

**BOROUGH OF WOODCLIFF LAKE
MAYOR AND COUNCIL AGENDA
SEPTEMBER 16, 2024
MEETING HELD IN PERSON AND ON
ZOOM (FOR VIEWING ONLY)
411 CHESTNUT RIDGE ROAD
WOODCLIFF LAKE, NEW JERSEY
7:00 PM OPEN SESSION**

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/82150697880?pwd=fbJ6BjkFjtROb0JiJgpPr4azDsblue.1>

Passcode: 07677

CALL TO ORDER

Notice of this meeting, in accordance with the "Open Public Meetings Law, 1975, C. "231", has been posted and two newspapers, The Record and The Ridgewood News, have been notified.

ROLL CALL

Mayor Carlos Rendo
Councilwoman Jacqueline Gadaleta
Councilwoman Julie Brodsky
Councilwoman Jennifer Margolis
Councilwoman Nicole Marsh
Council President Benjamin Pollack
Councilman Josh Stern

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE – DRYERMAN FAMILY

APPROVAL OF MINUTES

August 12, 2024 (Closed)

August 12, 2024 (Open)

PUBLIC COMMENT

(limited to 3 minutes per speaker)

PROCLAMATION

- Patriots Day and National Remembrance Day

MAYOR'S REPORT

COUNCIL REPORTS

- Councilwoman Nicole Marsh
- Councilman Josh Stern
- Councilwoman Julie Brodsky
- Councilwoman Jacqueline Gadaleta
- Councilwoman Jennifer Margolis
- Council President Benjamin Pollack

ENGINEER'S REPORT

(see attached report)

ADMINISTRATOR'S REPORT

ORDINANCE

Introduction Ordinance No. 24-16
Stormwater Control

CONSENT AGENDA

- Resolution No. 24-195 Resolution Authorizing Payroll and Payment of Claims
- Resolution No. 24-196 Resolution Supporting the Public Ballot Question for Special Law Enforcement Officers (SLEOs) in the Borough of Woodcliff Lake
- Resolution No. 24-197 Resolution Approving Agreement with County of Bergen for Flu Vaccination Clinic
- Resolution No. 24-199 Resolution Authorizing Payment Application No. 2 for Galaxy Gardens Phase II-Park Improvements
- Resolution No. 24-200 Resolution Authorizing Payment Application No. 1 for Improvements to Glen Road
- Resolution No. 24-201 Resolution Authorizing Transfer of Escrow Funds to Current Account
- Resolution No. 24-202 Resolution Amending Pool Equipment, Supplies, Repair, Maintenance
- Resolution No. 24-203 Resolution Approving Additional Services for Galaxy Gardens Municipal Park
- Resolution No. 24-204 Resolution Approving Neglia Engineering Proposal for Professional Engineering Services for the Old Barn Site and Train Station Parking Lot
- Resolution No. 24-205 Resolution Approving Assistant DPW Superintendent
- Resolution No. 24-206 Resolution Appointing Fire Official
- Resolution No. 24-207 Resolution Approving Annual Stipend for Deputy Fire Official
- Resolution No. 24-208 Resolution Authorizing Advertising Request for Proposal for Cleaning/Janitorial Services for Borough Facilities
- Resolution No. 24-209 Resolution Authorizing the Land Use Board to Undertake a Preliminary Investigation to Determine Whether Block 301, Lot 3.04 Qualifies for Designation as a Non-Condemnation Area in Need of Redevelopment Pursuant to N.J.S.A. 40A:12A-1 Et Seq.
- Resolution No. 24-210 Resolution Authorizing the Land Use Board to Undertake a Preliminary Investigation to Determine Whether Block 2601, Lot 15 Qualifies for Designation as a Non-Condemnation Area in Need of Redevelopment Pursuant to N.J.S.A. 40:A12A-1 Et Seq.
- Resolution No. 24-212 Resolution to Offer a Financial Incentive to Those Eligible Employees Participating In the High Deductible Health Benefit Plan (HDHP)

NON-CONSENT AGENDA

Resolution No. 24-198 Resolution Authorizing the Tax Collector to Apply Property Tax Credits Due to Successful County Board Tax Judgements

Resolution No. 24-211 Resolution Approving GPS Camera System Subscription with Verizon Connect

ADJOURNMENT

*****Disclaimer*****

Subject to Additions and/or Deletions

PROCLAMATION

WHEREAS, we honor the brave Americans who met the terror of September 11 with extraordinary acts of courage and sacrifice. In our darkest hour – when terrorists believed they could bring our country to its knees – those Americans proved that our Nation’s unbreakable spirit would prevail; and

WHEREAS, in the moments, days and years after the attacks on September 11, heroes were forged. Firefighters, police officers, and first responders ran into the inferno of jet fuel and debris at Ground Zero, risking their own lives to save the lives of others. Service members and civilians rushed into the fiery breach at the Pentagon repeatedly to rescue their colleagues. The patriotic passengers of Flight 93 made the ultimate sacrifice to prevent their plane from being used to take more innocent souls. And in big cities, rural towns, suburbs, and Tribal communities, hundreds of thousands of American hands went up – ready to serve our Nation in uniform; and

WHEREAS, we owe these patriots of the 9/11 Generation a debt of gratitude that we can never fully repay. They were deployed to Afghanistan to make sure the United States would not be attacked again. They served in Iraq and other war zones to defend our democracy and deny terrorists’ safe haven; and

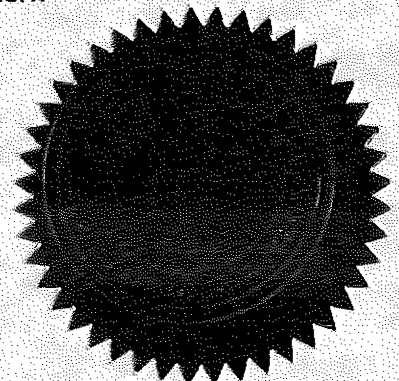
WHEREAS, over the last 23 years, what was destroyed, we have repaired. What was threatened, we have fortified. What was attacked – the indomitable American Spirit – prevailed. That is who we are.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the Borough of Woodcliff Lake do hereby proclaim September 11, 2024, as **PATRIOTS DAY AND NATIONAL REMEMBRANCE DAY**.

