

BOROUGH OF RIDGEFIELD

A G E N D A

Work Session, Executive Session and Regular Meeting of the Mayor and Council

Date: November 24, 2014

Open Public Meetings Statement by Mayor Suarez

Work Session: 6:00 P.M. C.T.O.:  
Adjourn:

- Community Center Improvements

Mayor Suarez – Adjournment into closed Executive Session in accordance with the “Open Public Meetings Act”

Executive Session: 6:30 P.M. C.T.O.:  
Adjourn:

Public Session: 7:30 P.M. C.T.O.:  
Adjourn:

Pledge of Allegiance

Citizens Comment on Agenda:

Correspondence:

**ROLL CALL-WORK SESSION**

	<b>PRESENT</b>	<b>ABSENT</b>
Mayor Suarez		
Castelli		
Acosta		
Penabad		
Shim		
Todd		
Vincentz		

**ROLL CALL-EXEC. SESSION**

	<b>PRESENT</b>	<b>ABSENT</b>
Mayor Suarez		
Castelli		
Acosta		
Penabad		
Shim		
Todd		
Vincentz		

**ROLL CALL-PUBLIC SESSION**

	<b>PRESENT</b>	<b>ABSENT</b>
Mayor Suarez		
Castelli		
Acosta		
Penabad		
Shim		
Todd		
Vincentz		

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Presentation of Anti-Bullying Contest Certificates

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As advertised, hearing will be held on the Borough of Ridgefield 2014 Bergen County Open Space, Recreation, Farmland & Historic Preservation Trust Fund grant application for the project known as Nature Center Improvements

Entertain motion to declare the time for the public hearing to be declared open

Public Hearing

Entertain motion to declare the time for the public hearing to be declared closed

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PROPOSED CONSENT AGENDA:

280-2014 Councilman Acosta Discharge of Mortgage-Mastracche  
281-2014 Councilman Castelli Authorize to Re-advertise-Elm Avenue Roadway  
Improvements Section 3  
282-2014 Councilman Acosta Hire Sanitation/DPW Seasonal Employee  
283-2014 Councilman Acosta Authorize RFQ for Borough Grant Writer for  
Calendar Year 2015

**COUNCIL VOTE**

	YES	NO	ABSTAIN	ABSENT
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

RESOLUTIONS:

284-2014 Councilman Acosta Warrants

COMMENTS BY MAYOR:

COMMENTS BY COUNCILMEN:

COMMENTS BY CITIZENS: (All speakers are limited to five minutes maximum per meeting)

Agenda subject to change as a result of matters not known at time of printing with the consent of the Mayor and Council.

Respectfully submitted,

Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Mayor Suarez

BE IT RESOLVED, that the regular public meeting be adjourned, and that the Mayor and Council of the Borough of Ridgefield shall meet in a closed Executive Session following a five minute recess at the termination of this meeting. The purpose of the Executive Session shall be to discuss the following matters:

- \_\_\_\_\_ Personnel matters in various departments of the Borough.
- \_\_\_\_\_ Pending and Potential Litigation
- \_\_\_\_\_ Tax Court Litigation.
- \_\_\_\_\_ Potential real estate transactions in which the Borough may engage.

COUNCIL VOTE				
	YES	NO	ABSTAIN	ABSENT
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

BE IT FURTHER RESOLVED, that as soon as practicable discussion concerning

- \_\_\_\_\_ Personnel matters
- \_\_\_\_\_ Potential real estate transactions shall be disclosed to the public.
- \_\_\_\_\_ And that discussions with the Borough Attorney concerning litigation shall be disclosed when said litigation is terminated.

Adjournment to Closed Session. The Mayor and Council reserve the right to reconvene into Public Session, if necessary, to take action on Closed Session items.

