



**BOROUGH OF WOODCLIFF LAKE  
MAYOR AND COUNCIL MINUTES  
DECEMBER 4, 2019  
7:00 PM**

**CALL TO ORDER**

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

**ROLL CALL**

Mayor Rendo asked for a roll call. Council members Gadaleta, Gross, Hayes, Spelling and Singleton were present. Borough Attorney John Schettino was present, as well as Borough Administrator Tomas Padilla and Borough Clerk Debbie Dakin. Councilman Belgiovine arrived at 8:25 PM.

**PLEDGE OF ALLEGIANCE**

All present recited the Pledge of Allegiance.

**CLOSED SESSION**

Resolution No. 19-258

A Resolution Providing for a Meeting Not Open to the Public in Accordance with the Provisions of the New Jersey Open Public Meetings Act, N.J.S.A. 10:4-12

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine						X
Gross			X			
Hayes			X			
Singleton	X		X			
Spelling		X	X			
Gadaleta			X			
Mayor Rendo						

**A RESOLUTION PROVIDING FOR A MEETING NOT OPEN TO THE PUBLIC IN ACCORDANCE WITH THE PROVISIONS OF THE NEW JERSEY OPEN PUBLIC MEETINGS, ACT, N.J.S.A. 10:4-12**

**RESOLUTION NO. 19-258  
DECEMBER 4, 2019**

**WHEREAS**, the Borough of Woodcliff Lake is subject to certain requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6, et seq., and

**WHEREAS**, the Open Public Meetings Act, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution; and

**WHEREAS**, it is necessary for the Borough of Woodcliff Lake to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12b and designated below:

\_\_\_\_\_1. Matters Required by Law to be Confidential. Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.

\_\_\_\_\_2. Matters Where the Release of Information Would Impair the Right to Receive Funds. Any matter in which the release of information would impair a right to receive funds from the Government of the United States.

\_\_\_\_\_3. Matters Involving Individual Privacy. Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

\_\_\_\_\_4. Matters Relating to Collective Bargaining Agreements. Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.

\_\_\_\_\_5. Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds. Any matter involving the purchase, lease or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed specifically with respect to \_\_\_\_\_. The minutes will be released on or before \_\_\_\_\_, 20\_\_ when the issues pertaining to the property located at \_\_\_\_\_ have been approved and finalized.

\_\_\_\_\_6. Matters Relating to Public Safety and Property. Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations of possible violations of the law.

X 7. Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege, any pending or anticipated litigation or contract negotiation in which the public body is or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer, specifically with respect to: litigation, personnel and contract negotiations.

The minutes will be released in approximately ninety (90) days or upon the resolution through settlement or court decision and the time period for any and all appeals.

\_\_\_\_\_ 8. Matters Relating to the Employment Relationship. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting, specifically: personnel discussion.

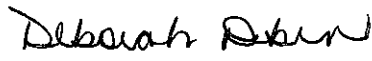
The minutes will be released within ninety (90) days or earlier upon the resolution of the matter through settlement or court decision and the time period for any and all appeals.

\_\_\_\_\_ 9. Matters Relating to the Potential Imposition of a Penalty. Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

**NOW THEREFORE, BE IT RESOLVED**, by the Mayor and Council of the Borough of Woodcliff Lake, assembled in public session on December 4, 2019 that an Executive Session closed to the public shall be held on December 4, 2019 at 7:00 P.M. at the Borough of Woodcliff Lake offices located at 188 Pascack Road, Woodcliff Lake, New Jersey, for the discussion of matters relating to the specific items designated above.

**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 December 4, 2019.



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

**APPROVAL OF MINUTES**

Motion to approve the Minutes of November 13, 2019 (Closed) was made by Councilman Spelling, second by Councilman Singleton, and approved by Council President Gadaleta, Councilwoman Gross, Councilwoman Hayes, Councilman Singleton and Councilman Spelling. Councilman Belgiovine abstained since he was not present for the meeting.

Motion to approve the Minutes of November 13, 2019 (Open) was made by Council President Gadaleta, second by Councilman Singleton, and approved by Council President Gadaleta, Councilwoman Gross, Councilwoman Hayes, Councilman Singleton and Councilman Spelling. Councilman Belgiovine abstained since he was not present for the meeting.

**PRESENTATION**

Winners of the Photo Contest

## **MAYOR'S REPORT**

Mayor Rendo stated that last month he attended the League of Municipalities in Atlantic City. It is a great convention. This is a convention that all municipalities get together, elected officials, vendors, professionals and Borough employees attend for continuing education credits. Mayor Rendo stated that he had dinner with the Mayor and a Councilman of Montvale and brought up a topic regarding Rockland buses and commuting. Mayor Rendo stated that one of the issues that a resident brought up is that she parks in the Montvale lot. She stated that by the time she gets up there everything is taken up by New York commuters. The reason is that it is free to park in Montvale, but they charge them to park in New York. The Mayors don't think that this is fair. They discussed setting up a Committee to come up with a solution. Mayor Rendo stated that a few months ago he met with the CEO of a ride-share company. It is not like Uber or Lyft but is a bus company. It has been very successful in Teaneck, Tenafly and Cresskill. The Mayor will also be meeting with the CEO of this company again. Mayor Rendo highly recommends that the Council attends the League because you really learn a lot and share a lot with our counterparts.

## **ADMINISTRATOR'S REPORT**

Administrator Padilla stated that our DPW did a fantastic job with the recent snow storm. They have also been heavily at work with the leaves. Mr. Padilla stated that he had a meeting this morning with our DPW Superintendent, Chris Behrens, and because of the storm the last day to put out leaves has been extended until December 15, 2019. Mr. Padilla stated that the pile of dirt at the Galaxy Gardens site has been removed. We are having some more testing done this coming week. Administrator Padilla stated that there is a Resolution on the Agenda tonight for approving a Leaf Recycling Facility Agreement. So, everyone is aware, the last 3 years we have had an Agreement with this company. When we pick up the leaves this is the place where we take them to be recycled. We want to renew this Agreement for the next 3 years so that we are locked in at the current rate. Councilwoman Hayes asked if we looked at any other vendors besides Organic Recycling. Mr. Padilla replied that Chris Behrens did, but this company is the best fit for the Borough. The other company that we had looked at was much further away.

