

**AGENDA
MAYOR & COUNCIL MEETING
December 14, 2021
8:15 P.M.**

Mayor Misciagna calls meeting to order at:

Pledge of Allegiance to the Flag

ROLL CALL:

Present:
Absent:
Also Present:

Mayor Misciagna Reads Compliance Statement, as required by Open Public Meeting Act, P.L. 1975, Chapter 231.

SUSPEND THE REGULAR ORDER OF BUSINESS

Mayor Misciagna calls for a motion to suspend the regular order of business to present Certificates of Recognition to the 11U Boys Fall Travel Baseball Team – Undefeated Champions and for the presentation of checks to the American Legion, Tri-Boro Ambulance and the Tri-Boro Food Pantry by Troy Taber.

A motion was made by _____ and seconded by _____ to confirm.

Roll Call:

**CERTIFICATES OF RECOGNITION
11U BOYS FALL TRAVEL BASEBALL TEAM**

11U BOYS FALL TRAVEL BASEBALL - UNDEFEATED CHAMPIONS

HEAD COACH: ERIC WALTER
ASSISTANT COACH: JOE IULA
ASSISTANT COACH: RICH BRODERICK
ASSISTANT COACH: RICH MOSS

SEAN BRODERICK	BRETT ENGLE
JAKE FALKENSTERN	LUKE GILL
AUSTIN IULA	BRIAN KLEIN
DANIEL MOSS	JOHN NAPOLITANO
ANTHONY PANAZZOLO	MATTHEW WALTER

AGENDA CHANGES

PUBLIC PRIVILEGE OF THE FLOOR:

Mayor Misciagna asks if anyone present wishes to be heard on any matter.
Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

Speaker:

ORDINANCES – INTRODUCTION

NONE

ORDINANCES – PUBLIC HEARING

NONE

CONSENT AGENDA:

Mayor Misciagna asks if any Councilmember would like to have any Resolution removed from the Consent Agenda and placed under New Business.

Speaker:

Mayor Misciagna asks if any Councilmember would like to abstain from voting on any Resolution on the Consent Agenda.

Speaker:

Mayor Misciagna asks for a motion to accept the Consent Agenda (with the abstentions so noted).

A motion was made by _____ and seconded by _____ to confirm.

Roll Call:

RESOLUTIONS:

- Res. No. 021-332 – Authorize Tax Lien/Payment of Maintenance – High Sierra Landscaping Contractors, Inc.
- Res. No. 021-333 – Authorizing Execution of Contract for Surveying, Permitting & Construction Management Services Between the Borough and Neglia Engineering - N. 5th Street/Section II – Colony Ave to W. Grand Ave
- Res. No. 021-334 – 2021 Budget Transfers – Current Fund
- Res. No. 021-335 – Adopting the Updated Employee Handbook for the Borough
- Res. No. 021-336 – Authorizing Street Sweeping Shared Services Agreement with the Borough of Paramus
- Res. No. 021-337 – Authorizing the Borough of Park Ridge to enter into Shared Services Agreement for 2022 with the County of Bergen, Dept. of Health Services
- Res. No. 021-338 – Resolution to Advertise for Bids – N. 5th Street/Section II – Colony Avenue to W. Grand Ave (NJDOT Municipal Aid Grant Funded)
- Res. No. 021-339 – Municipal Endorsing Resolution for CDBG Funds
- Res. No. 021-340 – Authorize Duplicate Tax Payment Refund
- Res. No. 021-341 – Authorizing Execution of an Amendment to Restrictive Covenants - Between the Borough of Park Ridge and Park Ridge AMPROP LLC
- Res. No. 021-342 – Appointing Keith Dalton as Construction Official HHS, Building Inspector and Fire Subcode HHS Official
- Res. No. 021-343 – Authorizing Affirming the Appointment of Richard Bolan as High Hazard Structures (“HHS”) Building Subcode Official
- Res. No. 021-344 – Affirming the Appointment of Mauro A. Finamore as High Hazard Structures (“HHS”) Electrical Inspector

- Res. No. 021-345 – Resolution to Appoint Christopher O’Leary to serve as Water Dept. Supervisor & Authorizing the Execution of Employment Contract
- Res. No. 021-346 – 2021 Budget Transfers – Water Budget
- Res. No. 021-347 – Payment of Bills - Utility
- Res. No. 021-348 – Payment of Bills – Borough
- Res. No. 021-349 – Approve Engineering Services - Emergency Installation of Drinking Water Treatment at Wells 12, 14 and 18 - H2M
- Res. No. 021-350 – Resolution Approving the Emergency Purchase of GAC vessels
- Res. No. 021-351 – Resolution to Authorize Execution of Developer's Agreement – Landmark
- Res. No. 021-352 – Resolution to Authorize Execution of Tax Assessment Settlement Agreement – Landmark
- Res. No. 021-353 – Resolution to Authorize Execution of Utility Easement - Landmark

COMMUNICATIONS:

OLD BUSINESS:

NEW BUSINESS:

Mayor Misciagna asks for a motion to appoint the following member enumerated below:

ROSEMARY HAPP - RECREATION AND CULTURAL COMMITTEE

A motion was made by _____ and seconded by _____ to confirm.

