

The public is invited to participate in the work session meeting at 6:00 pm and the public session meeting at 7:00 pm by calling 1 (929) 205-6099 MEETING ID: 841 0777 8874 or <https://us02web.zoom.us/j/84107778874> or the Zoom Meeting Link can be accessed from the Borough's Website: [www.ridgefieldnj.gov](http://www.ridgefieldnj.gov) on the Home Page.

BOROUGH OF RIDGEFIELD

A G E N D A

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

Date: February 28, 2022

Open Public Meetings Statement by Mayor Suarez

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

- Rick DelGuercio - Associated Appraisal Group

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: 7:00 P.M. C.T.O.:  
Adjourn:

Pledge of Allegiance

Invocation

Citizens Comment on Agenda:

Correspondence:

**ROLL CALL-WORK SESSION**

	PRESENT	ABSENT
Mayor Suarez		
Castelli		
Penabad		
Jimenez		
Kontolios		
Larkin		
Dorsett		

**ROLL CALL-EXEC. SESSION**

	PRESENT	ABSENT
Mayor Suarez		
Castelli		
Penabad		
Jimenez		
Kontolios		
Larkin		
Dorsett		

**ROLL CALL-PUBLIC SESSION**

	PRESENT	ABSENT
Mayor Suarez		
Castelli		
Penabad		
Jimenez		
Kontolios		
Larkin		
Dorsett		

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As advertised, hearing will be held on Ordinance No. 2424 entitled, “AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY

AMENDING SECTION 390-4 OF THE CODE OF THE BOROUGH OF RIDGEFIELD TO REZONE THOSE PROPERTIES ON THE EAST SIDE OF CHURCH STREET BEGINNING AT THE INTERSECTION OF EDGEWATER AVENUE AND RUNNING IN A NORTHERLY DIRECTION UP TO AND INCLUDING THE PROPERTY KNOWN AS BLOCK 2904, LOT 4, INCLUDING LOTS 1, 2, 3 AND 4 IN BLOCK 2904, TO PLACE SAME IN THE E LIGHT MANUFACTURING ZONE”

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

Final Reading of Ordinance

Roll Call

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As advertised, hearing will be held on Ordinance No. 2425 entitled, “AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY AMENDING RIDGEFIELD BOROUGH ORDINANCE 2418 SO AS TO PERMIT CANNABIS CULTIVATION, CANNABIS MANUFACTURING, AND CANNABIS WHOLESALE IN THE E LIGHT MANUFACTURING ZONING DISTRICT BY AND WITHIN THE BOROUGH OF RIDGEFIELD”

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

Final Reading of Ordinance

Roll Call

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As advertised, hearing will be held on Ordinance No. 2427 entitled, “AN ORDINANCE AMENDING THE PROVISIONS OF SECTION 375-52 DESIGNATING HANDICAPPED PARKING SPACES”

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

Final Reading of Ordinance

Roll Call

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Introduction of Ordinance No. 2428 entitled, “AN ORDINANCE AMENDING SECTION 121-3, HOURS OF BUSINESS, OF CHAPTER 121, ARTICLE I OF THE CODE OF THE BOROUGH OF RIDGEFIELD”

First Reading of Ordinance

Roll Call

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**CONSENT AGENDA:**

All items listed are considered to be routine and non-controversial by the Borough Council and will be approved by one motion. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item(s) will be removed from the Consent Agenda and considered in its normal sequence on the agenda. The one motion signifies the adoption of all resolutions and approval of applications and minutes.

96-2022	Councilman Castelli	2021 Recycling Tonnage Grant
97-2022	Councilman Castelli	2021 Recycling Tonnage Grant Tax Reimbursement
98-2022	Councilman Penabad	Facilities Use Agreement with County of Orange
99-2022	Councilman Jimenez	Interim Cost Agreement-Brookfield Properties
100-2022	Councilman Jimenez	Return DPW Security
101-2022	Councilman Kontolios	Salary Increase - M. Handschin

**Approval of 2022 Minutes:**

January 7, 2022 Sine Die, January 7, 2022 Reorganization, January 24, 2022, and February 14, 2022 Public Session Meeting Minutes

