional communication systems contractor, Alex Calderon, wants to do a request for proposal (RFP) rather than bid for the Borough-wide communications system. He mentioned that Edison Township did a RFP for the same type of project and did not get challenged; however, if the Borough got challenged it would have a problem. Mr. Cohen is looking to get a bid waiver from the Department of Community Affairs (DCA). He added that without the bid waiver he would not be comfortable doing a RFP.

Mr. Hart stated that there have been several discussions with Mr. Calderon on this project. Mr. Calderon is concerned that there are other technologies that could be used and that

Executive Session

June 8, 2006

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doing a straight bid could limit what may be in the best interests of the Borough.

Ms. Thomas noted that Mr. Calderon is not doing well health wise.

Mr. Calderon has performance specifications picked out, the issue of selection of an individual to be picked is still a question.

Mr. Cervieri with no objections from the Council agreed that this project should be done through the regular bidding process, but asked Mr. Cohen to continue to try to get a bid waiver from the DCA.

Approval of an E-Auction Service

Ms. Thomas stated that the Borough has received approval from the Department of Community Affairs to conduct e-auctions online.

Mr. Cohen's office will prepare a resolution for this service for approval by the Mayor and Council at their June 29th regular meeting.

Bid Discussion for Three Trucks for the DPW

Ms. Thomas noted that there are funds available for the purchase of all three trucks through the Borough's capital account. The apparent low bidder for the cost of the dump truck and rolloff dump truck is Princeton's Nassau/Conover and the apparent low bidder for the Ford F-350 w/snowplow package is Route 23 Automall LLC. The total cost for all three vehicles is \$141,000.

A resolution authorizing the purchase of the three trucks for the DPW will be placed on the June 29th regular meeting for approval once the Borough Attorney reviews the bid specifications for compliance. The initial indication from the Borough's Purchasing Consultant is that the bid documents look to be in good order.

Community Development Representatives

Mr. Grant stated that Mayor Alter has asked him to announce at tonight's regular meeting that he has renamed Julia Ticola as his Bergen County Community Development representative for 2006-

Executive Session

June 8, 2006

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2007.

Resolutions authorizing the Council's appointment of James Viola as its Community Development representative and Mr. Grant as its Bergen County Open Space representative will be placed on tonight's regular meeting agenda for consideration.

Police Study (Added on Item)

Mr. Cervieri stated that he along with Messrs. Pohan, Sokolich and Hart and Ms. Thomas have been touch with four companies about having proposals submitted with regard to the Police Department's needs. It is a work in progress.

Ord. #2006-33--Amending Chapter 388, Sections 14 and 69
- Handicapped Parking Space by 422 Elizabeth Street

PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Sokolich, seconded by Councilman Villano,** at 7:54 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, May 25, 2006 @ 6:30 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
George Frino, Esq., for Borough Attorney
Joseph Iannaconi, CFO
Bernard Hart, Director of Public Safety
(Open Portion of the Meeting)

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On May 19, 2006, a copy of the said change in meeting time was posted at 309 Main Street, Fort Lee, NJ. On the same date, a copy of the time change was mailed to THE RECORD, JERSEY JOURNAL and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of
Executive Session **May 25, 2006**
Page #2

Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Ambulance Corps - EMT

Building Department Signs Officer
Municipal Court
Police Department - Spring/Summer Employees

Litigation: Settlement of Various Tax Appeals

Property Acquisition (Affordable Housing)

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

Accepting 2005 Auditor's Report

Mr. Grant stated that a resolution accepting the 2005 audit report as prepared by the Borough Auditor will be placed on tonight's regular meeting proposed consent agenda.

Safe Streets Grant Engineering Proposal

Ms. Thomas stated that the Borough will be receiving a \$50,000 State grant for various pedestrian crosswalks. There will be a countdown timer on certain crosswalks. Boswell has submitted a proposal for \$10,000 for design and construction engineering services for the project of which \$5,000 of the construction inspection service is reimbursable to the Borough. There were originally eight intersections to be done at a cost of \$144,000, but because the grant is for only \$50,000, the number of intersections will be reduced to cover the actual grant the Borough will be receiving.

A resolution authorizing Boswell McClave to move forward with this project will be placed on the June 8th regular meeting proposed consent agenda.

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St. Rocco's Feast - Rocco Palia and Phil Arfuso, St. Rocco's Representatives, in Attendance

After a discussion with the representatives of the St. Rocco's Italian Mutual Aid Society, the Mayor and Council concluded and the organizers of St. Rocco's concurred that the best place for St. Rocco's to hold their annual feast would be on Main Street east of Parker Avenue, to Bigler Street, along with a part of Federspiel Street. Space on Central Road would also be used. There was also discussion about limiting the number of cannon booms that would be fired at the festivities.

Mayor Alter stated that he has received numerous complaints over the years about the booms.

Mr. Palia added that the booms are part of the St. Rocco's tradition, but like last year the shots will be fired on opening night, along with the two busiest days of the festival, Saturday and Sunday.

The Mayor and Council will approve a resolution authorizing the use of Main Street for the festival at its June 8th regular meeting.

Hybrid Vehicle for Building Department

A resolution authorizing the Purchasing Consultant to prepare specifications and advertise for bids for a lease/purchase of a hybrid vehicle will be placed on tonight's regular meeting proposed consent agenda.

Discussion of Bid for Janitorial Services for the Police Facility and Fort Lee Community Center

The Borough Attorney's office believes the bid should be rejected because the bidder failed to submit a valid consent of surety. Mr. Grant to get a legal opinion from Lee Cohen as to whether another bid has to be done or if this is considered the second rejection. Under either scenario action will be taken at the June 8th regular meeting.

Awarding Bid for Harley Davidson Motorcycles

A resolution awarding bid to Harley Davidson of Long Branch, Inc., for the purchase of seven new motorcycles for the Police Department at a cost of \$55,390 will be placed on tonight's regular meeting proposed consent agenda.

Executive Session

May 25, 2006

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Mr. Grant added that the Borough is trading in five used motorcycles as part of the repurchase/trade-in program. The funds for the purchase are out of the Police Department's confiscated funds account.

Fort Lee Police Department Use of the Ringwood Police and Firearms Range

Mr. Hart stated that the Borough uses Ringwood's Police and Firearms Range for long-range weapons.

A resolution authorizing an agreement between the Police Department and the use of Ringwood Police Department Firearms Range at an annual cost of \$500 to the Borough will be placed on tonight's regular meeting proposed consent agenda.

Treatment Works Approval (TWA) Permit - Sewer Extension Application for Whitehall Towers

Mr. Grant stated that the original sewer extension application the Borough approved in September 2004 has expired. A new sewer extension application is needed. Mr. Grant spoke to Ed Mignone, Schoor DePalma Engineering representative, who indicated that he had no objection to issuing what the State considers a new sewer extension application.

A resolution approving the TWA for the Whitehall Towers project located at Block 4804, Lots 1 thru 11 will be placed on tonight's regular meeting proposed consent agenda.

Use of Borough Property at 2029 Center Avenue

Ms. Thomas stated that there are some different opinions from the original thought of minimally rehabilitating the Borough's recently bought house at 2029 Center Avenue.

Mayor Alter stated that he believes making the house compliant with the federal ADA laws would be too expensive and that the Borough does not need another office building.

Mr. Sargenti wants to know why the building should be knocked down to create just a few parking spots. If parking is such a big issue, the department heads should park their vehicles in the municipal lot.

Mr. Cervieri added that if municipal offices are going to be built then ADA laws have to be complied with.

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May 25, 2006

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Mr. Pohan asked Ms. Thomas to find out the dimensions of the property and asked if the building is going to be knocked down for parking, how many parking spaces can actually be created.

This item to be placed back on the June 1st executive session for further discussion.

Estimated Tax Bills for Third Quarter

Mr. Iannaconi stated that the County and State are taking too long to establish a tax rate. Because he knows certain numbers such as the school tax rate, and the County's open space tax rate, he is requesting that estimated tax bills go out for the third tax quarter. Because the municipal budget is anticipated to go up more than 5%, then a resolution approved by the governing body needs to be approved and sent to the State for final approval before any estimated tax bills can be sent.

A resolution authorizing the Tax Collector to prepare and mail out estimated tax bills for the third tax quarter will be placed on tonight's regular meeting proposed consent agenda.

Limousine License Application for Alfredo Mancilla t/a Alfredo Limousine & Taxi

A resolution approving a limousine owner's license to Alfredo Mancilla t/a Alfredo Limousine & Taxi at 482-484 Main Street will be placed on tonight's regular meeting proposed consent agenda.

Mr. Grant added that Mr. Mancilla's limousines must be parked overnight in a different location.

Liquor License Transfer From Adana Group, LLC to Kim and Yoon Inc., at 1550 Lemoine Avenue

A resolution approving a person-to-person and place-to-place liquor license transfer from Adana Group, LLC (inactive status) to Kim and Yoon Inc., at 1550 Lemoine Avenue will be placed on tonight's regular meeting proposed consent agenda.

Tree Expert

Ms. Thomas stated that the Borough has received a resume from only one person to function as the Borough's tree expert.

Executive Session

May 25, 2006

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Mayor Alter wants to make sure that there are no exclusivity rights to this expert if the Borough decides to hire an additional expert when the time comes.

A resolution authorizing the hiring of James Ilgenfritz II, as the Borough's tree expert will be placed on the June 8th regular meeting proposed consent agenda.

Enhanced 9-1-1 Grant Program Funding

Mr. Hart stated that the grant is in the amount of \$33,000. It will enable the Police Department's dispatch center to identify disabled residents.

A resolution endorsing the Borough's application for a New Jersey Department of Treasury, Office of Emergency Telecommunications Services Enhanced 9-1-1 Grant Program Funding will be placed on tonight's regular meeting proposed consent agenda.

Handicapped Parking Space by 422 Elizabeth Street

An ordinance establishing a handicapped parking space by 422 Elizabeth Street as reviewed by the Police Department will be introduced at tonight's regular meeting.

PUBLIC HEARINGS SCHEDULED FOR MAY 25, 2006

Ordinance #2006-31--Amending Salary Ordinance #2002-14 for White Collar Employees - Establishing Title, Salary and Salary Range for Tax Consulting Aide/Consultant

Ordinance #2006-32--Amending Chapter 388, "Vehicles and Traffic" Banning of Low Speed Vehicles

PUBLIC PARTICIPATION

There was no one from the public present during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Sargenti, seconded by Councilman Cervieri**, at 7:45 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, May 4, 2006 @ 8:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Sargenti, Kasofsky, Cervieri

ABSENT: Councilman Villano

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Litigation: Edgewater vs. Borough of Fort Lee and the New Jersey State Department of Transportation - Rich Rudin, Esq.,

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May 4, 2006

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Personnel: General Services
Fire Prevention
Police Department Table of Organization
Municipal Court - Temporary Assistant

Prosecutor

Tax Consulting Aid

Property Acquisition

Collective Bargaining: Contract Negotiations

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION/GENERAL DISCUSSION

Costa Engineering - Amendment to Phase IIA Streetscape Contract

A resolution approving the payment of additional monies billed by Costa Engineering for design and engineering services with regard to the streetscape project phase IIA at a cost of \$5,119.56 will be placed on the May 11th regular meeting proposed consent agenda. The total cost of Costa's contract with amendments is \$55,119.56. An additional bill will be submitted after Costa finishes the as-builts for the project.

