

**Borough of Paramus  
Mayor and Council Public Meeting  
Work Session held in Caucus Room  
March 5, 2019, 7:00 P.M.  
MINUTES**

**Work Session**

**Resolution No: 19-03-187:** Notification of meetings as required by "The Open Public Meetings Act."

In Accordance with the Open Public Meetings Act, notice of this meeting of The Borough of Paramus Mayor and Council was transmitted to the Bergen Record on January 7, 2019. Notice was posted on the bulletin board of the municipal building and on the Borough of Paramus website.

Read by the Borough Clerk at 7:04 PM

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

Present: Councilman Amato, Councilman DiPiazza, Councilman Verile, Councilwoman Weber, Mayor LaBarbiera

Also Present: Borough Administrator Joseph D'Arco, Borough Attorney Paul Kaufman, Borough Clerk Annemarie Krusznis, Deputy Borough Clerk Nicolette Riggi

Absent: Councilwoman Bellinger, Councilwoman Tedesco-Santos, Associate Borough Attorney Justin Santagata

**Councilwoman Bellinger & Councilwoman Tedesco-Santos entered the meeting at 7:06 PM**

**MATTERS FOR DISCUSSION:**

**a. Tax Assessor – Jim Anzevino – Rolling assessments**

Mr. Anzevino and CFO Sheri Biondi are present. Mr. Anzevino discusses the Borough's tax ratio to assessment, which is based on a 3 year study. Bergen County doesn't want the differential to be too dramatic from year to year. We are on a watch list for revaluation. The County Board of Taxation gives an order to do a revaluation. We did a full revaluation in 2004, and a computerized update in 2008. Mr. Anzevino inspected about 700 homes during that time. Our ratio is currently at 81%. The statistical study of uniformity is also part of the criteria for revaluation. Different neighborhoods have different percentages which make the town unbalanced. Paramus is on the watch list because our ratio is below 85%. This happens because homes are selling for more than what they're assessed at, which is a problem but a good problem. Property values are going up which is causing this disparity. The last reassessment saved us because our ratio going into 2008 was dropping. If Bergen County comes in and forces us to do this, they basically hire whoever they want to do it if we reject. The quality of work won't be what we would like, and the price would be higher. To do a revaluation, the tax maps must be updated which could take some time. The revaluation is done by an outside company and is good for one year. This is important when defending tax appeals for the first year. Some towns are doing an annual reassessment. You inspect every home for the first year, but the following years call for an update or a maintenance. After the initial year the ratios are equal. The big problem will be commercial properties. They will see an increase bringing them up to market value. Paramus Park had a reduction years ago. Now they have Stew Leonard's coming in so they will see an increase there. The average home will be paying slightly less than the previous year based on the previous year's budget. We will save a fortune in refunds doing the annual reassessment. The market seems to have stabilized. Mr. Anzevino states that the tax base is around \$8.3 billion. The estimated costs associated with a revaluation would be about 3 quarters of a million dollars. A reassessment with a private company for one year would be \$550,000. The recommendation would be to do the rolling assessment. If we don't do anything and let the county come in, they will force us to do a revaluation. We need to beat them to it while we're in a good position. Mr. Anzevino would ask at the April meeting that they allow us to do a reassessment. We need a resolution

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authorizing this and an agreement. The longer we wait the harder it is to get the job done, and the less control the Borough has. It's also less impact to the residents if we do it now.

Council is in favor.

The following resolutions will be added to the Consent agenda:

Resolution 19-03-225 Appropriating \$400 to perform investigation about 527 Paramus Road historic designation.

Resolution 19-03-226 Authorizing implementation of annual reassessment program from 2020-2024

**Mr. Anzevino and Mrs. Biondi exit the meeting at 7:47 PM**

**BOROUGH CLERK'S REPORT:**

- b. Request received from the 200 Club of Bergen County to pay a consolidated fee on behalf of any food vendors attending the 2019 Food & Wine Festival at Garden State Plaza. Food vendors are distributing samples only and do not receive profit for participating. **Approved.**
- c. Request received to temporarily name Jockish Square in the honor of: MEL FABRIKANT, ROTARY SERVICE ABOVE SELF AWARD 2019. **APPROVED FOR ONE WEEK.**

**COUNCIL MEMBERS REPORTS:**

Councilwoman Bellinger The Health Department was approached by someone who wanted to open a kiosk and sell CBD oil. It's legal and doesn't contain THC. It drew a red flag because one of the products was an edible gummy which is attractive to children. The labels even say that it might have a very small percentage of THC because they don't know for sure and it's not regulated. Paramus doesn't have grounds to ban this type of sale as CBD is legal.