**Approval of 2021 Minutes:**

January 4, 2021 Sine Die, January 4, 2021 Reorganization, May 5, 2021 Special, January 25, 2021, February 8, 2021, February 22, 2021, March 8, 2021, March 22, 2021, April 12, 2021, April 26, 2021, May 10, 2021, May 24, 2021, June 14, 2021, June 28, 2021, July 12, 2021, August 16, 2021, September 13, 2021, September 27, October 12, 2021, October 25, 2021, November 8, 2021, November 22, 2021, and December 13, 2021 Public Session Meeting Minutes

**COUNCIL VOTE**

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

RESOLUTIONS:

102-2022      Councilman Jimenez      Warrants

COMMENTS BY MAYOR:

COMMENTS BY COUNCIL:

COMMENTS BY ADMINISTRATOR:

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 February 28, 2022

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				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
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 February 28, 2022

Presented by Councilman Castelli

ORDINANCE NO. 2424

BE IT ORDAINED by the Borough Council of the Mayor and Council of the Borough of Ridgefield that an Ordinance entitled,

“AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY AMENDING SECTION 390-4 OF THE CODE OF THE BOROUGH OF RIDGEFIELD TO REZONE THOSE PROPERTIES ON THE EAST SIDE OF CHURCH STREET BEGINNING AT THE INTERSECTION OF EDGEWATER AVENUE AND RUNNING IN A NORTHERLY DIRECTION UP TO AND INCLUDING THE PROPERTY KNOWN AS BLOCK 2904, LOT 4, INCLUDING LOTS 1, 2, 3 AND 4 IN BLOCK 2904, TO PLACE SAME IN THE E LIGHT MANUFACTURING ZONE”

introduced on the 24<sup>th</sup> day of January, 2022, do now pass a final reading and be adopted, and that the Borough Clerk be and she is authorized and directed to publish once, the aforesaid title, together with a notice of the date of its passage on final reading and approval thereof in The Record, a newspaper circulating in the Borough of Ridgefield.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting January 24, 2022

Presented by Councilman Castelli

ORDINANCE NO. 2424

“AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY AMENDING SECTION 390-4 OF THE CODE OF THE BOROUGH OF RIDGEFIELD TO REZONE THOSE PROPERTIES ON THE EAST SIDE OF CHURCH STREET BEGINNING AT THE INTERSECTION OF EDGEWATER AVENUE AND RUNNING IN A NORTHERLY DIRECTION UP TO AND INCLUDING THE PROPERTY KNOWN AS BLOCK 2904, LOT 4, INCLUDING LOTS 1, 2, 3 AND 4 IN BLOCK 2904, TO PLACE SAME IN THE E LIGHT MANUFACTURING ZONE”

WHEREAS, the Borough of Ridgefield is desirous of amending the Ridgefield Code at Section 390 and the Zoning Map at Section 390-4 of the Ridgefield Code to reclassify and rezone properties known as Block 2904, Lots 1, 2, 3 and 4 from the D (Office/Commercial) Zone to the E (Light Manufacturing Zone); and

WHEREAS, the Mayor and Council consider the reclassifications and rezoning consistent with the Master Plan and surrounding properties;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Ridgefield, County of Bergen, State of New Jersey as follows:

SECTION I.

Lots 1, 2, 3 and 4 of Block 2904 as reflected on the tax map of the Borough of Ridgefield are reclassified from the D (Office/Commercial) Zone to the E (Light Manufacturing) Zone.

SECTION II.

BE IT FURTHER ORDAINED that pursuant to Section 390-4 of the Ridgefield Code, the Zoning Map shall be updated to reflect the amendments herein and such up-to-date Zoning Map shall be kept in the offices of the Construction Official and Borough Clerk for the use and benefit of the public.

SECTION III.

BE IT FURTHER ORDAINED that all provisions of this Ordinance are severable. If for any reason any section, paragraph, subsection, clause or provision of this Ordinance shall be adjudged by the courts to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause or provision so adjudicated, and the remainder of the Ordinance shall be deemed valid and effective.

SECTION IV. REPEALER.

All ordinances or parts of ordinances inconsistent or in conflict with this Ordinance are hereby repealed as to said inconsistencies and conflicts.

SECTION V. SEVERABILITY.