Approved:

Attest:

\_\_\_\_\_  
Anthony R. Suarez, Mayor

\_\_\_\_\_  
Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Councilman Acosta

RESOLUTION NO. 280-2014

WHEREAS, the Borough of Ridgefield, through its Housing Rehabilitation Program, made a loan to Josephine Mastracche in the amount of \$19,925 in or about year 2005; and

WHEREAS, the loan was due upon the death of the borrower or the sale of the home; and

WHEREAS, the home was recently sold; and

WHEREAS, the Borough Attorney has determined that the amount to pay off said loan is \$21,925; and

WHEREAS, the Borough has received good funds in this amount, which have been deposited into the Housing Rehabilitation Fund; and

WHEREAS, the loan was inadvertently documented by two separate mortgages, evidencing the same debt; and

WHEREAS, the Borough is being called upon to discharge the mortgages of record since same has been paid;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Mayor and Borough Clerk be, and they hereby are, authorized and directed to execute the discharges of mortgage in the forms attached hereto and to then have the Borough Clerk forward the discharges of mortgage to Timothy N. Tuttle, Esq. for recording by that office.

Approved:

\_\_\_\_\_  
Anthony R. Suarez, Mayor

Attest:

\_\_\_\_\_  
Linda M. Silvestri,  
Borough Clerk

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

# Discharge of Mortgage

A certain Mortgage dated **April 14, 2005**, was made by **Josephine Mastracche**

to  
**Borough of Ridgefield**

This Mortgage was made to secure payment of \$ **19,275.00** and interest. It was recorded or registered in the office of the county recording officer of **Bergen** County, State of New Jersey, on **June 29, 2005**, in Mortgage Book **14441** on Page **393**.

1. This Mortgage has been PAID IN FULL or otherwise SATISFIED and DISCHARGED. It may now be discharged of record. This means that this Mortgage is now canceled and void.
2. I sign and CERTIFY to this Discharge of Mortgage on

Witnessed or Attested by: \_\_\_\_\_ (Seal)  
**Borough of Ridgefield**

\_\_\_\_\_ (Seal)  
by:

STATE OF NEW JERSEY, COUNTY OF \_\_\_\_\_ SS:  
I CERTIFY that on  
**Borough of Ridgefield**  
personally came before me and stated to my satisfaction that this person (or if more than one, each person):  
(a) was the maker of the attached instrument;  
(b) executed this instrument as his or her own act.

\_\_\_\_\_  
*Print name and title below signature*

STATE OF NEW JERSEY, COUNTY OF **Bergen County** SS:  
I CERTIFY that on **September**, **2014**  
**Borough of Ridgefield**  
personally came before me and stated to my satisfaction that this person (or if more than one, each person):  
(a) was the maker of the attached instrument;  
(b) was authorized to and did execute this instrument as  
of \_\_\_\_\_ the entity named in this instrument; and,  
(c) executed this instrument as the act of the entity named in this instrument.

RECORD AND RETURN TO:  
**Timothy N. Tuttle, Esq.**  
**1295 Teaneck Road**  
**Teaneck, New Jersey 07666**

\_\_\_\_\_  
*Print name and title below signature*

(For Recorder's Use Only)

# Discharge of Mortgage

A certain Mortgage dated **April 14, 2005**, was made by  
**Josephine Mastracche**

to  
**Borough of Ridgefield**

This Mortgage was made to secure payment of \$ **19,925.00** and interest. It was recorded or registered in the office of the county recording officer of **Bergen** County, State of New Jersey, on **August 3, 2005**, in Mortgage Book **14605** on Page **344**.

1. This Mortgage has been PAID IN FULL or otherwise SATISFIED and DISCHARGED. It may now be discharged of record. This means that this Mortgage is now canceled and void.
2. I sign and CERTIFY to this Discharge of Mortgage on

Witnessed or Attested by: \_\_\_\_\_ (Seal)  
**Borough of Ridgefield**

\_\_\_\_\_  
by: \_\_\_\_\_ (Seal)

STATE OF NEW JERSEY, COUNTY OF \_\_\_\_\_ SS:  
I CERTIFY that on \_\_\_\_\_  
**Borough of Ridgefield**  
personally came before me and stated to my satisfaction that this person (or if more than one, each person):  
(a) was the maker of the attached instrument;  
(b) executed this instrument as his or her own act.

