

BOROUGH OF RIDGEFIELD

A G E N D A

Executive Session and Regular Meeting of the Mayor and Council

Date: September 9, 2019

Open Public Meetings Statement by Mayor Suarez

Public Session to Adjourn to Executive Session: C.T.O.: 6:32 P.M. Adjourn: 6:33 P.M.

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

Executive Session: 6:30 P.M. C.T.O.: 6:33 P.M. Adjourn: 7:44 P.M.

Public Session: 7:30 P.M. C.T.O.: 7:45 P.M. Adjourn: 8:13 P.M.

Pledge of Allegiance

Invocation

Citizens Comment on Agenda:

Correspondence:

Approval of Minutes of August 12, 2019 Public Session Meeting - APPROVED

As advertised, hearing will be held on Ordinance No. 2362 entitled, “AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 35 “FIRE DEPARTMENT” OF THE CODE OF 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-PUBLIC SESSION

	Adj. to Ex.		Public	
	Pres.	Abs.	Pres.	Abs.
Mayor Suarez	X		X	
Castelli	X		X	
Penabad	X		X	
Shim	X		X	
Jimenez	X		X	
Kontolios	X		X	
Larkin	X		X	

ROLL CALL-EXEC. SESSION

	PRESENT		ABSENT	
	Pres.	Abs.	Pres.	Abs.
Mayor Suarez	X			
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			

Roll Call

As advertised, hearing will be held on Ordinance No. 2363 entitled, "AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 29 "ENVIRONMENTAL COMMISSION" SUBSECTIONS 29-10 "COMMUNITY GARDENS" AND 29-11 "RIDGEFIELD NATURE CENTER" OF THE CODE OF 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

Introduction of Ordinance No. 2364 entitled, "AN ORDINANCE AMENDING THE PROVISIONS OF SECTION 375-52 DESIGNATING HANDICAPPED PARKING SPACES"

First Reading of Ordinance

Roll Call

Introduction of Ordinance No. 2365 entitled, "AN ORDINANCE AMENDING ARTICLE V ENTITLED "SEWER CONNECTIONS; MAINTENANCE; WASTE WATER TREATMENT", CHAPTER 333-33, STORMWATER DISCHARGE AND SUMP PUMPS"

First Reading of Ordinance

Roll Call

CONSENT AGENDA:

233-2019	Councilman Castelli	DMR Professional Service Agreement - Oversight Services
234-2019	Councilman Castelli	Appointment to Rent Leveling Commission
235-2019	Councilman Jimenez	Notice of Intent to Award Contract to Sanitation Equipment Corp. Under ESCNJ CO-OP
236-2019	Councilman Jimenez	Lien Redemption Cert. 19-003
237-2019	Mayor Suarez	Appointment of Municipal Court Magistrate
239-2019	Councilman Jimenez	Lien Redemption Cert. 19-009
240-2019	Councilman Castelli	Temporary Code Enforcement Officers

241-2019 Councilman Castelli Agreement with SF Shaler Properties Owner IV LP, SF Ridgefield Gardens Owner IV LP, and SF Hillside Village Owner IV LP

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

RESOLUTIONS:

238-2019 Councilman Castelli Authorize Agreement with Bergen County for 911 Dispatching Services

242-2019 Councilman Jimenez Warrants

243-2019 Councilman Castelli Authorize the Award of Contract to DMR Architects, PC in Connection with the Next Phase of the Redevelopment Project in the Redevelopment Area Designated as the Western Portions Of Block 905 Lot 1, Block 906 Lot 1, and the Paper Street Virgil Avenue in Accordance with the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 Et Seq.

244-2019 Councilman Castelli Authorize the Award of Contract to Matrix New World in Connection with the Next Phase of the Environmental Remediation of the Redevelopment Area Designated as the Western Portions of Block 905 Lot 1, Block 906 Lot 1, and the Paper Street Virgil Avenue in Accordance with the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 Et Seq.

COMMENTS BY MAYOR:

Application for a Raffles License:
 St. Matthew R.C. Church
 555 Prospect Avenue
 November 28, 2019 – 10:00 a.m.
 50/50

Coin Toss Request:

Ridgefield Music Parents

October 19, 2019

Rain Date: October 20, 2019

New Jersey State Firemen's Association Membership Application:

Steven Gomez

1504 79th Street

North Bergen

Company No. 1

COMMENTS BY COUNCIL:

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 September 9, 2019

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				
Shim				
Jimenez				
Kontolios				
Larkin				
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 September 9, 2019

Presented by Councilman Penabad

ORDINANCE NO. 2362

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

“AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 35 “FIRE DEPARTMENT” OF THE CODE OF THE BOROUGH OF RIDGEFIELD”

introduced on the 12th day of August, 2019, 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	X			
Penabad		X		
Shim			X	
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting August 12, 2019

Presented by Councilman Penabad

ORDINANCE NO. 2362

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

“AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 35 “FIRE DEPARTMENT” OF THE CODE OF THE BOROUGH OF RIDGEFIELD”

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Council of the Borough of Ridgefield, County of Bergen, State of New Jersey, being the governing body thereof, that Chapter 35 “Fire Department” of the Code of the Borough of Ridgefield be and is hereby amended and supplemented as follows:

Section 35-3 Apparatus and appliances.

Apparatus and appliances to be used in the Ridgefield Fire Department for the extinguishment of fires and for the protection of property exposed to fire or water used thereon shall be such as the Mayor and Council of the Borough of Ridgefield may, from time to time, direct and shall be furnished for the use of the Fire Department by the Borough of Ridgefield. All fire apparatus shall conform to NFPA Standard No. 19. Recommendations for new equipment shall be promulgated by the three Fire Chiefs and a small committee of current and former officers from the gaining company.

Section 35-4 Duty of the Chief.

It shall be the duty of the Chief to keep themselves informed as to the condition of all fire equipment. He/she is to file a written report when requested by any member of the Fire Committee. The Chief of the Department will be directly responsible to the Chairperson of the Fire Committee, the Borough Administrator, and the Mayor and Council of the Borough of Ridgefield. In the event a Chief's position is vacated, the other remaining Chiefs may move up and finish the term of the Chief that is leaving and the company from which the vacancy occurred will seek a former Chief to step back in until the next election. If a former Chief cannot accept the position, there will be an election of current and former Captains of said company. Current position must be filled within 30 days.

