

Mayor and Council Regular Meeting – June 22, 2021

The Regular Meeting of the Mayor and Council of the Borough of North Caldwell was held on Tuesday, June 22, 2021. The meeting began at 6:30pm via tele/video-conference due to the COVID-19 pandemic.

Mayor Alessi called the meeting to order announcing that notice was provided in accordance with the requirements of Chapter 231, P.L. 1975. He provided a statement regarding the conduct of the teleconference which would allow members of the public to participate and be heard during public comment.

Roll Call indicated the following:

Present: Mayor Joseph H. Alessi, Council President Francis Astorino, Councilman Matthew Atlas, Councilman Anthony Floria-Callori, Councilman Robert Kessler, Councilman Arthur Rees, Councilman Kenneth Tilton.

Also present were: Kevin O'Sullivan, Borough Administrator; Mark Semeraro, Borough Attorney; Rich Mondelli, CFO; Mark Deuer, Police Chief; and Tami Michelotti, Borough Clerk.

Mayor Alessi asked Councilman Kessler to lead the Pledge of Allegiance.

### **Mayor's Report**

Mayor Alessi provided an update on COVID vaccination rates. He thanked residents for attending the Walker's Pond ribbon cutting ceremony. He acknowledged the confirmation of Juneteenth as a national holiday.

Mayor Alessi reviewed the Borough-wide property revaluation that was ordered by the Essex County Board of Taxation. He noted that the goal is to update assessments to fair market value for fair distribution of tax levy and confirmed that the levy remains unchanged. He encouraged residents to allow the assessors access to their homes. Tax Assessor George Librizzi described the assessment execution process. He noted that recent higher home values do not translate into higher taxes. He stated that letters would be issued to residents near the end of November detailing the current assessment and the estimated new assessment for 2022. He offered that informal meetings with the revaluation team would be established to answer residents' questions. Mr. Librizzi confirmed that the Borough is unable to stop a revaluation order.

Mayor Alessi requested a time change for the next two combined conference and regular meetings. He proposed a 6:00pm start time to allow more time for the combined meeting. He wished everyone a safe and happy July 4<sup>th</sup> holiday and announced the fireworks display at Caldwell/West Caldwell High School.

### **Gun Violence Awareness Proclamation**

Mayor Alessi presented an annual proclamation to Emily Goldberg and the local Moms Demand Action group in recognition of Gun Violence Awareness Month. Ms. Goldberg thanked the Mayor and Council for the opportunity to educate the community about gun education and safe storage. She asked to attend the Town Picnic to present materials and represent her organization.

### **Citizens to be Heard**

John Zurlo – 19 Glenview Road

Mr. Zurlo asked when the Council planned to return to in-person meetings and requested that the remote participation be maintained for all future meetings. The Council confirmed their intent to maintain interactive meetings in person and virtually.

### **Approval of Minutes**

Councilman Atlas moved to accept the minutes from the following meetings (without release of Executive Session minutes), seconded by Council President Astorino:

- Conference Meeting and Executive Session Minutes– May 11, 2021
- Regular Meeting and Executive Session Minutes – May 25, 2021

Said motion was carried with six affirmative votes.

### **Committee Reports**

#### **Legal and Ordinance**

#### **Bond Ordinance BO-2-2021**

Councilman Atlas opened the public hearing for Bond Ordinance BO-2-2021 A Bond Ordinance Authorizing Various Improvements in and for the Borough of North Caldwell, in the County of Essex, New Jersey, Appropriating \$1,731,425 Therefore and Authorizing the Issuance of \$1,302,853 Bonds or Notes to Finance Part of the Cost Thereof.

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No one from the public came forward.

Councilman Atlas made a motion to close the public hearing and Bond Ordinance BO-2-2021 A Bond Ordinance Authorizing Various Improvements in and for the Borough of North Caldwell, in the County of Essex, New Jersey, Appropriating \$1,731,425 Therefore and Authorizing the Issuance of \$1,302,853 Bonds or Notes to Finance Part of the Cost Thereof. The motion was seconded by Council President Astorino. Said motion was carried unanimously with six affirmative votes.