\_\_\_\_\_  
*Print name and title below signature*

STATE OF NEW JERSEY, COUNTY OF **Bergen County** SS:  
I CERTIFY that on **September**, **2014**  
**Borough of Ridgefield**  
personally came before me and stated to my satisfaction that this person (or if more than one, each person):  
(a) was the maker of the attached instrument;  
(b) was authorized to and did execute this instrument as

of \_\_\_\_\_ the entity named in this instrument; and,  
(c) executed this instrument as the act of the entity named in this instrument.

RECORD AND RETURN TO:  
**Timothy N. Tuttle, Esq.**  
**1295 Teaneck Road**  
**Teaneck, New Jersey 07666**

\_\_\_\_\_  
*Print name and title below signature*

(For Recorder's Use Only)

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Councilman Castelli

RESOLUTION NO. 281-2014

WHEREAS, the Borough of Ridgefield previously authorized to advertise for bids for Elm Avenue Roadway Improvements Section 3; and

WHEREAS, bids were received on August 12, 2014 for this project; and

WHEREAS, a sole bid was received from Bello-Grande Contracting, LLC; and

WHEREAS, based on the review of the Borough Engineer, the sole bid received substantially exceeds the cost estimate for the goods and services; and

WHEREAS, the Borough therefore wishes to reject the bid of Bello-Grande Contracting, LLC and to authorize the re-advertising for bids on specifications to be developed by the Borough Engineer;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the bid received on August 12, 2014 from Bello-Grande Contracting, LLC as regards the Elm Avenue Roadway Improvements Section 3, in the amount of \$185,563.15 be and hereby is rejected because the bid substantially exceeds the cost estimates for the goods and services.

IT IS FURTHER RESOLVED that the Borough be and hereby is authorized to re-advertise for bids based on specifications to be reviewed and developed by the Borough Engineer.

Approved:

\_\_\_\_\_  
Anthony R. Suarez, Mayor

Attest:

\_\_\_\_\_  
Linda M. Silvestri,  
Borough Clerk

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Councilman Acosta

RESOLUTION NO. 282-2014

BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that

LINO QUIROZ

be hired as a Seasonal Employee for Sanitation/DPW at the rate of \$10.00 per hour effective immediately.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

Approved:

Attest:

\_\_\_\_\_  
Anthony R. Suarez, Mayor

\_\_\_\_\_  
Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Councilman Acosta

RESOLUTION NO. 283-2014

WHEREAS, as of January 1, 2006, N.J.S.A. 1944A-20.1 et seq., commonly known as the “State Pay to Play Law, enacted by the New Jersey State Legislature became effective; and

WHEREAS, pursuant to N.J.S.A. 19:44A-20.1 et seq., a municipality may not award a contract with a value in excess of \$17,500.00 to a business entity that has made a contribution within one year of the date the contract is to be awarded that is reportable by the recipient under P.L. 1973, c.83 (C.19.44A-1 et seq.) to a municipal political party committee in that municipality if a member of that party is serving in elective public office when such contract is awarded or to any candidate committee of any person who is serving in an elective public office of the municipality when such contract is awarded, unless the contract is awarded 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 (“RFQ”) with twenty (20) 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 Ridgefield (“the Borough”) to engage legal, financial, and engineering professionals and to engage the services of other individuals for extraordinary unspecifiable services; and

WHEREAS, the Borough desires to appoint such professionals and services 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 Mayor and Council of the Borough of Ridgefield, County of Bergen and State of New Jersey that RFQs for professional services for the following professional services for the Borough are hereby authorized:

- 1) Grant Writer

BE IT FURTHER RESOLVED, that all of the RFQs for the professional services and extraordinary unspecifiable 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 submissions in response shall be evaluated on the basis of the most advantageous submission, all factors considered, including, but not limited to:

- 1) Experience and reputation in the field
- 2) Knowledge of the Borough and the subject matter to be addressed under the contract
- 3) Availability to accommodate any required meetings of the Borough or Borough Agency
- 4) Compensation proposal
- 5) Any other factors demonstrated to be in the best interest of the Borough or Borough Agency.