Section 35-6 Qualifications for line officers.

To be eligible to be a line officer a member must meet and have maintained a monthly percentage of 35% for two out of the last four quarters prior to nominations. A member may not hold a line office in any other fire department while running for or holding an Officer position with this department.

In order to be eligible to be a line officer, a person shall have the following qualifications:

- A. To be a First or Second Lieutenant, he/she must have been an active member for a minimum of three years and shall have completed three fire-training courses and ICS levels one, two, and three.
- B. To be a Captain, in addition to meeting the qualifications for a First or Second Lieutenant, he/she must have completed an officer's training course from a certified fire academy.
- C. To be a Chief, Deputy Chief or Battalion Chief, in addition to meeting the qualifications for Captain and having served as Captain, he/she must have completed at least two additional recognized firematics courses in specialized subjects, including administration, fire ground safety, hazmat incident command and any other educational certification requirement required by the New Jersey Division of Fire Safety. Said member must have completed 10 years service within the Ridgefield Fire Department.

Section 35-7 Removal from office.

All officers shall maintain monthly average of not less than 25% of any two consecutive quarters. All officers shall attend all department and company meetings unless excused by the Chief. All excuses must be requested in writing. If an officer fails to maintain mandatory attendance, said officer may be removed. Any line officer may be removed for cause, provided that he/she has been given written notice of the charges against him and has had an opportunity for an open departmental hearing within 30 days after such notice, at which hearing he/she shall have the right to be represented by counsel at his/her own expense. The hearing board shall consist of the three Chiefs and counsel. From an adverse determination at a departmental hearing, a charged officer may, within 10 days from the receipt of a written decision or opinion of the Department, appeal to the Mayor and Council for review and final determination of his/her case. In the event that the person charged is a Chief, the hearing board shall consist the fire committee of the Mayor and Council, Borough Attorney, Borough Administrator, the remaining two Chiefs and the Captain of the Company the Chief is from. The charged Chief has the option of bringing his/her own attorney and his/her own expense.

Section 35-11 Inactive members; pension

A. The status of "life member" shall be granted to any person who has completed and retired after 20 years of service as a full member of the Ridgefield Volunteer Fire Department, and maintained 20% per year and who has attained the age of 55 years. As a measure of the Borough's gratitude for his or her service, a life member shall be entitled to receive a yearly pension payment of \$900.00. The Fire Chief shall certify the eligibility of all firefighters emeritus to the chief financial officer with documented date of birth on October 31 of each year. The right of a life member to receive the payment set forth in this section shall cease upon the firefighter's death.

B. Any fireman forced to become inactive due to fire-service-connected disability as determined by the Fire Department surgeon and who has completed at least 10 years of active service shall be entitled to said pension referred to in Subsection A above, in full, from the date of said fire-service-connected disability.

C. Any fireman forced to become inactive due to fire-service-connected disability as determined by the Fire Department surgeon, who has completed less than 10 years of active service, shall be entitled to a pension of 50% of the above-mentioned pension from the date of disability.

D. Any fireman forced to become inactive due to a disability which is not fire-service connected, as determined by the Fire Department surgeon, who has completed 15 years of service and who has reached the age of 55 years shall be entitled to receive a full pension in that amount set forth in Subsection A above.

E. The first payment of this pension shall commence on October 31, 1979. Thereafter, the amount of the pension shall be reviewed annually by the Mayor and Council to consider its sufficiency and adequacy in light of the economic conditions existing at the time.

Section 35-12 Uniforms.

The regulation uniform of the Ridgefield Fire Department and the wearing of the same shall be prescribed by a majority of the Ridgefield Fire Department at a regularly scheduled combined meeting. There shall be both a regular uniform and a summer-weight uniform. Each individual member must purchase both uniforms within six months of being accepted as an active fireman. Each individual member must have ordered both uniforms within 30 days of the date of acceptance as a permanent fireman. All members must wear the numbered breast badge issued to them by the Fire Department, with the exception of current officers and ex-Chiefs, who will wear the badge of their respective rank. Ex-officers may wear an "ex" badge, in addition to the numbered Fire Department badge.

Section 35-13 Requirements for active membership.

F. All active members shall enroll in Fire One training within 12 months of joining. All members must complete the requirement within the first 36 months of membership.

G. In order to remain an active member in good standing, a member must maintain 15% per year. If percentage is not maintained, that member must respond to Chiefs in writing as to the reason for poor attendance. The Chiefs may place the member on probation allowing said member three months to improve attendance. If attendance is not improved, said member may be removed.

H. In order for a member to be eligible to vote in a Department Election, said member must be an Active Firefighter and maintained a percentage of 25% for two of the last three quarters.

BE IT FURTHER ORDAINED, if 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.

BE IT FURTHER ORDAINED, any ordinances or parts thereof in conflict with the provisions of this Ordinance are repealed to the extent of such conflict.

BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2363

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

“AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 29
“ENVIRONMENTAL COMMISSION” SUBSECTIONS 29-10 “COMMUNITY GARDENS”
AND 29-11 “RIDGEFIELD NATURE CENTER” OF THE CODE OF THE BOROUGH OF
RIDGEFIELD”

introduced on the 12th day of August, 2019, 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	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting August 12, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2363

“AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 29
“ENVIRONMENTAL COMMISSION” SUBSECTIONS 29-10 “COMMUNITY GARDENS”
AND 29-11 “RIDGEFIELD NATURE CENTER” OF THE CODE OF THE BOROUGH OF
RIDGEFIELD”

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Council of the Borough of Ridgefield, County of Bergen, State of New Jersey, being the governing body thereof, that Chapter 29 “Environmental Commission” of the Code of the Borough of Ridgefield be and is hereby amended and supplemented as follows:

Section 29-10: Community Gardens: The Ridgefield Community Gardens are hereby defined as that area of land yet to be determined by the Mayor and Council of the Borough of Ridgefield. The Environmental Commission is hereby authorized to conduct and control the operation of the Community Gardens and the Commission is hereby authorized and directed to promulgate and adopt regulations for the operation of the Community Gardens which must be approved by the Mayor and Council. A copy of said regulations will be filed with the Borough Clerk and shall be adopted by reference as part of this Code after said filing.