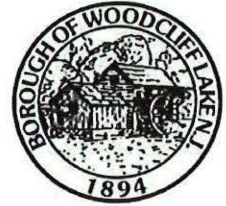
Mayor Carlos Rendo

Councilwoman Julie Brodsky
Councilwoman Jennifer Margolis
Council President Benjamin Pollack

Councilwoman Jacqueline Gadaleta
Councilwoman Nicole Marsh
Councilman Josh Stern



SEPTEMBER 2024 ENGINEERS REPORT
BOROUGH OF WOODCLIFF LAKE
SEPTEMBER 10, 2024



1. Glen Road Bridge (NJDOT Funded)

NJDOT Grant project closeout documentation has been submitted to the NJDOT and is under review by the NJDOT for final reimbursement.

Neglia met with the Borough to review the storm erosion at the new bridge location resulting from the August 3, 2024 cloudburst storm event (sudden, heavy downpour where a lot of rain falls in a short amount of time). The recent demolition/removal of 38 Glen Road by the State of NJ which altered the existing flow path of the brook and the cloudburst storm event contributed to the flooding and bank erosion that was observed. Neglia is working on a solution with estimated costs to address the erosion at the bridge and adjacent roadway from this event and future flood events.

2. Glen Road Improvements Project NJDOT FY 2022

The Borough of Woodcliff Lake received a grant in the amount of \$206,000.00 from the NJDOT to be utilized towards the repaving of a portion Glen Road. Bids opened on 8/9/2023 and the project was awarded to Macchione Paving as per resolution no. 23-186 for \$239,937.75. Pre-construction meeting was held on 5/30/2024. Paving was completed and payment package 1 provided to the Borough for processing. Final payment and project closeout to occur following mandatory NJDOT final inspection, contractor final invoicing, and receipt of a maintenance bond.

3. Werimus Lane Bypass Chamber Improvements

Neglia completed plans and specifications for the Phase I - Werimus Lane Bypass Chamber Improvements to address immediate public health and safety needs at the existing Werimus Lane sewage pumping station at this time. The bypass pumps have been secured and Sanzari to install chamber once all materials have been received. Temporary bypass hookup has been completed to provide Borough safe and efficient temporary bypass provisions while the contractor awaits delivery of the materials for the permanent bypass structure installation.

4. Werimus Lane Pump Station Flood Resilient Improvements

Project is out to bid with a September 19, 2024 bid opening scheduled for an anticipated ward at the October 21, 2024 Mayor and Council meeting pending receipt of favorable bids and confirmation of available funding.

LYNDHURST

34 Park Avenue
PO Box 426
Lyndhurst, NJ 07071
p. 201.939.8805 f. 201.939.0846

MOUNTAINSIDE

200 Central Avenue
Suite 102
Mountainside, NJ 07092
p. 201.939.8805 f. 732.943.7249

5. Galaxy Gardens Civil Design and NJDEP Land Use Permitting

Project awarded to Applied Landscape for the total contract amount of \$2,753,123.00. Pre-Construction meeting was held on June 26, 2024. Ongoing work at the site in order to have sitework completed by the end of the year and ready for when structures are finally delivered. Final project completion including all long lead item items such as bandshell and pavilion along with punch list is anticipated for Spring 2024.

6. Werimus Road/Old Mill/Woodcliff Avenue Traffic Signal Warrant Analysis

Neglia is proceeding with collecting data for the traffic signal warrant analysis as discussed at our meeting with the Borough and the County of Bergen. In addition, Neglia will be incorporating data to be provided by Bergen County into the analysis to include back to school traffic once school.

7. Campbell Avenue Paving Project NJDOT MA-2023 & Year 2023 Municipal Paving Project

The Borough of Woodcliff Lake received a grant in the amount of \$203,110.00 from the NJDOT for Campbell Avenue Paving Project as per the November 23, 2022 grant award letter. Project awarded to D&L Paving in the amount of \$551,105.11 for the Base Bid and Alternates A, B, C, and D for Campbell Avenue (NJDOT), Birchwood Road, Stacey Court, Renee Court, and Manhole Reconstructions. Pre-construction meeting was held on 6/6/2024. Birchwood Road drainage has been completed. Paving of Campbell Avenue, Stacey Court, Renee Court to be completed week of 9/16. Birchwood Road has been temporarily restored with asphalt with final paving to occur in Spring 2025 following the settlement period of the drainage pipe trenching.

8. MS4 Stormwater Mapping & MS4 Assistance Grant, MS4 Updated MSWP

Neglia provided a proposal for MS4 Stormwater Mapping to meet latest NJDEP MS4 Regulations to the Borough for review. Neglia submitted Tier A MS4 Grant application to NJDEP that was approved (\$25,000.00). Neglia is prepared to proceed with the MS4 Mapping once our proposal is approved/authorized by the Borough. This mapping needs to be completed and submitted by January 1, 2026 for Borough MS4 Compliance. We need this proposal authorized by the end of the year in order to have sufficient time to complete the work for the January 1, 2026 NJDEP deadline.

Neglia provided a proposal to prepare a revised Municipal Stormwater Management Plan (MSWMP) as required by the NJDEP. The Borough's MSWP is from 2005 and the NJDEP requires the plan be updated at a minimum once every 10 years based on the most current Stormwater Control Ordinance (SCO).

9. Broadway Corridor Streetscape Improvement Project (NJDOT MA-2024)

The Borough of Woodcliff Lake received a grant in the amount of \$233,364.00 from the NJDOT for the Broadway Corridor Streetscape Improvements Project (Prospect to Campbell) as per the November 1, 2023 NJDOT grant award letter. Neglia has provided a proposal for the Engineering Design and Construction Management for review & execution by the Borough in order to stay on track with the NJDOT MA 2024 award deadline of October 31, 2025. Neglia is prepared to proceed with the survey, design, and NJDOT PMRS pre-bid submissions once our proposal is approved/authorized by the Borough.

10. NJDOT FY2025 Grant – West Hill Road

Neglia provided preliminary engineer's estimate and location mapping to Borough Grant Writer, Millenium Strategies for inclusions in their NJDOT grant submission for the Borough. Neglia can provide a proposal for survey, design, and construction management upon request and confirmation if a Grant was awarded.