Treatment Works Application for Riverview Estates, 1157 Crescent Way

Mayor Alter recused himself on this matter.

Ms. Thomas stated that a treatment works application permit needs to be approved for the NJDEP with regard to sewers at 1157 Crescent Way. The Riverview Estates project has been approved by the Planning Board. An endorsing resolution needs to be placed on the May 11th regular meeting proposed consent agenda.

There were no objections from the governing body.

Approval of Extension for Fire Hydrant on Crescent Way

Messrs. Alter and Sokolich recused themselves on this matter.

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May 4, 2006

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A resolution authorizing an approval of extension for United Water New Jersey for the installation of a pipe for the purpose of placing a fire hydrant in the cul-de-sac for the Riverview Estates project will be placed on the May 11th regular meeting proposed consent agenda.

Redevelopment Area 6 (2165, 2167, 2169 Route 4 East)

Ray Levy, Director of Economic Development, stated that the Planning Board has approved the above area as an area in need of redevelopment. He is looking for the Mayor and Council to accept the Planning Board's recommendation at next week's regular meeting.

Mr. Sokolich asked questions regarding the legal procedure with regard to approving redevelopment area 6 as an area in need of redevelopment.

A resolution accepting the Planning Board's recommendation will be placed on the May 11th regular meeting agenda.

Mr. Pohan asked who authorizes Paul Phillips, Borough Planner, to move forward with developing a redevelopment plan.

Mr. Levy replied that the Mayor and Council or Planning Board can give consent to Mr. Phillips. He mentioned that the current C-5 zoning on the property is the most permissive type of

zoning allowed in the Borough. He added that the owner of the Courtesy Motel who owns 75% of the redevelopment area is in favor of redevelopment. Combining the gas station and motel makes for a better site. The Mayor and Council are not bound by the Planning Board's decisions.

Mr. Pohan concurred with Mr. Levy that squaring off the property makes for a better redevelopment area.

Mr. Cohen stated that nothing in the Borough's designation assumes liability by having the Borough declare it an area in need of redevelopment.

Mayor Alter asked if a "request for proposal" (RFP) is required.

Mr. Cohen replied that an RFP is not required.

Mr. Sokolich asked if he needs to review a conceptual plan before accepting the Planning Board's recommendation.

Mr. Levy replied that a conceptual plan at this time is not needed.

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May 4, 2006

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Facade Improvement Program

Mr. Levy is looking to have Paul Phillips, Borough Planner, have design guidelines for the facade improvement program on Main Street ready for introduction for May 11th. A public hearing would be held by the end of June.

Mr. Levy stated that Mr. Villano wanted this introduced by May 11th. There is some concern whether Mr. Phillips can have the ordinance ready by next week.

Mr. Grant replied that whether an ordinance is introduced on May 11th or May 25th, the ordinance would have its public hearing before the end of June.

Community Center

Mr. Levy requested that the Dynamic Productions contract be extended by \$4,000 so that they can prepare an amended set of bid specifications to include options for the use of audio equipment, etc. for the outside portion of the Fort Lee Community Center.

A resolution amending the Dynamic Productions contract by \$4,000 to a total of \$12,000 will be placed on the May 11th regular meeting proposed consent agenda.

2175 Lemoine Avenue

Ray Levy gave an update of the Jung property regarding financial statements.

Mr. Cervieri stated that the two owners of the two pieces of the property (commonly known as redevelopment area 2) had been suggested to get together and work out their differences or the Borough would advertise for an RFP.

Mr. Levy replied that an RFP for 2175 Lemoine Avenue is a distinct possibility.

Mr. Pohan stated that Mr. Jung, one of the owners of the property, is not inclined to make a deal.

Mr. Levy stated that the area will probably have to go to condemnation and that the two pieces of the property should be combined.

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May 4, 2006

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In-house Engineer

Mr. Sokolich is continuing his analysis with regard to the Borough hiring its own in-house engineer. He has not yet reached a final conclusion, but he suspects that it may be a feasible option for the Borough. He has interviewed four or five engineers to determine what they can do. He believes that there is no oversight on what the Borough is spending on engineering fees. He believes that more cost-effective engineering proposals will occur if there is an in-house engineer. He will continue to do his own study and will give the Mayor and Council a full report at a later time.

Mayor Alter replied that there are certain type of projects that Schoor DePalma and Boswell do that he is not sure an in-house engineer can do. He added that beyond a salary for an in-house engineer there are other costs such as a secretary and equipment that would have to be added in when determining if the

hiring of an in-house engineer is a good idea.

Mr. Sokolich believes that the Borough's proposed \$175,000 engineering cost for inspection services of the new playing surface for the middle school field seems very high.

Mayor Alter asked Mr. Sokolich to put into writing his belief that the Borough is paying too much with regard to the middle school field project.

Mr. Pohan stated that the cost for outsourcing has to be considered.

Request for Qualifications (RFQ)for Special Engineer

A resolution awarding an RFQ to Schoor DePalma as the Borough's special engineer for 2006 and also accepting Schoor DePalma's proposals for three projects that they are working on for the Borough will be placed on the May 11th regular meeting agenda for action.

The projects are as follows:

- a. Final design improvements to Main Street and Hudson Terrace - \$234,500
- b. Centuria pump station design - \$141,900 (to be paid through Town & Country's escrow account)
- c. Traffic study proposal for areas located in and around North Central Road - \$7,500

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New Jersey Department of Transportation Letter of April 10, 2006

Mayor Alter spoke to the placement of a light by the Whiteman Mall, which is owned privately. The NJDOT letter spoke to an access permit process. Mayor Alter added that having two lights in close proximity to each other on a State road is unusual.

Mr. Sokolich asked if the Borough needs to respond to the DOT's letter.

The Mayor and Council concurred that they do not need to reply to the DOT's letter at this time.

Proposed Change to Arbitration Law

A resolution endorsing the New Jersey League of Municipalities (LOM) position regarding amending the interest arbitration law to limit awards to the amount of the annual CAP limitation will be placed on the May 11th regular meeting proposed consent agenda.

Mayor Alter concurred with the LOM position.

Universal Studios Historic Marker

Tom Meyers, Director of Cultural and Historical Affairs, was present for this portion of the meeting.

Mr. Meyers stated that Richard Koszarski, Fort Lee Film Commission member, prepares the narratives with regard to historic markers. The Universal Studios picture was taken in 1915. The historic marker will be close to the streetscaping along Main Street near 540 Main Street.

Mr. Cervieri agreed that it is an appropriate place to put the marker.

Mr. Meyers is working on getting walking maps so that people will know where the different historic locations are in the Borough.

Affiliation Agreement Between Bergen County Department of Human Services, Division of Alternatives to Domestic Violence and the Fort Lee Police Department

A resolution authorizing the execution of an affiliation
Executive Session

May 4, 2006

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agreement between the above named parties will be placed on the May 11th regular meeting proposed consent agenda.

Click It or Ticket Mobilization

A resolution supporting the Police Department's "Click It or Ticket" mobilization of May 22nd through June 4th will be placed on the June 11th regular meeting proposed consent agenda.

Reintroduction of A4063 Amendments to the Open Public Records Act

Mr. Grant requested that a resolution be approved that would exempt municipal clerks from penalties for Open Public Records Act violations under certain conditions.

A resolution supporting A4063 will be placed on the May 11th regular meeting proposed consent agenda.

Awarding Bid for the Salt Spreader Shed for the DPW

Mr. Cervieri asked Ms. Thomas to check if the potential property acquisition next to the DPW would affect the placement of the salt spreader shed.

After Ms. Thomas reviews Mr. Cervieri's request, along with Mr. Cohen's office reviewing the bid specifications for compliance, and if everything is okay, a resolution awarding the bid to the lone bidder Security Structures in the amount of \$92,710 will be placed on a future regular meeting proposed consent agenda.

Bus Stop Along Route 67 at Riverdale Drive

Mr. Grant stated that even though the Borough had passed an ordinance in 2005 approving the bus stop, the State still requires that the Borough pass an endorsing resolution. In short, the State controls the roadway and the Borough must comply with the State's regulations.

Bus Stop on Anderson Avenue at 16th Street

Mr. Grant stated that he sent the original paperwork to Bergen County in October of 2005. Bergen County has just approved the above bus stop. It is now in the hands of New Jersey to make the bus stop official.

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Beautification Committee Appointment (Action to be Taken)

Mayor Alter nominated Maria Cafasso to serve as a member of

the **Beautification Committee** for an unexpired term through December 31, 2006.

On motion by Councilman Cervieri, seconded by Councilman Kasofsky, the nomination was confirmed unanimously.

PUBLIC HEARINGS SCHEDULED FOR MAY 11, 2006

Ord. #2005-25-Ordinance to Exceed Municipal Budget
Appropriation Limits and to Establish a CAP Bank
Municipal Budget 2006

PUBLIC PARTICIPATION

There being no further discussion the meeting was adjourned
on motion by Councilman Sargenti, seconded by Councilman Sokolich, at 9:00 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, April 20, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilwoman Kasofsky, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Police Department
Adm. & Comm. & DPW/Parks Spring-Summer Help

General Services

Public Safety - Liquor License (Tribeca)

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April 20, 2006

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_____ Collective Bargaining - NJ State Health Benefits

_____ Tax Appeals

Litigation: Borough of Edgewater vs. Borough of Fort
Lee et al.

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

In-house Engineer

Mr. Sokolich stated that he has done an informal survey regarding Borough projects, and he believes the Borough is paying an inordinate amount of money for engineering fees.

Mayor Alter noted that the last time this was discussed the Borough hired Dan Kingcaid as its DPW Director and he was not a professional engineer.

Mr. Sokolich added that in no way, shape or form, would any in-house engineer replace Boswell McClave and Schoor DePalma. He has met with some in-house engineers, and he believes that some of the work that is outsourced can be done with a salaried engineer, not withstanding DEP mandates.

It was agreed to discuss this matter in more detail at the May 4th executive session.

Extension of Asphalt Milling Service Contract With Tilcon New York Inc.

It was agreed that the Borough would extend its asphalt milling service contract with Tilcon New York Inc., as allowed under the original contract.

Mr. Cohen will prepare a resolution for the May 11th regular meeting extending Tilcon's contract for one year at an amount of \$2.18 (unit price) - \$43,600 total.

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GENERAL DISCUSSION

Rebid for Motorcycles for the Police Department

A resolution authorizing the rebid of motorcycles for the Police Department will be placed on tonight's regular meeting proposed consent agenda.

Recycling Tonnage Grant Application for 2006

A resolution authorizing the Borough's recycling tonnage grant application for 2006 will be placed on tonight's regular meeting proposed consent agenda.

Photo ID Program for Community Center

Mayor Alter mentioned that 90% of the people already have some form of identification who come to the community center.

Mr. Cervieri believes that anyone using the community center should have an identification card.

Mayor Alter said the Police Department can issue the identification cards. Ray Levy feels that kids 10 years and younger are not a threat. Most of the people working at the community center are familiar with the kids. Mayor Alter told Mr. Cervieri that he should speak to Mr. Levy.