Section 29-11: Ridgefield Nature Center: The Ridgefield Nature Center is hereby defined as that area of land wooded fenced in areas (5.4 acres) to the south of Ray Avenue between Shaler Boulevard and Abbott Avenue. The Environmental Commission is hereby authorized to conduct and control the operation of the Ridgefield Nature Center and the Commission is hereby authorized and directed to promulgate and adopt regulations for the operation of the Nature Center which must be approved by the Mayor and Council. A copy of said regulations will be filed with the Borough Clerk and shall be adopted by reference as part of this Code after said filing.

BE IT FURTHER ORDAINED, if 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.

BE IT FURTHER ORDAINED, any ordinances or parts thereof in conflict with the provisions of this Ordinance are repealed to the extent of such conflict.

BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2364

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 9th day of September, 2019, do now pass a first reading and that said Ordinance be further considered for final passage at a regular meeting to be held on the 23rd day of September, 2019 at 7:30 PM or as soon thereafter as the matter may be reached at the regular meeting of the Borough Council in the Community Center, 725 Slocum Avenue, in the Borough of Ridgefield, 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

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2364

“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. Adding a single handicapped space in front of 363 Oak Street (on the westerly curb line of Oak Street) beginning at a point 158 feet south of the southwest corner of Meuter Place and Oak Street, and continuing south a distance of 18 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:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2365

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

“AN ORDINANCE AMENDING ARTICLE V ENTITLED “SEWER CONNECTIONS;
MAINTENANCE; WASTE WATER TREATMENT”, CHAPTER 333-33, STORMWATER
DISCHARGE AND SUMP PUMPS”

introduced on the 9th day of September, 2019, do now pass a first reading and that said Ordinance be further considered for final passage at a regular meeting to be held on the 23rd day of September, 2019 at 7:30 PM or as soon thereafter as the matter may be reached at the regular meeting of the Borough Council in the Community Center, 725 Slocum Avenue, in the Borough of Ridgefield, 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

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

ORDINANCE NO. 2365

“AN ORDINANCE AMENDING ARTICLE V ENTITLED “SEWER CONNECTIONS;
MAINTENANCE; WASTE WATER TREATMENT”, CHAPTER 333-33, STORMWATER
DISCHARGE AND SUMP PUMPS”

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

Section I:

The existing provisions of Section 333-33, entitled “Stormwater Discharge and Sump Pumps”, be and hereby is deleted in its entirety.

Section II:

Section 333-33 of the Code of the Borough of Ridgefield is replaced with the following:

A. No person shall discharge or cause to be discharged any storm water, surface water, roof runoff, surface drainage, groundwater or discharge from any pump into any sanitary sewer. Any person who shall cause, allow or permit a discharge as prohibited above will be in violation of this article, and shall be obligated to cause such condition to be removed and/or abated.

B. No person shall discharge or cause to be discharged any storm water, surface water, roof runoff, surface drainage, groundwater or discharge from any pump into or on any sidewalk, street or street gutter.

C. Notwithstanding the provisions of Subsection B above, existing structures which are causing or making the discharges prohibited by Subsection B above as of July 1, 2012 may continue such discharge unless and until such discharge is determined to be a nuisance or safety hazard in the reasonable opinion of the Construction Code Official, Borough Engineer or Superintendent of Public Works. In the event of such a determination of a nuisance or safety hazard, written notice to that effect shall be served upon the property owner who shall then have 90 calendar days from the date of service of the notice to correct and/or remediate the health hazard or safety hazard to the satisfaction of the enforcing officer.

D. Should the Construction Code Official, Borough Engineer or Superintendent of Public Works determine that the roof drains or sump pump discharge on a particular property is creating a nuisance or safety hazard, the roof drains or sump pump must then be connected directly to a municipal storm sewer system or an underground storm water detention system, such as, but not limited to, a dry well or a French drain. Upon completion of the Construction Code Official’s review

thereof, the Construction Code Official may require that the applicant to submit plans and calculations to the Borough Engineer for review and approval.

E. All sump pumps shall be installed and inspected in compliance with the plumbing and building codes of the Borough and the requirements of this ordinance. All necessary permits must be obtained and fees paid before installation commences.

F. A sump pump must discharge through permanent, rigid piping.

G. The sump pump discharge shall be located no less than ten feet from the building unless the Borough Engineer determines in advance in a particular case that compliance with this requirement is not practicable and for this reason approves in writing an alternative location.

H. In connection with required review and approvals by the Borough Engineer, the person requesting the approval shall deposit funds in escrow with the Borough sufficient to cover the reasonable estimate of the fees and expenses of the Engineer relating to the review and approval. All approvals by the Borough Engineer shall contain a statement of reasons and true copies thereof shall be kept on file by the Ridgefield Building Department.

I. General specifications for an underground storm water detention system shall be required as follows:

(a) The sides and top of the storm water detention system must be completely lined with filter fabric in order to prohibit the migration of fines from the surrounding soil into the storm water detention system, unless a structure enclose chamber is provided.

(b) the bottom of the storm water detention system must be as level as possible in order to provide a uniform surface for infiltration.

(c) Any stone fill within the storm water detention system must be clean, washed aggregate between 1.5 and 3.0 inches in diameter.

(d) An inspection port with removable cap is required to allow for inspection and maintenance.

(e) The seasonal high water table (SHWT) and bedrock must be at least 2 feet below the bottom of the dry well. Prior to installation of a new storm water detention system, percolation testing shall be performed and results submitted to the Ridgefield Building Department.

(f) An emergency overflow shall be a part of storm water detention system.

(g) The Borough Engineer may modify the above specifications for good cause.

J. No person shall construct, arrange or maintain any drain pipes or leaders or so alter the surface contour of his land so as to accumulate and divert excessive amounts of water onto any adjoining lands or into the streets. In addition, no sump pumps shall be allowed which pump water

from cellars onto streets or which pump water from cellars or basements onto the surface of the ground in such manner that the water shall run onto or reach any street or adjoining lands.