Roll Call:

APPROVAL OF MINUTES

Mayor Misciagna asks for a motion to approve the Minutes as follows:

Public Hearing Minutes Dated November 9, 2021
Open & Work Session Minutes Dated November 9, 2021

A motion was made by _____ and seconded by _____ to confirm.

Roll Call:

REPORTS OF THE GOVERNING BODY

Councilmember Fenwick:

Councilmember Ferguson:

Councilmember Cozzi:

Councilmember Capilli:

Councilmember Metzdorf:

Council President Epstein:

ADJOURN

A motion was made by _____ and seconded by _____ to adjourn the
Regular Mayor and Council Meeting. Meeting adjourned at _____ P.M.

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-332**

**AUTHORIZE TAX LIEN/PAYMENT OF MAINTENANCE
HIGH SIERRA LANDSCAPING CONTRACTORS, INC.**

WHEREAS, the Borough of Park Ridge contracted with High Sierra Landscape Contractors, Inc. to perform maintenance on unkept properties within the borough, in the amount of \$215.00; and

WHEREAS, High Sierra Landscape Contractors, Inc. has requested payment for the work completed to date; and

WHEREAS, the Temporary Chief Financial Officer has certified that funds are available in Account No. 01-2010-26-2902-029; and

WHEREAS, payment will be made and a lien will be placed on each property, as indicated on the below listing; and

<u>TAX LIEN TO BE ISSUED:</u>	
<u>BLOCK/ LOT</u>	<u>AMOUNT</u>
BL 1910/L1	\$ 165.00
BL 1916/L17	\$ 50.00

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge that the Borough Treasurer be and she is hereby authorized and directed to pay High Sierra Landscape Contractors, Inc., for a total amount of \$215.00 and place liens on the borough properties accordingly.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-333**

**RESOLUTION AUTHORIZING THE EXECUTION OF A CONTRACT FOR
SURVEYING, DESIGN, PERMITTING, CONTRACT DOCUMENTS
PREPARATION AND CONSTRUCTION MANAGEMENT SERVICES AND
BETWEEN THE BOROUGH OF PARK RIDGE AND NEGLIA
ENGINEERING ASSOCIATES FOR
North 5th Street - Section II (Colony Avenue to West Grand Avenue)**

WHEREAS, the Borough of Park Ridge (the "Borough") has received a Year 2022 NJDOT Municipal Aid Grant in the amount of \$207,000 to construction roadway improvements on 5th Street from Colony Avenue to West Grand Avenue in the Borough; and

WHEREAS, the Borough seeks to engage the professional services of Neglia Engineering Associates ("Neglia Engineering") to provide surveying, design, permitting, contract documents preparation and for construction management services for the North 5th Street - Section II (Colony Avenue to West Grand Avenue) Project; and

WHEREAS, the Borough of Park Ridge has received a quote dated November 19, 2021 from Neglia Engineering, 34 Park Ave, Lyndhurst, NJ 07071 for the requested services for Phase I a lump sum basis for a cost of Fourteen Thousand Six Hundred Twenty-Five Dollars (\$14,625.00) & Phase II for a cost not to exceed of Thirteen Thousand Nine Hundred Seventy-Five Dollars (\$13,965.00), attached; and

WHEREAS, the appointment and the contract are exempted from the competitive bidding requirements of the Local Public Contracts Law, (NJSA 40A:11-1 et. Seq.) as "Professional Services", pursuant to NJSA 40A:11-5(1)(a); and

WHEREAS, the vendor is the current 2021 Borough Engineer for the Borough of Park Ridge and the Mayor and Council awarded said 2021 contract pursuant to the provisions of NJSA 19:44A-20.5; and

WHEREAS, the Chief Financial Officer has certified the funds are available in the Borough of Park Ridge Account No. 04-2150-55-2101-002; and

WHEREAS, the MANDATORY EQUAL EMPLOYMENT OPPORTUNITY LANGUAGE NJSA 10:5-31 et. Seq., NJAC 17:27 (Exhibit A) is hereby incorporated in full in said contract.