CAP Law Relief Resolution

A resolution supporting A-1425 making permanent certain CAP exceptions to the municipal budget will be placed on tonight's regular meeting proposed consent agenda.

Change in Meeting Time for May 11th Regular Meeting Rescheduling

of June 22nd Executive and Regular Meetings

Mayor Alter stated that he will be out of town on June 22nd. He is going to re-schedule the June 22nd meetings for June 29th.

Mr. Grant noted that he has a Municipal Clerk's conference scheduled the week of June 19th through June 23rd.

Mr. Sargenti stated that he will not be able to attend the re-scheduled meetings on June 29th.

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It was also agreed upon that the May 11th regular meeting will commence at 7:00 p.m.

US Mayors Climate Protection Agreement

Ms. Thomas stated that the Borough has one hybrid vehicle on order and that the Borough is looking into solar panels.

No other action was taken on this item.

Fort Lee Film Commission Historic Markers

Mr. Pohan stated that the Fort Lee Film Commission wants to place historic film markers like the ones that are located at Constitution Park and the Food Emporium. The Solax Film Studio would be represented in Coytesville Park and Universal Studios would be represented by the retaining wall at 530 Main Street.

Mr. Cervieri stated that after looking at the diagram given to him, he believes that an historic accuracy check needs to be done regarding the placement of a marker at 530 Main Street.

Mr. Pohan asked if anyone has a problem with the historic marker being placed in Coytesville Park.

There were no objections to Mr. Pohan's request.

This item to be placed back on the May 4th executive session agenda for further discussion regarding an historic film marker for 530 Main Street.

Ord. #2006-28--Amending Bond Ord. 2003-13 Providing for a Supplemental Appropriation for Improvements to the Lewis F. Cole Middle School Field and for the Acquisition of Various Equipment for the Fort Lee Community Center - \$1,800,000

Ord. #2006-30--Amending Salary Ordinance #2002-14 - Establishing a Salary and Salary Range for a Senior Food Service Worker and Amending the Salary Range for an Environmental Health Specialist and Fire Prevention Specialist/Fire Protection Inspector

Mr. Grant noted that an amendment to Ordinance #2006-30 needs to be done before the public hearing. The salary range for the Fire Prevention Specialist/Fire Protection Inspector needs to be lowered to reflect the lowest current salary in that position.

Executive Session

April 20, 2006

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Community Center - Drop-off Point for the Fort Lee Board of Education (Added on Item)

Ms. Thomas mentioned that the Board of Education would like to use the new community center as a drop-off point for people donating old books.

The Mayor and Council denied their request.

PUBLIC PARTICIPATION

No one from the public spoke during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Sargenti, seconded by Councilman Sokolich**, at 7:53 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, April 6, 2006 @ 6:30 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky

ABSENT: Councilman Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Public Safety Director

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of

this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On March 31, 2006 a copy of notice with regard to the change in meeting time was mailed to those listed in number 2 above.

RESOLUTION FOR CLOSED SESSION

On motion by Councilwoman Kasofsky, seconded by Councilman Sargenti and approved unanimously, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain **Executive Session**

April 6, 2006
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items which may generally be described as follows:

Personnel: Fire Prevention
General Services
Police Department - Chief Ripoli, in Attendance
Fort Lee Community Center
Recreation Department Seasonal Employees
Municipal Court

_____ Public Safety - Chief Ripoli in Attendance

_____ Contract: Oriental Pacific Maintenance Co., Inc.

_____ Tax Appeals

_____ Litigation: Borough of Edgewater vs. Borough of Fort Lee

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

Radio Communications System Specifications

Mr. Hart is requesting to move forward for a new radio communications system for the Borough. He mentioned that Mr. Cervieri had previously voiced questions about using an internet-based voice system. The Borough's consultant believes that could be used down the road, but it should not be in the forefront of a new radio communications system for the Borough at this time. Mr. Hart added that a Y-5 internet-based voice system could be used as a backup system in the future.

It was agreed that a resolution authorizing the Borough to advertise for bids for specifications for a new radio system will be placed on tonight's regular meeting proposed consent agenda.

Whitehall Redevelopers Agreement

Mr. Levy stated that after the Planning Board approved road improvement plan for Main Street and Hudson Terrace, it required

Executive Session

April 6, 2006

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the applicant to revise his original plans. Whitehall Towers needs an amended agreement from their original approval in 2005 to be approved by the Mayor and Council.

Mayor Alter asked Mr. Pohan if he is okay with it.

Mr. Pohan replied that he has no objections to the amended agreement.

Change Order for the DPW Retaining Wall - Sparwick Contracting, Inc.

Ms. Thomas stated there is a change order for \$24,250 for capping of a rock wall that holds up the old DPW building. This was an unanticipated event.

A resolution approving the change order for Sparwick

Contracting, Inc., will be placed on tonight's regular meeting proposed consent agenda.

Billboards

Mayor Alter spoke about upward-facing lights with regards to billboards. He stated that he had discussed the matter with Erik Swanson, Building Sub-code Official. There are no regulations. Mayor Alter believes that there has to be a time when a lighted sign has to go off. Mayor Alter asked Mr. Cohen to prepare a draft ordinance.

Ms. Thomas asked Mr. Cohen about State regulations.

Lighted Signs

Mayor Alter stated that people are asking him who approves signs. He asked about the procedure for approving signs. He suggested that someone should be hired strictly to deal with signs only.

It was agreed that Ms. Thomas should advertise for such a position.

Interlocal Agreement/Public Assistance

Mayor Alter stated that the Borough's interlocal agreement has not had any benefit to the Borough. There was a meeting in Lawrenceville on April 5th to discuss interlocal agreements, but

Executive Session

April 6, 2006

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the Mayor did not attend.

County-wide EMT Third-Party Billing Program

Ms. Thomas stated that Bergen County is looking into a third-party billing system. She would like to investigate the possibility of the Borough getting involved with the County. Mr. Hart will also attend any meeting that Ms. Thomas has with the County. A report will then follow.

Mayor Alter asked if the Ambulance Corps members would be happy or unhappy if a third-party billing program was implemented.

Ms. Thomas replied that the members would probably be unhappy.

Photo ID System at the Fort Lee Community Center

Mayor Alter stated that the information with regard to the photo identification system that Ms. Thomas has been working on for the community center should be turned over to Ray Levy if the resolution is passed tonight authorizing the Director of Economic Development to take over the direction of the community center.

Approving Developers Agreement for Jere Lambasa for Property Located at 1632 Anderson Avenue

Mr. Sokolich recused himself on this matter and left the room.

Mr. Grant stated that the developers agreement was prepared by Mr. Cohen's office.

A resolution approving the developers agreement for property located at 1632 Anderson Avenue will be placed on tonight's meeting agenda.

Draft Ordinance for Prohibiting the Use of Electric Cars Within the Borough

Mr. Grant noted that only four-wheel electric cars that travel more than 20 miles per hour and less than 25 miles per hour can be prohibited.

Executive Session

April 6, 2006

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Mr. Cohen's office to prepare an ordinance for introduction at the April 20th regular meeting.

Advertising for Bids for an On-line Auction and Cleaning Services for the Police Dept/Community Center

A resolution advertising for bids for the above named services will be placed on tonight's regular meeting proposed

consent agenda.

Request for Qualifications (RFQ) for Special Engineer for the Borough

A resolution authorizing an RFQ for a Special Engineer for the Borough will be placed on tonight's regular meeting proposed consent agenda.

PUBLIC HEARINGS SCHEDULED FOR APRIL 6, 2006

Ord. #2006-17--Amending Chapter 261, Land Use Procedures -Publication of Decision, Application Fee Schedule and Escrow Schedule

Ord. #2006-26--Amending Chapter 388, Section 43, Schedule I, Parking Prohibited on South Side of English Street

Ord. #2006-27--Rescinding Ordinance #2006-14 (Adopted March 9, 2006) - Handicapped Parking Space by 1512 12th Street

Ord. #2006-28--Amending Bond Ord. 2003-13 Providing for a Supplemental Appropriation for Improvements to the Lewis F. Cole Middle School Field and for the Acquisition of Various Equipment for the Fort Lee Community Center - \$1,800,000

Ord. #2006-29--Appropriating \$50,000 for the Acquisition of Audiovisual Equipment for the Fort Lee Community Center and Richard A. Nest Senior Citizens' Center -(State of New Jersey, Department of the Treasury Grant)

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Charles Sobel 1560 West St.	Fort Lee Tenants Organization	

Executive Session

April 6, 2006

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There being no further discussion the meeting was adjourned **on motion by Councilman Villano, seconded by Councilman Sargenti,** at 7:53 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, March 23, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter (Closed Portion Only), Council Members Pohan, Sokolich, Villano, Sargenti, Cervieri

ABSENT: Councilwoman Kasofsky

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Joseph Iannaconi, CFO
Bernard Hart, Director of Public Safety

Council President Cervieri chaired the open portion of the meeting in the Mayor's absence.

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

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March 23, 2006

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Personnel: Economic Development - Summer Help
Senior Citizens

Litigation: Tax Appeals - Steve Muhlstock, Tax Appeal
Attorney, in Attendance

Contracts: Purchasing Consultant
Schoor DePalma - Henry Ney, President of
Schoor DePalma, in Attendance
Paul Phillips Relocation Proposal
RFQ's for Traffic and Parking Consultant to
the Office of Economic Development
Rapid Pump & Meter Service Co., Inc., Bid

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Stephen Boswell, Boswell McClave Engineering President, was present for this portion of the meeting.

Bid Discussion for Resurfacing of the Lewis F. Cole Middle School Field

Mr. Boswell stated that Boswell has made its recommendation to award the bid for the resurfacing of the Lewis F. Cole Middle School field to Joseph M. Sanzari, Inc., at a cost of \$1,849,442.50. This includes the base bid, and two alternate portions of the bid.

A resolution awarding the bid will be placed on tonight's regular meeting proposed consent agenda.

Mr. Boswell briefly mentioned that the stormwater ordinances the Borough intends to approve tonight are in compliance with the State's April 1st deadline. The new DEP Commissioner, Lisa

Jackson, comes from enforcement and believes that the agency can be self-funding by fining agencies. The Borough needs to keep itself on its toes with regard to any violation notices it may receive.

Executive Session

March 23, 2006

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GENERAL DISCUSSION

Amending Ordinance for No Parking on South Side of English Street

An ordinance prohibiting parking on the south side of English Street as recommended by the Parking Authority and Police Department will be placed on tonight's meeting agenda for introduction.

Renovations to 2029 Center Avenue

Ms. Thomas estimated that the cost to repair the Borough's new property would be \$15,000. She is looking into moving the Rent Leveling Department and possibly the Cultural and Heritage Affairs Office.

Mr. Cervieri added that regardless of who moves where, the facility is being made ready for use.

Budget Appropriation Transfers

A resolution approving budget appropriation transfers for 2005 as prepared by the CFO will be placed on tonight's regular meeting proposed consent agenda.

Low Speed Vehicles (LSVs)

Mr. Cohen stated effective in April LSVs must be titled and registered. LSVs are defined as vehicles whose attainable speed is more than 20 miles per hour, and no more than 25 miles per hour on a paved level surface. Municipalities may ban these vehicles on all of their roads by ordinance.

