

BOROUGH OF GLEN ROCK

Executive Meeting Minutes

Monday, January 11, 2016 7:30 pm

This meeting is called pursuant to the provisions of the Open Public Meeting Law. This Meeting was included in a list of meeting notices sent to the Bergen Record and advertised in said newspaper, posted on the bulletin board in the Municipal Building, and has remained continuously posted as the required notices under the Statue. In addition, a copy of this notice is and has been available to the public and is on file in the office of the Municipal Clerk.

ROLL CALL:

Council Member O'Hagan - present
Council Member Surrago – present
Council Member Huisling - present

Council Member Pazan - present
Council Member Martin - present
Council Member Morieko – present

Mayor Packer– present
Anthony Suarez, Borough Attorney – present
Lenora Benjamin, Borough Administrator – present
Jacqueline Scalia, Borough Clerk – present

Presentation from Arboretum

Tom Scherzo – update on the project with design and how to pay the loan back. \$238,000. Gave a hand out, Tom put in a time table, full set of blue prints done, bids in the works, look to put out for advertisement with award in early March. Prefab shell with work done onsite and quality of factory build is much better, shell to be installed within 3 day period, hope to be done in late June. Minimal activity with pool season. Been at it for five years raised approximately \$400,000 and came to the borough asking for a loan, we thought raise the \$400, 00 was a good down payment. We have been asked for a business plan. We have cash on hand and money allocated for two years of the loan payment and raised money for the pavers, which will be a partial on the third year payment, looking for grant opportunities with the help of the borough, and continue to do fund raising. The point Tom has been made, we have been able to raise the money with a physical bldg. so when it's in the works should be hard. Friends of the Arboretum 11 acre plot 12 member board of trustee, carol Thielke been at this for 20 years, our objective to build and all season center 1,700 square feet place to gather approx. have 1000 school children visiting during the year. Gave some elevations the building is sight appropriate, going to pick a color that will blend in nicely, large common room office space conference meeting room and restrooms. Porch area good place for classes to gather and get organized. Google earth view sit not that far from the pool parking lot, fairly close to the street about 70 feet, good utility connection closer to the street, within the requirements of the DEP and wetlands, designed to fit the landscape. The design was done to optimize light, timber frame building, all recyclable, very

energy efficient, low volatile omissions. Prefab assemble onsite. Sample of curriculum that it will satisfy.

Mayor – spoke with Dr. Valenti and she was very interested in helping with getting the word out.

Tom Verblig – we did speak with the school system and they would like to have a laboratory there.

Mayor – first reading on the ordinance wed.

Council Member Morieko – have you looked at the wildlife in the area?

Tom Verblig – we really haven't but it's something like 4/10.

Tom scherbo – not to infringe on the wooded area.

Tom Verblig- they put in the pad then drive in the rest of the rest of the material.

Lenora Benjamin – even at that time the parking lot should be accessible.

Council Member Huiksing – no framing done there just the final parts.

Tom Verblig- the quality will be very nice.

Council Member Surrago – furniture and carpeting where is the money for that?

Tom Scherbo – color concrete and sealed, carpeting in the office area, looking for donated office furniture that already has been donated, and some folding table's money in the budget, and the only other thing will be technology.

Tom Verb- think we have enough feeler out there that we will be ok.

Council Member Surrago – are you charging any fees?

Carol Thielke – yes, we have core curriculum money will be going in the fund. Glen Rock student will be \$4.00, we do charge for weddings

Tom Scherbo – that money will going the pot for maintenance not for the repayment of the loan. Should be relatively free of maintenance.

Carol Thielke – we have always charged for out event and things.

Tom Scherbo – we should have a number of school coming with the \$ 4 - \$5 fee.

Council Member O'Hagan – once you have the structure it will add the fund raising, I believe it will be able to sustain itself. I'm very comfortable with this.

Carol Thielke– all records and equipment will all be in one place.

Council Member Huisking – annual cost for electric and water you estimated \$500 per month.

Tom Scherbo –temperature money with the heat pump when you have to use electric heat and the water will not be substantial.

Council Member Morieko – will the building be open in the summer time.