Councilwoman Tedesco-Santos DPW and Shade Tree did a great job on Monday with the winter weather.

Councilman DiPiazza Historic Commission would like to relay the message that member John Kiel has passed away. There will be an investigation on 527 Paramus Road regarding historic designation.

Councilman Amato DPW did a great job in the previous winter storm. There were some changes in garbage collection which couldn't be avoided. Mr. Amato asks Mr. D'Arco to give an update on the Golf Course Water use penalties that are pending. There was a meeting yesterday and a discussion was had in an effort to reduce the penalties. We drew more water than we were supposed to to get through droughts. The alternative would've been to buy through SUEZ which would've been more expensive than fines.

Councilman Verile March 20<sup>th</sup> will be a Rutgers safety certification course for Recreation. The Easter Egg Hunt is Saturday April 6<sup>th</sup>. Rescue had no motor vehicle accidents to attend, and one flood in a house. There will be 6 summer concerts this year instead of 5.

The Council discusses some problems occurring with the scheduling of athletic fields.

Councilwoman Weber The IT Department is currently testing out new software for Borough licensing. Councilwoman Weber asks if anyone has heard anything about the letter from SUEZ regarding lead in the water. Mayor LaBarbiera advises that he hasn't heard much.

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Mayor LaBarbiera brings up the potential plastic bag ordinance and points out that there was never an intention to create a fee or a tax. Communities that have already banned plastic bags have found it to be a very simple transition after a while.

**ADMINISTRATOR'S REPORT:** We got a \$12,000 grant for electric charging stations for Borough Hall parking lot. There are RFQs going out for the Library and the Ambulance Building. The PSE&G road permit fee will be \$6,000. They will submit a maintenance bond good for two years. A meeting will be scheduled with SUEZ relative to all the work they plan on doing on borough streets. There is no local ordinance about snow being plowed in handicap parking spaces. There is a state statute relative to snow being piled in the spaces which was sent to administration today. It's questionable whether we can issue a summons based of state statute, and if we do they collect all the fines. We should adopt an ordinance that mirrors the state statute.

Councilman DiPiazza requests that 19-03-224 be put on non-consent.

**ORDINANCES:**

**ORDINANCE ON INTRODUCTION:**

**ORDINANCE 19-06:** AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE BOROUGH OF PARAMUS, COUNTY OF BERGEN, STATE OF NEW JERSEY, AMENDING ORDINANCE 17-11 AND APPROVING/ ADOPTING THE REVISED REDEVELOPMENT PLAN FOR REDEVELOPMENT AREA NO. 1

Motion: Councilman Amato

Second: Councilwoman Tedesco-Santos

Yeas: Councilman Amato, Councilwoman Bellinger, Councilwoman Tedesco-Santos, Councilman Verile, Councilwoman Weber

Nays: None

Abstain: Councilman DiPiazza

**Motion carries 5-0-1**

**ORDINANCE ON FINAL:**

**ORDINANCE 19-05:** AN ORDINANCE AMENDING AND REPLACING SECTION 6-1 OF THE PARAMUS CODE: PUBLIC MEETINGS; WORK SESSIONS

Motion: Councilman Amato

Second: Councilwoman Tedesco-Santos

Explanation by Council President

Open to Public for Comment: None

Yeas: Councilman Amato, Councilwoman Bellinger, Councilman DiPiazza, Councilwoman Tedesco-Santos, Councilman Verile, Councilwoman Weber

Nays: None

**Motion carries 6-0**

**NON-CONSENT:**

**RESOLUTION NO 19-03-224:** RESOLUTION AMENDING RESOLUTION 18-07-469 AUTHORIZING AND DIRECTING THE PLANNING BOARD TO EXAMINE WHETHER CERTAIN PROPERTIES WITHIN THE BOROUGH OF PARAMUS SHOULD BE DESIGNATED AS AN AREA-IN-NEED OF REHABILITATION PURSUANT TO N.J.S.A. 40A:12A-14

Councilwoman Weber asks Borough Attorney Paul Kaufman to explain this resolution before the vote. Mr. Kaufman assures her that this is only nurseries.