Debbie Dakin announced that the Planning Board scheduled for Monday has been cancelled.

Council President Gadaleta stated that Fire Chief Schuster had a problem with his truck. She wanted to comment that Police Chief Burns stepped up and came up with a vehicle for him to borrow for the time being. Council President Gadaleta stated that it is fantastic to see all the departments working together.

## **ENGINEER'S REPORT**

Evan Jacobs stated that the Municipal Road Restoration project has been completed. Mr. Jacobs stated that he has been speaking with Chris Behrens about possibly doing some repair work on Church Road as well. This work will most likely start next week due to the snow. The LSRP for Galaxy Gardens will be on site on Friday to take samples. Neglia Engineering's surveyor will also

be on site on Friday to make sure that the grade and topography is restored back to what it was beforehand. Several months ago, the Borough applied for a grant to the DOT for streetscaping beautification along the causeway. The Borough received \$174,000 grant towards the streetscape improvements. This was a joint effort between Neglia Engineering and Millennium Strategies. Council President Gadaleta stated that she was down at the League of Municipalities as well and she spoke with a vendor that manufactured banners. She brought this matter up last year but we were not able to do it so possibly this could be looked at next year.

### **COUNCIL MEMBERS' REPORTS/COMMENTS**

Councilwoman Gross stated that the tree lighting will be held on Sunday at 4:30 PM and Santa and the Grinch will be at the Tice Center at 5:00 PM on Sunday. The Menorah lighting will take place on December 26, 2019 from 6:00 PM to 7:00 PM. The Police Department has their Toys for Tots collection going on until December 13, 2019. Toys can be brought to the police department. The Arts Council had a very successful Pancake Breakfast and movie. The seniors are having their holiday party tomorrow. The school is having their second event for entrepreneurs. Councilwoman Gross stated that she was also at the League.

### **ORDINANCES**

Public Hearing Ordinance No. 19-12

Bond Ordinance to Authorize the Acquisition of Real Property for Use as a Parking Lot and for Other Municipal Purposes In, By and For the Borough of Woodcliff Lake, in the County of Bergen, State of New Jersey, to Appropriate the Sum of \$265,000 to Pay the Cost Thereof, to Make a Down Payment, to Authorize the Issuance of Bonds to Finance Such Appropriation and to Provide for the Issuance of Bond Anticipation Notes in Anticipation of the Issuance of Such Bonds

MOTION to adopt Ordinance No. 19-12 was made by Councilman Belgiovine, second by Council President Gadaleta.

MOTION to open to the public was made by Councilman Belgiovine, second by Council President Gadaleta and unanimously approved.

Craig Marson, Woodcliff Lake, stated that he already posed a series of questions to the Mayor and Council. He received no answer and no analysis. Mr. Marson stated that as a citizen of this town, the Mayor and Council are spending their money and planning on bonding this and paying interest. There has been no analysis provided which leads him to believe that this was a true fair market value acquisition and he is not here to reargue. He believes that he sent a very detailed email and he believes that the Mayor and Council owes him and the citizens of this town a better explanation before they do anything.

MOTION to close to the public was made by Councilman Belgiovine, second by Councilman Spelling and unanimously approved.

MOTION to adopt Ordinance No. 19-12 was made by Councilman Belgiovine, second by Council President Gadaleta and approved by Councilman Belgiovine, Council President Gadaleta, Councilwoman Gross, Councilman Singleton and Councilman Spelling. Councilwoman Hayes voted no.

Public Hearing Ordinance No. 19-13

An Ordinance to Amend Chapter 380 Entitled "Zoning" of the Borough Code of the Borough of Woodcliff Lake, State of New Jersey

MOTION to adopt Ordinance No. 19-13 was made by Council President Gadaleta, second by Councilman Belgiovine.

MOTION to open to the public was made by Councilwoman Gross, second by Councilman Spelling and unanimously approved.

No comments.

MOTION to close to the public was made by Councilman Spelling, second by Councilman Belgiovine and unanimously approved.

MOTION to adopt Ordinance No. 19-13 was made by Council President Gadaleta, second by Councilman Belgiovine and approved by Councilman Belgiovine, Council President Gadaleta, Councilwoman Gross, Councilwoman Hayes, Councilman Singleton and Councilman Spelling.

Public Hearing Ordinance 19-14

An Ordinance to Amend Chapter 292 Entitled "Site Plan

MOTION to adopt Ordinance No. 19-14 was made by Councilman Spelling, second by Councilwoman Gross.

MOTION to open to the public was made by Councilman Spelling, second by Council President Gadaleta and unanimously approved.

No comments.

MOTION to close to the public was made by Councilwoman Gross, second by Councilman Spelling and unanimously approved.

MOTION to adopt Ordinance No. 19-14 was made by Councilman Spelling, second by Councilwoman Gross and approved by Councilman Belgiovine, Council President Gadaleta, Councilwoman Gross, Councilwoman Hayes, Councilman Singleton and Councilman Spelling.

## PUBLIC COMMENT

MOTION to open to the public was made by Councilman Belgiovine, second by Council President Gadaleta and unanimously approved.

No comments.

MOTION to close to the public was made by Councilman Belgiovine, second by Councilman Spelling and unanimously approved by voice call vote.

Mayor Rendo stated that public comment has been closed and before we get to the Consent Agenda, he wants to ask Mr. Schettino to give an update on 55 Woodcliff Avenue.