Mr. Cohen to draft an ordinance for review at the April 6th executive session.

RFQ's for Traffic and Parking Consultant for the Office of Economic Development

It was agreed by the Mayor and Council that Bier Associates, New Brunswick, New Jersey would be awarded a contract to be the traffic and parking consultant for the Office of Economic Development for 2006.

A resolution awarding a contract at a cost of \$35,000 will be placed on the April 6th regular meeting proposed consent

Executive Session

March 23, 2006

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agenda.

Authorizing Bids for a Generator at the Bluff Road Pump Station/Refurbishing of the Inwood Terrace Park Pool

A resolution authorizing the Purchasing Consultant to prepare specifications and advertise for bids for items listed will be placed on tonight's regular meeting proposed consent agenda.

Radio Communications System Specifications

Mr. Hart handed out a specifications packet for a new radio system for the Borough as prepared by Concepts to Operations, Annapolis, Maryland. He is looking for Mayor and Council approval to move forward with the project. The cost of the project is upwards of \$5,000,000.

Mr. Cervieri stated that because the proposal was just handed out, he would like to carry this item to the next executive session on April 6th.

Ms. Thomas added that almost \$6,000,000 would have to be funded to cover all of the costs involved with this project.

Holy Trinity School (Added on Item)

Mr. Pohan asked if anything was happening with the Holy Trinity School.

Mr. Cohen replied that the school is no longer using the Borough field and a metal detector has been purchased.

It was agreed that this is a closed session item and that a more lengthy discussion will be held at the April 6th executive session.

Development and Use of the Meadowlands Area

Mr. Grant stated that the Board of Chosen Freeholders has approved a resolution that supports keeping the Continental Arena operating as long as the arena remains viable. Mr. Grant added that Mayor Alter has asked that the Borough show its support.

It was agreed that a resolution supporting the continued operation of the Continental Arena in the Meadowlands will be
Executive Session

March 23, 2006

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placed on the April 6th regular meeting proposed consent agenda.

PUBLIC HEARINGS SCHEDULED FOR MARCH 23, 2006

- Ord. #2006-15--Bond Ordinance for Environmental, Engineering and Related Services in Connection With the Borough's Combined Sewer Outflow (CSO) - \$500,000
- Ord. #2006-16--Amending Chapter 1, Section 9 and Other Sections of the Borough Code to Increase the Allowable Municipal Court Fine From \$1,250 to \$2,000
- Ord. #2006-18--Amending Chapter 52, Sections 2-3 - Fort Lee Film Commission Members and Terms
- Ord. #2006-19--Amending Chapter 360, Section 8, Establishing an Annual Call List for Ice and Snow Removal Services for Absentee Owners
- Ord. #2006-20--Establishing Chapter 358, Storm Water Management Requirements
- Ord. #2006-21--Amending Chapter 138, Establishing Article III, Prohibiting Wildlife Feeding
- Ord. #2006-22--Amending Chapter 356, Establishing Article VIII, Prohibiting The Improper Disposal of Waste
- Ord. #2006-23--Amending Chapter 356, Establishing Article IX, a Yard Waste Collection and Disposal Program
- Ord. #2006-24--Acquisition of Real Property For Completing the Main Street and Hudson Terrace Roadway and Traffic Signal Improvements Project

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Nina Levinson 1560 West St.	.LSVs	Mr. Cervieri Mr. Cohen

There being no further discussion the meeting was adjourned **on motion by Councilman Sargenti, seconded by Councilman Pohan,** at 7:57 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, March 9, 2006 @6:00 p.m.

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky

ABSENT: Councilman Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
Avis Bishop-Thompson, for Borough Attorney
Bernard Hart, Director of Public Safety
Joseph Iannaconi, CFO

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of

this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

3. On March 3, 2006, a copy of the said change in meeting time was posted at 309 Main Street, Fort Lee, NJ. On the same date, a copy of the time change was mailed to THE RECORD, JERSEY JOURNAL and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilwoman Kasofsky, seconded by Councilman Sokolich and approved unanimously, the meeting moved into closed session.

Executive Session

March 9, 2006

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BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Finance Department

Litigation: Tax Appeal Settlement
Hudson Terrace Realty Management Corp.
Settlement

_____ Potential Litigation: Oriental Pacific Maintenance Co.,
Inc., Contract

_____ Conditional Settlement Agreement With Tax Assessor

_____ Radio Communications Project

Ordinance for Acquisition of Real Property

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Lewis F. Cole Middle School Field Bids

Derek McGrath, Boswell McClave representative, was present for this portion of the meeting.

Mr. McGrath handed out a bid summary sheet.

The bids included the base bid along with five alternates. Three bids were submitted.

Mayor Alter asked what the cost is going to be.

Mr. McGrath replied that with the least expensive turf offered the base bid of the low bidder was \$1,846,442.50.

Mr. Sargenti stated that there was originally going to be \$1,600,000 allocated for the project.

Executive Session

March 9, 2006

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Mayor Alter asked when does the work have to be done.

Ms. Thomas replied that the Board of Education has requested that all the work be done between May 16th and August 30th. There are no bathrooms as part of this project.

Mr. Iannaconi stated that the project cost at \$1,800,000 has not been completely funded at this point. The Borough has a bond ordinance but not for more than the cost of the apparent low bidder.

Mr. Pohan spoke about the site work base bid, which does not address the type of turf that is going to be used.

Ms. Thomas added that if the Borough does not use the shock pads as part of the alternate bid, it will save a considerable amount of money.

Mr. Pohan spoke about the numbers on the shock pads as well

as the other alternates.

Ms. Thomas, along with Messrs. Pohan, Sokolich and Villano to meet with Boswell McClave and the Board of Education.

The Borough Attorney still has to formally review the bid documents for compliance.

Mr. Sargenti asked what are the Borough's rights with regard to the field.

Mr. Sokolich said that there should be some kind of concept statement.

Ms. Thomas explained that the Borough does not really have any rights. A concept statement was incorporated into the Borough's rejection of bids back in December 2005.

Mayor Alter is looking for the Borough to have certain rights with regard to this project.

GENERAL DISCUSSION

Municipal Budget

Ms. Thomas handed out the Municipal Budget Initial Summary Sheet (attached as Appendix A). The budget must be introduced before the end of March. The public hearing will be scheduled for May. The Borough will be submitting an extraordinary aid application in hopes of reducing the budget.

Executive Session

March 9, 2006

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It was agreed that the municipal budget will be introduced at the March 23rd regular meeting.

Mayor Alter stated that the public hearing is for public testimony to potentially effect change in the budget.

Mr. Pohan stated that he foresees the public speaking about the budget for the Fort Lee Community Center as well as asking questions about the strength of the Police Department

Bid Discussion for WILO-EMU Replacement Pump and Replacement Pump Control Panel for the DPW

The one bid has to be checked by the Borough Attorney's

office for compliance.

Ms. Thomas stated that there is money available through a capital ordinance.

If the bidder is in compliance a resolution awarding bid to Rapid Pump & Meter Service Co., Inc., to provide the replacement pump and control panel at a total cost of \$128,560 will be placed on the March 23rd regular meeting proposed consent agenda.

Bid Discussion for Fire Companies #1 and #3 Natural Gas and Diesel Generators

Bids have to be reviewed by the Borough Attorney's office for compliance.

If the bid is in compliance a resolution awarding the bid to Manor II, Electric, Inc., the apparent low bidder to provide the replacement generators at a total cost of \$76,800 will be placed on the March 23rd regular meeting proposed consent agenda.

Police Station Roof

Mr. Hart spoke to the mansard roof at the police station. Water is getting underneath the metal and traveling into the first and second floors of the station. The cost to repair is \$45,000 to \$50,000.

Ms. Thomas stated that it is a biddable item.

Mr. Sargenti asked about the warrant for the roof.

Mr. Pohan asked Mr. Hart if this is a problem related to the previous HVAC problems.

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March 9, 2006

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Mr. Hart responded that the roof problem is not in connection with the original HVAC problems. Mr. Hart added that there has not been a lot of water damage this year because of the mild winter weather.

A resolution authorizing the Purchasing Consultant to advertise for bids for repairs to the roof will be placed on the March 23rd regular meeting proposed consent agenda.

City of Chicago - Climate Exchange

Mayor Alter stated that he hoped the Borough can reduce its energy consumption by 5% by going to green power. There is no need to formally join the City of Chicago. He just wants the Borough to be doing the right thing.

Ms. Thomas added that the Borough is in the midst of trying to purchase a hybrid electric vehicle.

Historic Markers on Borough Property

Mr. Pohan stated that Tom Meyers, Director of Cultural & Heritage Affairs, would like to place two historic markers within the Borough. One would be near Main Street and the other would be in Coatesville Park. The markers relate to the Borough's film history. The signs are vertical types like the present markers that exist at the Food Emporium.

Mayor Alter stated each historic marker must be individually approved by the Mayor and Council.

Film Equipment for Community Center

Ms. Thomas spoke to Nelson Page, Chairperson for the Fort Lee Film Commission, with regard to a sound system, speaker cluster, screens, floors, and soft goods and labor costs. The approximate \$1,000,000 cost needs to be winnowed down.

Mr. Pohan concurred that the \$1,000,000 cost has to be reduced, even though some kind of movie screen and projection system is definitely needed.

Community Center Stage

Mr. Sokolich is looking to purchase an enclosed collapsible batting cage which folds down into two feet. This is a good item to have for the kids when winter comes. It will not impact

Executive Session

March 9, 2006

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negatively on gym floor use as there will be a separate entrance from the gym floor. The batting cage comes well equipped. The cost is about \$1,500 plus pads costing \$700 or \$800 more. The size of the batting cage is seventy two feet, which fits across the community center stage when fully opened.

Mr. Sargenti added that the item comes with a mat that protects the floor.

There was no objection from the governing body for this purchase.

Community Center Identification System

Ms. Thomas stated that she is currently working on an identification system for the new community center. The approximate cost for the system should be no more than \$8,000.

Acoustical Panels for the Fort Lee Community Center

Ms. Thomas stated that the Borough received bids on this item previously. The bids were rejected because the price came in too high.

Mr. Pohan asked for the governing body's opinion with regard to this item.

There was no action taken on this item.

Projector and Movie Screens for the Community Center

Ms. Thomas to prepare a set of bid specifications for the above named items.

Borough's AM Radio Station

Mr. Hart stated that the Borough's radio station was checked in November. Service people said it is running up to specifications. Don Savagast, Communications Superintendent, spoke with the service technician. Some tuning to the system needs to be done. The company's Website explains that the system is really for motorists use, not specifically for households' use. Because it is only a 10 watt system, there are limitations.

Mayor Alter asked when the technicians are coming in again. He wants better coverage for the radio station as soon as possible. If this system is not up to snuff, a better system may

be needed.

Mr. Hart replied that the technicians will be coming to the Borough in a week. The frequency may have to be changed and/or the location of the antenna may have to be moved to provide better coverage.

Amending the Borough's Employee Manual

A resolution amending the Borough's employee manual as prepared by the Borough Attorney as suggested by the Borough's Risk Manager will be placed on the March 23rd regular meeting proposed consent agenda. The revisions reflect changes to public information that are in accordance with the State's laws regarding the Open Public Meetings Act.