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Motion: Councilman Amato

Second: Councilman Verile

Yeas: Councilman Amato, Councilwoman Bellinger, Councilwoman Tedesco-Santos, Councilman Verile, Councilwoman Weber

Nays: Councilman DiPiazza

Abstain: None

**Motion carries 5-1**

**A CONSENT AGENDA WILL BE ADOPTED FOR ITEM NUMBERS 14 AND 15**

**RESOLUTIONS:**

RESOLUTION NO 19-03-189: AUTHORIZING PAYMENT OF BILLS

RESOLUTION NO 19-03-190: RESOLUTION OPPOSING CONSTRUCTION OF THE NORTH BERGEN LIBERTY GENERATING GAS-FIRED POWER PLANT

RESOLUTION NO 19-03-191: RESOLUTION AUTHORIZING THE APPROVAL OF CHANGE ORDER NO. 8 IN THE AMOUNT OF (\$1,176.57) FOR THE MODIFICATION OF 3 STEEL COLUMNS TO ACCOMMODATE GRADE BEAM CONSTRUCTION FOR THE PARAMUS SENIOR CENTER EXPANSION

RESOLUTION NO 19-03-192: RESOLUTION AUTHORIZING THE RELEASE OF TREE PRESERVATION DEPOSIT FROM SHADE TREE ESCROW ACCOUNT #T-22-56-286-850-802 TO THE FOLLOWING AS RECOMMENDED BY THE DIRECTOR OF THE SHADE TREE & PARKS COMMISSION (KOSMALA CONSTRUCTION)

RESOLUTION NO 19-03-193: RESOLUTION AUTHORIZING THE RELEASE OF TREE PRESERVATION DEPOSIT FROM SHADE TREE ESCROW ACCOUNT #T-22-56-286-850-802 TO THE FOLLOWING AS RECOMMENDED BY THE DIRECTOR OF THE SHADE TREE & PARKS COMMISSION (ATTIEH AREFIAN)

RESOLUTION NO 19-03-194: RESOLUTION AUTHORIZING THE RELEASE OF TREE PRESERVATION DEPOSIT FROM SHADE TREE ESCROW ACCOUNT #T-22-56-286-850-802 TO THE FOLLOWING AS RECOMMENDED BY THE DIRECTOR OF THE SHADE TREE & PARKS COMMISSION (NEDAL SHAMI)

RESOLUTION NO 19-03-195: A RESOLUTION AUTHORIZING A REFUND TO THE FOLLOWING TAXPAYER DUE TO PAYMENT FROM BANK AND HOMEOWNER (Field, Adrian)

RESOLUTION NO 19-03-196: RESOLUTION AUTHORIZING AN AGREEMENT BETWEEN THE BOROUGH OF PARAMUS AND STEWART BUSINESS SYSTEMS FOR PRINTER MAINTENANCE SUPPORT AND TONER PURCHASES FOR ALL BOROUGH PRINTERS

RESOLUTION NO 19-03-197: RESOLUTION AUTHORIZING A GOLF COURSE PARTICIPATION AGREEMENT BETWEEN THE BOROUGH OF PARAMUS AND QUICKGOLF LLC

RESOLUTION NO 19-03-198: RESOLUTION AUTHORIZING AN AGREEMENT BETWEEN THE BOROUGH OF PARAMUS AND RUBIX KUBE LLC FOR A PERFORMANCE AT THE 2019 SUMMER CONCERT SERIES