Mr. Schettino stated that when he goes through his comments many of the questions that were asked in that email will be answered. As stated at the last meeting, we have a due diligence period before we are locked into an agreement and during that time period, Mr. Schettino took the opportunity to speak directly to the seller as well as having a title search performed which gave us a significant history of the property which he would like to relay to the Governing Body. He also had an appraiser perform an appraisal of the property. This property was initially purchased on April 23, 2007 and was sold by Franklin Colletta to Ronald Rasmussen, Jr. for \$500,000. The property was then mortgaged in 2007 to JP Morgan for the sum of \$450,000. That mortgage was then assigned to Bank of New Jersey on August 30, 2010. That means that the Bank of New Jersey in 2010 said we think this property is worth \$500,000 and we are going to accept this assignment of the mortgage and we are going to now own this mortgage. Also, in 2017, the present owner of the property gave a second mortgage to the owner in the amount of \$150,000. The person who presently owns this property had given a second mortgage on top of the first mortgage of \$450,000 to the owner of the property for \$150,000. When he then acquired the property for \$145,000 that wasn't the purchase price because he already had the second mortgage for \$150,000 and had to buy out the first mortgage holder. The deed said \$145,000 which was correct but then you must look more closely at the transaction. This was a short sale and as he explained at the previous meeting, when you indicate that it is a short sale, it is not indicative of the value. It would not be legally accepted by a tax court or court of law as representing the value of the property. A document was attached to the deed representing the fact that the \$145,000 purchase price does not represent the value of the property. Mr. Schettino stated that he does not want to be redundant, but he wanted to emphasize the fact that it is clear, when the person holds the second mortgage for \$150,000 is the purchaser of the property because he then had to buy out the first mortgage holder meaning that he paid significantly more to acquire the property. Secondly, this property was reassessed when the building on the property was removed by our assessor in 2017 for \$305,000. That is the value which is on the books that he assessed the value of the property at. Mr. Schettino spoke directly with the owner when the assessment was made, which resulted to \$6,248.02 in taxes because of the comment that was made at the last meeting about the value of the property only being \$145,000. If the property was only worth \$145,000 why wouldn't the owner file a tax appeal and have his taxes cut in half. Mr. Schettino brought this up with the owner and the owner laughed because he said

that was exactly what he would have done if he thought the value was only \$145,000. The owner of the property is a developer and is knowledgeable about the real estate market and knows the process if he could get a tax reduction. If this was a market sale purchase when he made it for \$145,000, he would have simply went to the tax assessor and said that he purchased this property for \$145,000, here is the deed, that is the value and it probably would have resulted in a significant reduction without going through the Tax Board because when you have a sale that is typically indicative of the real value of the property, unless it is a short sale, which again this was. Mr. Schettino then questioned the owner if there was any realtor involved in this property. He said absolutely not, he would never sell this property for \$250,000 if there was a realtor involved because of the commission. He also indicated that he had another offer for the property, which did involve a real estate commission, which is why he was willing to sell to the Borough for \$250,000 because on the other purchase he would have had to wait for the purchaser to get approval from the town to place a building on which he did not want to do and he did not want to pay a real estate commission. There was no real estate agent involved in the sale nor was a commission involved. Mr. Schettino then asked him when he first became aware that the Borough was interested in purchasing this property and he said that he first became aware because there was an issue with the building on this property and the Construction Official, Nick Saluzzi, had been telling him that he had to address the structure and he decided to remove it. Nick informed him that perhaps the town would be interested in purchasing the property and if they were interested in purchasing the property, they would probably pay you the assessed value which was \$305,000. He was anticipating the offer to be \$305,000, but our offer was \$250,000 which was well below the assessed value. Mr. Schettino then had our appraiser do an analysis of the fair market value of the property. Mr. Schettino explained the eminent domain process which would have been the process if the Borough wanted to pursue the purchase from an unwilling seller. Mr. Schettino stated that he is not going to disclose the numbers at this time because he wants to make sure that the contract is finalized, and he believes it would prejudice us to release the appraised value. Mr. Schettino stated that according to our appraiser, the property is well worth the \$250,000 that we are paying for it. Mr. Schettino stated that he wanted to address one final thing because the issue was raised at the last meeting and in an email regarding the Mayor and Council issuing a certification. Mr. Schettino stated that it would be unnecessary and is unheard of. He has never heard of that type of request and he would never recommend to the Governing Body to start issuing certifications every time somebody questions you as to whether you are looking at something objectively because where do you draw the line. If we are in litigation and your attorney requires certification because of litigation that is different. Mr. Schettino stated that if members of the community start requesting certifications from you, he believes it is inappropriate and his legal advice would be not to start that practice. Mr. Schettino stated he believes he covered most of the questions that were in the email.

Councilman Belgiovine stated that he wanted to comment with respect to evaluations. Councilman Belgiovine asked if everyone remembers what we paid for Galaxy Gardens. We paid \$1.7 million which is about 80,000 square feet which comes out to \$21.25 a square foot. This property which is about 40,000 square feet comes out at \$250,000 which is \$5.00 a foot. We paid almost 4 times as much for Galaxy which is less than ½ mile away, yet some question the valuation of the property.



Council President Gadaleta thanked Mr. Schettino for going in depth and really covering every base and every question that was asked of us.

Mayor Rendo stated that we could use this property in the future for the benefit of our residents. When you purchase something, you say to yourself what is the value to you and what is the value to the town.

Councilwoman Hayes stated that it would be great if we put a parking lot there. She was not comfortable with the language of "other municipal uses" and she hopes that this property is not used for affordable housing. Councilwoman Hayes thinks that we should put a parking lot there.

Mayor Rendo stated that before we move on to the Consent Agenda, he wants to address Resolution No. 19-266. Mayor Rendo stated that when he was elected to Council and became the Mayor, we looked for a Borough Administrator to help us along. We went through a couple of bumps, to say the least, but he always thought that we need to have the best possible person for the job. The Mayor does not look at political parties to appoint someone. He looks at their experience and how they could represent the town to the best of their ability. He is telling everyone this because he has gotten some heat from his own political party for hiring Mr. Padilla. He is glad that this Council is stepping up and extending his contract. Because what he has done for this municipality, no other Borough Administrator has done based on his contacts with the county and his knowledge of county government. Mayor Rendo stated that he hopes he is here a long time. Councilman Belgiovine stated that when we were going through the selection of Borough Administrators, the only thing that he was adamant about telling the rest of the Council at the time is that whoever he hopes we select is here long after he is gone and he is glad to say that Tom will be here when he leaves. Mr. Padilla thanked the whole Council and he appreciates the vote of confidence and he tries to give 150% every day. Mr. Padilla thanked Debbie as she is his right hand and all the department heads, Elizabeth, John and Chris. Mr. Padilla stated that it is no secret that he is a former Democratic official and he thanks everyone for giving him the opportunity.