K. Any person who shall violate the terms and provisions of this ordinance shall be subject to a fine in the amount not to exceed \$500. However, as to violations for failing to correct or remediate the condition identified in Paragraph C above, the fine shall be \$100 per day for each day the condition is not corrected or remediated, following the passage of 90 days from the date of receipt of the notice set forth in that Paragraph.

Section III.

This ordinance shall take effect upon 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.

Section VI.

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

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 233-2019

WHEREAS, there is a need for Professional Development Oversight Services in connection with the site development and construction for a new municipal complex within the Borough of Ridgefield; and

WHEREAS, DMR Architects, PC, 777 Terrace Avenue, 6th Floor, Hasbrouck Heights, NJ 07604, has submitted a proposal dated August 12, 2019 for such Services; and

WHEREAS, the Mayor and Council of the Borough of Ridgefield wishes to award a Professional Service Agreement with DMR Architects, PC for Professional Development Oversight Services for an amount not to exceed \$20,000.00.

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

1. The Mayor and the Borough Clerk be and hereby are authorized and directed to execute the Professional Services Agreement with DMR Architects, PC as required by law.
2. A notice of this action shall be printed in *The Record* and/or www.ridgefieldnj.gov.

BE IT FURTHER RESOLVED, that funding is available in the CY2019 budget in the Improvement Authorization 04-2150-55-2353 in an amount not to exceed \$20,000.00 as certified by the Chief Financial Officer; and that a duly executed copy of this resolution will be filed in the Office of the Borough Clerk.

Approved:

Anthony R. Suarez, Mayor

Attest:

Linda M. Silvestri,
Borough Clerk

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 234-2019

BE IT RESOLVED that the Mayor and Council appoints

YAACOV REICH

to the Rent Leveling Commission as A2 Alternate 1 member for the remainder of 2019.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Jimenez

RESOLUTION NO. 235-2019

WHEREAS, under certain circumstances award of contract without public bidding is permitted pursuant to N.J.S.A. 52:34-6.2; and

WHEREAS, Sanitation Equipment Corp. is an approved vendor under the Educational Services Commission of New Jersey (ESCNJ) CO-OP as approved by the State of New Jersey; and

WHEREAS, the Borough of Ridgefield wishes to enter into an agreement with Sanitation Equipment Corp. for the purchase of a Leach model 2RIII 29 cubic yard rearload refuse body for the Ridgefield Department of Public Works; and

WHEREAS, prior to the award of this contract a Notice of Intention to Award a Contract must be published in the official newspaper;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that they approve the following:

1. The Borough Clerk is hereby authorized to publish a Notice of Intention to Award Contract to Sanitation Equipment Corp. pursuant to the ESCNJ CO-OP for the purchase of a Leach model 2RIII 29 cubic yard rearload refuse body at a cost of \$84,240.00.
2. Any objections to this award of contract should be directed to the Borough Clerk, 604 Broad Avenue, Ridgefield, New Jersey 07657 within ten (10) days of the publication of the Notice of Intention.
3. The contract is awarded to Sanitation Equipment Corp. contingent upon no objections being received.

Approved:

Anthony R. Suarez, Mayor

Attest:

Linda M. Silvestri,
Borough Clerk

COUNCIL VOTE				
	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Jimenez

RESOLUTION NO. 236-2019

WHEREAS, Ashraf Shaker has deposited a check in the amount of \$8,520.69 into the Suspense Account for the redemption and subsequent taxes of Tax Lien # 19-003, Block 1003 Lot 10, further known as 705 Prospect Avenue, sold to Pam Investors and whereas \$20,700.00 was deposited into the Trust Account for the premium at the time of tax sale.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Chief Financial Officer be and he is hereby authorized to issue and sign a check in the amount of \$8,520.69 from the Suspense Account and a check for \$20,700.00 from the Trust Account;

BE IT FURTHER RESOLVED that the check in the amount of \$8,520.69 be drawn on the Borough of Ridgefield Suspense Account 01-2999 and the check in the amount of \$20,700.00 be drawn on the Borough of Ridgefield Trust Account 03-2950 and be made payable to Pam Investors and be mailed to 127 S. Washington Avenue, Bergenfield, New Jersey 07621.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Mayor Suarez

RESOLUTION NO. 237-2019

BE IT RESOLVED that the Mayor and Council appoints

KEVIN P. KELLY

as Municipal Court Magistrate for a three year term beginning September 3, 2019 through September 2, 2022 at the annual salary of \$17,500.00.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 238-2019

WHEREAS, the Borough of Ridgefield presently has an agreement with the County of Bergen to provide 9-1-1 and dispatch services to the Borough; and

WHEREAS, that agreement is set to expire on September 30, 2019; and

WHEREAS, such a contract need not be subject to competitive bidding since it was made with a county within the State of New Jersey pursuant to *N.J.S.A. 40A:11-5(2)*; and

WHEREAS, it is in the best interests of the Borough of Ridgefield that the agreement be renewed for a period of five (5) years commencing October 1, 2019 and terminating on September 30, 2024 as reflected in the attached proposed Agreement;

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

1. The Agreement between the County of Bergen and the Borough of Ridgefield for the provision of 9-1-1 and dispatch services to the Borough of Ridgefield as in the attached Agreement be and hereby is approved.
2. The Mayor and the Borough Clerk be and hereby are authorized and directed to execute the Agreement with the County of Bergen.

Approved:

Anthony R. Suarez, Mayor

Attest:

Linda M. Silvestri,
Borough Clerk

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

**AGREEMENT BETWEEN THE COUNTY OF BERGEN AND
BOROUGH OF RIDGEFIELD
TO PROVIDE 9-1-1 AND DISPATCH SERVICES**

This Agreement is made as of this ____ day of ____ 2019, by and between the County of Bergen, a body politic and corporate of the State of New Jersey located at One Bergen County Plaza, Hackensack, NJ 07601 ("County"), and the Borough of Ridgefield, a municipal corporation located at 604 Broad Avenue, Ridgefield, NJ 07657 ("Borough")

WITNESSETH:

WHEREAS, the current structure of providing 9-1-1 Public Safety Access Points (PSAP) and public safety dispatch services has resulted in a system in which increasing costs are being imposed upon municipalities; and

WHEREAS, the cost per resident for said services varies throughout the County; and