11. Future Paving Projects & Road Selections

Preliminary Engineer's estimates for Brookview Drive, Borough Hall Parking Lot and Drainage improvements, Evan Court, West Hill Road, and additional Manhole Reconstructions provided to Borough for review. Neglia can provide a formal proposal to the Borough for survey, design, and bid documents for the Year 2024-2025 Paving Program once final road selections are made and project scope confirmed.

12. Old Barn Site and Train Station Parking Lot (North Side)

Neglia prepared a preliminary concept plan and preliminary engineer's estimate in May 2023 to regrade/restore the area where the Old Barn previously sat along with paving of the north Train Station lot and associated site restoration. Neglia has provided a proposal for full Engineering Design, Bidding, Regulatory Permitting (NJDEP for work adjacent to waterbody) including an alternate bid to pave the and Construction Management for review & execution should the Borough wish to proceed with the project.

13. Woodcliff Lake Tennis Courts

Neglia understands that the Borough of Woodcliff Lake intends to pursue upgrades to the existing tennis court complex locate within Block 1401 Lot 5 in the Borough of Woodcliff Lake. We understand the Borough would like to reconstruct/reconfigure the existing (6) tennis courts with a new design to include pickleball courts, tennis courts, and a basketball court subject to review and approval by the Borough. As per a field visit and preliminary review and discussions with the Borough, we understand that there are concerns with drainage at the property and a portion of the Musquapsink Brook flows thru the northeast corner of the property per available mapping.

Neglia provided a proposal for survey and preliminary engineering concept plan so that the scope and estimated cost of the site and drainage improvements can be provided to the Borough for review and evaluation. Neglia is prepared to proceed with the survey and preliminary engineering concept plan once our proposal is approved/authorized by the Borough.

14. Musquapsink Brook/Old Mill Road Area Wide Drainage Study

Neglia met with the Borough to review flood damage and erosion near the intersection of Old Mill Road, Werimus Road, and Woodcliff Avenue following the August 3 cloudburst storm event. Neglia provided a proposal for an Area Wide Drainage Study of the Musquapsink Brook centered at the Old Mill Road/Werimus Road, and Woodcliff Avenue intersection to analysis the existing conditions both upstream and downstream of the existing culvert to provide recommendations for pro-active measures to improve drainage.

We trust you will find the above in order. Should you have any questions or require additional information, please do not hesitate to contact the undersigned.

Respectfully submitted,
Neglia Group



Anthony Kurus, P.E., P.P., C.M.E.
For the Borough Engineer
Borough of Woodcliff Lake

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Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION AUTHORIZING PAYMENT OF PAYROLL & PAYMENT OF CLAIMS

**RESOLUTION NO. 24-195
SEPTEMBER 16, 2024**

BE IT RESOLVED, that the following Payroll Disbursements made by the Treasurer since the last meeting are proper and hereby ratified and approved:

Payroll Released 8/15/2024	\$253,210.50
Payroll Released 8/30/2024	\$241,791.22

BE IT FURTHER RESOLVED that the following current claims against the Borough for materials and services have been considered and are proper and hereby are approved for payment:

Current Fund:	\$ 1,622,737.41
Animal Control:	\$ 9.60
Trust/Other Fund:	\$ 5,029.00
Affordable Housing Trust:	\$ 5,858.00
General Capital:	\$ 1,031,210.64
Escrow:	\$ 21,109.26

CERTIFICATION OF FUNDS

I, Jonathan DeJoseph, Chief Financial Officer of the Borough of Woodcliff Lake, hereby duly certify that fund(s) are available for Payroll Disbursements and Payment of Claims.

Jonathan DeJoseph
Chief Financial Officer

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of September 16, 2024.

Deborah A. Dakin, RMC, CMR
Borough Clerk

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Marsh						
Margolis						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION SUPPORTING THE PUBLIC BALLOT QUESTION FOR SPECIAL LAW ENFORCEMENT OFFICERS (SLEOs) IN THE BOROUGH OF WOODCLIFF LAKE

**RESOLUTION NO. 24-196
SEPTEMBER 16, 2024**

WHEREAS, the safety and well-being of our children is of paramount importance to the Borough of Woodcliff Lake, and ensuring that our educational environment remains secure is a top priority for our community; and

WHEREAS, the Woodcliff Lake Police Department has consistently demonstrated its commitment to protecting our residents and maintaining a safe community; and

WHEREAS, Special Law Enforcement Officers ("SLEOs") are trained police professionals who can provide an additional layer of protection and support within the school environment, working with our existing Police Department to address any potential threats and ensure a safe learning environment; and

WHEREAS, the addition of SLEOs in our schools would not only enhance the safety of students and staff but also foster a secure and positive atmosphere conducive to education; and

WHEREAS, the Borough of Woodcliff Lake Council recognizes the need for proactive measures to safeguard our educational institutions and the valuable role that SLEOs can play in this effort; and

WHEREAS, a public question on the upcoming November 5, 2024, election has been proposed by the Woodcliff Lake Board of Education to seek the community's approval for the

implementation of Special Law Enforcement Officers in Woodcliff Lake schools (the "Public Question").

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Woodcliff Lake that:

1. Support for the Public Question: The Mayor and Council support the upcoming Public Question concerning the implementation of Special Law Enforcement Officers in Woodcliff Lake schools.
2. Advocacy for Safe Schools: The Mayor and Council advocate for enhancing school safety through the presence of trained SLEOs who will work as part of the Police Department to ensure the well-being of our students and staff.
3. Commitment to Security: The Mayor and Council reaffirm their commitment to maintaining and improving the safety of our educational institutions and supporting any initiatives that contribute to this goal.

This resolution shall take effect immediately and be disseminated as necessary to inform and encourage community involvement in the Public Question.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION APPROVING AGREEMENT WITH COUNTY OF BERGEN FOR
FLU VACCINATION CLINICS**

**RESOLUTION NO. 24-197
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake desires to enter into an Agreement with the County of Bergen for the purpose of providing flu vaccination clinics for its residents; and

WHEREAS, the County of Bergen has provided a services agreement to the Borough outlining the costs and credits for administering the vaccination for the year 2024, a copy of which is attached hereto and incorporated herein by reference; and

WHEREAS, the Borough Administrator and Borough Attorney have reviewed the Agreement between the Borough and the County of Bergen for flu vaccination clinics and recommend the approval of same.