### **CONSENT AGENDA**

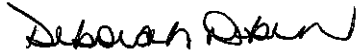
MOTION to approve the Consent Agenda was made by Councilman Belgiovine, second by Councilwoman Gross and unanimously approved by voice call vote.

EVERYONE WISHED COUNCILMAN BELGIOVINE A HAPPY BIRTHDAY.

**ADJOURNMENT**

MOTION to adjourn was made by Councilman Belgiovine, second by Councilwoman Gross and unanimously approved by voice call vote. Meeting was adjourned at 10:00 PM.

Respectfully submitted,



Deborah Dakin, RMC, CMR  
Borough Clerk

**ORDINANCE 19-12**

**BOND ORDINANCE TO AUTHORIZE THE ACQUISITION OF REAL PROPERTY FOR USE AS A PARKING LOT AND FOR OTHER MUNICIPAL PURPOSES IN, BY AND FOR THE BOROUGH OF WOODCLIFF LAKE, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY, TO APPROPRIATE THE SUM OF \$265,000 TO PAY THE COST THEREOF, TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS**

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BE IT ORDAINED by the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, State of New Jersey, as follows:

Section 1. The Borough of Woodcliff Lake, in the County of Bergen, State of New Jersey (the "Borough"), is hereby authorized to acquire real property for use as a parking lot and for other municipal purposes in, by and for the Borough. Said improvement shall include real estate transaction expenses and all work, materials and appurtenances necessary and suitable therefor. The property to be acquired has a street address of 55 Woodcliff Avenue and is designated as Block 2004, Lot 5 on the Tax Assessment Map of the Borough.

Section 2. The sum of \$265,000 is hereby appropriated to the payment of the cost of making the improvement described in Section 1 hereof (hereinafter referred to as "purpose"). Said appropriation shall be met from the proceeds of the sale of the bonds authorized and the down payment appropriated by this ordinance. Said improvement shall be made as a general improvement and no part of the cost thereof shall be assessed against property specially benefitted.

Section 3. It is hereby determined and stated that (1) said purpose is not a current expense of the Borough, and (2) it is necessary to finance said purpose by the issuance of obligations of the Borough pursuant to the Local Bond Law (Chapter 2 of Title 40A of the New Jersey Statutes Annotated, as amended; the "Local Bond Law"), and (3) the estimated cost of said purpose is \$265,000, and (4) \$13,000 of said sum is to be provided by the down payment hereinafter appropriated to finance said purpose, and (5) the estimated maximum amount of bonds or notes necessary to be issued for said purpose is \$252,000, and (6) the cost of such purpose, as hereinbefore stated, includes the aggregate amount of \$15,000, which is estimated to be necessary to finance the cost of such purpose, including architect's fees, accounting, engineering and inspection costs, legal expenses and other expenses, including interest on such obligations to the extent permitted by Section 20 of the Local Bond Law.

Section 4. It is hereby determined and stated that moneys exceeding \$13,000, appropriated for down payments on capital improvements or for the capital improvement fund in budgets heretofore adopted for the Borough, are now available to finance said purpose. The sum of \$13,000 is hereby appropriated from such moneys to the payment of the cost of said purpose.

Section 5. To finance said purpose, bonds of the Borough of an aggregate principal amount not exceeding \$252,000 are hereby authorized to be issued pursuant to the Local Bond Law. Said bonds shall bear interest at a rate per annum as may be hereafter determined within the limitations prescribed by law. All matters with respect to said bonds not determined by this ordinance shall be determined by resolutions to be hereafter adopted.

Section 6. To finance said purpose, bond anticipation notes of the Borough of an aggregate principal amount not exceeding \$252,000 are hereby authorized to be issued pursuant to the Local Bond Law in anticipation of the issuance of said bonds. In the event that bonds are issued pursuant to this ordinance, the aggregate amount of notes hereby authorized to be issued shall be reduced by an amount equal to the principal amount of the bonds so issued. If the aggregate amount of outstanding bonds and notes issued pursuant to this ordinance shall at any time exceed the sum first mentioned in this section, the moneys raised by the issuance of said bonds shall, not less than the amount of such excess, be applied to the payment of such notes then outstanding.

Section 7. Each bond anticipation note issued pursuant to this ordinance shall be dated on or about the date of its issuance, shall be payable not more than one year from its date, shall bear interest at a rate per annum as may be hereafter determined within the limitations prescribed by law and may be renewed from time to time pursuant to and within the limitations prescribed by the Local Bond Law. Each of said bond anticipation notes shall be signed by the Mayor and by a financial officer and shall be under the seal of the Borough and attested by the Borough Clerk or Deputy Borough Clerk. Said officers are hereby authorized to execute said notes in such form as they may adopt in conformity with law. The power to determine any matters with respect to said notes not determined by this ordinance, and also the power to sell said notes, is hereby delegated to the Chief Financial Officer who is hereby authorized to sell said notes either at one time or from time to time in the manner provided by law.

Section 8. It is hereby determined and declared that the period of usefulness of said purpose, according to its reasonable life, is a period of forty years computed from the date of said bonds.

Section 9. It is hereby determined and stated that the Supplemental Debt Statement required by the Local Bond Law has been duly made and filed in the office of the Borough Clerk of the Borough, and that such statement so filed shows that the gross debt of the Borough, as defined in Section 43 of the Local Bond Law, is increased by this ordinance by \$252,000 and that the issuance of the bonds and notes authorized by this ordinance will be within all debt limitations prescribed by said Local Bond Law.