If any section, part of any section, or clause or phrase of this Ordinance is for any reason held to be invalid or unconstitutional, such decision shall not affect the remaining provisions of this Ordinance, and each section and subsection thereof, irrespective of the fact that any one or more of the subsections, sentences, clauses or phrases may be declared unconstitutional or invalid.

SECTION VI.

This Ordinance, once adopted, shall be forwarded to the Bergen County Planning Board as provided by law.

SECTION VII.

This Ordinance shall take effect immediately upon passage and publication according to law.

SECTION VIII.

All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk



BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Jimenez

ORDINANCE NO. 2425

BE IT ORDAINED by the Borough Council of the Mayor and Council of the Borough of Ridgefield that an Ordinance entitled,

“AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY AMENDING RIDGEFIELD BOROUGH ORDINANCE 2418 SO AS TO PERMIT CANNABIS CULTIVATION, CANNABIS MANUFACTURING, AND CANNABIS WHOLESALE IN THE E LIGHT MANUFACTURING ZONING DISTRICT BY AND WITHIN THE BOROUGH OF RIDGEFIELD”

introduced on the 24<sup>th</sup> day of January, 2022, do now pass a final reading and be adopted, and that the Borough Clerk be and she is authorized and directed to publish once, the aforesaid title, together with a notice of the date of its passage on final reading and approval thereof in The Record, a newspaper circulating in the Borough of Ridgefield.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting January 24, 2022

Presented by Councilman Jimenez

ORDINANCE NO. 2425

“AN ORDINANCE OF THE BOROUGH OF RIDGEFIELD, COUNTY OF BERGEN, STATE OF NEW JERSEY AMENDING RIDGEFIELD BOROUGH ORDINANCE 2418 SO AS TO PERMIT CANNABIS CULTIVATION, CANNABIS MANUFACTURING, AND CANNABIS WHOLESALE IN THE E LIGHT MANUFACTURING ZONING DISTRICT BY AND WITHIN THE BOROUGH OF RIDGEFIELD”

WHEREAS, pursuant to the provisions of P.L. 2021, c. 16, known as the “New Jersey Cannabis Regulatory, Enforcement Assistance and Marketing Modernization Act” (hereinafter “the Act”) allows municipalities to adopt the operation of one or more classes of cannabis establishments, distributors, or delivery services anywhere in the municipality; and

WHEREAS, on August 16, 2021, the Mayor and Council of the Borough of Ridgefield adopted Ordinance No. 2418; and

WHEREAS, Ordinance No. 2418 prohibited all classes of adult use recreational cannabis establishment or cannabis distributors or cannabis delivery services as said terms are defined in Section 3 of P.L. 2021, c. 16, which includes retail marijuana stores, retail marijuana cultivation facilities, retail marijuana products manufacturing facilities, and retail manufacturing testing facilities; and the operation of retail manner on social clubs and, therefore, all activities related to the above-mentioned retail uses including, but not limited to, cultivation, possession, extraction, manufacturing, processing, storing, laboratory testing, transporting, delivering, dispensing, transferring and distributing in any zoning district by and within the Borough of Ridgefield; and

WHEREAS, the Act allowed municipalities to later amend their ordinances to permit some or all of the forms of marijuana establishments within the municipality, and to limit the number of such establishments, and their location in certain zoning districts; and

WHEREAS, the Borough of Ridgefield now wishes to amend Ordinance No. 2418 so as to permit cannabis cultivation, cannabis manufacturing, and cannabis wholesaling by and within properties located in the E Light Manufacturing Zoning District.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Ridgefield, County of Bergen, State of New Jersey as follows:

SECTION I.

1. The Class 1, Class 2 and Class 3 of the six marketplace classes of licensed businesses established by the Act, including Class 1, cannabis cultivation, Class 2, cannabis

manufacturing, and Class 3, cannabis wholesaling, shall be permitted uses by and within the E Light Manufacturing Zoning District by and within the Borough of Ridgefield.

2. No more than two (2) of each class of license shall be permitted within this Zone and within the Borough of Ridgefield.

3. In all other respects, the terms and provisions of Ordinance No. 2418 are hereby ratified and affirmed.

4. This Ordinance shall not be construed to limit any privileges or rights of a qualifying patient, primary caregiver, registered or otherwise, or registered dispensary pursuant to the New Jersey Cannabis Compassionate Use Medical Marijuana Act, *N.J.S.A. 26:61-1*.