BE IT FURTHER RESOLVED, that on or before November 28, 2014 the Borough Clerk be and she is hereby authorized and directed to publish notice of the RFQs for the professional services and extraordinary unspecifiable services enumerated above by the following means:

(1) on the Borough's internet web site. (The Borough Clerk is also authorized to publish the RFQ documents themselves on the Borough Website.); (2) on the Borough's bulletin Board at Town Hall; and (3) in The Record, a newspaper circulating in the Borough of Ridgefield. The notice of RFQs shall include the following:

- 1) A description of the requested professional or extraordinary unspecifiable service for which the RFQ is made;
- 2) A statement that Qualifications must be submitted by 10:00 AM on December 19, 2014
- 3) A statement that the RFQs are being made by the Borough
- 4) The address and phone number of the Borough Clerk's office and a statement that applicants may obtain the RFQ document from the Clerk's office if they cannot obtain the RFQ documents from the Borough's website;
- 5) A statement that the RFQ is being made through a fair and open process in accordance with N.J.S.A. 19:44A-20.4 et seq.

BE IT FURTHER RESOLVED, that the Borough Attorney is authorized and directed, in consultation with the members of the Finance Committee of the Mayor and Council, to effectuate the drafting of the RFQs, which shall include the evaluation criteria hereinabove stated.

BE IT FURTHER RESOLVED, that the Borough Clerk or her designee shall publicly open and read aloud the submissions responding to the RFQs, including the name of the applicant and any other pertinent information on December 19, 2014, at 10:00 AM in the Council Chambers at Borough Hall.

BE IT FURTHER RESOLVED, that those positions included hereinabove are those which the Borough of Ridgefield reasonably believes will be subject to appointment for the year 2015. However, all such appointments are subject to the availability of funds and the continuing needs of the Borough. Accordingly, inclusion of a position in this resolution is not a representation or warranty that such position will be filled, or that if filled, it will be subject to the process contained herein.

BE IT FURTHER RESOLVED, that the Borough Council has determined that the terms of this Resolution constitute a fair and open process as to all positions included herein.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk

The undersigned, being the Chief Financial Officer of the Borough of Ridgefield, County of Bergen, New Jersey, and the person charged with the responsibility of maintaining financial records of said Borough in accordance with N.J.S.A. 40:4-57 and the rules of the Local Finance Board of the State of New Jersey adopted thereunder, does hereby certify that there are adequate funds available for the payment of the attached list of invoices, duly adopted by said Borough, and which said list indicates the specific line item of said budget to which expenditures shall be charged.

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Frank Berardo,  
Chief Financial Officer

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting November 24, 2014

Presented by Councilman Acosta

RESOLUTION NO. 284-2014

BE IT RESOLVED, that warrants totaling **\$774,117.61**  
be drawn on the following accounts:

CURRENT	\$646,293.07
TRUST	\$23,875.74
CAPITAL	\$56,830.50
POOL	\$657.49
DOG LICENSE	\$1,254.26
UNEMPLOYMENT FUND	\$33,420.32
AGED ITEMS	\$11,786.23
<b>TOTAL</b>	<b>\$774,117.61</b>

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Acosta				
Penabad				
Shim				
Todd				
Vincentz				
Mayor Suarez				

Approved:

Attest:

\_\_\_\_\_  
Anthony R. Suarez, Mayor

\_\_\_\_\_  
Linda M. Silvestri,  
Borough Clerk