Section 10. Any funds received from private parties, the County of Bergen, the State of New Jersey or any of their agencies or any funds received from the United States of America or any of its agencies in aid of such purpose shall be applied to the payment of the cost of such purpose,

or, if bond anticipation notes have been issued, to the payment of the bond anticipation notes, and the amount of bonds authorized for such purpose shall be reduced accordingly.

Section 11. The capital budget is hereby amended to conform with the provisions of this ordinance to the extent of any inconsistency therewith and the resolutions promulgated by the Local Finance Board showing full detail of the amended capital budget and capital program as approved by the Director, Division of Local Government Services, is on file with the Borough Clerk and is available for public inspection.

Section 12. The Borough intends to issue the bonds or notes to finance the cost of the improvement described in Section 1 of this bond ordinance. If the Borough incurs such costs prior to the issuance of such bonds or notes, the Borough hereby states its reasonable expectation to reimburse itself for such expenditures with the proceeds of such bonds or notes in the maximum principal amount of bonds or notes authorized by this bond ordinance.

Section 13. The full faith and credit of the Borough are hereby pledged to the punctual payment of the principal of and interest on the obligations authorized by this ordinance. Said obligations shall be direct, unlimited and general obligations of the Borough, and the Borough shall levy ad valorem taxes upon all the taxable real property within the Borough for the payment of the principal of and interest on such bonds and notes, without limitation as to rate or amount.

Section 14. This ordinance shall take effect twenty days after the first publication thereof after final passage.

BOROUGH OF WOODCLIFF LAKE

Bergen County, New Jersey

Ordinance No. 19-13

AN ORDINANCE TO AMEND CHAPTER 380 ENTITLED "ZONING" OF THE BOROUGH CODE OF THE  
BOROUGH OF WOODCLIFF LAKE, STATE OF NEW JERSEY

BE IT ORDAINED BY THE BOROUGH COUNCIL OF THE BOROUGH OF WOODCLIFF LAKE IN THE  
COUNTY OF BERGEN AND STATE OF NEW JERSEY, AS FOLLOWS:

WHEREAS, Chapter 380, of the Code of the Borough of Woodcliff Lake sets forth all regulations regarding the Zoning Code within the Borough of Woodcliff Lake; and

BE IT ORDAINED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey that those portions of the aforesaid set forth below are hereby amended as follows and that those portions of the Ordinance not set forth below shall remain unchanged.

Chapter 380. Zoning

Article XIV. Administration; Enforcement

Sec 380-104. Certificate of Occupancy; Zoning Certificate.

C. Certificates of Occupancy or Zoning Certificates shall be required for all non-residential uses and for each change of ownership or tenancy of such premises.

Severability All provisions of this Ordinance are severable. If for any reason, any provision of this Ordinance is held to be invalid, the validity of the remainder of the Ordinance shall not be affected.

Effective Date. This Ordinance shall become effective upon final approval and publication, pursuant to law, and upon completion of all outstanding cases.

**NOTICE IS HEREBY GIVEN that the foregoing Ordinance was introduced at a meeting of the Borough of Woodcliff Lake on the 13<sup>th</sup> day of November, 2019 and passed on first reading, and the same was ordered for final passage at a meeting of the Council to be held at the Municipal Building in the Borough of Woodcliff Lake, Bergen County, New Jersey, on the 2nd day of December, 2019 at 8 p.m., at which time and place all persons interested will be given an opportunity to be heard concerning such Ordinance.**

BOROUGH OF WOODCLIFF LAKE

Bergen County, New Jersey

ORDINANCE NO. 19-14

AN ORDINANCE TO AMEND CHAPTER 292 ENTITLED "SITE PLAN REVIEW" OF THE BOROUGH  
CODE OF THE BOROUGH OF WOODCLIFF LAKE, STATE OF NEW JERSEY

BE IT ORDAINED BY THE BOROUGH COUNCIL OF THE BOROUGH OF WOODCLIFF LAKE IN  
THE COUNTY OF BERGEN AND STATE OF NEW JERSEY, AS FOLLOWS:

WHEREAS, Chapter 292, of the Code of the Borough of Woodcliff Lake sets forth all regulations  
regarding Site Plan Review within the Borough of Woodcliff Lake; and,

BE IT ORDAINED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen  
and State of New Jersey that those portions of the aforesaid set forth below are hereby amended  
as follows and that those portions of the Ordinance not set forth below shall remain unchanged.

Chapter 292. Site Plan Review

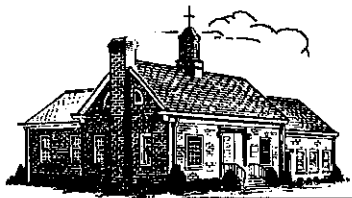
Article III. Administration and Enforcement.

Sec. 292-8. Approving authorities; review.

E. Informal review of concept plan. At the request of a developer, the approving authority shall  
grant an informal review of a concept plan for a development for which the developer intends to  
prepare and submit an application for development. The developer shall be required to post any  
and all escrow fees as required by the approving authority for said informal review. The  
developer shall not be bound by any concept plan for which review is requested and the Planning  
Board shall not be bound by any such review.

Severability All provisions of this Ordinance are severable. If for any reason, any provision of this  
Ordinance is held to be invalid, the validity of the remainder of the Ordinance shall not be affected.

Effective Date. This Ordinance shall become effective upon final approval and publication,  
pursuant to law, and upon completion of all outstanding cases.



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine						X
Gross			X			
Hayes			X			
Singleton	X		X			
Spelling		X	X			
Gadaleta			X			
Mayor Rendo						

**A RESOLUTION PROVIDING FOR A MEETING NOT OPEN TO THE PUBLIC IN ACCORDANCE WITH THE PROVISIONS OF THE NEW JERSEY OPEN PUBLIC MEETINGS, ACT, N.J.S.A. 10:4-12**

**RESOLUTION NO. 19-258  
DECEMBER 4, 2019**

**WHEREAS**, the Borough of Woodcliff Lake is subject to certain requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6, et seq., and

**WHEREAS**, the Open Public Meetings Act, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution; and

**WHEREAS**, it is necessary for the Borough of Woodcliff Lake to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12b and designated below:

\_\_\_\_\_ 1. Matters Required by Law to be Confidential. Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.