NOW, THEREFORE BE IT RESOLVED that the Mayor and Borough Council of the Borough of Park Ridge authorize the issuance of a contract as described herein to Neglia Engineering for Phase I & II in connection for Professional Surveying, Engineering, and Construction Management Services North 5th Street - Section II (Colony Avenue to West Grand Avenue) in the amount of \$28,590.00; and

BE IT FURTHER RESOLVED that Notice of this action shall be published in the newspaper, The Bergen Record, within ten (10) days of adoption.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-334**

2021 BUDGET TRANSFERS – CURRENT FUND

WHEREAS, N.J.S.A.40A:4-58 permits transfers among Budget Appropriations during the last two months of the fiscal year and first three months of the preceding year, and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge that the Borough Treasurer shall and is hereby authorized to make the following transfers as per instructions from the Chief Financial Officer as follows:

			2021
	Account #	Appropriation	Appropriation
-	-	-	-
Debit from:			
Finance S/W	20-1301-011	\$35,000.00	
Planning Board S/W	21-1801-012	\$18,000.00	
Construction Code S/W	22-1951-012	\$105,000.00	
Group Health	23-2202-190	\$45,000.00	
Employee Group Health	23-2212-001	\$10,000.00	
Solid Waste	26-3052-256	\$40,000.00	
Recycling O/E	26-3082-258	\$15,000.00	
Credit to:			
Finance O/E	20-1302		\$30,000.00
Tax Collector S/W	20-1451-011		\$50,000.00
Tax Collector O/E	20-1452		\$10,000.00
Legal	20-1552-134		\$50,000.00
Zoning Board S/W	21-1851-012		\$41,600.00
Streets & Roads	26-2902		\$10,000.00
Vehicle Maintenance O/E	26-3152		\$10,000.00
Sewer O/E	26-4552		\$3,000.00
Recreation S/W	28-3701-012		\$13,400.00
Police O/E	25-2402		\$50,000.00
		\$268,000.00	\$268,000.00

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-335**

**RESOLUTION ADOPTING THE UPDATED EMPLOYEE HANDBOOK
FOR THE BOROUGH OF PARK RIDGE**

WHEREAS, from to time, the Borough must update its employee handbook to remain compliant with current law, current employment policies and the requirements of the Municipal and Joint Insurance funds; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Employee handbook entitled "Employee Handbook Updated November 2021" is hereby adopted for use by the Borough of Park Ridge; and

BE IT FURTHER RESOLVED, that a copy of the within resolution with the adopted handbook be available for public inspection during regular business hours and pursuant to the laws of the State of New Jersey, County of Bergen and Borough of Park Ridge and that a copy of such handbook shall be supplied to each employee of the Borough.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-336**

**RESOLUTION AUTHORIZING STREET SWEEPING SHARED
SERVICES AGREEMENT WITH THE BOROUGH OF PARAMUS**

WHEREAS, the Borough of Park Ridge is in need of annual street sweeping services; and

WHEREAS, the Borough of Park Ridge and the Borough of Paramus seek to renew an Interlocal Agreement wherein the Borough of Paramus will provide Street Sweeping services for the Borough of Park Ridge; and

WHEREAS, the Borough of Paramus has offered to provide said services pursuant to a Shared Services Agreement with the Borough of Park Ridge; and

WHEREAS, the shared services proposal presented by the Borough of Paramus (a copy of which is attached hereto) is the most cost effective proposal for the Borough of Park Ridge; and

WHEREAS, the Mayor and Council deem it to be in the best interests of the Borough of Park Ridge to enter into an Interlocal Agreement with the Borough of Paramus for Street Sweeping services,

NOW, THEREFORE BE IT RESOLVED that the Mayor and Council of the Borough of Park Ridge that the Borough hereby authorize the Mayor to execute the required Shared Services Agreement with the Borough of Paramus for street sweeping services for the 2022 calendar year.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-337**

**RESOLUTION AUTHORIZING THE BOROUGH OF PARK
RIDGE TO ENTER INTO A SHARED SERVICES
AGREEMENT FOR THE YEAR 2022 WITH THE COUNTY
OF BERGEN, DEPARTMENT OF HEALTH SERVICES**

WHEREAS, the Borough of Park Ridge and the County of Bergen, Department of Health Services are parties to a Shared Services Agreement which will expire on December 31, 2021; and

WHEREAS, the Borough of Park Ridge desires to renew its Shared Services Agreement with the County of Bergen, Department of Health Services for the year 2021 for the services of (a) Public Health Officer, (b) Registered Environmental Health Specialist and (c) Animal Control Services at a total cost per annum of \$49,221.40 as set forth in the 2022 Schedule of Services and Fees provided by the County of Bergen, Department of Health Services (the "Agreement"); and

WHEREAS, it is in the best interest of the Borough of Park Ridge to execute the Agreement upon the terms and conditions set forth in the Agreement; and