Tom Verb- yes but more for events, volunteers.

Council Member Morieko – what about the parking with the pool.

Tom Verblig- more events and volunteers in the summer the number of people and cars

Carol Thielke – they are looking into summer camp possibility.

Council Member Huisking – going thru this some research request for proposal construct, build, manage and give back.

Tom Scherbo – you are right it could be structured in a way to be built without prevailing wage, but given the legal headaches it would be worth it to do that. This is a borough project, we are giving the money to the borough and we will pay back the borough.

Tom Verblig – interior work fairly made cabinets with glass and shelving we are thinking about taking that out of the bid package. A lot of the finishing and interior work might not even be in the bid. \$638, 00 was the inflated number.

Council Member Surrago- do we have enough with the soft cost.

Lenora Benjamin – I think they have done their due diligence.

Tom Scherbo – monitoring of construction, group of volunteers with a lot of experience need someone there every day,

Lenora Benjamin – as far as the cost of issuance, that is on the borough and the cost for the attorney to review that is also on the borough.

Council Member Huisking – on the \$638,000 you mentioned some contingency plan do you know the number \$15,000. Do you know who you would have for the clerk of the works?

Tom Scherbo – we would pay someone who would do

Tom Scherbo – not know of any other soft cost.

Council Member Surrago – money on hand now \$85,000 so you need \$120,000 so you need to raise \$25,000 per year to cover the loan.

Tom Verblig – that is accurate. You asked us to sharper our pencil and we have. Feels more reasonable.

Tom Scherbo – we talked about raising from professional, its turning out to be correct, we encourage to give whatever you can. You have to have an impact on the money you raised.

Council Member Surrago – would this be closed in the winter?

Carol Thielke– it depends it bring so many more possibilities with a building.

Doris Ciarmella – did you say something like laboratory.

Carol Thielke– with involving young people vandalism has been down since then, but there will be security.

Council Member Martin – thinks that is something that should be put in right away.

Tom Scherbo – there will always be some issue, but hope that lighting will be a trick.

Alan Bronner – Gave a handout. Arboretum used to be a dump it was used at night time for a party place, we came to the council and asked them to but in a gate. I'm here now pledging, we are here to not lose money but to make it better. I went there today and took 45 pictures or so, look at where they want to but the building, it looks like a shanty town, 100 of pots you should go look at this before you vote on the ordinance, there is fencing there with dirt piles. If that is the slightest indication of what the building will look like I don't want it. You have to spend the time to look at this, you need to know the numbers. I have 100 more question we raise taxes and we now have a slush fund is that the money we are going to \$

Walter Perry – the number of people that it will bring to the town and the help the businesses. I'm supportive I think it worth while, I think you will get every dollar back and then some. I don't think anyone has come to the town and asked for a loan with a group coming up this amount of money to start. I think it's one of those things I would support.

Council Member Martin – something to be said about good will, this has been talked about for a long time, no can predict the future but there is good will, and they have shown great energy and effort to get to this point.

Council Member Surrago – we went through this several years ago we approved the concept and the matter before us is a loan and not pull back on the entire concept.

Rick Harrison – have some volunteer contracts help, labor donated. Have in the bid specs of material, people may not be able to afford \$5,000 but would be able to do the siding labor. You could save a huge amount of money in the labor just bid out for materials.

Council Member O'Hagan – we need to talk with the borough and the attorney to talk about the liability.

Police Transition

Mayor – thanked the chief and captain for their service. We have the public safety committee and also the transition committee. Thanked Mike for his service and help. Named the people on the public safety, skip, Maryjane & Kristine.'

Council Member Huisking – we already had a meeting, but we know this is important.

Council Member O'Hagan – thanked the police, ambulance, fire and OEM we have a great department, thanked the chief and Capt. for their years of service, quality individulas. I'm partly responsible for hiring 12 of these officers, wish the new members all the best and I will do my best to help out. It's been a great ride and thank you very much

Mayor – we realize the urgency, and we will keep you informed moving forward.

Went to the fire department event, thanked them all. Impressive event, very honored to be there and be a part of it.