\_\_\_\_\_ 2. Matters Where the Release of Information Would Impair the Right to Receive Funds. Any matter in which the release of information would impair a right to receive funds from the Government of the United States.

\_\_\_\_\_ 3. Matters Involving Individual Privacy. Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing,



relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

\_\_\_\_4. Matters Relating to Collective Bargaining Agreements. Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.

\_\_\_\_5. Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds. Any matter involving the purchase, lease or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed specifically with respect to \_\_\_\_\_. The minutes will be released on or before \_\_\_\_\_, 20\_\_ when the issues pertaining to the property located at \_\_\_\_\_ have been approved and finalized.

\_\_\_\_6. Matters Relating to Public Safety and Property. Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations of possible violations of the law.

X 7. Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege, any pending or anticipated litigation or contract negotiation in which the public body is or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer, specifically with respect to: litigation

The minutes will be released in approximately ninety (90) days or upon the resolution through settlement or court decision and the time period for any and all appeals.

\_\_\_\_8. Matters Relating to the Employment Relationship. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting, specifically: personnel discussion.

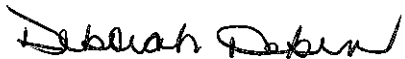
The minutes will be released within ninety (90) days or earlier upon the resolution of the matter through settlement or court decision and the time period for any and all appeals.

\_\_\_\_\_ 9. Matters Relating to the Potential Imposition of a Penalty. Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

**NOW THEREFORE, BE IT RESOLVED**, by the Mayor and Council of the Borough of Woodcliff Lake, assembled in public session on December 4, 2019 that an Executive Session closed to the public shall be held on December 4, 2019 at 7:00 P.M. at the Borough of Woodcliff Lake offices located at 188 Pascack Road, Woodcliff Lake, New Jersey, for the discussion of matters relating to the specific items designated above.

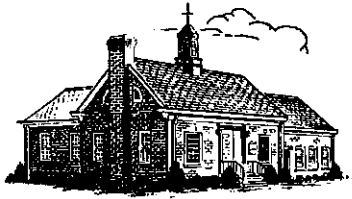
**CERTIFICATION**

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 December 4, 2019.



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



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

## RESOLUTION AUTHORIZING PAYMENT OF PAYROLL & PAYMENT OF CLAIMS

### RESOLUTION NO. 19-259

DECEMBER 4, 2019

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

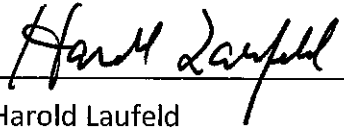
Payroll Released 11/30/2019                      \$246,879.99

**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:	\$ 1,087,444.56
Animal:	\$        596.20
Open Space:	\$     4,058.88
Capital:	\$     5,159.40

**CERTIFICATION OF FUNDS**

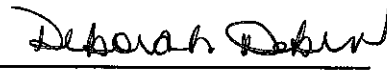
I, Harold Laufeld, Chief Financial Officer of the Borough of Woodcliff Lake, hereby duly certify that fund(s) are available for Payroll Disbursements and Payment of Claims.



Harold Laufeld  
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 December 4, 2019.



DEBORAH DAKIN, RMC, CMR  
BOROUGH CLERK



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

201-391-4977  
Fax 201-391-8830

## 2019 BUDGET TRANSFERS FOR DECEMBER 4, 2019 MEETING

### RESOLUTION NO. 19-260 DECEMBER 4, 2019

<u>DEPARTMENT</u>	<u>ACCOUNT NUMBER</u>	<u>FROM</u>	<u>TO</u>
Information Technology – Other Expenses	9-01-20-130-020	2,000.00	
Financial Administration – Other Expenses	9-01-20-130-020		2,000.00
Salaries and Wages Adjustment	9-01-30-421-010	2,000.00	
Planning Board – Salaries and Wages	9-01-21-180-010		2,000.00
Salaries and Wages Adjustment	9-01-30-421-010	2,000.00	
Zoning Board- Salaries and Wages	9-01-21-185-010		2,000.00
Salaries and Wages Adjustment	9-01-30-421-010	10,000.00	
Sewer System- Other Expenses	9-01-31-455-242		10,000.00
TOTAL		16,000.00	16,000.00

### 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 December 4, 2019.

DEBORAH DAKIN, RMC, CMR  
BOROUGH CLERK



**BOROUGH OF WOODCLIFF LAKE**  
 188 PASSAIC ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
 Tomas J. Padilla, Borough

201-391-4977  
 Fax 201-391-8830

Member	Mo	Sec	Yes	No	Abstain	Absent
Belgiovine	X		X			
Cross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

**CANCELLATION OF OLD CHECKS FOR DECEMBER 4, 2019 MEETING**

**RESOLUTION NO. 19-261  
 DECEMBER 4, 2019**


**BE IT RESOLVED**, by the Mayor and Council of the Borough of Woodcliff Lake that the following old outstanding checks be cancelled from the records of the Borough.