WHEREAS, the costs and inequities of the current system have resulted in public safety organizations looking to participate in a unified and consolidated system; and

WHEREAS, for the densely populated metropolitan areas of Bergen County, this consolidation and shared infrastructure will result in savings passed on to municipalities while maintaining the performance and service levels on behalf of the operating entities; and

WHEREAS, sharing resources and reducing costs is a driving principle behind consolidation which will eliminate duplicate purchasing costs, reduce staffing costs and reduce comprehensive training costs; and

WHEREAS, consolidating communications operations still enables the operating entities to continue to carry out their duties with no perceived change in their normal operations; and

WHEREAS, The Bergen County Communication Division, operated by the Bergen County Department of Public Safety, has the capability to provide 9-1-1 communications and Public Safety dispatch services to select municipalities throughout Bergen County; and

WHEREAS, the Borough of Ridgefield is desirous of consolidating its 9-1-1 communications and public safety dispatch service with the County of Bergen and passed Resolution No. ____-2019 dated _____ authorizing the Borough to enter into an agreement with the County; and

WHEREAS, the Board of Chosen Freeholders of the County of Bergen adopted Resolution No. ____ on _____ authorizing County Communications to provide 9-1-1 communications and public safety dispatch services for the Borough of Ridgefield; and

WHEREAS, an agreement is necessary to delineate the respective responsibilities of the parties in connection therewith.

NOW, THEREFORE, in consideration of the promises, covenants, terms and conditions herein, the parties agree as follows:

I. PURPOSE

(A) The County of Bergen shall provide 911 communications and public safety dispatch services for the Borough, twenty-four (24) hours a day, seven (7) days a week, as more particularly described below:

- (a) Bergen County Communications Division (hereinafter "County Communications") shall provide 9-1-1 answering services that will include call taking of all 9-1-1 calls routed to County Communications from the Borough and will include all medical pre-arrival instructions as per the New Jersey Office of Emergency Telecommunications guidelines.
- (b) County Communications shall engage translation service from the "language line" to handle 9-1-1 calls and administrative calls from non-English speaking persons.
- (c) Bergen County will maintain a CAD (Computer Aided Dispatch) system.
- (d) County Communications shall provide Police, Fire Department and Emergency Medical Services dispatching and emergency 9-1-1 (call routing) dispatching services on a twenty-four (24) hour per day basis to the Borough. This shall include:
 - (A) Accepting emergency calls and promptly dispatch emergency response vehicles and personnel within the territorial jurisdiction of Ridgefield;
 - (B) Activating their sirens in accordance with their SOP;
 - (C) Maintaining a log of all calls received and dispatched on behalf of Ridgefield; and
 - (D) Furnishing reports of activities.

(B) In order to effectuate these services, Ridgefield shall continue to update, where needed, and supply County Communications with a copy of the following:

- (a) Dispatch SOP's
- (b) Recall Rosters
- (c) Contact lists
- (d) Twenty-four (24) hour access to radio equipment on Ridgefield's end
- (e) List of all radio subscribers to include make, model and serial numbers for connectivity to the trunk radio system.

(C) Ridgefield will be responsible for their Mobile Data Terminals and all software in their First Response Vehicles and all connectivity of these terminals to the County's CAD system.

(D) Ridgefield will supply and be responsible for all radio tie lines and connectivity of their data and radio infrastructure to the County Communications Center located at 285 Campgaw Road in the Township of Mahwah.

(E) The operation of all radio units used by Ridgefield shall be in accordance with the rules and regulations of The Bergen County Communication Division and the Federal Communication Commission (FCC).

II. PAYMENT AND TERM

(A) The County will provide 9-1-1 communications and public safety dispatch services in accordance with this contract for the Borough of Ridgefield and the Borough of Ridgefield will make payments to the County of Bergen in accordance with the following schedule and conditions:

Year	Amount
October 1, 2019 through September 30, 2020	\$212.160.00
October 1, 2020 through September 30, 2021	\$212.160.00
October 1, 2021 through September 30, 2022	\$212.160.00
October 1, 2022 through September 30, 2023	\$212.160.00
October 1, 2023 through September 30, 2024	\$212.160.00

(B) *Changes to the abovementioned payment schedule will occur when:*

1. If the Consumer Price Index rises above 5% during a twelve month calendar year, then the County of Bergen can either terminate this agreement upon providing Notice to the Borough or adjust an increase in amount that is acceptable to the County and the Borough.

(C) *Payment Due:*

Each of above-stated amounts shall be paid in quarterly installments; due on January 30, April 1, June 1 and September 1 of each calendar year.

(D) *Payment Submissions:*

Payments shall be sent to the Bergen County Treasurer, County of Bergen, One Bergen County Plaza, Hackensack, New Jersey 07601, or to such other address as the County may direct upon notice in writing.

(E) *Term:*

The term of this Agreement shall be for a period of five (5) years beginning on October 1, 2019 and ending on September 30, 2024 unless sooner terminated in accordance with Sections V and VI of this Agreement.

III. EQUIPMENT

County Communications will dispatch/"tone out" Ridgefield FD and Ridgefield EMS on the Ridgefield radio system.

Ridgefield will pay for the costs associated with maintaining their radio equipment along with the connectivity fees associated with connecting the Ridgefield radio system to the County Communications radio infrastructure.

(A) Course of Action - Equipment Modifications

County Communications and Ridgefield will make and maintain the following equipment and networking modifications to support and facilitate the communications capabilities of the Ridgefield:

1. **9-1-1**

The Bergen County Communications Center is currently a fully operational 9-1-1 PSAP. The Bergen County Communications Center will provide call taking on all “hardline” 9-1-1 calls within the Borough of Ridgefield. The County Communications Center will provide pre-arrival instructions as per the New Jersey Office of Emergency Telecommunications guidelines to the residents and businesses of Ridgefield.