Utility Truck For Emergency Services Unit

A resolution authorizing the purchasing consultant to bid or purchase a utility truck through State Contract will be placed on the March 23rd regular meeting.

RESOLUTION

R-1 - Authorizing Conditional Settlement Agreement With The Tax Assessor (Action is Expected to be Taken)

It was agreed that this item should be voted upon at tonight's regular meeting.

See CA-6 on the March 23rd regular meeting agenda.

PUBLIC HEARINGS SCHEDULED FOR MARCH 9, 2006

Ord. #2006-5--Bond Ordinance for Rehabilitation to the Richard A. Nest Senior Citizens' Kitchen - \$250,000
Issuance of \$47,500 In Bonds or Notes

Ord. #2006-6--Bond Ordinance for Improvements to Inwood Terrace Park - \$275,000

Ord. #2006-14--Amending Chapter 388, Sections 14 and 69
- Handicapped Parking Space by 1512 12th Street

PUBLIC PARTICIPATION

There was no one from the public who attended the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Villano, seconded by Councilman Sargenti,** at 7:30 p.m.

Neil Grant, RMC
Borough Clerk

**BOROUGH OF FORT LEE
2006 MUNICIPAL BUDGET
INITIAL SUMMARY SHEET
(Appendix A)**

		Tax Rate
Total Appropriations 2005	\$53,204,035	
Total Appropriations 2005	<u>\$57,095,151</u>	
Increase	<u>\$ 3,891,116</u>	
Percentage	<u>6.82%</u>	
Tax Levy 2005	\$43,013,942	0.741
Tax Levy 2006	\$46,954,155	<u>0.791</u>
Increase	<u>3,940,213</u>	<u>0.0497</u>
Percentage	<u>9.16%</u>	
 <u>Appropriation Increases</u>		
Salaries and Wages - Police	695,000	
Salaries and Wages - Other	508,652	
Health Benefits	428,000	
Other Insurance	192,954	
Library	169,739	

Debt Service	489,179
Pension	565,241
Utilities	483,500
Other Expenses	<u>385,851</u>
	\$3,891,116

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, February 23, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
Avis Bishop-Thompson, for Borough Attorney
Bernard Hart, Director of Public Safety

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilwoman Kasofsky and approved unanimously, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: EMT
Police Department

Litigation: Settlement of Various Tax Appeals

Executive Session

February 23, 2006

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2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

Renaming of Two Borough Parks

Mayor Alter stated that in the past objections have been made to making permanent street name changes because residents would have to redo a lot of their paperwork including updating driving licenses.

Mayor Alter added that there are no more deserving families than the Raimondos and Violas. He asked the Council what their pleasure is with regard to the renaming of two Borough parks.

Mr. Sargenti stated that he is not in favor at this time of renaming either of the parks. He added that other families have also given to the Borough over the years.

Messrs. Villano and Sokolich were both in favor of only renaming one park in Chick Raimondo's memory only.

Mr. Pohan stated that he cannot support the renaming of the parks. He would like to see a defined process in place with regard to renaming streets and/or parks in the Borough.

Currently, there is no defined process in place.

Mayor Alter asked Mr. Pohan what kind of process does he want. He asked Mr. Pohan to write a letter to the Mayor and Council explaining what kind of process he wants in place.

Mr. Pohan replied that he would write the letter the Mayor is requesting.

Municipal Alliance Grant Agreement for 2006

The governing body agreed that Mayor Alter could sign off on an agreement with regard to a Municipal Alliance grant for 2006.

Amending Snow and Ice Removal Ordinance

Mayor Alter stated that Channel 1 just did a story on Fort Lee with regard to snow removal after the last storm. He spoke

Executive Session

February 23, 2006

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to fines for residents and commercial establishments for failing to remove snow and ice. With respect to businesses, the fines are low. The fines are approximately \$50.00 for violations for first time offenders. The judge indicated to Mayor Alter that he does not get too many repeat offenders.

Mayor Alter stated that the second item raised by the reporter was about absentee ownership. Erik Swanson, Construction Code Official, has proposed that the Borough contract for an outside service to clear snow and ice and the money would be sent from the owner of the property to either the Borough for payment to the contractor or directly to the contractor.

Mayor Alter noted that emergency management had a program in place where borough employees were shoveling sidewalks along with volunteers.

Mr. Villano asked how would the price be determined for the snow removal.

Mr. Cervieri that the price would be determined by linear foot.

Ms. Bishop-Thompson to work with Messrs. Grant, Swanson and Ms. Thomas in writing an amending ordinance for introduction at

the March 9th regular meeting.

Private Bus Companies Stopping on Anderson Avenue

Mr. Sokolich mentioned that there have been a few complaints about the private buses that park and stop on Anderson Avenue. The drivers seem to be handing over their cash to a person on Anderson Avenue. This is so that the drivers are not carrying too much cash on their route. Fort Lee seems to be a safe place for the drivers to turn over their money.

Mr. Cervieri replied that this is a police matter.

Mr. Hart will look into the current situation for the Police Department.

Fort Lee Soccer Presentation/Resolution

Mr. Sokolich stated that the Fort Lee Soccer League will be celebrating their twentieth anniversary this year. The program has grown from twelve children to 700 kids since its inception. He would like to see the children receive their jackets at a Mayor and Council meeting. He would also like to present a

Executive Session

February 23, 2006

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proclamation to John Marin for all of his hard work over the years.

It was agreed that the starting time for the March 9th regular meeting will be changed from 8:00 p.m. to 7:30 p.m. to accommodate the presentation.

Fort Lee Film Commission

Mr. Pohan stated that the current Fort Lee Film Commission ordinance includes the Executive Director of the Parking Authority. With the retirement of Steve Monetti, he believes that the new executive director needs to concentrate on his new duties. He is requesting that the ordinance be amended to eliminate the executive director's position and replace it with a third Borough resident.

An amending ordinance will be placed on the March 9th regular meeting agenda for introduction.

Handicapped Parking Space by 1512 12th Street

An ordinance placing a handicapped parking space by 1512 12th Street as approved by the Police Department will be introduced at tonight's regular meeting.

Amending Land Use Ordinance

Mr. Grant stated that certain fees are going to be increased for development applications including escrow fees and the reimbursement of required legal advertising fees.

An ordinance amending the Borough's land use ordinance as prepared by Dennis Oury's office will be introduced at the March 9th regular meeting.

Request for Qualifications (RFQ) for Economic Development Parking Consultant

Mr. Levy stated that he is requesting a standard RFQ for a traffic and parking consultant for the Office of Economic Development. This will be done under the State's fair and open process.

A resolution authorizing the advertisement of a RFQ for a parking and traffic consultant for the Office of Economic Development will be placed on tonight's regular meeting proposed
Executive Session **February 23, 2006**

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consent agenda.

Purchase of a Pickup Truck/Snow Plow Package for General Services

A resolution authorizing the purchase of a four-wheel drive vehicle for General Services from Conover Ford (State Contract) at a cost of \$23,494.75 will be placed on tonight's regular meeting proposed consent agenda.

Snow Pickup

Mayor Alter stated that the Borough has had an agreement, but not a contract with the Port Authority for snow removal of

certain streets. The Port Authority is now going to pay the Borough \$70,000 a year so the Borough will now be responsible again for snow removal from the streets that the Port Authority was plowing. Tony Lione, DPW Director has indicated that he needs another fleet of trucks.

Mayor Alter is looking for authorization to sign an agreement regarding payment. The majority of the money will be used for maintenance of the streets. He believes it is a good deal for the Borough. The other agreements with the Port Authority with regard to surfacing and maintenance of certain streets remain in effect.

Mr. Levy stated that two separate payments of \$35,000 each will be made yearly to the Borough. It is a five-year agreement with a six-month notice out-clause.

There were no objections from the governing body for Mayor Alter to sign the agreement with the Port Authority.

**Board of Adjustment Appeal - Reduce Construction Corp. #22-05
(415 Fairview Corp.)**

Mr. Sokolich recused himself on this matter.

Mr. Levy explained that Edward Faraday has requested in writing that the Mayor and Council hear his appeal with regard to the above matter. Mr. Faraday has been very persistent with regard to this matter

Mr. Grant stated that Mr. Faraday filed his request in a timely manner. He explained if the Mayor and Council do not hold a hearing within 95 days of the appeal notice, then that shall constitute an affirmance of the Board of Adjustment's decision.

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**February 23, 2006
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There was no further discussion on this matter.

**Liquor License Transfer from Hyeyoung Corp to 2053 P&S
Restaurant, Inc., at 2053 Lemoine Avenue**

Mr. Grant stated that the Police Department has done the required background check and found no problems with the applicant.

A resolution authorizing a person-to-person liquor license transfer for the above listed corporation will be placed on tonight's regular meeting proposed consent agenda.

Liquor License Transfer From Zenex Enterprise Inc., (Inactive) to Nampo LLC., at 1616 Palisade Avenue

Mr. Grant stated that the Police Department, Building Department and Fire Department have done the required background checks and found no problems with the applicant.

A resolution authorizing a person-to-person/place-to-place liquor license transfer for the above listed LLC. will be placed on tonight's regular meeting proposed consent agenda.

Borough Cell Phones

Mayor Alter stated that Mr. Sargenti wants authorization to purchase a new cell phone that has some advanced features.

Mr. Sargenti spoke to Verizon about getting an upgraded trio. The phone has the ability to e-mail and can be used like a laptop computer. It is similar to a Blackberry. The cost is \$349.00.

Mayor Alter asked if anyone other than Mr. Sargenti also wants the type of cell phone that he has requested.

It was agreed that the Borough would purchase the cell phone for Mr. Sargenti and that he would be a test case to see if eventually anyone else on the Council would also like that kind of cell phone.

GMS Structural Engineers - Inspection of Leak Locations in the New Community Center

Mr. Levy stated that GMS Structural Engineers was authorized to write a report about the leaks in the new community center;

Executive Session

February 23, 2006

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however, they were never officially hired by the Borough to do the work. They have completed their initial report and they are expected to have a follow-up report for the middle of March.

Mayor Alter asked if their initial report indicated whether

the community center problems were due to improper workmanship or design.

Mr. Levy replied to the Mayor's question that the answer is not known at this time.

Mr. Levy has requested that a resolution be prepared officially hiring GMS at a fee not to exceed \$15,000 at the next Mayor and Council regular meeting.

Tree Ordinance

Mayor Alter mentioned that he spoke to the Building Inspector about people cutting down more than one tree. There is nothing objective about the Borough's ordinance.

Mr. Cervieri spoke about Englewood Cliffs' tree ordinance. What is going on in the Borough is not what the Mayor and Council wanted. He recommended that an arborist be hired to determine if a tree is diseased before it is cut down.

Ms. Thomas to write a letter to Erik Swanson with regard to Mr. Cervieri's request.

