

MINUTES OF THE OPEN SESSION MEETING OF
THE TEANECK TOWNSHIP COUNCIL
HELD IN THE MUNICIPAL BUILDING CHAMBERS ON
TUESDAY, NOVEMBER 27, 2012

MAYOR'S ANNOUNCEMENT

Adequate notice of this meeting has been provided by Resolution 28-12, setting the 2012 meeting dates; *and* Resolution 150-12, ratifying Resolution 28-12, sending a copy to THE RECORD and THE JEWISH STANDARD, filing a copy in the Township Clerk's Office and posting it on the Municipal Building bulletin board, and the Mayor hereby directs that this statement be included in the minutes.

ROLL CALL

MOTION TO GO INTO CLOSED SESSION

The Clerk read Resolution 265-12 into the record, authorizing the Council to enter into Closed Session.

Having adopted Resolution 265-12, Mayor Hameeduddin made a motion to close the meeting to the public to discuss matters concerning the Township Manager's Evaluation, Township Clerk's Evaluation, Potential License Agreement with PSE&G-Potential Staging Area, and the Illegal Use of Social Media.

CLOSED SESSION DISCUSSION

MOTION TO RETURN TO OPEN SESSION

Mayor Hameeduddin called the Open Session Meeting of the Teaneck Township Council to order at 8:08 p.m. and asked all present to please rise for the Pledge of Allegiance.

Present: C. Parker, C. Stern, DM. Gussen, C. Pruitt (arrived at 8:09pm), C. Katz, C. Schwartz, Mayor Hameeduddin.

Absent: None.

Also Present: S. Turitz, Esq. – Ferrara, Turitz, Harraka & Goldberg, PC; W. Broughton, Township Manager, J. L. Evelina, RMC, Township Clerk, I. Abbasi, Executive Assistance, J. Jackson, Senior Clerk.

MAYOR'S ANNOUNCEMENT

Adequate notice of this meeting has been provided by Resolution 28-12, setting the 2012 meeting dates; and Resolution 150-12, ratifying Resolution 28-12, sending a copy to THE RECORD and THE JEWISH STANDARD, filing a copy in the Township Clerk's Office and posting it on the Municipal Building bulletin board, and the Mayor hereby directs that this statement be included in the minutes.

Mayor Hameeduddin apologized to the public for the delay and advised that there will be a special meeting regarding the renovations of the Old Police Headquarters which will take place on Thursday, November 29th, with legal opening to begin at 7:00 p.m. and public input to begin at 8:00 p.m.

There will be an additional special meeting regarding the Manager's Financial Debt Management Plan which will take place on Tuesday, December 4th, with legal opening and public opening to begin at 7:00 p.m.

The next televised council meeting will take place on Tuesday, December 18th, with legal opening to begin at 7:00 p.m. and public input to begin at 8:00 p.m.

Mayor Hameeduddin advised that there would be a Resolution 282-12, walked in at 8:10 p.m., regarding a Developer's Agreement and had Township Clerk Evelina read Resolution 282-12 into the record. Township Clerk Evelina had placed public copies on the table in front of the dais for public inspection.

PRESENTATIONS

PROMOTIONS

Lisa Skulnik - Recreation Center Director to Assistant Superintendent of Recreation
Township Manager read a brief biography of Ms. Skulnik into the record.

Frank Spector - Equipment Operator to Assistant Supervisor of Public Works
Township Manager read a brief biography of Mr. Spector into the record.

Stacy Lyons - Motor Broom Driver to Assistant Supervisor of Public Works
Township Manager read a brief biography of Mr. Lyons into the record.

Stephen L. Carrig - Motor Broom Driver to Assistant Supervisor of Public Works
Township Manager read a brief biography of Mr. Carrig into the record.

Michael Brothers - Equipment Operator to Assistant Supervisor of Public Works
Township Manager read a brief biography of Mr. Brothers into the record.

Recreation Superintendent Crockett congratulated all of the Department of Public Works Assistant Supervisors on their well-deserved promotions and congratulated Ms. Skulnik on her new assignment.

Public Works Director Wilson congratulated Ms. Skulnik and thanked Manager Broughton for allowing the four (4) promotions within the Public Works Department to take place and commended each of the recipients.

Manager Broughton congratulated Ms. Skulnik and the Public Works Assistant Supervisors on their promotions and commended all recipients.

Each member of Council offered their individual sentiments to all recipients.

25-YEAR WATCHES

Anthony Verley - Chief, Fire Department
Township Manager read a brief biography into the record of Chief Verley.

Michael McCue - Director, Library
Township Manager read a brief biography into the record of Mr. McCue.

Dorothy Reyes-Binder - Sr. Account Clerk, Recreation
Township Manager read a brief biography into the record of Ms. Binder.

Curtis E. Caviness - Chief Registered Environmental Specialist, Health Department
Township Manager read a brief biography into the record of Mr. Caviness.