2. **Radio Communications and Dispatching Equipment**

Bergen County Communications will modify the County’s radio consoles to support the dispatch function of the Borough of Ridgefield’s Fire Department’s dispatch frequency, and Emergency Medical Services dispatch frequency. These frequencies will be linked by Radio Tie lines from the Borough of Ridgefield’s radio system to the Bergen County Communications Center. The Borough of Ridgefield will maintain all radio tie lines and their own radio equipment. Ridgefield will be responsible for connecting two four wire radio tie lines from Ridgefield Police Department Headquarters to the Bergen County Public Safety Operations Center located at 285 Campgaw Road, in the Township of Mahwah, in the State of New Jersey. The Borough of Ridgefield will be responsible for connecting the radio tie lines to their equipment. The County of Bergen will be responsible for connecting the radio tie lines to the County d-mark equipment. Bergen County Communications will not be responsible for monitoring any Fire Ground channels.

3. **Telephone Communications**

The County Communications will supply a dedicated telephone number to Ridgefield. Ridgefield will use and be responsible for a T1 line or a call forward feature to forward all their administrative calls to the County Public Safety Operations Center. A dedicated phone number will be put into place for Ridgefield’s Police Officers, Public Safety Officials and Administrative personnel to contact the Communications Center.

4. **Emergency Sirens**

Ridgefield will also supply and maintain a mechanism so that the County Communications Center can activate the emergency sirens located in Ridgefield’s service area. This can be done by the use of a radio tie line or a radio controlled device tied into the siren unit. Ridgefield can choose this option.

5. **Data Line/T1 Line**

In order to share law enforcement data between the Bergen County Public Safety Communication Center and the Ridgefield Police Department, the Ridgefield Police Chief may request use of the Prosecutor’s Law Enforcement network. This network consists of a T1 line that currently connects Ridgefield with the Bergen County Prosecutor’s office.

6. **CAD**

Bergen County Communications has provided Ridgefield use of the County's InfoShare system, a new and improved technology for CAD and law enforcement records management, during the term of this Agreement. The County shall be responsible for the cost of any required training, as well as maintenance of the InfoShare CAD and law enforcement records management system during the term of this Agreement.

If Ridgefield chooses to utilize mobile data in police vehicles, fire apparatus, or EMS vehicles, they will be responsible for purchasing and maintaining equipment in the various vehicles to enable such services, as well as any fees that are required for maintaining connectivity to the vehicles. It will be responsibility of Ridgefield to coordinate the purchase of software and data conversion with InfoShare or any other compatible vendor. Ridgefield will be responsible for converting data into the InfoShare System to include geo-coding data.

7. **AVL**

Bergen County Communications currently uses AVL to monitor and dispatch County Police, Norwood Police and Lodi Police units. This functionality will be made available to Ridgefield. It will be the Borough of Ridgefield's responsibility to send the appropriate data to the County's AVL System. Normally this is done over a Verizon or AT&T cellular network. AVL is used to assist with Closest Car Routing.

8. **Trunk Radio System Information**

(a) The County will continue to provide Ridgefield use of the Trunk Radio system in accordance with this contract.

(A) The Trunk Radio System is designed for 95% on hip street coverage and access to this system by Ridgefield is purely voluntary. Accordingly, the quality of reception in all geographic areas of the County cannot be guaranteed to the Municipality. Therefore, Ridgefield acknowledges that this agreement covers the use of the system as it is established for the County of Bergen and the County is not obligated to alter the system in any way to improve access in any geographic area within the County where reception is inadequate for the purposes of the Municipality.

IV. CONDITIONS

Ridgefield agrees to adhere to the following conditions and acknowledgements:

1. Ridgefield has tested their coverage area with County Communications to include external and internal locations.
2. Ridgefield agrees by signing this contract, that the radio system coverage is acceptable and is accepting the terms and conditions on utilizing the Trunk Radio System.

3. Ridgefield may operate up to and including 100 radios on the Trunk Radio System only to be utilized by public safety employees of Ridgefield
4. Ridgefield Public Safety Agencies will be given the ability to communicate on the following three Public Safety operational talk groups within the Trunk Radio System:
 - a. Fire – Operations (not to be used as Fire Ground)
 - Bergen County Communications will not be responsible for monitoring a Municipality’s Fire Ground channel.
 - b. EMS – Operations (not to be used as Dispatch/ Ridgefield EMS to be dispatched on their current EMS system utilizing their current radio infrastructure and VHF pagers)
 - c. Police – Dispatch/Operations
These talk groups are specific to the Public Safety discipline utilizing the talk group. I.e. Only PD units will be permitted access to the police radio talk groups.
5. The Trunked Radio System cannot be used for dispatch/paging services.
6. Ridgefield will be required to share a common talk group with other Municipalities on the system. The County will control who is assigned on the designated talk groups.
7. Ridgefield will be responsible for its own legacy dispatch and radio infrastructure to include connecting to the County’s network via radio tie lines.
8. Ridgefield will be responsible for reprogramming their subscriber radios.

V. REPRESENTATIONS AND WARRANTIES

- (A) The County represents and warrants that County Communications, operated by the Bergen County Department of Public Safety, has sufficient expertise, facilities, equipment and manpower to fulfill the obligations of this Agreement.
- (B) Neither party will be liable to the other for any exemplary, indirect, incidental, consequential, reliance, or special damages suffered by a party (including without limitation damages for harm to business, lost revenues, lost savings, or lost profits suffered by such other party to the extent comprising indirect, incidental, consequential, reliance, or special damages) regardless of the form of action, whether in contract, warranty, strict liability or tort, including without limitation, negligence of any kind whether active or passive and regardless of whether the party knew of the possibility that such damages could result. Each party hereby releases the other party (and its subsidiaries, affiliates, and respective officers, employees, agents, contractors and suppliers) from, and waives any such damage claims.

VI. TERMINATION

In the event the Borough of Ridgefield or the County fails to substantially perform in accordance with the terms of this Agreement, the aggrieved party shall have the right to terminate this Agreement on sixty days' notice to the non-terminating party. The non-terminating party shall have sixty days to cure or remedy in accordance with the Contract. In the event the non-terminating party fails to substantially perform in accordance with this agreement within the sixty (60) day period, the aggrieved party shall have the right to terminate this Agreement effective six months after Notice.

VII. NOTICE

Whenever under the terms of this Agreement written notice is required or permitted to be given by any party to any other party, such notice shall be deemed to have been sufficiently given if personally delivered or deposited in the United States Mail, in a properly stamped envelope, certified or registered mail, return receipt requested, addressed to the party to whom it is to be given, at the address hereinafter set forth. Either party hereto may change its respective address by written notice in accordance with Section IX of this Agreement.