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake that the Agreement with the County of Bergen for the year 2024 for flu vaccination clinics, a copy of which is attached hereto and incorporated herein by reference, be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and is hereby authorized and directed to forward a copy of this resolution together with the executed Agreement to the County of Bergen upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION AUTHORIZING THE TAX COLLECTOR TO APPLY PROPERTY TAX CREDITS DUE TO SUCCESSFUL COUNTY BOARD TAX JUDGMENTS

**RESOLUTION NO. 24-198
SEPTEMBER 16, 2024**

WHEREAS, the attached list of owners has been successful in their appeal to The Bergen County Board of Taxation and having agreed upon a settlement adjusting their assessed values; and

WHEREAS, this has resulted in credits which will be applied to the 4th quarter 2024, 1st and 2nd quarter 2025; and

WHEREAS, they have been awarded this judgment and therefore are entitled to a credit.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, that the Tax Collector be authorized to credit their property taxes accordingly per attached list.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of September 16, 2024

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

<u>BLOCK - LOT</u>	<u>ADDRESS</u>	<u>ASSESSED VALUE</u>	<u>ASSESSED VALUE</u>	<u>CREDIT 4Q 2024</u>	<u>CREDIT 1Q 2025</u>	<u>CREDIT 2Q 2025</u>
		<u>FROM</u>	<u>TO</u>			
105 - 1	39 WOODCREST DRIVE	678,400	671,000	\$159.99	\$40.00	\$40.00
907 - 2.04	6 KNOLLWOOD ROAD	1,085,500	1,022,000	\$1,372.87	\$343.22	\$343.22
1001 - 5	60 OLD FARMS ROAD	2,635,800	2,402,200	\$5,050.43	\$1,262.61	\$1,262.61
1108 -2.01	23 HUNTER RIDGE	2,651,100	2,482,200	\$3,651.62	\$912.91	\$912.90
2002 - 4	20 FAIRVIEW AVE	921,200	890,000	\$674.54	\$168.64	\$168.63
2107 -1	69 WEST HILL ROAD	894,400	825,000	\$1,500.43	\$375.11	\$375.11
2703 - 6	24 CAMPBELL AVE	1,295,000	1,247,400	\$1,029.11	\$257.28	\$257.28

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Marsh						
Margolis						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION AUTHORIZING PAYMENT APPLICATION NO. 2 FOR GALAXY GARDENS
PHASE II – PARK IMPROVEMENTS**

**RESOLUTION NO. 24-199
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake and CMS Construction previously entered into a contract agreement for the Galaxy Gardens Phase II – Park Improvements, Woodcliff Lake Bergen County; and

WHEREAS, Neglia Engineering has submitted Payment Application No. 2, a copy of which is attached hereto and incorporated herein by reference, to be paid to Applied Landscape Technologies in the amount of \$540,073.10; and

WHEREAS, the Borough Administrator and Finance Officer have reviewed Payment Application No. 2, attached hereto and incorporated herein by reference, submitted by Neglia Engineering with regards to this matter and recommend the approval of same; and

WHEREAS, the Chief Financial Officer has certified that the funds are available for Payment Application 2, a copy of which is attached hereto and incorporated herein by reference.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey, that Payment Application No.2 submitted by Neglia Engineering for Galaxy Gardens Phase II – Park Improvements in the amount of \$540,073.10 to be paid to Applied Landscape Technologies be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Administrator be and is hereby authorized

and directed to take all steps necessary to effectuate payment to Applied Landscape Technologies in accord with Payment Application No. 2 attached hereto and incorporated herein by reference; and

BE IT FURTHER RESOLVED that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Neglia Engineering and Applied Landscape Technologies upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Marsh						
Margolis						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION AUTHORIZING PAYMENT APPLICATION NO. 1 FOR IMPROVEMENTS
TO GLEN ROAD**

**RESOLUTION NO. 24-200
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake and Frank Macchione Construction, Inc. previously entered into a contract agreement for the Improvements to Glen Road, Woodcliff Lake Bergen County; and

WHEREAS, Neglia Engineering has submitted Payment Application No. 1, a copy of which is attached hereto and incorporated herein by reference, to be paid to Frank Macchione Construction, Inc. in the amount of \$185,895.56; and

WHEREAS, the Borough Administrator and Finance Officer have reviewed Payment Application No. 1, attached hereto and incorporated herein by reference, submitted by Neglia Engineering with regards to this matter and recommend the approval of same; and

WHEREAS, the Chief Financial Officer has certified that the funds are available for Payment Application 1, a copy of which is attached hereto and incorporated herein by reference.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey, that Payment Application No.1 submitted by Neglia Engineering for Improvements to Glen Road in the amount of \$185,895.56 to be paid to Frank Macchione Construction, Inc. be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Administrator be and is hereby authorized

and directed to take all steps necessary to effectuate payment to Frank Macchione Construction, Inc. in accord with Payment Application No. 1 attached hereto and incorporated herein by reference; and

BE IT FURTHER RESOLVED that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Neglia Engineering and Frank Macchione Construction, Inc. upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION AUTHORIZING TRANSFER OF ESCROW FUNDS TO CURRENT FUNDS

RESOLUTION NO. 24-201

September 16, 2024

WHEREAS, a transfer will be made from the attached escrow accounts to the Current Fund with respect to the attached; and

WHEREAS, the work has been completed and all final bills have been paid to professionals.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, that the CFO be authorized to transfer of funds from the attached Escrow Accounts to the Current Fund listed in the amount of **\$19,428.15**

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of September 16, 2024.

DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

Account	Amount	Date	Account	Amount	Date
7200040867	\$ 150.00	9/27/2002	7200040909	\$ 150.00	11/29/2002
7200040868	\$ 100.00	9/27/2002	7200040912	\$ 150.00	11/29/2002
7200040870	\$ 100.00	9/27/2002	7200040917	\$ 145.24	11/29/2002
7200040871	\$ 200.00	9/27/2002	7200040918	\$ 150.00	11/29/2002
7200040872	\$ 105.00	9/27/2002	7200040922	\$ 100.00	11/29/2002
7200040873	\$ 200.00	9/27/2002	7200040924	\$ 0.02	11/29/2002
7200040874	\$ 105.00	9/27/2002	7200040925	\$ 131.24	11/29/2002
7200040875	\$ 150.00	9/27/2002	7200040927	\$ 150.00	9/18/2003
7200040876	\$ 105.00	9/27/2002	7200040928	\$ 255.00	9/18/2003
7200040877	\$ 250.00	9/27/2002	7200040931	\$ 250.00	9/18/2003
7200040878	\$ 105.00	9/27/2002	7200040935	\$ 100.00	9/18/2003
7200040879	\$ 150.00	9/27/2002	7200040936	\$ 23.00	9/19/2003
7200040882	\$ 150.00	9/27/2002	7200040937	\$ 165.00	9/19/2003
7200040883	\$ 150.00	9/27/2002	7200040938	\$ 200.00	9/19/2003
7200040884	\$ 150.00	9/27/2002	7200040939	\$ 92.80	9/18/2003
7200040885	\$ 200.00	9/27/2002	7200040940	\$ 275.00	9/18/2003
7200040886	\$ 107.50	9/27/2002	7200040941	\$ 178.00	9/18/2003
7200040888	\$ 200.00	9/27/2002	7200040943	\$ 27.75	9/18/2003
7200040889	\$ 250.00	9/27/2002	7200117300	\$ 100.00	9/18/2003
7200040890	\$ 300.00	9/27/2002	7200117301	\$ 250.00	9/18/2003
7200040891	\$ 150.00	9/27/2002	7200117302	\$ 100.00	9/18/2003
7200040893	\$ 150.00	9/27/2002	7200117304	\$ 100.00	9/18/2003
7200040894	\$ 150.00	9/27/2002	7200117306	\$ 86.50	9/18/2003
7200040895	\$ 150.00	9/27/2002	7200117308	\$ 23.00	9/18/2003
7200040896	\$ 300.00	9/27/2002	7200117310	\$ 250.00	9/19/2003
7200040899	\$ 250.00	9/27/2002	7200117312	\$ 297.00	9/19/2003
7200040902	\$ 150.00	9/27/2002	7200117313	\$ 126.70	2/6/2006
7200040903	\$ 200.00	9/27/2002	7200117314	\$ 150.00	9/19/2003
7200040904	\$ 300.00	9/27/2002	7200117318	\$ 150.00	9/19/2003
7200040907	\$ 250.00	11/29/2002	7200117319	\$ 255.00	9/19/2003
7200040908	\$ 150.00	11/29/2002	7200117322	\$ 30.00	9/19/2003

7200117324	\$	36.50	9/19/2003	7200117327	\$	150.00	9/19/2003
7200117326	\$	150.00	9/19/2003	7200117328	\$	250.00	9/19/2003
7200145823	\$	205.00	5/17/2005	7200117329	\$	150.00	9/19/2003
7200145827	\$	100.00	5/31/2005	7200117330	\$	150.00	9/19/2003
7200145832	\$	71.75	6/16/2005	7200117331	\$	150.00	9/19/2003
7200145851	\$	26.50	2/16/2006	7200117332	\$	150.00	9/19/2003
7200145861	\$	100.00	4/21/2006	7200117333	\$	100.00	9/19/2003
7200145865	\$	100.00	5/8/2006	7200117334	\$	150.00	9/19/2003
7200145888	\$	200.00	8/24/2006	7200117335	\$	150.00	9/19/2003
7200145889	\$	100.00	8/24/2006	7200117336	\$	250.00	9/19/2003
7200145891	\$	100.00	8/24/2006	7200117339	\$	250.00	9/19/2003
7200145896	\$	133.63	11/12/2006	7200117344	\$	150.00	9/19/2003
7200145889	\$	100.00	8/24/2006	7200117348	\$	150.00	1/13/2004
7200145891	\$	100.00	9/13/2006	7200117349	\$	250.00	1/13/2004
7200145898	\$	201.52	1/23/2007	7200117325	\$	150.00	1/13/2004
7200145904	\$	100.00	2/13/2007	7200117354	\$	131.47	1/13/2004
7200145907	\$	100.00	3/14/2007	7200117360	\$	100.00	1/13/2004
7260245952	\$	200.00	3/28/2007	7200117362	\$	150.00	1/13/2004
7260245954	\$	100.00	4/18/2007	7200117363	\$	150.00	1/13/2004
7760245959	\$	27.95	6/6/2007	7200117367	\$	150.00	1/13/2004
7760245962	\$	100.00	6/22/2007	7200117374	\$	250.00	1/13/2004
7760245976	\$	200.00	10/11/2007	7200117376	\$	100.00	1/13/2004
7760245993	\$	200.00	3/17/2008	7200117380	\$	250.00	1/13/2004
7760245994	\$	107.25	4/21/2008	7200117384	\$	115.00	1/13/2004
7760245995	\$	44.68	5/7/2008	7200117388	\$	100.00	1/13/2004
7760245996	\$	141.00	5/15/2008	7200117393	\$	100.00	1/13/2004
776024600	\$	200.00	5/29/2008	7200117401	\$	254.75	1/13/2004
7760246010	\$	33.25	10/8/2008	7200145702	\$	76.55	3/1/2004
7760534516	\$	88.00	2/23/2009	7200145726	\$	138.85	6/4/2004
7761149124	\$	84.50	5/21/2010	7200145732	\$	208.25	7/28/2004
7761149280	\$	30.62	3/24/2011	7200145738	\$	30.50	9/17/2004
7761149322	\$	250.00	6/10/2011	7200145750	\$	100.00	12/7/2004
7761149967	\$	200.00	3/25/2015	7200145808	\$	100.00	1/6/2005

7763592225	\$	81.25	9/19/2016
7763592283	\$	200.00	11/25/2016
7763592340	\$	200.00	4/13/2017
7764297056	\$	0.07	10/2/2019
7766033995	\$	0.12	3/9/2022
7761149454	\$	1.24	1/4/2012
7763592233	\$	3.31	9/28/2016
7765577241	\$	9.72	10/15/2020
7766590911	\$	6.17	3/6/2024
TOTAL:	\$	19,428.15	

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION AMENDING POOL EQUIPMENT, SUPPLIES, REPAIR, MAINTENANCE

**RESOLUTION NO. 24-202
SEPTEMBER 16, 2024**

WHEREAS, on July 15, 2024, the Governing Body of the Borough of Woodcliff Lake adopted Resolution No. 24-168 approving a bid received from Main Line Commercial Pools Inc. submitted through ESCNJ 21/22-39 for liquid chlorine for the municipal pool for the period January 1, 2024 thru December 31, 2024 in an amount not to exceed \$50,000.00; and