We appointed a new borough attorney Anthony Suarez, with that thanked Robert Garibaldi for his years of service and dedication to the borough.

Mr. Suarez- thanked the mayor and council, very happy to be here, work for township of saddle brook, done work with Paramus, and think I could bring a lot of ideas and good advice here.

Mayor - thanked Jackie & Lenora for the help with a smooth transition.

Council Member Surrago – can we talk a little more with Anthony Suarez, think people are here I would like you to clarify your comments to the record.

Mayor – we put out request for qualifications, the mayor appoints with the advice and consent of the council, we did have a split vote three for Suarez and three not,

Mr. Suarez – in the other communities that has never been an issue, I was facing an issue of getting charged with a crime, something we never expected, I went to trial, I waived my amendment right, recall attempt to me as mayor and I prevailed upon that and two consecutive elections I have overcome that,

Council Member Huisking – same size of town and similar issues with police.]

Mayor – I saw a resume of exactly what we were looking for police issues, downtown experiences, Coah and affordable housing, for what we know we will need moving forward. He was acquitted in 2010 and I was aware and comfortable with that, yes he is a mayor and attorney for another town, but he has guaranteed us he will be here and rearranged his scheduled.

Alan Bronner – live in Ridgefield and he is well respected, I would recommend him.

Council Member O’Hagan – my concern is we asked at the interview process if there was anything else that we should have known. When it was asked it was never mentioned, but I have no issues with you personally, but I just wish we were aware. I welcome you and look forward with working with you.

Mr. Suarez – I’m sorry I didn’t say that at the time, I assumed that you might have known. I never thought that was something would need to be brought up, we have good ethics records very difficult to talk about that.

Council Member O’Hagan – just wanted you to know and more forward, I felt I need to tell you how I felt.

Council Member Surrago – I brought it up because of all of the social media.

Council Member Morieko – I welcome you and I know you will work twice as hard to make us look good.

Mayor – I was going to bring it up in closed session under personal, we will open the floor on Wednesday.

Council Member Huisking – I did the research when we received the information, you have the skills and have the experience and reading through the case, and see someone being accused, I fully support you and look forward to working with you.

Diane Lautermilch – thank you for the quick responses and update.

Mayor – this is not a plan I have more connections with local pizza places than I do politics, we should keep posting and discussing things online.

Council Member O’Hagan – need to be cautious with the posting.

Council Member Huisking – spent all day Saturday for the class of newly elective official, but I felt the need to respond to that threat.

Council Member Martin – welcome Mr. Suarez, we were all given the information of the rfq, I did my homework, and very much looking forward to working with you.

Council Liaison Reports-

Council Member Surrigo – Environmental commission resolution to renew home energy audit. 25 homes done retro fit. 25% saving \$4200 average, 138 audits. Looking for 18 month renewal not cost the borough, we could give some marking on the website. Fee to homeowners \$49.00.

Council Member Huisking – I did the audit and did the work required they charged \$49.99 extremely professional and I saved 21%.

All are ok for Wednesday night.

Working with Jackie planning an event at Macaluso Feb 25 for mayor and council will be sending something to the Gazette. \$75.00

Council Member Pazan –new committee finance and shade tree – finance diesel fuel 142 diesel and 1.37 for unleaded gas. Rent a street sweeper for \$7,750 per month, Drainage on Hillman, Central dispatch bill quarter \$78,000

Denis Calo bill \$12,000 Pool heater \$3,029 tree removed 3,100 on Nottingham Rodgers group annual fee \$7500. Finance meeting 6:30 pm this Thursday reviewing the budget, consintrating on budget for 2016, trying to get budget done by March 17th. Shade tree – dpw director was joining me. Trees planted as experiment to see which will work better, trust fund to buy trees. Can pick from 6 or 7 different types of trees. Shade tree brought to the previous council a tree ordinance regarding clear cutting they would like to revisit a tree ordinance to try to control the cutting of trees on personal property. Copy from Fairlawn to look at.

Council Member Huisking –co chair of the public safety mentioned about the transition commission, I do have a disclosure statement I would like to hand in from what I have done in the past.