Borough: Clerk, Borough of Ridgefield
Municipal Building
604 Broad Avenue
Ridgefield, New Jersey 07657

And

Chief of Police
Borough of Ridgefield
Municipal Building
604 Broad Avenue
Ridgefield, New Jersey 07657

County: Communications Director
Bergen County Public Safety Operations Center
285 Campgaw Road
Mahwah, New Jersey 07430

And

County Counsel, County of Bergen
One Bergen County Plaza
Hackensack, New Jersey 07601

VIII. FURTHER ASSURANCES

The County shall be responsible for the actions of its agents, servants and employees. The Borough shall be responsible for the actions of its agents, servants and employees. Each of the parties covenant that they shall, from time to time, upon request of any other, execute such further instruments and take such further actions as may be reasonably required to carry out the intent and purposes of this Agreement.

IX. ORAL NEGOTIATIONS SUPERSEDED; AMENDMENT

This Agreement, together with the other instruments and documents referred to herein, integrates all the terms and conditions mentioned herein or incidental hereto and supersedes all oral negotiations and prior writings in respect of the subject matter hereof. This Agreement may not be amended or modified in any manner, including this provision by oral amendment or modifications, except by an instrument in writing signed by the parties.

X. BINDING EFFECT

This Agreement shall inure to the benefit of and be binding upon the parties hereto and their respective successors and assigns.

XI. PARAGRAPH HEADINGS

Paragraph headings used herein are for convenience only and shall not affect construction of this Agreement.

XII. GOVERNING LAW

This Agreement shall be construed and interpreted in accordance with the laws of the State of New Jersey.

XIII. SEVERABILITY

Any provision of this Agreement which is prohibited or unenforceable in any jurisdiction shall, as to such jurisdiction, be ineffective to the extent of such prohibition or unenforceability without invalidating the remaining provisions hereof or affecting the validity or enforceability of such provision in any other jurisdiction.

(signatures on next page)

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Jimenez

RESOLUTION NO. 239-2019

WHEREAS, Joseph and Lucy Calautti have deposited a check in the amount of \$9,093.18 into the Suspense Account for the redemption and subsequent taxes of Tax Lien # 19-009, Block 3305 Lot 20, further known as 796 Lancaster Road, sold to Pam Investors and whereas \$21,900.00 was deposited into the Trust Account for the premium at the time of tax sale.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Ridgefield that the Chief Financial Officer be and he is hereby authorized to issue and sign a check in the amount of \$9,093.18 from the Suspense Account and a check for \$21,900.00 from the Trust Account.

BE IT FURTHER RESOLVED that the check in the amount of \$9,093.18 be drawn on the Borough of Ridgefield Suspense Account 01-2999 and the check in the amount of \$21,900.00 be drawn on the Borough of Ridgefield Trust Account 03-2950 and be made payable to Pam Investors and be mailed to 127 S. Washington Avenue, Bergenfield, New Jersey 07621.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 240-2019

WHEREAS, in order to complete the performing of inspections and issuing certificates of inspection to an exceeding large number of apartment units in the Borough of Ridgefield, there is a need for additional part-time inspectors; and

WHEREAS, the costs of those inspectors, together with an administrative fee, will be paid by the property owner;

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

1. Paul Elenio and Thair Abdallah are hereby hired on a temporary basis as part-time Code Enforcement Officers to be paid at a rate of \$30.00 per hour for actual hours worked in connection with the inspection program set forth above.
2. This temporary appointment will end on October 30, 2019.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 241-2019

WHEREAS, the new owners of Shaler Properties, Hillside Village and Ridgefield Gardens have requested that the Borough of Ridgefield complete inspections and issuance of certificates of inspection of all apartment units on an expedited basis; and

WHEREAS, under the circumstances it is proper that the owners of the facilities, being SF Shaler Properties Owner IV LP, SF Ridgefield Gardens Owner IV LP, and SF Hillside Village Owner IV LP should pay the cost of same; and

WHEREAS, such an agreement needs to be properly documented in the form as attached hereto;

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

1. The attached agreement with SF Shaler Properties Owner IV LP, SF Ridgefield Gardens Owner IV LP, and SF Hillside Village Owner IV LP be and hereby is approved.
2. The Mayor and Borough Clerk be, and they hereby are, authorized and directed to execute same on behalf of the Borough of Ridgefield.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

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.

Francis J. Elenio,
Chief Financial Officer

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Jimenez

RESOLUTION NO. 242-2019

BE IT RESOLVED, that warrants totaling **\$2,736,275.73**
be drawn on the following accounts:

CURRENT	\$2,533,751.22
TRUST	\$141,009.13
CAPITAL	\$2,516.25
POOL	\$58,579.73
DOG LICENSE	\$419.40
TOTAL	\$2,736,275.73

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X		99272	
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 243-2019

RESOLUTION AUTHORIZING THE AWARD OF CONTRACT TO DMR ARCHITECTS, PC IN CONNECTION WITH THE NEXT PHASE OF THE REDEVELOPMENT PROJECT IN THE REDEVELOPMENT AREA DESIGNATED AS THE WESTERN PORTIONS OF BLOCK 905 LOT 1, BLOCK 906 LOT 1, AND THE PAPER STREET VIRGIL AVENUE IN ACCORDANCE WITH THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.