WHEREAS, upon review, it is necessary to increase the amount for the equipment, supplies, repair and maintenance by \$15,000.00 for a total not to exceed amount of \$65,000.00 thru December 31, 2024; and

WHEREAS, the Borough Administrator and the Chief Financial Officer of the Borough have reviewed the increase in the amount of \$15,000.00, and recommend the approval of same; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey that the increase in the amount of \$15,000.00 for the pool equipment, supplies, repair and maintenance for a total not to exceed amount of \$65,000.00 through December 31, 2024 be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Administrator take all steps necessary to effectuate the purpose of this resolution; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and is hereby authorized and directed to forward a copy of this resolution to Main Line Commercial Pools, Inc. upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION APPROVING ADDITIONAL SERVICES FOR GALAXY GARDEN MUNICIPAL PARK

**RESOLUTION NO. 24-203
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake is in receipt of Additional Service #2 from DMR Architects for Architectural and Professional Engineering Services for the Galaxy Garden Municipal Park; and

WHEREAS, the proposal for additional services, a copy of which is attached hereto and incorporated herein by reference, reflects a total fee of \$12,000.00 for Architectural Services; and

WHEREAS, the Borough Administrator has reviewed Additional Service #2 submitted by DMR Architects for a total fee of \$12,000.00 and recommends the approval of same; and

WHEREAS, the Chief Financial Officer has certified that said funds are available for this matter in Acct. No. C-04-55-942-099, said certification being attached hereto and incorporated herein by reference; and

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey that the proposal submitted by DMR Architects in the total amount of \$12,000.00 for Additional Service #2 for the Galaxy Garden Municipal Park, a copy of which is attached hereto and incorporated herein by reference, be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Administrator be and is hereby authorized and directed to take all steps necessary to effectuate the purpose of this resolution; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a certified copy of this resolution to DMR Architects upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Gadaleta						
Brodsky						
Margolis						
Marsh						
Pollack						
Stern						
Mayor Rendo						

**RESOLUTION APPROVING NEGLIA ENGINEERING PROPOSAL FOR
PROFESSIONAL ENGINEERING SERVICES FOR THE OLD BARN SITE AND
TRAIN STATION PARKING LOT**

**RESOLUTION NO. 24-204
SEPTEMBER 16, 2024**

WHEREAS, the Borough is in receipt of a proposal from Neglia Engineering Associates for Professional Engineering Design, Bidding, and Construction Administration Services for the Old Barn Site and Train Station Parking Lot at an estimated project cost of approximately \$62,900.00; and

WHEREAS, the Chief Financial Officer has certified that said funds are available for this matter, said certification being attached hereto and incorporated herein by reference; and

WHEREAS, the Borough Administrator has reviewed the proposal submitted by Neglia Engineering for Professional Engineering Design, Bidding and Construction Administration Services for the Old Barn Site and Train Station, a copy of which is attached hereto and incorporated herein by reference, and recommend the approval of same.

NOW, THEREFORE BE IT RESOLVED, by the Governing Body of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey, that the proposal submitted by Neglia Engineering Associates for Professional Engineering Design, Bidding, and Construction Administration Services for the Old Barn Site and Train Station Parking Lot at an estimated project cost of approximately \$62,900.00, be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Mayor be and is hereby authorized and directed to execute the attached proposal on behalf of the Borough; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and is hereby authorized and directed to forward a copy of this resolution together with the signed proposal to Neglia Engineering Associates upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR,
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION APPROVING ASSISTANT DPW SUPERINTENDENT

RESOLUTION NO. 24-205

SEPTEMBER 16, 2024

WHEREAS, David Linko presently serves as a Foreman in the Department of Public Works; and

WHEREAS, the Borough desires to promote David Linko to Assistant Superintendent effective October 1, 2024 for the remainder of the 2024 year at a pro-rated salary of \$120,000.00; and

WHEREAS, effective January 1, 2025, David Linko will be promoted to Superintendent of the Department of Public Works to fill the vacancy of said position due to retirement; and

WHEREAS, the Borough Administrator and Personnel Committee have reviewed this matter and recommend that David Linko be promoted to Assistant Superintendent of the Department of Public Works effective October 1, 2024.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that the promotion of David Linko to Assistant Superintendent of the Department of Public Works effective October 1, 2024 with a pro-rated salary of \$120,000.00 be and is hereby approved; and

BE IT FURTHER RESOLVED, that David Linko will be promoted to Superintendent of the Department of Public Works effective January 1, 2025 to fill the vacancy due to retirement to be paid an annual salary of \$120,000.00; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to David Linko and place a copy of same in his personnel file upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION APPOINTING FIRE OFFICIAL

**RESOLUTION NO. 24-206
SEPTEMBER 16, 2024**

WHEREAS, effective November 1, 2024, it will be necessary to fill the position of Fire Official in the Borough of Woodcliff Lake due to vacancy; and

WHEREAS, the Borough desires to appoint Raphael Maurresse to the position of Fire Official effective November 1, 2024 with an annual salary of \$28,00.00, prorated; and

WHEREAS, the Borough Administrator and Personnel Committee have reviewed this matter and recommend that Raphael Maurresse be appointed Fire Official effective November 1, 2024 to be paid an annual salary of \$28,000.00, prorated.

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that the appointment of Raphael Maurresse to the position of Fire Official effective November 1, 2024 to be paid an annual salary of \$28,000.00, prorated, be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Raphael Maurresse and place a copy of same in his personnel file upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION APPROVING ANNUAL STIPEND FOR DEPUTY FIRE OFFICIAL

**RESOLUTION NO. 24-207
SEPTEMBER 16, 2024**

WHEREAS, Timothy Ennis presently serves as Deputy Fire Official for the Borough of Woodcliff Lake and is paid an hourly stipend; and

WHEREAS, effective October 1, 2024, the Borough desires to change the Deputy Fire Official's hourly stipend to an annual stipend of \$2,000.00 for said position, to be prorated; and

WHEREAS, the Borough Administrator and Personnel Committee have reviewed this matter and recommend that the Deputy Fire Official's hourly stipend be changed to an annual stipend in the amount of \$2,000.00 effective October 1, 2024.