5. Any article, section, paragraph, subsection, clause, or other provision of the Code of the Borough of Ridgefield inconsistent with the provisions of this ordinance is hereby repealed to the extent of such inconsistency.

6. If any section, paragraph, subsection, clause, or provision of this ordinance shall be adjudged by a court of competent jurisdiction to be invalid, such adjudication shall apply only to the section, paragraph, subsection, clause, or provision so adjudged, and the remainder of this ordinance shall be deemed valid and effective.

## SECTION II.

This Ordinance, once adopted, shall be forwarded to the Bergen County Planning Board as provided by law.

## SECTION III.

This Ordinance shall take effect immediately upon passage and publication according to law.

## SECTION IV.

All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Kontolios

ORDINANCE NO. 2427

BE IT ORDAINED by the Borough Council of the Mayor and Council of the Borough of Ridgefield that an Ordinance entitled,

“AN ORDINANCE AMENDING THE PROVISIONS OF SECTION 375-52 DESIGNATING  
HANDICAPPED PARKING SPACES”

introduced on the 14<sup>th</sup> day of February, 2022, do now pass a final reading and be adopted, and that the Borough Clerk be and she is authorized and directed to publish once, the aforesaid title, together with a notice of the date of its passage on final reading and approval thereof in The Record, a newspaper circulating in the Borough of Ridgefield.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 14, 2022

Presented by Councilman Kontolios

ORDINANCE NO. 2427

“AN ORDINANCE AMENDING THE PROVISIONS OF SECTION 375-52 DESIGNATING  
HANDICAPPED PARKING SPACES”

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Borough of Ridgefield as follows:

Section I: Section 375-52 of the Code of the Borough of Ridgefield, entitled “Designated Areas” subpart B, be and hereby is amended by the following:

1. Removing a single handicapped parking space at 830 Elizabeth Street, Ridgefield, New Jersey;
2. Removing a single handicapped parking space at 555 Hillside Street, Ridgefield, New Jersey;
3. Adding a single handicapped parking space in front of 586 Carpenter Place (on the southerly curb line of Carpenter Place) beginning at a point 186 feet west of the southwest corner of Martling Place and Carpenter Place and continuing west a distance of 22 feet;
4. Adding a single handicapped parking space adjacent to 549 Hillside Street (on the west side of Hillside Street) beginning at a point 642 feet north of the northwest corner of Hillside Street and Edgewater Avenue proceeding north a distance of 22 feet.

Section II: In all other respects, the terms, conditions and provisions of Section 375-52 of the Code of the Borough of Ridgefield are hereby ratified and affirmed.

Section III: All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

Section IV: This ordinance shall take effect immediately upon passage and publication according to law.

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Kontolios

ORDINANCE NO. 2428

BE IT ORDAINED by the Borough Council of the Mayor and Council of the Borough of Ridgefield that an Ordinance entitled,

“AN ORDINANCE AMENDING SECTION 121-3, HOURS OF BUSINESS, OF CHAPTER 121, ARTICLE I OF THE CODE OF THE BOROUGH OF RIDGEFIELD”

introduced on the 28<sup>th</sup> day of February, 2022, do now pass a first reading and that said Ordinance be further considered for final passage a regular meeting to be held on the 14<sup>th</sup> day of March, 2022 at 7:00 PM or as soon thereafter as the matter may be reached at a regular meeting of the Borough Council to be held via Zoom and that at such time and place, all persons interested be given an opportunity to be heard concerning the same, that the Borough Clerk be and she is hereby authorized and directed to publish in The Record, a newspaper circulating in the Borough of Ridgefield said Ordinance according to law, with a notice of its introduction and passage on first reading, and of the time and place when and where said Ordinance will be further considered for final passage.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Kontolios

ORDINANCE NO. 2428

“AN ORDINANCE AMENDING SECTION 121-3, HOURS OF BUSINESS, OF CHAPTER 121, ARTICLE I OF THE CODE OF THE BOROUGH OF RIDGEFIELD”

WHEREAS, it has been determined by the Mayor and Council of the Borough of Ridgefield that it is in the best interests of the Borough of Ridgefield to reduce the hours during which alcohol beverages may be sold; and