WHEREAS, the Agreement incorporates all of the requirements and obligations of each party to the Agreement; and

WHEREAS, the execution of the Agreement has been recommended by the Borough Attorney; and

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey, that the Mayor is hereby authorized and directed to execute the Shared Services Agreement with the County of Bergen, Department of Health Services for the year 2021 for the services of (a) Public Health Officer, (b) Registered Environmental Health Specialist and (c) Animal Control Services at a total cost per annum of \$49,221.40 as set forth in the 2022 Schedule of Services and Fees provided by the County of Bergen, Department of Health Services; and

BE IT FURTHER RESOLVED that the Municipal Clerk will transmit a certified copy of this resolution to the Director of the Division of Local Government Services in the Department of Community Affairs and the Tax Collector-Chief Financial Officer; and

BE IT FURTHER RESOLVED, that a true copy of this Resolution shall be placed on file in the Municipal Clerk's Office, the Office of the Borough Administrator and a copy be transmitted to the Borough Attorney.

Adopted / / on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-338**

**RESOLUTION TO ADVERTISE FOR BIDS
N. 5th Street/Section II (Colony Ave to W. Grand Ave)**

BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge, Bergen County, New Jersey upon the recommendation of the Borough Engineer, Gregory J. Polyniak, Neglia Engineering Associates, that the plans & specifications for:

**N. 5th Street/Section II (Colony Ave to W. Grand Ave)
(NJDOT Municipal Aid Grant Funded)**

**BOROUGH OF PARK RIDGE
BERGEN COUNTY, NEW JERSEY**

Are hereby approved and the Borough Clerk is hereby authorized to advertise for bids. This Resolution to take effect immediately.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-339**

**MUNICIPAL ENDORSING RESOLUTION FOR
BERGEN COUNTY COMMUNITY DEVELOPMENT BLOCK
GRANT
Lehmann Gardens Copper Piping Replacement**

WHEREAS, a Bergen County Community Development Block Grant application of \$175,000.00 has been proposed by the Community Housing Resource Board of Southern Bergen County, Inc. for Lehmann Gardens Copper Piping Replacement; and

WHEREAS, pursuant to the State Interlocal Services Act, CDBG funds may not be spent in a municipality without authorization by the Mayor and Council; and

WHEREAS, the aforesaid project is in the best interest of the people of the Borough of Park Ridge; and

WHEREAS, this resolution does not obligate the financial resources of the municipality and is intended solely to expedite expenditure of the aforesaid CDBG application; and

Now, Therefore, Be It Resolved, that the Mayor and Council of the Borough of Park Ridge hereby confirm endorsement of the aforesaid project; and

Be It Further Resolved, that a copy of this resolution shall be sent to the Director of the Bergen County Division of Community Development so that implementation of the aforesaid project may be expedited.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-340**

AUTHORIZE DUPLICATE TAX PAYMENT REFUND

WHEREAS, as a result of a duplicate payment in accordance to R.S. 54:4-21; there has resulted in the overpayment of taxes.

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge that the Borough Treasurer is hereby authorized and directed to return the following fourth quarter 2021 tax overpayments:

B 901/L 3 James Dickens & Jerim Yoo \$4242.20
171 Leach Ave
Park Ridge, NJ 07656

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-341**

**RESOLUTION AUTHORIZING THE EXECUTION OF AN
AMENDMENT TO RESTRICTIVE COVENANTS BETWEEN THE
BOROUGH OF PARK RIDGE AND PARK RIDGE AMPROP LLC**

WHEREAS, Park Ridge AMPROP LLC, with offices located at 515 Plainfield Avenue, Suite 200, Edison, New Jersey 088167 (hereinafter referred to as "AMPROP"), has obtained financing from Dwight Capital LLC for the benefit of the project identified and known as "Spring Hills Park Ridge and Spring Hills Post Acute Park Ridge," FHA Project No. 031-22147 and located at 120-124 Noyes Drive, Park Ridge, New Jersey 07656 (the "Project"); and

WHEREAS, the predecessor in title of AMPROP entered into a certain Mandatory Deed Restriction in favor of the Borough of Park Ridge ("Borough") dated February 12, 2019 and recorded in V Book 3196 Page 1639-1647 with respect to the Project; and

WHEREAS, HUD requires as a condition of its insuring Lender's financing to the Project, that the lien and covenants of the Restrictive Covenant be subordinated to the lien, covenants, and enforcement of the Security Instrument; and

WHEREAS, the Borough has agreed to subordinate the Restrictive Covenants to the lien of the Mortgage Loan in accordance with the terms of an Amendment to Restrictive Covenants that has been prepared setting forth the terms and conditions of the agreement between the Borough and Park Ridge AMPROP LLC, LLC; and

