

A Work Session of the City Council was held on Tuesday, August 11, 2015 at 6:25 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, Glenn A. Mati and Tana M. Raymond

Councilmembers Absent: Joseph Delaney

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), Labor Counsel John Lavin, City Engineer Kevin J. Boswell, Bernard Mirandi of Boswell Engineering Superintendent of Public Works Sam Garofalo and Interim Chief Financial Officer Roy Riggitano

#### ALCOHOLIC BEVERAGE CONTROL

The City Council and Cabinet discussed the Place to Place Transfer application (including expansion of premises) of Plenary Retail Distribution License No. 0221-44-029-006, Ranpar, LLC, (Paresh Patel, 1431 Mountainside Drive, Orefield, Pa 18069 – who owns 100% of the shares of the Corporation), for licensed premises located at 194 Van Winkle Avenue, Garfield, NJ 07026), t/a Whoopee Discount Liquor & Wine.

Attorney Bennett Wasserstrum Esq., with law offices located at 3 Botany Village Square West, Clifton, New Jersey 07011 was present, along with the applicant.

#### PROPOSED ESTABLISHMENT OF A PARKING AUTHORITY

The City Council and Cabinet discussed the proposed establishment of a Parking Authority.

#### PROPOSED ARCHITECTURAL STANDARDS ORDINANCE

The City Council and Cabinet discussed the proposed adoption of an architectural standards ordinance.

#### PROPOSED PASSAIC STREET REHABILITATION

The City Council and Cabinet discussed the Proposed Passaic Street Rehabilitation and the proposed designation of the location as “An Area in Need of Rehabilitation”. City Manager Duch reported that at the last meeting of the Redevelopment Agency, a presentation was made by DMR Architects and by the Greater Bergen County Community Action Partnership regarding this matter.

#### REPORTS OF OFFICERS

City Manager Thomas J. Duch reported on the following:

1. The Court Administrator in Wallington is now qualified, therefore the City of Garfield and Borough of Wallington may be ending the Shared Service agreement between the two municipalities.
2. The Water System Notice that was received from the New Jersey Department of Environmental Protection. Water and Facilities Manager Willard Bierwas advised that the City did the necessary testing and the City will be getting a retraction notice from the D.E.P.
3. Proposed replacement of windows for the Garfield Free Public Library Building located at 500 Midland Avenue.
4. Proposed stricter enforcement of the Property Maintenance Code.
5. The proposal for a Right To Know Consultant for \$3,550.00 a year.

Work Session August 11, 2015, Continued

REPORTS OF OFFICERS

6. The proposed Resolution concerning the Bergen County Open Space Land Acquisition grant application regarding the Hobart Place Playground for a proposed Dog Park and the proposed Special Council meeting to be held Tuesday, September 1, 2015 at noon to hold a public hearing on the grant application.

ARRIVAL OF COUNCILMEMBER DELANEY

At 7:15 PM, Councilmember Joseph Delaney joined the Work Session it was duly noted for the record.

REPORTS OF OFFICERS

7. The proposed resolution concerning the Bergen County Open Space grant application in connection with the 20<sup>th</sup> Century Field Improvement Project.
8. The Water Leak Detection Project which cost \$7,775.00 located 15 suspected leaks resulting in a loss of 316,000 gallons of water per day which are being addressed, so the project was cost effective.
9. The proposed Abandoned Properties Ordinance to be reviewed by the City Attorney.
10. The proposed engagement of a different payroll company, Pay Com to succeed ADP which will result in a savings and additional services.
11. Various Municipal Tax Appeals.
12. The proposed sale of the Presto Lock building located at 100 Outwater Lane.
13. The Noise Study of Teterboro Airport authorized by the Port Authority of New York and New Jersey.
14. Various Ad journals for City Council consideration

City Engineer Kevin J. Boswell reported on the following:

1. The written Report of the City Engineer dated August 11, 2015.
2. The proposed vacation of abandoned streets in 20<sup>th</sup> Century Field to eliminate “paper streets” on City maps.
3. The need for road re-paving throughout the City by the Public Service Electric and Gas Company due to the roads being ripped up in connection with their Energy Strong Program.

Mayor Tana M. Raymond reported on the following:

1. Commercial vehicles which have been approved for Residential Parking Stickers and a proposed fee for commercial vehicles.

CLOSED SESSION

Resolution No. 15-333

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,

Work Session August 11, 2015, Continued

CLOSED SESSION

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 7:40 P.M. on Tuesday, August 11, 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; (Meeting with PBA Local No. 46 representatives).
- \* Tactics or techniques utilized in protecting the safety and property of the public or any investigation of violations or possible violations of the law; (the need to address workers compensation issues and sexual harassment issues).
- \* Pending or anticipated litigation or contract negotiations or matters falling within attorney-client privilege; (meeting with PBA Local No. 46 representatives; proposed retirement of Police Chief Kevin Amos).

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) Glenn A. Mati  
Frank J. Calandriello

ADJOURNMENT

After the City Council came out of Closed Session at 8:45 PM, there being no further business, the Work Session was adjourned.

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Andrew J. Pavlica, CITY CLERK