WHEREAS, these new regulations are to go into practice upon adoption of this Ordinance;

NOW, THEREFORE BE IT ORDAINED by the Mayor and Council of the Borough of Ridgefield as follows:

Section I:

The existing language of Section 121-3(a), Hours of Business, shall be deleted in its entirety and replaced with the following:

The hours of operation for licensees to serve, deliver, allow, permit or suffer the sale, service or delivery of any alcoholic beverage or permit the consumption of any alcoholic beverages upon the licensed premises, may take place only between the hours of 6:00 a.m. and 2:00 a.m., Eastern Standard Time, with the following exceptions:

(a) On Sundays, no licensee shall serve, deliver, allow, permit or suffer the sale, service or delivery of any alcoholic beverage or permit the consumption of any alcoholic beverages upon the licensed premises before 12:00 noon.

(b) On New Year's Day, a licensee may serve, deliver, allow, permit or suffer the sale, service or delivery of any alcoholic beverage and permit the consumption of any alcoholic beverages upon the licensed premises all day except if New Year's Day is a Sunday wherein no licensee shall serve, deliver, allow, permit or suffer the sale, service or delivery of any alcoholic beverage or permit the consumption of any alcoholic beverages upon the licensed premises between the hours of 5:00 a.m. and 12:00 noon.

Section II:

In all other respects, Section 121-3 of the Code of the Borough of Ridgefield are ratified and affirmed.

Section III:

This ordinance shall take effect immediately upon passage and final publication according to law.

Section IV:

All ordinances or parts of ordinances inconsistent or in conflict with this Ordinance are hereby repealed as to said inconsistencies and conflicts.

Section V.

If any section, part of any section, or clause or phrase of this Ordinance is for any reason held to be invalid or unconstitutional, such decision shall not affect the remaining provisions of this Ordinance, and each section and subsection thereof, irrespective of the fact that any one or more of the subsections, sentences, clauses or phrases may be declared unconstitutional or invalid.

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk



BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Castelli

RESOLUTION NO. 96-2022

WHEREAS, the Mandatory Source Separation and Recycling Act, P.L. 1987, c.102, has established a recycling fund from which tonnage grant may be made to municipalities in order to encourage local source separation and recycling programs; and

WHEREAS, it is the intent and the spirit of Mandatory Source Separation and Recycling Act to use the tonnage grants to develop new municipal recycling programs and to continue to expand existing programs; and

WHEREAS, the New Jersey Department of Environmental Protection has promulgated recycling regulations to implement the Mandatory Source Separation and Recycling Act; and

WHEREAS, the recycling regulations impose on municipalities certain requirements as a condition for applying for tonnage grants, including but not limited to, making and keeping accurate, verifiable records of materials collected and claimed by the municipality; and

WHEREAS, a resolution authorizing this municipality to apply for such tonnage grants for the calendar year 2021 will memorialize the commitment of this municipality to recycling and to indicate the assent of the Mayor and Council to the efforts undertaken by the municipality and the requirements contained in the Recycling Act and recycling regulations; and

WHEREAS, such a resolution should designate the individual authorized to ensure the application is properly completed and timely filed;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Borough of Ridgefield hereby endorses the submission of the recycling tonnage grant application to the New Jersey Department of Environmental Protection and designates Mildred Rojas to ensure that the application is properly filed; and

BE IT FURTHER RESOLVED that the monies received from the recycling tonnage grant be deposited in a dedicated recycling trust fund to be used solely for the purposes of recycling.

Approved:

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

Attest:

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

<b>COUNCIL VOTE</b>				
	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Castelli

RESOLUTION NO. 97-2022

WHEREAS, the Recycling Enhancement Act, P.L. 2007, Chapter 311, has established a recycling fund from which tonnage grants may be made to municipalities in order to encourage local source separation and recycling programs; and

WHEREAS, there is levied upon the owner or operator of every solid waste facility (with certain exceptions) a recycling tax of \$3.00 per ton on all solid waste accepted for disposal or transfer at the solid waste facility; and