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that effective October 1, 2024, the Deputy Fire Official be paid an annual stipend of \$2,000.00 to be prorated; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Timothy Ennis, Deputy Fire Official and place a copy of same in his personnel file upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION AUTHORIZING ADVERTISING REQUEST FOR PROPOSAL
FOR CLEANING/JANITORIAL SERVICES FOR BOROUGH FACILITIES**

**RESOLUTION NO. 24-208
SEPTEMBER 16, 2024**

WHEREAS, the Governing Body seeks to prepare and advertise a Request for Proposals for Cleaning/Janitorial Services for Borough Facilities; and

WHEREAS, the Borough Administrator and CFO have reviewed this matter and are hereby authorized to advertise a Request for Proposals for said services.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey that the Borough Administrator be and is hereby authorized and directed to advertise a Request for Proposals for Cleaning/Janitorial Services for Borough Facilities; and

BE IT FURTHER RESOLVED, that a copy of this Resolution shall be kept on file in the Office of the Clerk.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION AUTHORIZING THE LAND USE BOARD TO UNDERTAKE A
PRELIMINARY INVESTIGATION TO DETERMINE WHETHER BLOCK 301, LOT 3.04 QUALIFIES
FOR DESIGNATION AS A NON-CONDEMNATION AREA IN NEED OF REDEVELOPMENT
PURSUANT TO N.J.S.A. 40A:12A-1 ET SEQ.**

**RESOLUTION NO. 24-209
SEPTEMBER 16, 2024**

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq., as amended and supplemented (the "Redevelopment Law"), provides a process for municipalities to participate in the redevelopment and improvement of an "area in need of redevelopment"; and

WHEREAS, to make such a determination under the Redevelopment Law, the Borough Council (the "Council") of the Borough of Woodcliff Lake (the "Borough"), must first authorize the Borough Land Use Board to conduct a preliminary investigation of the area and make recommendations to the Council; and

WHEREAS, the Council believes it is in the best interest of the Borough that an investigation occur with respect to certain parcels within the Borough and therefore authorizes and directs the Land Use Board to conduct an investigation of the properties identified on the tax maps of the Borough as Block 301, Lot 3.04, commonly known as 200 Tice Boulevard, along with all streets and rights of way appurtenant thereto (collectively, the "Study Area"), and to determine whether all or a portion of the Study Area meets the criteria set forth in the Redevelopment Law, N.J.S.A. 40A:12A-5, and whether all or a portion of said Study Area should be designated as an area in need of redevelopment; and

WHEREAS, the redevelopment area determination requested hereunder would authorize the Borough to use all those powers provided by the Redevelopment Law for use in a redevelopment area, excluding the power of eminent domain, and any redevelopment area so designated shall be referred to as a "Non-Condemnation Redevelopment Area," pursuant to N.J.S.A. 40A:12A-6.

NOW THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey, as follows:

Section 1. The foregoing recitals are incorporated herein as if set forth in full.

Section 2. The Land Use Board is hereby authorized and directed to conduct an investigation, pursuant to N.J.S.A. 40A:12A-6, to determine whether all or a portion of the Study Area satisfies the criteria set forth in N.J.S.A. 40A:12A-5, and whether said Study Area should be designated a "Non-Condernation Redevelopment Area."

Section 3. As part of its investigation, the Land Use Board shall prepare a map showing the boundaries of the Study Area and the location of the parcels contained therein, and appended thereto shall be a statement setting forth the basis of the investigation.

Section 4. The Land Use Board shall conduct a public hearing in accordance with the Redevelopment Law, after giving due notice of the proposed boundaries of the Study Area and the date of the hearing to any persons who are interested in or would be affected by a determination that the Study Area shall be an area in need of redevelopment. The notice of the hearing shall specifically state that the redevelopment area determination does not authorize the Borough to exercise the power of eminent domain to acquire any property in the delineated area, for the Study Area is being investigated as a possible Non-Condernation Redevelopment Area.

Section 5. At the public hearing, the Land Use Board shall hear from all persons who are interested in or would be affected by a determination that the Study Area is a redevelopment area. All objections to a determination that the Study Area is an area in need of redevelopment and evidence in support of those objections shall be received and considered by the Land Use Board and shall be made part of the public record.

Section 6. After conducting its investigation, preparing a map of the Study Area, and conducting a public hearing at which all objections to the proposed designation are received and considered, the Land Use Board shall submit its findings and recommendations to the Borough Council in the form of a Resolution with supportive documentation to the Council as to whether the Borough should designate all or a portion of the Study Area as a Non-Condernation Redevelopment Area.

Section 7. The Borough Clerk shall forward a certified copy of this Resolution to the Borough Clerk, Chief Financial Officer and Borough Planning Board and Planning Board Secretary.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

**RESOLUTION AUTHORIZING THE LAND USE BOARD TO UNDERTAKE A
PRELIMINARY INVESTIGATION TO DETERMINE WHETHER BLOCK 2601, LOT 15 QUALIFIES
FOR DESIGNATION AS A NON-CONDEMNATION AREA IN NEED OF REDEVELOPMENT
PURSUANT TO N.J.S.A. 40A:12A-1 ET SEQ.**

**RESOLUTION NO. 24-210
SEPTEMBER 16, 2024**

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq., as amended and supplemented (the "Redevelopment Law"), provides a process for municipalities to participate in the redevelopment and improvement of an "area in need of redevelopment"; and

WHEREAS, to make such a determination under the Redevelopment Law, the Borough Council (the "Council") of the Borough of Woodcliff Lake (the "Borough"), must first authorize the Borough Land Use Board to conduct a preliminary investigation of the area and make recommendations to the Council; and

WHEREAS, the Council believes it is in the best interest of the Borough that an investigation occur with respect to certain parcels within the Borough and therefore authorizes and directs the Land Use Board to conduct an investigation of the property identified on the tax maps of the Borough as Block 2601, Lot 15, commonly known as 240 Broadway, along with all streets and rights of way appurtenant thereto (collectively, the "Study Area"), and to determine whether all or a portion of the Study Area meets the criteria set forth in the Redevelopment Law, N.J.S.A. 40A:12A-5, and whether all or a portion of said Study Area should be designated as an area in need of redevelopment; and

WHEREAS, the redevelopment area determination requested hereunder would authorize the Borough to use all those powers provided by the Redevelopment Law for use in a redevelopment area, excluding the power of eminent domain, and any redevelopment area so designated shall be referred to as a "Non-Condemnation Redevelopment Area," pursuant to N.J.S.A. 40A:12A-6.