Council Member Martin – met with Bob he told me about things he has coming up, we went through capital items, big ticket item resurfacing just under \$700,000 council to make some recommendations and prioritize. Recycling think the website is great, I like to think how to open

the website more to the public. How our recycling really works I would rather put this on the website, we use Atlantic coast fiber in Passaic they have a tour I think it's important that we know where our garbage is going. I will go check that out. We also spoke an e-waste big up and coming, looking into how to collect large plastic items. Last month I toured the facility of Ridgewood water I would like to link on the website. Questions and answers. I came away being quite impressed. Big concern the amount of chlorine being used, looking for other methods. Apply to see we don't take that much water from united water and Hawthorne.

Summit on farmers markets – I'm very interested think it would great for our town, something that I think that would be very for the website, would need to form a committee, Warwick draw 40,000 per year think it's something to look at, announce if through the website and ask about creating a committee.

Mayor – its doable specific process on how you reach out.

Council Member Martin – the people that run these summits help out with the resources. For discussion on the agenda for another time. Student liaisons are eager to start so hoping for that February.

Mayor – a little more collaboration between us and the BOE.

Council member O'Hagan – from parks and rec publically thank Joan Orseck she has been a champion and her leadership have some large shoes to fill, she will still be a member at large. First meeting tomorrow night look forward to working with Mark Barone, the fields are a priority we have the problem of to many kids on the fields that's a good problem, we have a tremendous town and not enough field space . Been in town for over 19 years and been coaching everything best times of my life recommend anyone with kids to get involved. I am committed to kids have also been and always will be. Need to keep more forward with these issues.

Mayor – member of rec advisory for 6 years, thanked Joan for all her work with the fields, will be on the agenda again at some point, will look at the referendum as a starting point. It is an important things.

Council Member Morieko - License & Franchise no report Library – meeting next Thursday.

Mayor – myself and Kristine on the planning board next meeting beginning of February. We reissued the rfq through the planning board looking to move quickly.

Council Member Morieko – met with Nancy spiller very excited due date January 20th.

Mayor – will be meeting with the religious communities one thing on the list is winter wonderland.

Council Member Huisling – many of you know I have been aware I have donated to the police department spoke with the previous borough attorney and best I put a letter together. And will continue to do. Letter to be kept on file.

Jim Seaton – Harristown road crossing the railroad have you noticed the mess with the underground wires.

Lenora Benjamin – this was PSE&G they plan on paving Harristown Rd during spring break, if something comes up then they have to wait until school is over.

Doris Ciarmella – lost Phil and Mary Alice we do need a rep from glen court and we did get carol Thielke we have 9 members and that's great short one.

Rick Harrison – glen park village project on Prospect Street, wanted to provide where we have been over the last two years, 13 investigation and purchasing the property 2014, re exam of the master plan and 2015 a year spent on adding and ordinance zone to try to accommodate the zone. Gave a package to show where we are at, my professional are available to talk with you at any time. I agree our property should be a transition zone, legitimate concerns with the setback and height we have adjusted that, some issues with the fire officials we suggested sprinklers in the attic, wanted to introduce myself and will working in any way to get this accomplished for the town.

Council Member Huisking – looks like moving the setback to 40

Rick – yes original was 25 and we agreed to move back to 40, I noted some other properties in the acres to allow you take an average 40 ft. would be acceptable. Large structure I do understand your concerns. We have reduced the units from 69 to 63 and original parking to 1.5 ratio we did reduce the units. Sewage plant behind you, park. 38 to 40 along the access drive. Anything facing residential should be one and then different.

Council Member O'Hagan – hoping moving forward you will be available to resident questions.

Rick – we would have been in front of the public a year and half ago.

Council Member Huisking – on Harristown road drive down and just take a look at that and see if there is anything you can do to be similar.

Rick – Coah situation, we need to speak on.

Mr. Suarez – right now in front of superior court judge. Not coah any more just affordable housing I don't have the reports from anyone. Planner that have come up with their argument.

Mayor – thank you.

Rick – strictly rental units.

Motion made by Council Member Martin to suspend the work session

Seconded by Council Member Huisking

All in favor

Meeting adjourned: 9:31 pm