PUBLIC HEARINGS SCHEDULED FOR FEBRUARY 23, 2006

Ord. #2006-7--Amending Chapter 388, Sections 14 and 69 - Handicapped Parking Space by 1267 Anderson Avenue

Ord. #2006-8--Amending Chapter 293, Section 4, Parks and Recreation - Prohibited Acts

Ord. #2006-9--Amending Chapter 293, Section 11, Parks and Recreation - Hours and Days of Operation for the Youth Center and New Community Center

Ord. #2006-10--Amending Chapter 289, Section 15 - Parking Meters, Municipal Parking Lots and Permit Parking

Ord. #2006-11--Amending Chapter 289, Section 17 - Maximum Parking Time

Ord. #2006-12--Amending Chapter 289, Section 34 - Regulations Concerning Municipal Parking Lots

Ord. #2006-13--Amending Chapter 388, Section 66 - Traffic Movement and Parking on Board of Education and Municipal Properties

Executive Session

February 23, 2006

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PUBLIC PARTICIPATION

No one from the public came up to speak during this portion of the meeting.

There being no further discussion the meeting was adjourned **on motion by Councilman Cervieri, seconded by Councilman Sargenti**, at 7:56 p.m.

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, February 2, 2006

The Executive Session of the Mayor and Council of the Borough of Fort Lee was held on the above date in Executive Conference Room #201, Memorial Municipal Building, 309 Main Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich, Villano, Kasofsky, Cervieri

ABSENT: Councilman Sargenti

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Villano and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Municipal Court - Borough Prosecutor
Community Center Seasonal Employees

Executive Session

February 2, 2006

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Salary Reviews
Police Department (Special Officers)

Contract for Tax Appeal Litigation

Public Safety - Fort Lee Police Department
Representatives, in Attendance

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Dr. Stephen Boswell and Frank Villano of Boswell McClave Engineering, were present for this portion of the meeting.

Municipal Stormwater Management Plan

Dr. Boswell stated that the Federal Environmental Protection Agency through the New Jersey, Department of Environmental Protection (DEP) has put in stringent regulations regarding municipalities who have combined sewer outflow (CSO) systems. The Borough has to have a series of ordinances in place by April 1st of this year with regard to a municipal stormwater management plan. The Borough is a little behind at this point.

Mr. Grant to get in touch with Dennis Oury, Esq. with regard to the required ordinances that are needed to be adopted by the Borough .

Fort Lee Combined Sewer Outflow (CSO) Permit/Study

Dr. Boswell stated that the State DEP is going after the municipalities whose CSO permits do not comply with the new

federal laws. The CSO requires testing and modeling. Boswell's costs to do the required work is \$455,500 of which \$84,000 would go to an outside contractor. If the Borough goes forward with construction the State will give a grant of \$95,000 for the first \$95,000 of any needed construction.

Mr. Cervieri asked about the implementation of construction work and asked if any of the monies would be reimbursed to the Borough.

Executive Session

February 2, 2006

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Dr. Boswell spoke to the potential of 30% of eligible reimbursable expenses on any loan taken out by the Borough. Dr. Boswell added that this is a mandatory study and he is looking for authorization to go forward with the project. The Borough is also required to have their rainfall events monitored. All towns with combined sewers are doing the same thing. The Borough is going to have to treat its combined sewers, most likely with separators and chlorine. He understands Boswell McClave cannot be paid for its services until the Borough puts the proper funding in place.

A resolution awarding a contract to Boswell McClave to provide the environmental engineering services required to deal with the Borough's CSO at a cost of \$455,500 will be placed on a regular meeting agenda once a bond ordinance to fund the project is put into place.

Lewis F. Cole Middle School Field

Dr. Boswell stated that his firm was asked to look at the middle school field with regard to making changes. Bids will be advertised on February 6th with a return date of February 27th. The new field plans have rectified some of the original drainage problems.

Dr. Boswell spoke to loans on sewer separation. The DEP is looking to stretch the definition of what Fort Lee can do.

GENERAL DISCUSSION

Parking Operations for the New Community Center - Steve Monetti and Joseph Mazzola in Attendance

Mr. Mazzola has been appointed Executive Director of the Parking Authority as of March 1st.

Mr. Mazzola spoke to the hours of operation for the new community center parking lot. The parking meters in that area need to be changed to reflect the use of the community center. Mr. Mazzola requested that the meter hours be changed from 8:00 a.m. to midnight. The south parking lot is a twenty-four hour lot.

Ms. Thomas spoke to the north parking lot at the community center.

Mr. Mazzola responded that the north lot is only to be used for community center events only. Passes have been issued daily.

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February 2, 2006

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An amending ordinance needs to be in place to guide the Parking Authority.

Mr. Mazzola spoke to having sixteen parking spaces being metered with pay and display meters in the 540 Main Street parking lot. There are new businesses west of Jones Road and there is not much street parking available. Parking stickers could be sold to the merchants. An ordinance is needed to have a pay and display lot at 540 Main Street.

Mr. Mazzola stated that the new Central Road parking lot has been cleared and leveled. He is looking for authorization on how to pay for the parking lot.

Mayor Alter replied no matter what the Borough does, it will be controversial.

Mr. Cervieri stated that the restaurants who are being catered to should pay a certain amount.

Mr. Monetti replied that is the case with the municipal parking lot.

It was agreed that pay and display meters would be implemented by ordinance at the Central Road lot.

Mr. Cervieri spoke to the Parking Authority's use of funds and estimated use of funds for 2006. (see addendum A)

Mr. Monetti stated that the Parking Authority is expecting to have a major profit in 2006. He spoke about ferry transportation. The money to be used for the ferry service would be taken from the Parking Authority's retained funds.

Mayor Alter stated that it is the Borough's intent that the

Fort Lee buses will stop at entrances of the major hi-rise building amongst other locations, to take the Borough residents to the ferry in Edgewater.

Mr. Mazzola added that there are some other parking ordinances that need tweaking.

Mr. Grant to work with Mr. Mazzola and the Borough Attorney to have the amending ordinances introduced for the February 9th regular meeting.

Redevelopment Area 6

Ray Levy, Director of Economic Development, in attendance.
Executive Session **February 2, 2006**
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Mr. Sokolich recused himself and left the meeting room at this time.

Mr. Levy stated that he is looking for approval for the Courtesy Motel and the adjacent site to be sent to the Planning Board so as to be designated as an area in need of redevelopment. The current owner of the Courtesy Motel has a plan to put in two new hotels.

The Mayor and Council had no objection to Mr. Levy's request.

Mr. Pohan asked if this would have any negative impact on the Town and Country development.

Mr. Levy replied that this area should not impact Town & Country's planned development.

Mr. Grant to speak to Dennis Oury, Esq. with regard to preparing a resolution for the February 9th regular meeting.

Penalties for Municipal Ordinance Violations

Mr. Grant noted that the State Legislature has adopted legislation allowing municipalities to raise the fines for municipal ordinance violations from \$1,250 to \$2,000.

An ordinance increasing the fines for municipal ordinance violations from \$1,250 to \$2,000 will be placed on a regular meeting agenda for introduction once an ordinance is drawn up by the Borough Attorney.

**Fiscal Year 2007 Appropriations Requests Form - Offices of
Senators Lautenberg and Menedez**

Mayor Alter stated that John Bang from Senator Lautenberg's office has been very helpful.

Ms. Thomas said putting in a grant request to the federal government for reimbursement of the anticipated new communication system would make sense. The rebuilding of the communications system is expensive and it deals with security issues. The federal agency should look upon Fort Lee's application favorably.

Ms. Thomas to speak to Mr. Hart about submitting the grant application to Senator Lautenberg's Office.

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Student Interns

Mayor Alter stated that is money well-spent. It is for residents of the Borough only and there has to be some certainty to the work. It is expected that any intern would work a minimum of approximately twenty hours per week.

Mr. Sokolich returned to the meeting room.

Fort Lee High School Yearbook Journal

The Mayor and Council choose not to take out a journal ad.

This does not preclude anyone from taking out their own individual ad.

Fort Lee Rotary Club "Person of the Year" Journal

It was agreed that the Mayor and Council, Borough Administrator, Borough Clerk, Borough Attorney and Chief Financial Officer would pay for a full page advertisement honoring Kay Nest as the Fort Lee's Rotary Club 2006 "Person of the Year".

Handicapped Parking Space by 1267 Anderson Avenue

The Police Department reviewed the above location for placement of a handicapped parking space.

An ordinance to place a handicapped parking space by 1267 Anderson Avenue will be placed on next week's regular meeting for introduction.

Renaming of Two Borough Parks

Mayor Alter stated that the people who are involved in the renaming of the parks are aware of it. They are both good selections.

Mr. Cervieri said that he is not in favor of renaming either park at this time.

Mr. Sokolich said that he is more apt to vote for one of the parks to be renamed. He was perturbed about how the information was filtered down to the governing body.

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Mr. Villano said he is more apt to vote for one of the parks to be renamed.

Mr. Pohan stated that both people named were very fine individuals and upstanding people, but he is against renaming either of the parks.

Ms. Kasofsky is against renaming either of the parks.

Mayor Alter asked about just renaming one park.

Messrs. Sokolich and Villano said that they would be willing to have one of the parks renamed after Chick Raimondo.

Everyone else was a no.

Mayor Alter asked that this item be placed back on the February 23rd executive meeting agenda. He asked Mr. Grant to notify Mr. Sargenti as to what the results were with regard to the renaming of the parks, specifically the renaming of one park in memory of Chick Raimondo. Because it was voted down three to two, if Mr. Sargenti votes affirmatively, then Mayor Alter would cast a tie-breaking vote in favor of it.

Awarding Contract for Purchasing Consultant

Mr. Grant stated that only one request for a qualification packet was received from the Borough's current purchasing consultant Maureen Holtje, d/b/a Administrative Purchasing Consultants.

Ms. Thomas added that Ms. Holtje would receive \$75,000 which was the same as last year.

Proprietary Bid for the Purchase of Seven Motorcycles for the Police Department

A resolution authorizing a proprietary bid for the purchase of seven Harley Davidson police motorcycles will be placed on next week's regular meeting proposed consent agenda. This will include the trade-in of five motorcycles.

The actual cost with the trade-ins will be anywhere from \$43,750 to \$47,000.

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Purchase of Four Police Vehicles Through State Contract

A resolution approving the purchase of four police cars through a New Jersey contract with Winner Ford at an estimated cost of \$77,680.52 will be placed on next week's regular meeting proposed consent agenda.

Mayor Alter asked Mr. Villano to check with the Police Department as to why the four police vehicles are needed.

Bond Ordinance for Inwood Terrace Park Improvements

A bond ordinance for \$275,000 for improvements to Inwood Terrace Park will be introduced at next week's meeting.

Ms. Thomas explained that the Borough will be receiving \$100,000 in a Bergen County Open Space Grant. She added that the improvements to the park will be done in phases.

Amending Parks and Recreation Ordinance

Ms. Thomas explained that the Borough needs to place signs showing the hours of use for the youth center and the new community center. Mr. Grant suggested that a caveat be placed in the ordinance that hours are subject to programs and events arranged by the Borough.

An ordinance amending the Parks and Recreation Code of the Borough will be introduced at the February 9th regular meeting proposed consent agenda.

Garbage Pickup Ordinance

Ms. Thomas stated that Tony Lione, DPW Superintendent has asked about an ordinance that would make residents place their garbage in cans instead of plastic bags. This would present at least one problem to the second floor residents on Main Street.

