

**WORK SESSION**  
**JULY 1, 2014**

In compliance with Chapter 231, OPEN PUBLIC MEETINGS ACT of the State of New Jersey, adequate notice has been given to all members of the Governing Body, the "Local Source" and the "Westfield Leader" the two newspapers designated to receive such notice. The notice is posted on the Borough Hall bulletin board.

Mayor Paul N. Mirabelli called the meeting to order at 8:03 P.M.

PRESENT: Mayor Mirabelli, Councilwoman Andre, Councilman Dierkes, Councilman Mortimer, Councilman Turner, Attorney Kathryn Rockwood and Administrator Debbie. Also present were CFO Jill Goode, Recreation Director Frank Masella, and Borough Engineer Michael Disko, Public Works Manager Ronald Romak and Borough Planner John Chadwick. Councilman Messler and Councilman Lane were absent.

Discussion was held regarding recreation refunds. Recreation Director Frank Masella recommends refunding those who registered for programs which were cancelled due to low enrollment including pool membership cancellations. The Recreation Committee recommends waiving the required \$500 security deposit on equipment and the \$300 cleaning fee based on our positive history with B&K Concession. Council approved the refunds and recommendation. The proper resolutions will be prepared for the July 15, 2014 meeting.

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Discussion was held regarding authorization to apply for the 2014 Kids Recreation Trust Grant Program. Some of the improvements include gates at tennis courts, upgrade several of the playing fields and fence replacements that will require matching funds. Mayor Mirabelli questioned whether the grant could fund field upgrades at Beechwood School to accommodate a full size soccer field. Recreation Director Frank Masella will contact the Board of Education to investigate options. The proper resolution authorizing Borough Officials to make application for the grant will be prepared for the July 15, 2014 meeting.

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Discussion was held regarding bid recommendations for Contract 2014-6 – Resurfacing of Various Streets. Four bids were received on June 26, 2014. Borough Engineer Michael Disko recommends that the bid be awarded to Top Line Construction with a Base Bid of \$331,156.00 and Alternate #1 in the amount of \$2,759.58.00 for a total cost of \$337,052.00. The proper resolution will be prepared for the meeting of July 15, 2014.

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Discussion was held regarding proposed changes to the floor area ratio (FAR). Borough Engineer Michael Disko and Borough Planner John Chadwick presented a report on the impact of a potential increase in the current 2.25 percent FAR.

Mr. Chadwick explained that the majority of residential lots in town are in the 14,000 to 18,000 square foot range and less than 500 lots were non-conforming. Mayor Mirabelli expressed concern about the need to maintain the character of the community and suggested the Council consider combining any increase in the allowable FAR with an increase in the required side-yard setbacks. The Mayor asked John Chadwick and Michael Disko to consult with the Borough Attorney to draft a proposed ordinance and report back at the next meeting.

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Discussion was held regarding the state storm water report requirements. The report works through a point system allowing the Borough to earn points by providing a public education program. Engineer Mike Disko satisfied this requirement by discussing the storm water catch basin retrofitting requirements.

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Discussion was held regarding fees charged by the Rahway Valley Sewerage Authority. The Borough Engineer reported that Mountainside does not pay more fees than we should when neighboring towns exceed their allocated share because we receive net credits from the authority for using less than our allocated flow rate.

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Discussion was held regarding a proposed Pay-to-Play ordinance. The Governor's best practices checklist penalizes municipalities that do not have stricter pay to play regulations and adopting an ordinance will demonstrate that Mountainside is being proactive. The ordinance restricts the Borough from entering into a contract for professional services with any entity that makes a monetary contribution in excess of \$300 for a primary or general election to any borough elective office or political committee. Complying with the best practices checklist ensures the Borough receives our full share of extraordinary aid. The proper ordinance will be introduced at the meeting of July 15, 2104.

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Discussion regarding amendments to fire department regulations was tabled because Councilman Lane was absent.

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Discussion was held regarding the purchase of a new police vehicle under the Morris County Cooperative Pricing Council. A 2014 Police Interceptor SUV will be purchased from Beyer-Ford at a cost of \$26,796.00. A resolution is required for purchases made over the bid threshold through a cooperative purchase contract and will be prepared for the meeting of July 15, 2014.

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Discussion was held regarding a request by the Tax Collector for the tax sale redemption of Block 9 Lot 9. It is requested that the Finance Officer be authorized

to issue a check plus premium to the lien holder for the redemption of this tax lien. The proper resolution will be prepared for the July 15, 2014 meeting.

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Discussion was held regarding the approval to appoint Edwin Lima and Daniel Steadman as new volunteer firefighters. The applicant's background checks have been cleared through the police department. Fire Chief Matthew Watson recommends these appointments. A motion to approve them will be made at the meeting of July 15, 2014.

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Discussion was held regarding an escrow refund for a road opening permit. The homeowner at 352 Hedge Row provided a \$2,000.00 escrow deposit to have work done on this street. The Borough Engineer recommends refunding the deposit at this time. The proper resolution will be prepared for the July 15, 2014 meeting.

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Stan Prater, a representative from Jersey City Power & Light (JCPL) explained that JCPL was committed to assisting residents during power outages. Since Superstorm Sandy, JCPL has updated its website so customers can report outages, track repair trucks and locate shelters.

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#### **BILLS & CLAIMS:**

The following resolution was introduced by Councilman Mortimer and seconded by Councilman Turner:

BE IT RESOLVED by the Mayor and Council of the Borough of Mountainside that the following bills of the persons named and for the amounts stated below, having been duly audited and found to be correct this 1<sup>st</sup> day of July 2014, the same be paid after Council's review, if and when funds are available and that the Mayor, Council President, Administrator and Treasurer are hereby authorized and directed to sign and deliver warrants for same in the amount of \$90,922.42. (Copy of bill list attached)

Roll call: Ayes: Andre, Dierkes, Mortimer, Turner. Nays: 0.

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Public Works Manager Ronald Romak reported on the status of the Mountainside Library HVAC replacement. The equipment was delivered and the installation has a projected date of July 18<sup>th</sup>.

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Work Session Meeting  
July 1, 2014 – Page 4

Upon motion by Councilman Mortimer and a second by Councilman Dierkes the meeting was unanimously adjourned.

Meeting adjourned at 8:53 P.M.  
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Respectfully submitted,

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Martha Lopez, Borough Clerk