#### Ordinance O-16-2021

Councilman Atlas opened the public hearing for Ordinance O-16-2021 Repealing Ordinance O-15-18 Regarding Multi-Way Stop Sign. Councilman Atlas recognized the concern of citizens regarding speeding on Beachmont Terrace and noted that the removal of the stop signs would coincide with the installation of speed humps.

No one from the public came forward.

Councilman Atlas made a motion to close the public hearing and adopt Ordinance O-16-2021 Repealing Ordinance O-15-18 Regarding Multi-Way Stop Sign. The motion was seconded by Councilman Kessler. Said motion was carried unanimously with six affirmative votes.

#### Cannabis Ordinance Discussion

Councilman Atlas reviewed the options established by the State of New Jersey regarding cannabis permitting. He noted that the Council had addressed issue in past with a zoning ordinance but that the State considers all previously enacted ordinances to be null and void. He added that August 22, 2021 is the deadline to take action otherwise all permitting would be allowable in the municipality for the next five (5) years. He noted his favor for permitting retail sales of cannabis in the future.

#### Ordinance O-17-2021

Councilman Atlas introduced Ordinance O-17-2021 An Ordinance by the Borough of North Caldwell in Essex County, New Jersey Prohibiting the Operation of any Class of Cannabis Business within Its Geographical Boundaries and Amending Section 107-19(N) of the Borough Code, seconded by Councilman Rees. Said motion was carried unanimously with five affirmative votes. He noted that the public hearing was scheduled for July 20, 2021 at 6:30pm.

#### Resolution R-137-2021

Resolution R-137-2021 A Resolution Authorizing the Renewal of Liquor License #0715-33-003-003 to Dezi's Hospitality d/b/a Horseneck Tavern was read. Motion was made by Councilman Atlas, seconded by Councilman Tilton. Said motion was carried unanimously with six affirmative votes.

### **Personnel and Technology**

#### Committee Updates

Councilman Floria-Callori announced the implementation of cameras at Walker's Pond to allow for time-lapse video and livestreaming. He stated his commitment to holding public meetings both in-person and virtually.

#### RFP for Radio and Wireless Telecommunications

Councilman Floria-Callori announced that responses to the Borough's Request for Proposals for Radio and Wireless Telecommunications Antenna/Tower Siting and Management Consultant were received that day. He offered a review of the submissions at the next meeting. He noted a varying degree of expertise among the submissions.

Resolution R-138-2021 A Resolution Authorizing the Mayor and Council to Execute a Statement of Work with CivicPlus for CivicCMS was read. Motion was made by Councilman Floria-Callori, seconded by Councilman Atlas. Said motion was carried unanimously with six affirmative votes. Councilman Floria-Callori noted that the website redesign would allow for better access to information by the public.

Councilman Floria-Callori added that a system to process concession transactions at the community pool snack bar was nearly complete.

### **Finance**

Council President Astorino presented the Tax Collector's Report for May 2021.

Resolution R-139-2021 A Resolution Approving the Payment of Bills was read. Motion was made by Council President Astorino, seconded by Councilman Atlas. Councilman Tilton abstained. Said motion was carried with five affirmative votes and one abstention.

**Public Safety**

Councilman Tilton presented the Police Department Public Safety and Detective Bureau Reports for May 2021. He noted an increase in motor vehicle related thefts.

Councilman Tilton presented the Fire Department Public Safety Report for May 2021. He noted that the department responded to 23 calls and encouraged the public to use caution with fireworks.

**Public Works**

Councilman Rees presented the Construction Permit Activity Report for May 2021 during which time 54 permits were issued. He noted the high cost of construction materials which could affect construction permit.

The Solid Waste Collection Report for 1Q2021 was tabled to a future meeting.

Councilman Rees presented the Animal Control Report for May 2021 during which officers responded to five calls.

Resolution R-140-2021 A Resolution Authorizing an Emergency Contract for Drainage Pipe Repair Services was read. Motion was made by Councilman Rees, seconded by Councilman Atlas. Said motion was carried unanimously with six affirmative votes. Councilman Rees explained that the corrugated pipe collapsed for which an emergency was certified by the Borough Engineer.