Claims Fund

<u>Date</u>	<u>Check No.</u>	<u>Amount</u>
12-19-17	19622	\$ 45.00
05-08-18	20269	39.23
08-14-18	20676	<u>350.00</u>
Total		\$ 434.23

**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 December 4, 2019.

  
 \_\_\_\_\_  
 DEBORAH DAKIN, RMC, CMR  
 BOROUGH CLERK



**BOROUGH OF WOODCLIFF LAKE**

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Member	Motion	U.S. Score	Res.	Nov.	Al. S. A.	S. T.
Belgiovine	X			X		
Cross		X		X		
Hayes				X		
Singleton				X		
Spelling				X		
Gadaleta				X		
Mayor Rendo						

**RESOLUTION APPROVING RIGHT-OF-WAY USE AGREEMENT WITH CROSS RIVER FIBER**

**RESOLUTION NO. 19-262  
DECEMBER 4, 2019**

**WHEREAS**, Cross River Fiber LLC ("Cross River Fiber"), seeks to place its telecommunication facilities aerially on existing utility poles or in an underground conduit in the Public Rights-of-Way within the Borough of Woodcliff Lake for the purpose of owning, constructing, installing, operating, repairing and maintaining a telecommunications system; and

**WHEREAS**, Cross River Fiber was approved by the New Jersey Board of Public Utilities to provide local exchange and interexchange telecommunications services throughout the State; and

**WHEREAS**, N.J.S.A. 48:3-19 requires Cross River Fiber to obtain the consent of the Borough of Woodcliff Lake for the joint use of any existing utility poles; and

**WHEREAS**, N.J.S.A. 54:30A-124(a) provides that a municipality may not impose any fees, taxes, levies or assessments in the nature of a local franchise, right of way, or gross receipts fee, tax, levy or assessment against telecommunications companies but that a municipality may impose reasonable fees for actual services made by any municipal, regional or county governmental agency; and

**WHEREAS**, it is the in the best interests of the Borough of Woodcliff Lake and its citizens to grant consent to Cross River Fiber; and

**WHEREAS**, the consent granted is for the non-exclusive use of the Public Rights-of-Ways for the purpose of owning, constructing, installing, operating, repairing and maintaining a telecommunications system subject to the terms and conditions of the attached Use Agreement with Cross River Fiber; and

**WHEREAS**, the Borough Attorney has reviewed this matter and recommends the approval of the Right-Of-Way Use Agreement between the Borough and Cross River Fiber.

**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 Right-Of-Way Use Agreement between the Borough and Cross River Fiber, a copy of which is attached hereto and incorporated herein by reference, granting Cross River Fiber a non-exclusive use of the Public Rights-of-Ways for the purpose of owning, constructing, installing, operating repairing and maintaining a telecommunications system be and is hereby approved; and

**BE IT FURTHER RESOLVED**, that the Mayor and Borough Administrator are hereby authorized and directed to execute any and all documents necessary to effectuate this Resolution; and

**BE IT FURTHER RESOLVED**, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution together with the signed Right-Of-Way Use Agreement to Cross River Fiber 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 December 4, 2019.



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





# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

## RESOLUTION AUTHORIZING A ONE-TIME STIPEND FOR DAVID LINKO FOR RECEIVING HIS NEW JERSEY RECYCLING CERTIFICATION

### RESOLUTION NO. 19-263 DECEMBER 4, 2019

**WHEREAS**, pursuant to Borough policy, employees that obtain job-related certification that are mandated by the State, or required by the Borough shall receive a one-time award as enumerated in the Employee Handbook; and

**WHEREAS**, obtaining New Jersey Recycling Certification calls for an award of \$500.00; and

**WHEREAS**, David Linko successfully completed the course work necessary and has received his New Jersey Recycling Certification.

**NOW THEREFORE, BE IT RESOLVED**, that David Linko shall receive a one-time stipend of \$500.00 for receiving his New Jersey Recycling Certification.

### 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 December 4, 2019.

DEBORAH DAKIN, RMC, CMR  
BOROUGH CLERK



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

**RESOLUTION AUTHORIZING AN INTER-LOCAL AGREEMENT  
BETWEEN THE COUNTY OF BERGEN AND THE BOROUGH OF WOODCLIFF LAKE FOR THE  
PROVIDING OF MUNICIPAL HUMANE LAW ENFORCEMENT OFFICER (MHLEO) SERVICES FOR  
THE BOROUGH OF WOODCLIFF LAKE**

**RESOLUTION NO. 19-264  
DECEMBER 4, 2019**

**WHEREAS**, with the passage of new legislation S3558/A5231, an Act concerning the enforcement of animal cruelty laws, there now exists a need to have a Municipal Humane Law Enforcement Officer (MHLEO) in the Borough of Woodcliff Lake; and

**WHEREAS**, pursuant to their proposal of November 6, 2019, Woodcliff Lake shall pay the County a fee for the services rendered in the total amount of \$1,719.00 for the 2020 calendar year, based on the 2010 census figures of 5,730 at a rate of \$0.30 per resident; and

**WHEREAS**, the County of Bergen, Department of Health Services has the expertise and experience necessary to perform these duties; and

**WHEREAS**, pursuant to N.J.S.A. 40A:65-1, et seq., any municipality of the State of New Jersey may contract with any other State agency, County, municipality or municipalities for the shared provision of any service that any party to the agreement is empowered to provide within its own jurisdiction.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Borough Council of the Borough of Woodcliff Lake that the Mayor is authorized and the Borough Clerk shall attest to an Inter-Local Agreement between the County of Bergen and the Borough of Woodcliff Lake engaging the

Bergen County Department of Health Services to provide Municipal Humane Law Enforcement Officer (MHLEO) Services for the Borough for 2020; and

**BE IT FURTHER RESOLVED** that a copy of this Resolution shall be forwarded to the County of Bergen and a copy of the contract for such services shall be on file for public review with the Borough Clerk.

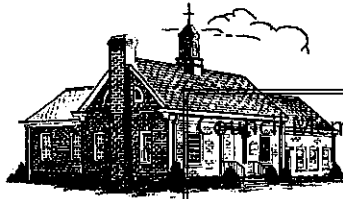
**CERTIFICATION**

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 December 4, 2019.