WHEREAS, the execution of the within Amendment to Restrictive Covenant has been recommended by the Borough Attorney; and

NOW, THEREFORE BE IT RESOLVED BY the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor and Clerk are hereby authorized and directed to execute the Amendment to Restrictive Covenants between the Borough of Park Ridge and Park Ridge AMPROP LLC; and

FINALLY, BE IT RESOLVED, a copy of this Resolution shall be placed on file in the Municipal Clerk Office, the Office of the Borough Administrator and a copy be transmitted to the Borough Attorney.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-342**

**RESOLUTION APPOINTING KEITH DALTON AS THE
CONSTRUCTION OFFICIAL HHS, BUILDING INSPECTOR, AND FIRE
SUBCODE HHS FOR THE BOROUGH OF PARK RIDGE**

WHEREAS, there is a need to hire a Construction Official HHS, building inspector, and Fire subcode HHS for the Borough of Park Ridge; and

WHEREAS, the proper posting of this position was made pursuant to the rules and regulations of the New Jersey Civil Service Commission and Keith Dalton, having satisfied all the requirements as mandated, has been identified as the candidate for the position; and

WHEREAS, the Mayor and Council wish to appoint Keith Dalton as the Construction Official HHS, Building Inspector, and Fire Subcode HHS official for the Borough of Park Ridge effective December 1, 2021; and

WHEREAS, Keith Dalton shall receive a salary of \$30,000.00 per year for his services. Such employment shall not be deemed a full-time position nor is this position a part of any collective bargaining unit; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge that Keith Dalton is appointed as the Construction Official HHS, Building Inspector, and Fire Subcode HHS official for the Borough of Park Ridge pursuant to the rules and regulations of the New Jersey Civil Service Commission, the Laws of the State of New Jersey, the policies of the Borough of Park Ridge and the terms of this resolution. The Mayor is hereby authorized and the Borough Clerk shall attest to any and all documentation necessary to facilitate and enact this resolution; and

BE IT FURTHER RESOLVED that a copy of said contract shall be on file with the Borough Clerk and be available for public inspection.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-343**

**RESOLUTION AUTHORIZING AFFIRMING THE APPOINTMENT OF
RICHARD BOLAN AS THE HIGH HAZARD STRUCTURES
("HHS") BUILDING SUBCODE OFFICIAL**

WHEREAS, there is a need to appoint a High Hazard Structures ("HHS") Building Subcode Official for service with the Borough of Park Ridge; and

WHEREAS, the Mayor and Council has identified Richard Bolan as having the experience and qualifications necessary to provide such services to the Borough; and

WHEREAS, the Mayor and Council wish to approve the appointment of Mr. Bolan effective December 15, 2021 and set his rate of compensation at \$15,000.00 per year for such service; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor be and he is hereby authorized and directed, and the Borough Clerk to attest, to any and all documents necessary to appoint Richard Bolan as a part-time employee with a rate of compensation of \$15,000.00 per year pursuant to the terms of this resolution, the laws/policies of the Borough of Park Ridge and the laws of the State of New Jersey; and

BE IT FURTHER RESOLVED, that a copy of the within Resolution be available for public inspection during regular business hours and pursuant to the laws of the State of New Jersey, County of Bergen and Borough of Park Ridge.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-344**

**RESOLUTION AFFIRMING THE APPOINTMENT OF MAURO A.
FINAMORE AS THE HIGH HAZARD STRUCTURES
("HHS") ELECTRICAL INSPECTOR**

WHEREAS, Mauro A. Finamore was appointed as the High Hazard Structures ("HHS") electrical inspector on a probationary basis; and

WHEREAS, the Mayor and Council wish to affirm the appointment of Mr. Finamore on a permanent basis and set his rate of compensation to \$18,000.00 per year for such service; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor be and he is hereby authorized and directed, and the Borough Clerk to attest, to any and all documents necessary to appoint Mauro A. Finamore as a part-time employee with a rate of compensation of \$18,000.00 effective December 1, 2021 per year pursuant to the terms of this resolution, the laws/policies of the Borough of Park Ridge and the laws of the State of New Jersey ; and

BE IT FURTHER RESOLVED, that a copy of the within Resolution be available for public inspection during regular business hours and pursuant to the laws of the State of New Jersey, County of Bergen and Borough of Park Ridge.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-345**

**RESOLUTION TO APPOINT CHRISTOPHER O'LEARY TO SERVE AS
WATER DEPARTMENT SUPERVISOR AND AUTHORIZING THE
EXECUTION OF THE EMPLOYMENT CONTRACT FOR SAME**

WHEREAS, there is a need to appoint a Water Department Supervisor in the Borough of Park Ridge; and