Francisco Martinez - Building Maintenance Worker, Public Works
Township Manager read a brief biography into the record of Mr. Martinez.

SERVICE PINS

Daniel Melfi - 5-Year Pin, Zoning Officer, Building Department
Township Manager read a brief biography into the record of Mr. Melfi.

Michael Sunga – 5-Year Pin, Police Officer
Township Manager read a brief biography into the record of P.O. Sunga.

Kevin Brennan – 5-Year Pin, Detective
Township Manager read a brief biography into the record of Detective Brennan.

Daniel Dalessio – 5-Year Pin, Police Officer
Township Manager read a brief biography into the record of P.O. Dalessio.

Jill Graham - 15-Year Pin, Court Administrator, Court
Township Manager read a brief biography into the record of Ms. Graham.

Sujatha Nair - 20-Year Pin, Principal Library Assistant, Library
Township Manager read a brief biography into the record of Ms. Nair.

Walter Haase - 30-Year Pin, Police Detective
Township Manager read a brief biography into the record of Detective Haase.

Glenna Crockett – 30-Year Pin, Superintendent, Recreation
Township Manager read a brief biography into the record of Ms. Crockett.

Each member of Council offered their individual sentiments to all recipients.

PUBLIC HEARING AND ADOPTION OF ORDINANCES

Ms. Evelina read the following Ordinance by title only:

ORDINANCE NO. 4279 - AN ORDINANCE AMENDING APPENDIX III, FEES, OF
CHAPTER 2 OF THE CODE OF THE TOWNSHIP OF TEANECK, RELATING TO FEES
FOR RECYCLING CONTAINERS.

ORDINANCE NO. 4280 - AN ORDINANCE AMENDING CHAPTER 36, ENTITLED
“TRAFFIC” OF THE TOWNSHIP CODE.

Mayor Hameeduddin inquired whether any member of the Council had any comments respecting these ordinances prior to opening the public hearing.

No member of Council commented.

Mayor Hameeduddin declared that the public hearing on the above ordinances was now open. Any members of the public wishing to be heard on any of said ordinances or to ask questions concerning said ordinances may come forward and state their name for the record. Comments or questions shall be limited to five minutes per person.

No member of the public commented.

There being no further persons wishing to speak concerning said ordinances, Mayor Hameeduddin declared that the public hearing on these ordinances was now closed.

Councilmember Stern moved to pass Ordinances 4279 and 4280 on second and final reading and adopt. The Township Clerk is hereby authorized and directed to advertise same according to law. Seconded by DM. Gussen.

Mayor Hameeduddin inquired whether any member of the Council had any comments respecting these ordinances.

No member of Council commented.

There being no further comments, Mayor to call on Ms. Evelina for a roll-call vote.

Roll Call.

In Favor: C. Parker, C. Stern, DM. Gussen, C. Pruitt, C. Schwartz, Mayor Hameeduddin.

Opposed: None.

Absent: C. Katz (at time of vote)

Mayor Hameeduddin declared that said ordinances were duly adopted.

MEETING OPEN TO THE PUBLIC FOR GOOD AND WELFARE; PUBLIC INPUT ON ANY MATTERS ON THIS AGENDA; AND/OR PUBLIC INPUT ON THE 2013 MUNICIPAL BUDGET

Mayor Hameeduddin inquired whether any member of the Council had any comments prior to opening the meeting to any comments from the public.

No member of Council commented.

Mayor Hameeduddin declared that any members of the public wishing to be heard at this time shall come forward and state their names for the record. Comments shall be limited to five minutes per person.

Howard Rose, Teaneck – thanked Council for recognizing the promotions and anniversaries of the Township employees and commended all workers on their fine job during the storm.

Leonard Knight, Teaneck – expressed his position that communication methods should be improved during natural disasters and reported his concern regarding traffic at the intersection of Rensselaer Road and Van Cortlandt Terrace.

Charles Powers, Teaneck – provided informational handouts to Council; expressed opposition to Council conducting business in the absence of materials; mentioned that agenda materials for a prior meeting were not included on the website; expressed opposition to the way in which the November 29, 2012 meeting was scheduled; and spoke about Township Attorney.

Art Vatsky, Teaneck – congratulated the Mayor on the birth of his second child; expressed opposition to the renovation of the Old Police Headquarters, the residents paying for same and the 4-day work week.

Scott Pleasant, Teaneck – commended the Township overall for doing a tremendous job; noted communication is primary when there is a storm or an emergency; and inquired if there was any format or a date for the Volunteer Appreciation Day.

Jason Castle, Teaneck – spoke about the storm and the generosity he saw with the residents towards each other; commended Lisa Skulnik on her promotion; provided his military background; and suggested the improvement of communication and emergency shelters in the event of future emergencies.

Jacqueline Knight, Teaneck – inquired if Council had been in contact with PSE&G in regards to improving the communications for future emergencies; questioned whether the Township had an emergency plan; and noted the lighting grids on Gramercy Place.