Ms. Thomas is going to try to meld Mr. Lione's request with some ongoing items that the Borough has with the EPA.

Farmers Market 2006

Ms. Thomas proposed moving the Farmers Market from the municipal parking lot to the new community center or by Monument Park.

Executive Session

February 2, 2006

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Mr. Pohan thought the community center would be an ideal place.

Mayor Alter concurred with Mr. Pohan with one caveat that no vendor be allowed on the grass.

Mr. Cervieri asked if vendors are charged to display their goods.

Ms. Thomas replied that the Director of Cultural & Heritage Affairs runs the program. There is no charge to the vendors, but they did pay for advertising of the program last year. There has to be at least one vendor who has a farmers market designation from the State in order for the Borough to advertise itself as a Farmers Market.

Approving Taxi License for Riverview Taxi, Inc., at 2000 Bigler Street

Mr. Grant stated that the Police Department and Building Department have completed the appropriate background checks on the applicants.

A resolution approving a taxi owner's license for Riverview Taxi, Inc., will be placed on next week's regular meeting proposed consent agenda.

Cover for Water Fountain at the New Community Center

Ms. Thomas stated that she received an estimate of \$9,700 for a high quality cover.

The Mayor and Council agreed to authorize the purchase of the fountain cover.

Newspaper Stands

Mr. Cervieri stated that the Building Department is supposed to collect annual registration fees for the newspaper boxes. The boxes are allowed in certain designated areas. The original ordinance was drafted by Steven Muhlstock, former Borough Attorney.

Ms. Thomas replied that the Borough passed the ordinance with the expectation that eventually it would get challenged.

Executive Session

February 2, 2006

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Mr. Cohen stated that if it is other than a first amendment issue, it can be regulated.

Mr. Grant mentioned to Mr. Cervieri that Robert Perelli, Code Enforcement Officer for the Building Department, has some information regarding the subject that he wanted to share with Mr. Cervieri.

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Nina Levinson 1560 West St.	.Borough's Radio Station	

There being no further discussion the meeting was adjourned
**on motion by Councilman Cervieri, seconded by Councilman
Sokolich, at 9:18 p.m.**

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, January 26, 2006

The Executive Session of the Mayor and Council of the
Borough of Fort Lee was held on the above date in Executive
Conference Room #201, Memorial Municipal Building, 309 Main
Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich,
Villano, Sargenti, Kasofsky, Cervieri

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a schedule of regular meetings. The time, date and location of this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed with the Borough Clerk. Copies have also been mailed to all persons who have requested same and who have prepaid the \$10.00 fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved **unanimously**, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Personnel: Fire Prevention
Municipal Court
Emergency Medical Technician
New Community Center - Building Maintenance
Crossing Guards

Executive Session

January 26, 2006

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Public Safety

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

ENGINEERING DISCUSSION

Change Order for Pappas & Kavrakis - Renovations to the Richard A. Nest Senior Citizens' Kitchen

A resolution approving a change order for the purchase of two additional pieces of equipment for the Richard A. Nest Senior Citizens' kitchen will be placed on tonight's regular meeting proposed consent agenda. The change order is for \$5,236.

Change Order for 4 Clean-Up, Inc., - Anderson Avenue Storm Drain By-Pass Project

A resolution approving a change order to reflect as-built quantities that were less than originally called for will be placed on tonight's regular meeting proposed consent agenda. The change order is for (-\$9,723.50).

Change Order for Montana Construction Corp., for Improvements to Cumbermeade Road

A resolution approving a change order for additional materials used for improvements to Cumbermeade Road will be placed on tonight's regular meeting proposed consent agenda. The change order is for \$44,030.

Authorizing Payment to Moller Mechanical Services, Inc., for Emergency Repairs to the HVAC System

A resolution authorizing payment to Moller Mechanical Services, Inc., for emergency repairs to the Municipal Building's HVAC system will be placed on tonight's regular meeting proposed consent agenda. The payment to be authorized is for \$19,237.

Executive Session

January 26, 2006
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GENERAL DISCUSSION

Community Center Fountain & Safety Cushions

Mr. Sokolich explained that the water fountain outside the community center is frozen and it has presented a problem as the kids are jumping in the fountain and throwing ice and sliding around. There are projections where the kids are sliding which could injure them.

Ms. Thomas explained that there are plugs in the fountain so that the pipes won't freeze. She will look into purchasing a cover so that no one can get into the fountain during the winter season.

Mr. Sokolich summed up by saying the fountain is and has been an attractive nuisance.

Fort Lee Soccer Jacket Presentation

Mr. Sokolich requested that a jacket presentation be made by the Fort Lee Soccer League at a meeting of the Mayor and Council.

It was agreed that the presentation will be done at either the February 23rd or March 9th regular meeting. Mr. Sokolich to confirm the date and give it to Mr. Grant so that he can add it to the agenda.

Advertising for Bids for DPW and Fire Department

Ms. Thomas stated that the DPW is looking for a replacement pump and pump control panel at the Palisades Terrace Pump Station and that the Fire Department is in need of a replacement generator at Fire Companies #1 and #3.

A resolution authorizing the Purchasing Consultant to prepare specifications and advertise for bids for tonight's regular meeting will be placed on tonight's regular meeting proposed consent agenda.

New Jersey State Grant for Audiovisual Equipment

A resolution making application to the State of New Jersey for audiovisual equipment for the Richard A. Nest Senior Citizens' Center and Fort Lee Community Center in the amount of \$50,000 will be placed on tonight's regular meeting proposed consent agenda.

Ms. Thomas stated that the Borough has \$270,000 in grant money received from the State for equipment for the community center.

A discussion of audiovisual equipment ensued amongst the Mayor and Council and Borough Administrator.

Mr. Cervieri asked that Ray Levy, Director of Economic Development, be told to move forward to make sure that the proper audiovisual equipment is delivered to the Borough by Memorial Day.

Mr. Pohan to follow up with Mr. Levy.

William Peppard Place (Church Lane) - Memorial Dedication

There will be a memorial dedication presentation made to the Peppard family tonight. Church Lane and Hoefley's Lane will be given the dual name of William Peppard Place, in honor of former Police Captain William Peppard.

S-457 Time of Decision Rule

A resolution opposing S-457 which amends the time of decision rule will be placed on tonight's regular meeting proposed consent agenda. S-457 would permit developers to "beat the clock" by filing applications and freezing the ability of local officials to act on zoning matters.

Community Center User Identification System

Mayor Alter said the identification system needs to be done quickly. The leagues will register first and the Borough will be working on the honor system with the coaches. He added that there is a digital camera at the Office of Emergency Management.

Ms. Thomas is still trying to coordinate the registration system with the Fort Lee Board of Education's registration program.

Mayor Alter added that if there are flaws in the system then the Borough is committed to getting a better system. It is imperative that the Borough take control to operate the center properly. Mayor Alter commended Cheryl Westeyn for the work that

she has done at the community center.

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Community Crisis Response Team

Mr. Hart stated that in 1990 Dr. Sugarman setup a community crisis response team. The Borough's emergency services were brought on board. When Dr. Sugarman came back as interim superintendent, he reinstated the program. The Board of Education is now reissuing their guidelines. It is a school oriented, not broad based program. Mr. Hart just wanted the Mayor and Council to know that they are included as giving their support and cooperation to the program.

Mr. Cervieri asked if either Bergen County or the State is involved with the program.

Mr. Hart replied negatively.

State Mandate, State Pay

This item was discussed in closed session.

Naming of Parks

Mayor Alter stated that Barbara Pastore, Fort Lee's Coordinator of School and Community Service Program, has recommended changing the names of two parks (Westview Park and Inwood Terrace Park) in the Borough in honor of two Borough families. Mayor Alter said he believes the change in names can be done by resolution.

Mr. Sargenti thought that Ms. Pastore should have come to the Borough first before speaking to the families, after whom the parks would be named.

Mr. Pohan pointed out that Ms. Pastore is related to the Raimondo family.

Mr. Cervieri expressed concerns that if the governing body does not approve the request, it would put the governing body in a negative light.

Mayor Alter believes that the Council shouldn't be concerned

about the methodology of the issue.

Messrs. Cervieri and Pohan concurred that they need more time to think about the matter and requested that this item be placed on next week's executive meeting agenda.

Executive Session

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Approving Taxi License for GWB Car Service, LLC, at 260 Columbia Avenue

Mr. Grant explained that all the required background checks on the applicants have been done by the Police Department and that the location has been approved by the Building Department.

A resolution approving a taxi license for GWB Car Service, LLC, will be placed on tonight's regular meeting proposed consent agenda.

PUBLIC HEARINGS SCHEDULED FOR JANUARY 26, 2006

Ord. #2006-1--Amending Salary Ordinances 2002-14 and 2005-42 - Establishing Title and Salary for a Confidential Secretary and Amending the Salary Range for Recreation Supervisors

Ord. #2006-2--Amending Salary Ordinances 2002-14 and 2004-22 Establishing Salaries for C-3 Wastewater Operator and Rent Leveling Board Attorney

Ord. #2006-3--Amending Chapter 388, Sections 14 and 69 - Handicap Parking Space for 1201 Briar Way

Ord. #2006-4--Amending Chapter 388, Section 44, to Include No Parking on Hudson Terrace Between Myrtle Avenue and Washington Avenue Westbound Monday to Friday From 7:00 a.m. to 10:00 a.m.

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Bernard Hart Public Safety Dir.	.Radio Project Setting of Final Dates	

It was agreed that Messrs. Alter and Pohan, along with Ms. Thomas will attend next Tuesday's radio project meeting at 10:30 a.m. Mr. Cervieri and Mr. Villano may also possibly attend the meeting, but at no time shall there be more than three governing body members in the meeting room.

Nina Levinson
1560 West St.

.Radio Project

Ms. Thomas
Mayor Alter

There being no further discussion the meeting was adjourned
**on motion by Councilman Cervieri, seconded by Councilman
Sargenti, at 7:50 p.m.**

Neil Grant, RMC
Borough Clerk

EXECUTIVE SESSION

MAYOR AND COUNCIL

Thursday, January 5, 2006

The Executive Session of the Mayor and Council of the
Borough of Fort Lee was held on the above date in Executive
Conference Room #201, Memorial Municipal Building, 309 Main
Street, Fort Lee, New Jersey.

PRESENT: Mayor Alter, Council Members Pohan, Sokolich,
Sargenti, Kasofsky, Cervieri

ABSENT: Councilman Villano

ALSO PRESENT: Peggy Thomas, Borough Administrator
Neil Grant, Borough Clerk
J. Sheldon Cohen, Borough Attorney
Bernard Hart, Director of Public Safety

MAYOR'S STATEMENT

Let the minutes reflect that adequate notice of this meeting
has been provided in the following manner:

1. On January 2, 2006, this body by resolution adopted a
schedule of regular meetings. The time, date and location of
this meeting was accurately set forth therein.

2. On January 3, 2006, a copy of said schedule was mailed
to THE RECORD, JERSEY JOURNAL, and TIME WARNER CABLE and filed
with the Borough Clerk. Copies have also been mailed to all
persons who have requested same and who have prepaid the \$10.00
fee for the year 2006 to cover the cost of providing notice.