RESOLUTION NO 19-03-199: RESOLUTION AUTHORIZING MAYOR TO SIGN AGREEMENT WITH RIDGEWOOD YMCA SWIM TEAM FOR USE OF THE PARAMUS MUNICIPAL POOL IN ACCORDANCE TO THE ATTACHED SCHEDULE FOR A RENTAL FEE OF \$13,000.00

RESOLUTION NO 19-03-200: A RESOLUTION AUTHORIZING A MUNICIPAL SUSTAINABLE LAND USE PLEDGE

RESOLUTION NO 19-03-201: RESOLUTION SUPPORTING THE NEW JERSEY WILDLIFE ACTION PLAN

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**RESOLUTION NO 19-03-202:** A RESOLUTION FOR THE CONTINUED ENDORSEMENT OF THE GREEN TEAM OF THE BOROUGH OF PARAMUS

**RESOLUTION NO 19-03-203:** RESOLUTION AUTHORIZING AN ACCUMULATED TIME PAYOUT IN THE AMOUNT OF \$494.26 TO JAMES STEFFENS

**RESOLUTION NO 19-03-204:** RESOLUTION AUTHORIZING THE STEP-UP OF PARTH K. SHAH TO EMT STEP 2 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$19.00 PER HOUR

**RESOLUTION NO 19-03-205:** RESOLUTION AUTHORIZING THE STEP-UP OF NAVJOT S. SAMRA TO EMT STEP 3 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$20.16 PER HOUR

**RESOLUTION NO 19-03-206:** RESOLUTION AUTHORIZING THE STEP-UP OF ISRAEL E. INFELD TO EMT STEP 3 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$20.16 PER HOUR

**RESOLUTION NO 19-03-207:** RESOLUTION AUTHORIZING THE STEP-UP OF MAAYAN SHALVI TO EMT STEP 3 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$20.16 PER HOUR

**RESOLUTION NO 19-03-208:** RESOLUTION AUTHORIZING THE APPOINTMENT OF DERRICK WADE AS A MEMBER FOR THE PARAMUS POLICE RESERVES

**RESOLUTION NO 19-03-209:** RESOLUTION AUTHORIZING THE STEP-UP OF SABRINA E. SCHENONE TO EMT STEP 1 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$17.91 PER HOUR

**RESOLUTION NO 19-03-210:** RESOLUTION AUTHORIZING THE STEP-UP OF ROBERT J. MITCHELL TO EMT STEP 1 FOR THE PARAMUS EMERGENCY MEDICAL SERVICES AT A SALARY OF \$17.91 PER HOUR

**RESOLUTION NO 19-03-211:** A RESOLUTION AUTHORIZING THE APPOINTMENT OF MICHAEL DALESSIO TO THE POSITION OF ELECTRICAL HHS/BUILDING INSPECTOR STEP 6 FOR THE PARAMUS BUILDING DEPARTMENT AT A SALARY OF \$34.13 PER HOUR

**RESOLUTION NO 19-03-212:** RESOLUTION ACKNOWLEDGING THE RESIGNATION OF VINCENT LABARBIERA FROM THE POSITION OF SPECIAL POLICE OFFICER CLASS I FOR THE PARAMUS POLICE DEPARTMENT TRAFFIC DIVISION

**RESOLUTION NO 19-03-213:** RESOLUTION ACKNOWLEDGING THE RESIGNATION OF JAMES SCARTOZZI FROM THE POSITION OF PART TIME PISTOL RANGE MAINTAINER STEP 6 FOR THE PARAMUS POLICE DEPARTMENT TRAINING DIVISION

**RESOLUTION NO 19-03-214:** RESOLUTION ACKNOWLEDGING THE RESIGNATION OF SCOTT WILLIAMS FROM THE POSITION OF PART TIME PISTOL RANGE MAINTAINER STEP 6 FOR THE PARAMUS POLICE DEPARTMENT TRAINING DIVISION

**RESOLUTION NO 19-03-215:** A RESOLUTION AUTHORIZING THE APPOINTMENT OF FRANK SARACENI TO THE POSITION OF PART TIME PISTOL RANGE MAINTAINER STEP 6 FOR THE PARAMUS POLICE DEPARTMENT TRAINING DIVISION AT A SALARY OF \$20.21 PER HOUR