NOW THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey, as follows:

Section 1. The foregoing recitals are incorporated herein as if set forth in full.

Section 2. The Land Use Board is hereby authorized and directed to conduct an investigation, pursuant to N.J.S.A. 40A:12A-6, to determine whether all or a portion of the Study Area satisfies the criteria set forth in N.J.S.A. 40A:12A-5, and whether said Study Area should be designated a "Non-Condemnation Redevelopment Area."

Section 3. As part of its investigation, the Land Use Board shall prepare a map showing the boundaries of the Study Area and the location of the parcels contained therein, and appended thereto shall be a statement setting forth the basis of the investigation.

Section 4. The Land Use Board shall conduct a public hearing in accordance with the Redevelopment Law, after giving due notice of the proposed boundaries of the Study Area and the date of the hearing to any persons who are interested in or would be affected by a determination that the Study Area shall be an area in need of redevelopment. The notice of the hearing shall specifically state that the redevelopment area determination does not authorize the Borough to exercise the power of eminent domain to acquire any property in the delineated area, for the Study Area is being investigated as a possible Non-Condemnation Redevelopment Area.

Section 5. At the public hearing, the Land Use Board shall hear from all persons who are interested in or would be affected by a determination that the Study Area is a redevelopment area. All objections to a determination that the Study Area is an area in need of redevelopment and evidence in support of those objections shall be received and considered by the Land Use Board and shall be made part of the public record.

Section 6. After conducting its investigation, preparing a map of the Study Area, and conducting a public hearing at which all objections to the proposed designation are received and considered, the Land Use Board shall submit its findings and recommendations to the Borough Council in the form of a Resolution with supportive documentation to the Council as to whether the Borough should designate all or a portion of the Study Area as a Non-Condemnation Redevelopment Area.

Section 7. The Borough Clerk shall forward a certified copy of this Resolution to the Borough Clerk, Chief Financial Officer and Borough Planning Board and Planning Board Secretary.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen, and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

RESOLUTION APPROVING GPS CAMERA SYSTEM SUBSCRIPTION WITH VERIZON CONNECT

**RESOLUTION NO. 24-211
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake is in receipt of a proposal from Verizon Connect submitted through Sourcewell CoOp Contract No. 020221-NWF for six (6) GPS camera system subscriptions for the Woodcliff Lake Department of Public Works sanitation fleet for a total monthly cost of \$279.60; and

WHEREAS, the subscription will plan will be for a twelve (12) month period; and

WHEREAS, the Borough Administrator and the Superintendent of the Department of Public Works have reviewed the proposal attached hereto and incorporated herein by reference for the GPS camera system subscription and recommend the approval and purchase of same.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey that the proposal from Verizon Connect submitted through Sourcewell CoOp Contract No. 020221-NWF for six (6) GPS camera system subscriptions for the Woodcliff Lake Department of Public Works sanitation fleet for a total monthly cost of \$279.60, a copy of which is attached hereto and incorporated herein by reference be and is hereby approved; and

BE IT FURTHER RESOLVED, that the subscription plan will be for a period of twelve (12) months; and

BE IT FURTHER RESOLVED, that the Borough Administrator and/or Superintendent of the

Department of Public Works take all steps necessary to effectuate the GPS camera system subscription for the Woodcliff Lake Department of Public Works; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and is hereby authorized and directed to forward a copy of this resolution to Verizon Connect upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Brodsky						
Gadaleta						
Margolis						
Marsh						
Stern						
Pollack						
Mayor Rendo						

**A RESOLUTION TO OFFER A FINANIAL INCENTIVE TO THOSE ELIGIBLE EMPLOYEES
PARTICIPATING IN THE
HIGH DEDUCTIBLE HEALTH BENEFIT PLAN (HDHP)**

**RESOLUTION NO. 24-212
SEPTEMBER 16, 2024**

WHEREAS, the Borough of Woodcliff Lake, hereinafter, the Borough, provides comprehensive health benefits to its eligible employees and dependents through its membership in the Bergen Municipal Employee Benefits Fund (hereinafter, BMED); and

WHEREAS, under the legislative requirements promulgated by P.L. 2011 c. 78 (commonly known as Chapter 78), municipalities are encouraged to offer alternate health benefit plans that provide choice to employees afforded such benefits in accordance with the cost contribution requirements set forth by the legislation; and

WHEREAS, more specifically, the Health Benefits Consultant brought forth to Borough Officials, a review and analysis of the current plan designs (which included a summary of plan benefits and corresponding out of pocket expenses); and

WHEREAS, it is the desire of the Mayor and Council to offer a voluntary Pilot Program, whereby, the Borough directs a portion of the overall savings generated by an employee participating in the High Deductible Plan (HDHP 3000) be provided to the Participant, to be deposited in their personal Health Savings Account (HSA) to be used toward any Out of Pocket expenses incurred by the Participant (and their covered Dependents) in accordance with the HDHP 3000 Plan Design and the rules governed by the US Internal Revenue Service (IRS).

NOW, THEREFORE BE IT RESOLVED, the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen, State of New Jersey, hereby authorizes and endorses a specific portion of the Municipal savings, in an amount determined by the Administration, with the Approval and Consent of the Finance Committee be offered and provided to each eligible Participant that chooses to enroll in the HDHP 3000 Plan for Calendar Year 2025; and

BE IT FURTHER RESOLVED, the Borough Administrator and Benefits Consultant are hereby authorized to coordinate this offering, as a part of the Borough's Employee Health Benefits Program during the Open Enrollment period as stated by the BMED; and

BE IT FURTHER RESOLVED, a certified copy of this Resolution shall be forwarded to the Borough CFO, Borough Auditor and PIA Security Programs, a division of World Insurance Associates, LLC, 429 Hackensack Street, P.O. Box 818 Carlstadt, NJ Benefits Consultant to the Borough.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of September 16, 2024.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**