

A Work Session of the City Council was held on Tuesday, July 14, 2015 at 6:20 PM in the Conference Room in City Hall, 111 Outwater Lane, Garfield, NJ 07026.

Mayor Tana M. Raymond presided. City Clerk Andrew J. Pavlica announced that the Work Session was being held in accordance with provisions of the Open Public Meetings Act and that adequate notice was provided by mail, fax and email to the official City newspapers and to other interested parties and by posting the meeting notice on the bulletin boards in City Hall.

Councilmembers Present: Frank J. Calandriello, Louis G. Aloia, Joseph Delaney, Glenn A. Mati and Tana M. Raymond

Also Present: City Manager Thomas J. Duch, City Clerk Andrew J. Pavlica, City Attorney Representative Robert Ferraro of the Law Firm of Bruno and Ferraro (for City Attorney John Bruno), City Engineer Kevin J. Boswell and Interim Chief Financial Officer Roy Riggitano

CELL TOWER AT 97 OUTWATER LANE

The City Council and Cabinet met with Chris Hanley of Gotham Communications, 135 Columbia Turnpike, Suite 202, Florham Park, New Jersey 07932 and his attorney Frank Ferraro, Esq. regarding the potential lease of the cell tower pole behind Fire House No. Four located at 97 Outwater Lane.

WORKERS COMPENSATION CLAIMS

City Manager Thomas J. Duch spoke about the need to reduce Workers Compensation Claims and the fact that the City of Garfield is statistically and currently the worst municipality in this regard in the Suburban Essex Joint Insurance Fund.

POLICE STATION APPLICATION BEFORE THE PLANNING BOARD

The City Council and Cabinet discussed the Police Station Application scheduled for review before the Planning Board at their meeting to be held Thursday, July 23, 2015.

CORRECTIVE ACTION PLAN

The City Council and Cabinet discussed the Corrective Action Plan of the 2014 Municipal Audit.

ARRIVAL OF LABOR COUNSEL LAVIN

At 6:50 PM, Labor Counsel John Lavin joined the Work Session and it was duly noted for the record.

REPORTS OF OFFICERS

City Manager Thomas J. Duch reported on the following:

1. The proposed resolution authorizing the City Engineer to conduct an Asbestos Survey for the Police Station.
2. The construction of new School No. Ten at the intersection of Passaic Street and Marsellus Place and the need to install a storm drain. When the County of Bergen repaves Passaic Street, he will schedule meetings to coordinate efforts.
3. The sink hole on Banta Avenue near Midland Avenue and the sink hole on Plauderville Avenue near Midland Avenue.
4. The weekly 9:30 AM meeting with the contractors for the PSE&G Energy Strong Project.
5. The restoration of curbing along Outwater Lane.
6. There is still money owed to the City from the County from the River Drive Improvement Punch List.

REPORTS OF OFFICERS

7. The meeting he had with condominium officers of Signature Place to discuss issues and concerns they have at their property located at 950 River Drive.
8. The request from PSE&G to lease 17 spaces of the City-owned "Railroad Property" behind the Venetian located at 546 River Drive at \$125 a month per space to store vehicles necessary to improve the transformer site along the Passaic River on River Drive near the intersection of Lizette Street.
9. The proposed engagement of a Leak Detection Services Company for a fee of \$7,750 to survey the metallic water lines at night for 5 days and the presentation of a written report.
10. He reported that the City Health Department is on top of two matters: A. The Department of Environmental Protection was called in regarding the Transfer Station at 19-35 Atlantic Street and the station is in compliance. He said they get a lot of supermarket waste and they will re-route the supermarket waste during the day during the summer. B. The Arabica Coffee case is still pending and a July 28th court appearance is scheduled. In regard to Department of Environmental Protection enforcement, they must be issued an air pollution permit to continue their operation.

City Engineer Kevin J. Boswell reported on the following:

1. The written Report of the City Engineer dated July 14, 2015.
2. The Meridia Sewer Line permit and Water Line permit.
3. The proposed new Police Station next to the current Police Station at 411 Midland Avenue.
4. During the past five years, 37 roads have been paved by the City. The City insists on curb to curb paving to restore the roads back to their original condition by PSE&G after the completion of their Energy Strong Program.
5. The estimated cost to fix Fleischer's Brook from Lanza Avenue to the Passaic River is \$750,000 to \$1 million and the City may have \$320,000 available for this improvement.
6. Mr. Settimo DiFresco, 490 Van Bussum Avenue, has placed a lot of objects in the right of way which is unacceptable.
7. The proposed specification to lease the Cell Tower pole behind Fire House No. Four located at 97 Outwater Lane.
8. The Green Acres grant award of \$700,000 to the City and the requirement of a City match to provide artificial turf, a security system and dug out canopies for Fields Five and Six in Twentieth Century Field.

SCHLEY STREET STEPS

Mr. Pedro Flores, 59 Highland Avenue, spoke on the condition of the Schley Street steps where his mother lives at 67 Schley Street.

CLOSED SESSION

Resolution No. 15-269

WHEREAS, N.J.S.A. 10:4-12 allows for a public body to exclude the public from a meeting in certain circumstances, and

WHEREAS, the City Council is of the opinion that such circumstances now exist,

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Garfield, Bergen County, New Jersey, that a "Closed Session" is hereby called at 7:30 P.M. on Tuesday, July 14, 2015 to discuss the following as outlined in N.J.S.A. 10:4-12:

- * Collective bargaining agreements including the negotiation of the terms and thereof with employees or representatives of employees of the public body; (White Collar Union Representatives have notified the City that the White Collar Union is disbanding; Collective Bargaining negotiations with PBA Local No. 46).
- * Matters involving the purchase, lease or acquisition of real property with public funds, the setting of banking rates or investment of public funds; (the offer to transfer the EC Electroplating property at the intersection of Clark Street and Lincoln Place to the City).
- * Pending or anticipated litigation or contract negotiations or matters falling within attorney-client privilege; (proposed retirement of Police Chief Kevin Amos).
- * Matters involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of, promotion or disciplinary action of personnel unless the individual in the right request a public meeting in writing; (temporary transfer of personnel out of the Finance Office; the availability of Zoning Officer Nicholas Melfi in the Building Dept; the proposed return to work of Police Officer William Houck).

BE IT FURTHER RESOLVED that the matters so discussed will be disclosed to the public as soon as and to the extent that such disclosure can be made without adversely affecting the public interest or without violation of the confidentiality of personnel.

On call of roll, Ayes 5

(Sgd) Frank J. Calandriello
Louis G. Aloia

ADJOURNMENT

After the City Council came out of Closed Session at 8:00 PM, there being no further business, Councilmember Calandriello moved to adjourn the Work Session. Councilmember Aloia duly seconded the motion.

On call of roll, Ayes 5

Andrew J. Pavlica, CITY CLERK