Resolution R-141-2021 A Resolution Approving the Submission of a Grant Application To and the Execution of a Grant Contract with the New Jersey Department of Transportation for Various Roads Within the Borough of North Caldwell – Beachmont Terrace and Oak Place was read. Motion was made by Councilman Rees, seconded by Councilman Kessler. Said motion was carried unanimously with six affirmative votes. Mr. O’Sullivan stated that road paving would be coordinated with other road work such as the speed hump installation on Beachmont Terrace.

**Recreation**

Councilman Kessler offered the Recreation Director’s Report for June/July 2021. He noted that tennis membership is at the highest level in the last 10 years. He added that youth baseball and softball and women’s and men’s softball are all in process. Councilman Kessler announced that registration for fall programs will be open in July. He welcomed new pool members and additional lifeguard staff applications.

Councilman Kessler thanked the Walker’s Pond Conservancy and the North Caldwell Department of Works for their contributions to a successful ribbon cutting ceremony at the Pond on June 19. He announced the upcoming stocking of fish in the pond. Councilman Kessler stated that sub-committees may be formed for the Gould Avenue Recreation Complex project with the goal of involving both the Council and the community. He anticipated that updates would be made available through the community newsletter.

Resolution R-142-2021 A Resolution Fixing Recreation Fees Pertaining to Recreation Programs – Employee Pool Membership was read. Motion was made by Councilman Kessler, seconded by Councilman Atlas. Said motion was carried unanimously with six affirmative votes. Councilman Kessler noted that the resolution allows use of the town pool by full-time and part-time, non-seasonal employees.

The following resolutions were read by and moved by Councilman Kessler as a Consent Agenda, seconded by Councilman Atlas. The motion was carried unanimously with six affirmative votes.

- Resolution R-143-2021 A Resolution Authorizing the Hiring of Additional Part-Time Seasonal Employees – Baseball/Softball Umpires
- Resolution R-144-2021 A Resolution Authorizing the Hiring of Additional Part-Time Seasonal Employees for the 2021 Municipal Pool Season - Lifeguards
- Resolution R-145-2021 A Resolution Appointing Allison Barth as Swim Team Head Coach of the Borough of North Caldwell for the 2021 Pool Season
- Resolution R-146-2021 A Resolution Appointing Emma Bossaert as Swim Team Assistant Coach of the Borough of North Caldwell for the 2021 Pool Season
- Resolution R-147-2021 A Resolution Appointing Seasonal Part-Time Lead Instructor for the 2021 Summer Fun Program – Upper Camp
- Resolution R-148-2021 A Resolution Appointing Seasonal Part-Time Lead Instructor for the 2021 Summer Fun Program – Lower Camp
- Resolution R-149-2021 A Resolution Appointing Seasonal Part-Time Lead Instructor for the 2021 Summer Fun Program – Kiddie Camp
- Resolution R-150-2021 A Resolution Amending R-127-2021 Appointing Michelle Inga as Assistant Manager of the Municipal Pool for the 2021 Season

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- Resolution R-151-2021 A Resolution Amending R-128-2021 Appointing Michele Malfattano as Assistant Manager of the Municipal Pool for the 2021 Season

**Executive Session**

Councilman Tilton made motion to add the discussion of the Walker's Property under the Anticipated Contract Negotiations category in Executive Session and also moved Resolution R-152-2021 A Resolution Authorizing the Mayor and Council of the Borough of North Caldwell to Hold a Closed Session Meeting for Certain Specified Purpose:

- A. Personnel: (1) Finance Department;
- B. Anticipated Contract Negotiations: (1) Radio and Wireless Telecommunications, (2) Gould and Mountain Avenue Intersection safety, (3) West Greenbrook Road/Central Avenue/Grandview Avenue Triangle Safety;
- C. Contract Negotiations: (1) Cell Tower Lease, (2) Police Dispatch.

The motion was seconded by Councilman Rees and was carried unanimously with six affirmative votes.

There being no other matters to be addressed by the Governing Body at this time, a motion was made by Councilman Atlas, seconded by Council President Astorino, that this meeting be adjourned at 8:30pm. Said motion was carried unanimously with six affirmative votes.

Respectfully submitted,



Tami Michelotti  
Borough Clerk