WHEREAS, whenever a municipality operates a municipal service system for solid waste collection or provides for regular solid waste collection service under a contract awarded pursuant to the "Local Public Contracts Law", the amount of grant monies received by the municipality shall not be less than the annual amount of recycling tax paid by the municipality except that all grant monies received by the municipality shall be expended only for its recycling program;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Borough of Ridgefield hereby certifies a submission of expenditure for taxes paid pursuant to P.L.2007, Chapter 311, in 2021 in the amount of \$14,259.30. Documentation supporting this submission is available at 604 Broad Avenue and shall be maintained for no less than five years from this date.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Penabad

RESOLUTION NO. 98-2022

WHEREAS, the Ridgefield Fire Department is in need of a training facility; and

WHEREAS, the County of Orange, New York has agreed to allow the Ridgefield Fire Department to use its facility according to the terms and provisions of a certain Facilities Use Agreement; and

WHEREAS, the County of Orange requires a resolution by the Mayor and Council authorizing the Fire Chief or Deputy Fire Chief to execute the agreement on behalf of the Ridgefield Fire Department; and

WHEREAS, it is in the best interests of the Borough of Ridgefield that said permission be granted;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Borough of Ridgefield Fire Chief and/or Deputy Fire Chief be and hereby authorized to sign a certain contract between the County of Orange, New York and the Ridgefield Fire Department in a form annexed hereto for the use of the training facility for training purposes, all costs to be borne by an outside agency.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Jimenez

RESOLUTION NO. 99-2022

WHEREAS, the owner of Lot 1, Block 503 on the Tax Map of the Borough of Ridgefield, Brookfield Properties, has approached the Borough of Ridgefield through its legal counsel to request that the Borough consider entering into a Pilot Agreement; and

WHEREAS, the Borough wishes to explore and evaluate this request; and

WHEREAS, the Borough has incurred, and will continue to incur, the costs and expenses in connection with this investigation of the Brookfield proposal, including the expenses of professionals in connection with reviewing, evaluating and negotiating the proposed Pilot Agreement; and

WHEREAS, if the Borough should choose to go ahead with this proposal, it would require that the property in question be declared an area in need of redevelopment, which will incur further costs and expenses; and

WHEREAS, it is proper that the cost of evaluating the proposed Pilot Agreement and all aspects of a proposal to declare the area in need of redevelopment should not be borne by the taxpayers of the Borough of Ridgefield, but rather upon Brookfield Properties; and

WHEREAS, the Borough Attorney has negotiated an Interim Costs Agreement whereby Brookfield Properties will post an escrow and will be responsible for the costs incurred by the Borough as described above;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield as follows:

1. A certain Interim Costs Agreement by and between the Borough of Ridgefield and Brookfield Properties in the form annexed hereto be and hereby is approved.
2. The Mayor and the Borough Clerk be and hereby are authorized and directed to execute the attached Interim Costs Agreement on behalf of the Borough of Ridgefield.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Jimenez

RESOLUTION NO. 100-2022

WHEREAS, the following applicant has posted escrow monies with the Borough for security in conjunction with a sewer connection at said development; and

<u>Applicant</u>	<u>Address</u>	<u>Block and Lot</u>	<u>Amount</u>
Antoine Gandour	571 Hillside Street.	2203, 6	\$500.00

WHEREAS, the Borough Department of Public Works have determined that all requirements have been satisfied;

THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Ridgefield that the Chief Financial Officer is and hereby authorized to return the balance of security monies to the applicant.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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Anthony R. Suarez, Mayor

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Linda M. Silvestri,  
Borough Clerk

BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Kontolios

RESOLUTION NO. 101-2022

BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the salary for Michael Handschin be increased to \$17.00 per hour effective February 24, 2022.

**COUNCIL VOTE**

	<b>YES</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
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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Francis J. Elenio,  
Chief Financial Officer



BOROUGH OF RIDGEFIELD  
Bergen County, New Jersey

Meeting February 28, 2022

Presented by Councilman Jimenez

RESOLUTION NO. 102-2022

BE IT RESOLVED, that warrants totaling **\$1,723,332.00**  
be drawn on the following accounts:

CURRENT	\$320,685.63
TRUST	\$13,094.00
CAPITAL	\$1,388,432.98
POOL	\$1,119.39
<b>TOTAL</b>	<b>\$1,723,332.00</b>

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli				
Penabad				
Jimenez				
Kontolios				
Larkin				
Dorsett				
Mayor Suarez				

Approved:

Attest:

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

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