WHEREAS, the Board of Public Utilities have recognized that Christopher O'Leary has the experience and qualifications necessary to be appointed to serve in such capacity; and

WHEREAS, the Personnel Committee have engaged in negotiations with Mr. O'Leary regarding the terms and conditions of his employment; and

WHEREAS, the parties have come to an agreement with regard to the terms and conditions of his employment covering the period commencing January 1, 2022 and ending December 31, 2024; and

WHEREAS, the Mayor and Council wish to authorize the execution of said agreement and to appoint Mr. Christopher O'Leary as the Park Ridge Water Department Supervisor; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge that Mr. Christopher O'Leary is appointed as the Park Ridge Water Department Supervisor pursuant to this resolution, the policies/laws of the Bough of Park Ridge and the Laws of the State of New Jersey and that the Mayor is authorized and the Borough Clerk shall attest to the execution of the attached Contract of Employment and any other documents necessary to effectuate same pursuant to this resolution; and

BE IT FURTHER RESOLVED that a copy of said contract shall be on file with the Borough Clerk and be available for public inspection.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-346**

2021 BUDGET TRANSFERS – WATER BUDGET

WHEREAS, N.J.S.A.40A:4-58 permits transfers among Budget Appropriations during the last two months of the fiscal year and first three months of the preceding year, and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge that the Borough Treasurer shall and is hereby authorized to make the following transfers as per instructions from the Chief Financial Officer as follows:

			2021
	Account #	Appropriation	Appropriation
-	-	-	-
Debit from:			
WATER CAPITAL OUTLAY	55-5122	\$75,000.00	
Credit to:			
WATER O/E	55-5022		\$75,000.00
		\$75,000.00	\$75,000.00

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-347**

PAYMENT OF BILLS - UTILITY

BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge that they are in receipt of the following Board of Public Works Utility bills in the sum of \$856,893.16 (bill list dated December 1, 2021) which was previously approved and authorized for payment by the Temporary Board of Public Works Chief Financial Officer have been approved and authorized for payment and that the Mayor, Borough Clerk and Borough Treasurer are, hereby authorized and directed to issue warrants in payment of same.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-348**

PAYMENT OF BILLS - BOROUGH

BE IT RESOLVED, by the Mayor and Council of the Borough of Park Ridge that the following bills in the sum of \$ 3,140,204.33 (bill lists dated November 19, 2021 and December 10, 2021) have been approved and authorized for payment and that the Mayor, Borough Clerk and Temporary Borough Treasurer are, hereby authorized and directed to issue warrants in payment of same.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-349**

**RESOLUTION APPROVING H2M ENGINEERING SERVICES
Emergency Installation of Drinking Water Treatment at Wells 12, 14 and 18**

WHEREAS, the Governing Body of the Borough of Park Ridge advertised for bids for the Multi-Phase engineering services for emergency installation of drinking water treatment at Wells 12, 14 and 18; and

WHEREAS, pursuant to N.J.S.A. 19:44A-20.4 et seq., the Borough has adopted the fair and open process for the appointment of engineering services for the installation of drinking water treatment at Wells 12, 14 and 18; and

WHEREAS, the Borough received a proposal from H2M Architects and Engineers in the amount of \$247,000.00 for engineering services, a copy of which is attached hereto and incorporated herein by reference; and

WHEREAS, after a review of same, the Borough determined that H2M has complied with the requirements set forth in the Request for Qualifications and has qualified pursuant to the fair and open process; and

WHEREAS, the Borough recommends that the Mayor and Council award a professional services agreement to H2M in the amount of \$247,000.00; and

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the Borough of Park Ridge that H2M Architects and Engineers be and are hereby appointed and that a professional services agreement in the amount of \$247,000.00 be entered into between the Parties for the Multi-Phase engineering services for the emergency installation of drinking water treatment at Wells 12, 14 and 18.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-350**

**RESOLUTION APPROVING THE EMERGENCY PURCHASE OF
GAC VESSELS -Philip Ross Industries, Inc.**

WHEREAS, after a review of information provided by H2M regarding the presence of compounds detected in the drinking water supplied by the Park Ridge Water Department, it was determined that the water quality sampling at Wells 12, 14 and 18 have detected elevated levels of PFOA and were projected to exceed the PFOA MCL at all three locations; and

WHEREAS, it is necessary to purchase GAC vessels and media required to proceed with the emergency treatment for PFAS at Wells 12, 14 and 18 as set forth in the attached proposal for the purchase of equipment in the amount of ; and

WHEREAS, Paul Longo, Director of Operations of the Park Ridge Public Works has submitted a certification attesting to the purchase of emergency temporary equipment, a copy of which is attached hereto and incorporated herein by reference; and