**RESOLUTION NO 19-03-216:** RESOLUTION AUTHORIZING THE PROMOTION OF ANDRE ARAKELIAN-GONZALEZ TO THE POSITION OF PART TIME LIBRARY ASSISTANT FOR THE PARAMUS PUBLIC LIBRARY AT A SALARY OF \$15.51 PER HOUR

**RESOLUTION NO 19-03-217:** RESOLUTION ACKNOWLEDGING THE RESIGNATION OF ANDREW MULICK FROM THE POSITION OF PART TIME RECORD'S CLERK STEP 4 FOR THE PARAMUS POLICE DEPARTMENT RECORD'S BUREAU

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**RESOLUTION NO 19-03-218:** RESOLUTION ACCEPTING LUKE MONACO AS A REGULAR MEMBER OF THE PARAMUS FIRE DEPARTMENT

**RESOLUTION NO 19-03-219:** A RESOLUTION AUTHORIZING THE APPOINTMENT OF STEVEN PRADO TO THE POSITION OF SCORE KEEPER STEP 1 FOR THE PARAMUS RECREATION DEPARTMENT AT A SALARY OF \$8.85 PER HOUR

**RESOLUTION NO 19-03-220:** RESOLUTION AUTHORIZING THE STEP-UP OF JAMES WISEMAN TO SEASONAL GOLF MAINTENANCE STEP 6 FOR THE PARAMUS GOLF COURSE AT A SALARY OF \$14.59 PER HOUR

**RESOLUTION NO 19-03-221:** A RESOLUTION AUTHORIZING THE APPOINTMENT OF FELIPE CASTANEDA TO THE POSITION OF LABORER FOR THE PARAMUS SHADE TREE AND PARKS DEPARTMENT AT A SALARY OF \$32,105.00 ANNUALLY

**RESOLUTION NO 19-03-222:** A RESOLUTION AUTHORIZING THE SEPARATION OF THE FOLLOWING SEASONAL EMPLOYEES FROM THE PARAMUS MUNICIPAL POOL

**RESOLUTION NO 19-03-223:** A RESOLUTION AUTHORIZING THE APPOINTMENT OF THE FOLLOWING SEASONAL EMPLOYEES TO THE PARAMUS MUNICIPAL POOL

**RESOLUTION NO 19-03-225:** RESOLUTION AUTHORIZING THE APPROPRIATION OF \$400 FOR HISTORIC COMMISSION FOR EXAMINATION OF 527 PARAMUS ROAD

**RESOLUTION NO 19-03-226:** RESOLUTION AUTHORIZING THE IMPLEMENTATION OF ANNUAL RE ASSESSMENT PROGRAM FOR 2020 THROUGH 2024

**APPLICATIONS:**

**RAFFLE**

Hackensack University Medical Center

File # 738

Paramus Catholic High School Parents Council

File # 739

**Motion to Approve Consent Agenda with the addition of 19-03-225 and 19-03-226**

**Motion:** Councilman Amato

**Second:** Councilwoman Weber

**Yeas:** Councilman Amato, Councilwoman Bellinger, Councilman DiPiazza, Councilwoman Tedesco-Santos, Councilman Verile, Councilwoman Weber

**Nays:** None

**Motion carries 6-0**

**PUBLIC COMMENTS:** Citizens are welcome to address the Mayor and Council on any governmental item of concern to them, whether or not it is scheduled on the agenda above. Comments will be made at the public portion of tonight's Public Meeting in the Council Chambers. 8:39 PM – None

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**RESOLUTION No. 19-03-188:** Closing the meeting of the Mayor and Council to the public.

Motion: Councilwoman Tedesco-Santos

Second: Councilwoman Weber

Yeas: Councilman Amato, Councilwoman Bellinger, Councilman DiPiazza, Councilwoman Tedesco-Santos, Councilman Verile, Councilwoman Weber

Nays: None

**Motion carries 6-0**

a. Personnel

ADJOURNMENT:

APPROVED: MARCH 19, 2019

RESPECTFULLY SUBMITTED

*Annemarie Krasznis RMC*

BOROUGH CLERK