RESOLUTION FOR CLOSED SESSION

On motion by Councilman Cervieri, seconded by Councilman Sargenti and approved unanimously, the meeting moved into closed session.

BE IT RESOLVED by the Mayor and Council of the Borough of Fort Lee that:

1. This body shall hereafter discuss in closed session, pursuant to Section 7B of the Open Public Meetings Act, certain items which may generally be described as follows:

Discussion of New PIP Ramp to the GWB - Port Authority
Representatives in Attendance - Ray Levy in
Attendance

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Contracts: Grubb & Ellis
Mast Construction

Personnel: Recreation Department Including Seasonal
Employees
Police Department - Chief Ripoli and Public
Safety Director Hart in Attendance

Litigation: Tax Appeals

Contract: Rent Leveling Board Attorney

2. The minutes of the discussion in closed session may be disclosed to the public when the Mayor and Council has determined that the need for confidentiality has been satisfied.

The open portion of the executive session began upon completion of the closed portion.

GENERAL DISCUSSION

Community Center Report

Ray Levy spoke to some of the potential interior and exterior improvements at the new community center. A memo dated January 5, 2006 from Ike Mardekian, BCEDC representative for the Borough, on the project is a result of a walk-through performed on November 16, 2005 with Messrs. Levy and Mardekian and Dean Marchetto, architect for the project. (The memo is available in

the office of the Borough Clerk as part of the meeting minutes).

Mr. Levy said that placing a gate between the curtain wall and the bank building on Inwood Terrace should be done. The cost is approximately \$3,200.

The Mayor and Council had no objection.

Mr. Pohan spoke to the acoustical equipment that still needs to be purchased.

Mr. Levy and Ms. Thomas spoke to the placement of a second railing in the second floor hallway.

Mr. Levy stated that the balcony has been left untouched.

The Mayor and Council had no objections to any of the items on the memo that Mr. Levy discussed except that they agreed that the two most expensive items, indirect lighting to illuminate lettering on the canopy of the main entrance and a screen of

Executive Session

January 5, 2006

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ceiling material for the wavy ceiling would not be done at this time.

Mr. Pohan asked about the roof expert.

Mr. Levy said the lights have been fixed. The roof expert is prepared to work at an hourly rate.

Ms. Thomas stated that the manufacturer will come in when flood testing is going to be done.

Mr. Levy stated that the Borough's temporary conditional occupancy certificate (TCO) was conditioned on fixing the old leak.

Ms. Thomas added that the Borough's TCO has been extended.

Appropriation of Speed Humps for Linwood Park Complex

Mr. Levy spoke to an agreement that is going to place speed humps in Linwood Park. Part of the settlement called for Executive Park to put up \$15,000. The DPW can install the speed humps which will slow down traffic in the Linwood Park/Executive Park area.

Ms. Thomas stated that the money can be put in the Economic

Development budget.

Mayor Alter thought it should not come out of the Economic Development budget.

Amending Streetscape Ordinance to Include All Commercial Districts

Mr. Cervieri spoke to the current streetscape ordinance which includes all commercial districts, but not commercial areas within residential areas.

Mayor Alter thinks that a checkerboard look would be created if all commercial districts within residential areas are included. He believes that more reasons have to be looked into before changing the current ordinance. He added that a minimum sidewalk size of at least 150 feet would have to be put into any possible ordinance change before he would recommend it.

Mr. Cervieri spoke to Commerce Bank and Valley National Bank and Rosemarie Arnold's office on Palisade Avenue.

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Mr. Pohan stated that either the Borough wants the entire streetscape look or it doesn't want it.

Mr. Cervieri spoke to Palisade Avenue, Lemoine Avenue, Center Avenue and Main Street. He would like to see all those streets included in any amended streetscape ordinance.

Mr. Sokolich would like to see the streetscape done throughout the Borough, but has to weigh the costs of doing such.

Mayor Alter would prefer to see different streets designated rather than make every commercial area within residential zones a streetscaped area. He added that some parts of the Borough that are not streetscaped are paying the freight for other sections of the Borough that are streetscaped.

Mr. Cervieri also spoke to replacement of curbs in residential zones to be done in Belgian Block.

This item along with the continuing improvements to Main Street are to go back into committee with Messrs. Sokolich and Villano. Items to be discussed include the aesthetics on

Palisade Avenue and equity for homeowners.

Mr. Levy closed by saying regardless of what is eventually decided upon some kind of maintenance program is needed.

Swiftreach Networks Community Notification Services

Mr. Hart said that he had previously discussed this item last November. Other options from Swiftreach have been discussed. The annual fee will be \$4,860 which does not include the calling of the Borough's residents when the system has to be used.

Mr. Cervieri asked what type of system is going to be used.

Mr. Hart stated that Lieutenant Milo will set up a system depending on the type of the notice that the Police Department has to get out to the public. It will cost about 35 cents per line. Verizon has listed approximately 16,000 phone numbers in the Borough. It might be used for different areas of the Borough as emergencies arise.

It was agreed that a resolution entering into a service agreement with Swiftreach will be placed on the January 12th regular meeting proposed consent agenda.

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Approving Limousine License for Joseph Rufo d/b/a Royal Travel Limo Service at 444 Main Street

Mr. Grant stated that the Police Department and Building Department have given their approvals for a limousine owner's license to Joseph Rufo d/b/a Royal Travel Limo Service.

A resolution approving limousine owners license will be placed on the January 12, 2006 regular meeting proposed consent agenda.

Bus Stop Review Near Plaza West Shopping Center

Mr. Grant stated that he spoke to a representative of New Jersey Transit earlier today and was told that New Jersey Transit wants to review the situation. Mr. Grant and the Police Department will bring back details after all parties meet on

January 18th to discuss the bus stop location.

A-2372/S-2556 Disclosure of Bid List

The Mayor and Council agreed that they are in opposition to A-2372/S-2556 which would require the disclosure of a bid list prior to the bid date.

Mr. Grant will prepare a resolution opposing A-2372/S-2556 for the January 12th regular meeting proposed consent agenda.

Approving Developers Agreements for Getty Petroleum Marketing Inc., 2284 Route 4, West and Old Palisades Associates, LLC, 109 & 129 Old Palisade Road and 1626 Kaufers Lane

Resolutions approving the above developers agreements as prepared by the Borough Attorney's office will be placed on the January 12th regular meeting proposed consent agenda.

Endorsement of PARIS (Public Archives and Records Infrastructure Support) Grant Through Bergen County For Record Storage

Mr. Grant explained that Bergen County is applying for a large PARIS grant for records retention. He is requesting that the Borough participate with Bergen County and endorse a resolution showing its support.

A resolution authorizing the Borough's participation in a shared services PARIS grant with Bergen County will be placed on the January 12th regular meeting proposed consent agenda.

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Fire Hose Bids

Mr. Cohen will review the bids and send a letter out before next week's meeting recommending the award of bid if there is a compliant bidder.

A resolution awarding a bid for various fire hoses for the Fire Department will be placed on the January 12th regular meeting proposed consent agenda if there is a recommendation to do so by the Borough Attorney.

Pay and Display Parking at 540 Main Street

Mr. Cervieri stated that the Parking Authority wants to put in a pay and display meter machine for the twenty-four spots at 540 Main Street. He mentioned that the Borough has instituted a few of these machines in different areas around the Borough.

Mayor Alter stated that the revenue the Parking Authority receives will be used to support bus service to the ferry when it is up and running in Edgewater.

Ms. Thomas stated that the Borough paid for the 540 Main Street lot which was part of the improvements to the DPW.

It was agreed that Ms. Thomas should speak to Steven Monetti, Parking Authority Executive Director, about projected revenues from the Parking Authority and the possibility of using a pay and display machine at 540 Main Street.

Request for Qualification (RFQ) for Purchasing Consultant

A resolution requesting a RFQ be done for the Purchasing Consultant's position under New Jersey's Pay to Play law (Fair and Open Process) will be placed on the January 12th regular meeting proposed consent agenda.

Hiring of Borough Planner, Computer Consultant and Bond Counsel

Resolutions authorizing the hiring of a Borough Planner and Computer Consultant through the recently received RFQ's for those positions will be placed on the January 12th regular meeting agenda.

Mr. Grant stated that only one RFQ was received for each of the positions.

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APPOINTMENTS

Library Board of Trustees

Mayor Alter nominated Joan Kafes to serve as a member of the **Library Board of Trustees** for a five (5) year term expiring December 31, 2010.

On motion by Councilman Cervieri, seconded by Councilman Sokolich, the nomination was confirmed unanimously.

Board of Adjustment

Mayor Alter nominated Mario Jacovino to serve as an alternate member of the Board of Adjustment for a term expiring December 31, 2006.

On motion by Councilman Cervieri, seconded by Councilman Sokolich, the nomination was confirmed unanimously.

R-1 - Authorizing Hiring of Confidential Secretary for the Administration Office

Councilman Cervieri introduced, and Councilman Sargenti seconded, the following Resolution:

WHEREAS, the Mayor and Council have authorized the hiring of a Confidential Secretary in the Administrative Offices,

NOW, THEREFORE, BE IT RESOLVED that Rachele R. Feiler be appointed to the position of Confidential Secretary, in the Administrative Offices; and

BE IT FURTHER RESOLVED that Rachele R. Feiler, shall work twenty (20) hours weekly, at a salary of \$25,000, with an effective date of January 12, 2006; and

BE IT FURTHER RESOLVED that this hire is pending certification from the New Jersey Department of Personnel.

The Resolution was **approved unanimously.**

INTRODUCTION OF ORDINANCE

Ordinance #2006-1 - Amending Salary Ordinance #2002-14 and 2005-42 For White Collar Employees and Non-Union Employees - New Title for Confidential Secretary and Amended Salary Range for Recreation Supervisors

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On motion by Councilman Cervieri, seconded by Councilman Sargenti, and carried, Ord. #2006-1 entitled, "AN ORDINANCE

AMENDING SALARY ORDINANCE #2002-14 AND 2005-42 ESTABLISHING TITLES, SALARIES AND WAGES FOR WHITE COLLAR EMPLOYEES AND NON-UNION EMPLOYEES" was introduced and passed on first reading.

The Ordinance was **approved** on the following roll call, and the **public hearing** relative to this ordinance was scheduled for **January 26, 2006**

AYES: Council Members Pohan, Sokolich, Sargenti, Kasofsky, Cervieri

Stipend Program for Interns

Mr. Pohan recused himself from this discussion.

Mayor Alter stated that any student intern should get some kind of stipend for their work that they do while interning for the Borough.

It was agreed by the Mayor and Council that a stipend program would be created where any student intern would receive \$100 per week retroactive to January 1, 2006.

Mr. Cohen to prepare an appropriate resolution for approval at the January 12th regular meeting.

PUBLIC PARTICIPATION

<u>Speaker</u>	<u>Subject</u>	<u>Response</u>
Charles Sobel	.Streetscape Ordinance	Mr. Cervieri Mr. Sokolich
Nina Levinson 1560 West St.	.Streetscape Ordinance Non-Commercial Zones	Mr. Cervieri Mr. Levy

There being no further discussion the meeting was adjourned **on motion by Councilman Sokolich, seconded by Councilman Sargenti**, at 8:50 p.m.

Neil Grant, RMC
Borough Clerk