WHEREAS, the Park Ridge Public Works has reviewed this matter and recommended the emergency purchase of GAC vessels and media required to proceed with regard to this matter; and

WHEREAS, the New Jersey Local Public Contracts Law allows for "emergency contracts" which may be negotiated or awarded without public advertising for bids when there is an emergency affecting the public health, safety or welfare and which requires the immediate delivery of goods of the performance of services; and

WHEREAS, the purchase of equipment through an emergency contract meets the criteria of N.J.S.A. 40A:11-6 as an actual and imminent emergency exists requiring: (a) the immediate ordering of the equipment; (b) the emergency condition affects the public health, safety and welfare requiring the immediate ordering and delivery of the equipment in order to alleviate the emergency; and (c) the need for the equipment could not have been reasonably foreseen to have planned for the purchase of the equipment; and

WHEREAS, a written requisition for the purchase of the equipment as defined in N.J.A.C. 5:34-6.1 has been filed with the purchasing agent describing the nature of the emergency, the cause and the need for invoking this section, certified by the Director of the Department of Public Works; and

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Park Ridge hereby approves the purchase of GAC vessels and media as an emergency exists as defined by N.J.S.A. 40A:11-06; and

BE IT FURTHER RESOLVED, that an emergency exists and it is necessary to render treatment for contaminants at Wells 12, 14 and 18; and

BE IT FURTHER RESOLVED that the purchase of GAC vessels and media from Philip Ross Industries, Inc. 88 Duryea Road, Suite 204, Melville, NY 11747 in the amount not to exceed \$ 1,080,000.00, be and is hereby approved.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-351**

**RESOLUTION AUTHORIZING THE EXECUTION OF A
DEVELOPER'S AGREEMENT BETWEEN THE BOROUGH OF
PARK RIDGE AND LANDMARK AR PARK RIDGE, LLC**

WHEREAS, Landmark AR Park Ridge, LLC, with offices located at 90 Woodbridge Center Drive, Suite 600, Woodbridge, New Jersey 07095 (hereinafter referred to as "Developer"), made an application to the Joint Planning Board/Zoning Board of Adjustment of the Borough of Park Ridge for the development of the Property designated as Lot 1 Block 301 on the Tax Assessment Map of the Borough of Park Ridge seeking a Use Variance, Preliminary and Final Major Site Plan Approval, Site Plan Waivers and Bulk Variances, where required, to demolish the existing office building on site, to retain the curbing and pavement of the existing parking lot so as to utilize the existing drainage system and for soil conservation purposes until the future development of the Property, and to develop the Property with an access driveway, drainage and other improvements to provide access to the inclusionary residential development located on an adjacent lot in the Borough of Montvale at Block 3302, Lot 1; and

WHEREAS, the details of the Developer's application have been set forth on various Site Plan documents including, but not limited to, the Exhibits List attached to the Resolution of Approval; and

WHEREAS, the Developer's application has received Site Plan Approval by virtue of a Resolution dated January 19, 2021; and

WHEREAS, the approval to the Developer is conditioned upon the execution of a Developer's Agreement between the Borough of Park Ridge and the Developer; and

WHEREAS, a Developer's Agreement has been prepared setting forth the terms and conditions of the Agreement between the Borough and the Developer; and

WHEREAS, the Developer's Agreement incorporates all of the requirements of the Borough Ordinances and incorporates the conditions imposed by the Planning Board of the Borough of Park Ridge, as well all Borough Departments; and

WHEREAS, the execution of the within Developer's Agreement has been recommended by the Planning Board Attorney;

NOW, THEREFORE BE IT RESOLVED BY the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor and Clerk are hereby authorized and directed to execute the Developer's Agreement between the Borough of Park Ridge and Landmark AR Park Ridge, LLC; and

FINALLY, BE IT RESOLVED, a copy of this Resolution shall be placed on file in the Municipal Clerk Office, the Office of the Borough Administrator and a copy be transmitted to the Borough Attorney.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-352**

**RESOLUTION AUTHORIZING THE EXECUTION OF A
SETTLEMENT AGREEMENT BETWEEN THE BOROUGH OF
PARK RIDGE AND LANDMARK AR PARK RIDGE, LLC AS TO
TAX ASSESSMENT APPEALS**

WHEREAS, Landmark AR Park Ridge, LLC, has tax assessment appeals pending in the Tax Court of New Jersey in connection with real estate known and designated on the Borough of Park Ridge's Tax Map as Block 301 Lot 1 a/k/a 1 Sony Drive ("Property"), which tax appeals are docketed as 009241-2014, 005960-2015, 003144-2016, 001911-2017, 002996-2018, 000809-2019, 001428-2020 and 006986-2021; and