WHEREAS, heretofore, the Borough has adopted a Redevelopment Plan, pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. ("Redevelopment Law"), for: (i) the western portions of Block 905 Lot 1, Block 906 Lot 1, and the paper Street, Virgil Avenue; the said portions of both Lots and paper street being collectively bounded on the north by Ray Avenue, on the west by Shaler Boulevard, the south by Slocum Avenue and on the east by Wolf Creek; and

WHEREAS, the said Redevelopment Plan is for the redevelopment of the designated redevelopment area with a new municipal complex (i.e., Redevelopment Project"); and

WHEREAS, pursuant to N.J.S.A. 40A:12A-4c, the Borough is "responsible for implementing redevelopment plans and carrying out redevelopment projects pursuant to N.J.S.A. 40A:12A-8" and the "municipality may execute these responsibilities directly . . ."; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-8, "Upon the adoption of a Redevelopment Plan . . . the municipality may proceed with the clearance, re-planning, development and redevelopment of the area designated in that Plan;" and

WHEREAS, pursuant to N.J.S.A. 40A:12A-8e, "in order to carry out and effectuate the purposes of [the Redevelopment Law] and the terms of the Redevelopment Plan, the Borough may . . . prepare or arrange by contract for the provision of professional services and the preparation of plans by registered architects . . . for the carrying out of redevelopment projects; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-22o, the Borough is authorized to "make and enter into all contracts and agreements necessary or incidental to the performance of the duties authorized in [the Redevelopment Law]; and

WHEREAS, heretofore, the Borough contracted with DMR Architects in connection with site feasibility, project programming, conceptual project development and preparation of estimated cost budgets for the Redevelopment Project.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Borough of Ridgefield, County of Bergen, State of New Jersey, that:

1. The Council hereby authorizes the retention of DMR Architects, PC for the Schematic Design Phase (\$60,000.00) and the Design Development Phase (\$150,000.00) of its proposal, dated September 3, 2019, the scope of services for the foregoing phases being detailed in the said proposal, which is incorporated herein by reference, for the sum certain amount of \$210,000.00. The said services includes consultants to DMR Architects for the disciplines of structural engineering, mechanical, electrical, plumbing and fire protection engineering, and information technology engineering.
2. The Council hereby authorizes the Mayor or Borough Administrator to enter into a contract with DMR Architects for the professional services set forth hereinabove in a form as reviewed by the Borough’s Council.
3. All of the Recitals set forth hereinabove are incorporated herein as set forth at length.

BE IT FURTHER RESOLVED, that the Borough hereby reserves all other authority and powers granted to it under the Redevelopment Law.

COUNCIL VOTE				
	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

 Anthony R. Suarez, Mayor

 Linda M. Silvestri,
 Borough Clerk

I, Linda M. Silvestri, RMC, Clerk of the Borough of Ridgefield, County of Bergen, State of New Jersey, hereby certify that the foregoing Resolution is a true, complete and accurate copy of Resolution adopted by the Borough Council of the Borough of Ridgefield at a public meeting held on this ____ day of _____, 2019.

 Linda M. Silvestri,
 Borough Clerk

BOROUGH OF RIDGEFIELD
Bergen County, New Jersey

Meeting September 9, 2019

Presented by Councilman Castelli

RESOLUTION NO. 244-2019

RESOLUTION AUTHORIZING THE AWARD OF CONTRACT TO MATRIX NEW WORLD IN CONNECTION WITH THE NEXT PHASE OF THE ENVIRONMENTAL REMEDIATION OF THE REDEVELOPMENT AREA DESIGNATED AS THE WESTERN PORTIONS OF BLOCK 905 LOT 1, BLOCK 906 LOT 1, AND THE PAPER STREET VIRGIL AVENUE IN ACCORDANCE WITH THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.

WHEREAS, heretofore, the Borough has adopted a Redevelopment Plan, pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. ("Redevelopment Law"), for: (i) the western portions of Block 905 Lot 1, Block 906 Lot 1, and the paper Street, Virgil Avenue; the said portions of both Lots and paper street being collectively bounded on the north by Ray Avenue, on the west by Shaler Boulevard, the south by Slocum Avenue and on the east by Wolf Creek; and

WHEREAS, the said Redevelopment Plan is for the redevelopment of the designated redevelopment area with a new municipal complex (i.e., Redevelopment Project"); and

WHEREAS, pursuant to N.J.S.A. 40A:12A-4c, the Borough is "responsible for implementing redevelopment plans and carrying out redevelopment projects pursuant to N.J.S.A. 40A:12A-8" and the "municipality may execute these responsibilities directly . . ."; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-8, "Upon the adoption of a Redevelopment Plan . . . the municipality may proceed with the clearance, re-planning, development and redevelopment of the area designated in that Plan;" and

WHEREAS, pursuant to N.J.S.A. 40A:12A-8d, "in order to carry out and effectuate the purposes of [the Redevelopment Law] and the terms of the Redevelopment Plan, the Borough may . . . clear any area owned and make site improvements essential to the preparation of the site for use in accordance with the Redevelopment Plan; and

WHEREAS, pursuant to N.J.S.A. 40A:12A-22o, the Borough is authorized to "make and enter into all contracts and agreements necessary or incidental to the performance of the duties authorized in [the Redevelopment Law]; and

WHEREAS, heretofore, the Borough contracted with Matrix New World in connection with the redevelopment site delineation as it relates to environmental constraints for redevelopment.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Borough of Ridgefield, County of Bergen, State of New Jersey, that:

4. The Council hereby authorizes the retention of Matrix New World for Item / Task 1 of its proposal, dated September 4, 2019, said Item / Task 1 being for the mobilization to consist of the procurement of speciality contractors, permit preparation and application UST registration, County Soil Erosion and Sediment Control Plan preparation and filing, NJDEP submissions, asbestos abatement notifications, silt fence installation, and installation of temporary fencing, all of the foregoing as further detailed in the said proposal, for the sum certain amount of \$40,850.00, said proposal incorporated herein by reference.
5. The Council hereby authorizes the Mayor or Borough Administrator to enter into a contract with Matrix New World for the work set forth hereinabove in a form as reviewed by the Borough's Council.
6. All of the Recitals set forth hereinabove are incorporated herein as set forth at length.

BE IT FURTHER RESOLVED, that the Borough hereby reserves all other authority and powers granted to it under the Redevelopment Law.

COUNCIL VOTE

	YES	NO	ABSTAIN	ABSENT
Castelli	X			
Penabad	X			
Shim	X			
Jimenez	X			
Kontolios	X			
Larkin	X			
Mayor Suarez				

Approved:

Attest:

Anthony R. Suarez, Mayor

Linda M. Silvestri,
Borough Clerk

I, Linda M. Silvestri, RMC, Clerk of the Borough of Ridgefield, County of Bergen, State of New Jersey, hereby certify that the foregoing Resolution is a true, complete and accurate copy of Resolution adopted by the Borough Council of the Borough of Ridgefield at a public meeting held on this ____ day of _____, 2019.

Linda M. Silvestri,
Borough Clerk