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



**BOROUGH OF WOODCLIFF LAKE**

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8890

Member	Motion	Second	Vote	Abstain	Present
Belgiovine	X		X		
Broggi		X	X		
Hayes			X		
Singleton			X		
Spelling			X		
Gadaleta			X		
Mayor Rendo					

**RESOLUTION APPROVING LEAF RECYCLING FACILITY AGREEMENT**

**RESOLUTION NO. 19-265  
DECEMBER 4, 2019**

**WHEREAS**, the Department of Public Works of the Borough of Woodcliff Lake is presently in its third year of a 3-year agreement with Organic Recycling, Inc. ("ORI") for leaf recycling; and

**WHEREAS**, the Borough is in receipt of a new 3-year agreement from ORI with a fifty cent per cubic yard increase from \$11.45 per cubic yard to \$11.95 per cubic yard representing an approximate increase of \$2,600 per year; and

**WHEREAS**, the term of the new 3-year agreement will commence October 2020 through January 2023; and

**WHEREAS**, pursuant to *N.J.S.A. 40A:11-1 et seq.*, the Borough is exempt from public bidding with regard to this matter as same falls under recyclable material; and

**WHEREAS**, the Superintendent of the Department of Public Works and the Borough Administrator have reviewed this matter and recommend that the Borough accept and enter into a new 3-year agreement with ORI commencing October 2020 through January 2023 as its leaf recycling facility.

**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 3-year agreement between the Borough and Organic Recycling, Inc. as the Borough's leaf recycling facility be and is hereby approved; and

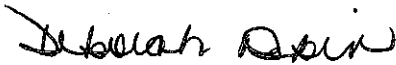
**BE IT FURTHER RESOLVED**, that the 3-year agreement shall commence October 2020 through January 2023 at a cost of \$11.95 per cubic yard; and

**BE IT FURTHER RESOLVED**, that the Borough is hereby authorized and directed to execute any and all documents necessary to effectuate the 3-year agreement with ORI; and

**BE IT FURTHER RESOLVED**, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution together with the signed proposal to Organic Recycling Inc. upon its passage.

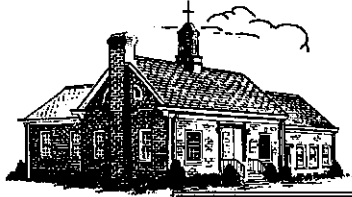
**CERTIFICATION**

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 December 4, 2019.



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



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

## RESOLUTION APPROVING AGREEMENT WITH BOROUGH ADMINISTRATOR

### RESOLUTION NO. 19-266

DECEMBER 4, 2019

**WHEREAS**, the Borough of Woodcliff Lake desires to provide the Borough Administrator with a written contract in order to enhance administrative stability and continuity within the Borough; and

**WHEREAS**, the Borough and the Borough Administrator believe that a written employment contract is necessary to describe specifically their relationship and to serve as the basis of effective communication between them as they fulfill their administrative functions; and

**WHEREAS**, the Borough and Borough Administrator have undertaken negotiations in good faith for the purpose of agreeing on the terms and conditions of employment; and

**WHEREAS**, the Borough Administrator has approved the terms and conditions of the agreement, a copy of which is attached hereto and incorporated herein by reference; and

**WHEREAS**, the form and legality of this agreement has been approved by the Borough's legal counsel.

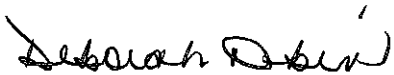
**NOW THEREFORE, BE IT RESOLVED** by the Borough of Woodcliff Lake, County of Bergen and State of New Jersey that the contract agreement attached hereto and incorporated herein by reference between the Borough and the Borough Administrator be and is hereby approved; and

**BE IT FURTHER RESOLVED**, that the Borough is hereby authorized and directed to enter into and execute the attached contract setting forth the terms and conditions of employment of the Borough Administrator; and

**BE IT FURTHER RESOLVED**, that a copy of this Resolution as well as the signed Contract shall be kept in the personnel file of the Borough Administrator.

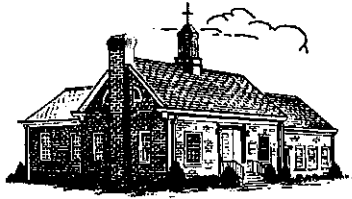
**CERTIFICATION**

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 December 4, 2019.



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



# BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor  
Tomas J. Padilla, Borough Administrator

201-391-4977  
Fax 201-391-8830

Council Member	Motion	Second	Yea	Nay	Abstain	Absent
Belgiovine	X		X			
Gross		X	X			
Hayes			X			
Singleton			X			
Spelling			X			
Gadaleta			X			
Mayor Rendo						

## GOVERNOR'S COUNCIL ON ALCOHOLISM AND DRUG ABUSE FISCAL GRANT CYCLE JULY 2020 - JUNE 2025

### RESOLUTION NO. 19-267 DECEMBER 4, 2019

**WHEREAS**, the Governor's Council on Alcoholism and Drug Abuse established the Municipal Alliances for the Prevention of Alcoholism and Drug Abuse in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent alcoholism and drug abuse in communities throughout New Jersey; and

**WHEREAS**, the Borough Council of the Borough of Woodcliff Lake, County of Bergen, State of New Jersey recognizes that the abuse of alcohol and drugs is a serious problem in our society amongst persons of all ages; and therefore has an established Municipal Alliance Committee; and

**WHEREAS**, the Woodcliff Lake Borough Council further recognizes that it is incumbent upon not only public officials but upon the entire community to take action to prevent such abuses in our community; and

**WHEREAS**, the Council of the Borough of Woodcliff Lake has applied for funding to the Governor's Council on Alcoholism and Drug Abuse through the County of Bergen.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough of Woodcliff Lake, Bergen County, State of New Jersey herby recognizes the following:



1. The Borough of Woodcliff Lake Council does hereby authorize submission of a strategic plan for the Woodcliff Lake Municipal Alliance Grant for the fiscal year 2021 in the amount of:

DEDR	\$ 5501.00
Cash Match	\$ 1375.25
In-Kind	\$ 4125.75

2. The Woodcliff Lake Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance audit requirements.

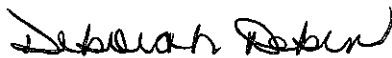
APPROVED



Carlos Rendo, Mayor

**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 December 4, 2019.



DEBORAH DAKIN, RMC, CMR  
BOROUGH CLERK