WHEREAS, Landmark AR Park Ridge, LLC is desirous of constructing a development on the Property which include an affordable housing component, in accordance with the Settlement reached by and between the Parties on December 1, 2020 in connection with In the Matter of the Application of the Borough of Park Ridge, Docket No. BE-L-6030-15 (the "Project"); and

WHEREAS, the Parties are desirous of memorializing the Tax Appeal Settlement pursuant to a Settlement Agreement; and

WHEREAS, the approval as to the Tax Appeal Settlement is conditioned upon the execution of a Settlement Agreement between the Borough of Park Ridge and Landmark AR Park Ridge, LLC; and

WHEREAS, a Settlement Agreement has been prepared setting forth the terms and conditions of the Tax Appeal Settlement between the Borough and Landmark AR Park Ridge, LLC; and

WHEREAS, the execution of the within Settlement Agreement has been recommended by the Borough Attorney; and

NOW, THEREFORE BE IT RESOLVED BY the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor and Clerk are hereby authorized and directed to execute the Settlement Agreement between the Borough of Park Ridge and Landmark AR Park Ridge, LLC concerning the tax assessment appeals pending in the Tax Court of New Jersey in connection with real estate known and designated on the Borough of

Park Ridge's Tax Map as Block 301 Lot 1 a/k/a 1 Sony Drive ("Property"), which tax appeals are docketed as 009241-2014, 005960-2015, 003144-2016, 001911-2017, 002996-2018, 000809-2019, 001428-2020 and 006986-2021; and

FINALLY, BE IT RESOLVED, a copy of this Resolution shall be placed on file in the Municipal Clerk Office, the Office of the Borough Administrator and a copy be transmitted to the Borough Attorney.

Adopted ___/___/___ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk

**BOROUGH OF PARK RIDGE
RESOLUTION NO. 021-353**

**RESOLUTION AUTHORIZING THE EXECUTION OF A UTILITY
EASEMENT BETWEEN THE BOROUGH OF PARK RIDGE AND
LANDMARK AR MONTVALE, LLC**

WHEREAS, Landmark AR Montvale, LLC, with offices located at 90 Woodbridge Center Drive, Suite 600, Woodbridge, New Jersey 07095 (hereinafter referred to as "Developer"), is the owner of Property identified on the Borough of Park Ridge's Tax Map as Block 304 Lot 2 and Property identified on the Borough of Montvale Tax Map as Block 3302 Lot 1; and

WHEREAS, Landmark AR Montvale, LLC obtained preliminary and final site plan approval from the Planning Board of the Borough of Montvale by Resolution dated February 14, 2018 more particularly shown on the Plan entitled "Preliminary & Final Site Plan for Hornrock Properties MPR, LLC, Proposed Residential Development, One Sony Drive; and

WHEREAS, utility lines through, over and on the Borough Property are necessary to service the Development; and

WHEREAS, Landmark AR Montvale, LLC shall have the right to construct, install, maintain, repair, restore and replace within the Borough Property the underground utility improvements which shall include, but not be limited to, water, sewer, storm, gas, electric and cable and appurtenances relating thereto. No above ground improvements may be installed without the consent of the Borough of Park Ridge; and

WHEREAS, the approval to Landmark AR Montvale, LLC is conditioned upon the execution of a Utility Easement between the Borough of Park Ridge and Landmark AR Montvale, LLC; and

WHEREAS, a Utility Easement has been prepared setting forth the terms and conditions of the agreement between the Borough and Landmark AR Montvale, LLC; and

WHEREAS, the Utility Easement incorporates all of the requirements of the Borough Ordinances and incorporates the conditions imposed by the Planning Board of the Borough of Park Ridge, as well all Borough Departments; and

WHEREAS, the execution of the within Utility Easement has been recommended by the Planning Board Attorney; and

NOW, THEREFORE BE IT RESOLVED BY the Mayor and Council of the Borough of Park Ridge, County of Bergen, State of New Jersey that the Mayor and Clerk are hereby authorized and directed to execute the Utility Easement between the Borough of Park Ridge and Landmark AR Montvale, LLC; and

FINALLY, BE IT RESOLVED, a copy of this Resolution shall be placed on file in the Municipal Clerk Office, the Office of the Borough Administrator and a copy be transmitted to the Borough Attorney.

Adopted ____/____/____ on roll call vote as follows:

	Introduced	Seconded	AYES	NAYES	ABSENT	ABSTAIN
Capilli						
Cozzi						
Epstein						
Fenwick						
Ferguson						
Metzdorf						

APPROVED:

KEITH J. MISCIAGNA, MAYOR

Attest:

Magdalena Giandomenico
Borough Clerk