Barbara Toffler, Teaneck – requested Council pull Resolution 272-12 and Resolution 280-12 for explanation purposes; and Ms. Toffler read these resolutions into the record.

Naomi Cramer, Teaneck – referenced an area which was without electricity due to the recent Hurricane; questioned how to reach PSE&G during power outages; questioned why the generator used for the Council meeting in the Municipal Building could not have been utilized at the Rodda Center; expressed her belief that there existed a deficiency in an account referenced in the 2011 audit; and requested an explanation as to the Township Attorney's bills.

Alex Rashin, Teaneck – disappointed as to how the storm was handled; spoke about the generator use at the Municipal Building for a Council meeting and questioned why it could not have been used to warm the residents; spoke on putting leaflets on vehicles as a source of communicating with the residents during emergencies; and expressed his opinion that people were denied the right to vote during the recent election.

After Mr. Rashin's time had expired, the Mayor had asked that he please sit down, Mr. Rashin refused to sit down. A member of the public then intervened and escorted Mr. Rashin back to his seat.

Liz Santos, Teaneck (a mortgage loan originator) – displeased with what she sees in the real estate market; and promoted the NJ HMFA Program to assist in the selling of the idling properties here in Teaneck.

There being no further persons wishing to speak at this time (or the time limit of one hour having expired), Mayor Hameeduddin declared that the public comment portion of the meeting was now closed.

Mayor Hameeduddin inquired whether any member of the Council or the Manager wished to respond to the public comments or whether a member of the Council wished to remove any item from the Consent Agenda and have a separate discussion thereon.

Mayor Hameeduddin addressed the public, advising that all of Council's contact information is on the website; noted his travels and communication throughout the storm; provided some statistics on the "alert" sign-ups and how the communication has grown since back in September; provided the public with the Township's website where residents can sign up for alerts; referenced his meeting with PSE&G and noted the ongoing process of communicating with residents is always improving; and advised the public that C. Katz and C. Parker worked with the Board of Education to open the Benjamin Franklin School for a heating center.

C. Parker spoke about the storm and suggested to focus on what the Township did right, wrong, and how we can make it better; referenced community captains as a way of getting the information out to the residents; noted keeping many informed through her Facebook; and questioned the Township Clerk as to why the October 30th meeting agenda was not posted on the web. In response, Township Clerk Evelina advised it would be included this evening. C. Parker further expressed PSE&G needing to be held accountable for delivering and restoring our service as quickly as possible; and asked for the Manager and/or the Township Attorney to give a brief explanation of Resolution 272-12 and 280-12.

C. Stern spoke about the communication measures taken by the Township.

DM Gussen noted the inaccuracy of the information provided by PSE&G; advised notifications from the Township were pushed out to residents as fast as it was received; suggested re-visiting the electronic public message board with Holy Name Hospital; urged all residents to sign up for the alerts through the Township website; and noted Council's travels throughout the Township during the storm.

C. Pruitt spoke about the storm; recommended that information be provided to the Police and the four (4) Fire Departments in the future to provide residents with accurate information.

C. Katz concurred with the residents' frustrations during the storm and spoke about his travels and ongoing communication with PSE&G, Council and residents during the storm.

C. Schwartz spoke about the storm and his observation of shelters being utilized; spoke about Council's approval of generator purchases; spoke about communications through social media; and suggested perhaps taking our communication back to the way it was presented in the 80's.

Township Manager commended the Township's employees for their response to the storm and for reporting to the Municipal Building to service the residents when the building was closed that may have not been notified and visited the building; advised that the Township does have an Emergency Plan, as like any other Municipality in the State of New Jersey; spoke about shelters and how they must be able to care for the needs of each individual who responds to same; made reference to the large population of seniors within the municipality; noted his travels throughout every street in town during the storm, and added there is 122 miles of roadway in Teaneck; urged for all individuals to be prepared for these type of emergencies/storms; advised as a whole, that pressure needs to be applied to who we pay our utility bills to, as the Manager and Council cannot individually get that message across; provided an explanation on Resolution 272-12 and Resolution 280-12; spoke about the deficiencies noted in the audit with respect to capital ordinances; however, monies are not creating new debt; made reference to 1.2 million dollars and mentioned that the Township borrowed these monies against itself, creating an anticipation note; and regarding Resolution 280-12, this is part of what is identified in the Corrective Action

Plan, where money in these ordinances can be cancelled and the monies then get transferred over to a surplus account.

Township Attorney provided an explanation on Resolution 280-12.

Mayor Hameeduddin thanked Ms. Santos for her information and advised Council would review and get back to her.

CONSENT AGENDA

All matters listed below are considered to be routine in nature by Council and will be enacted by one motion. There will be no separate discussion of these items. If any discussion is desired by Council, that particular item will be removed from the Consent Agenda and will be considered separately.

RAFFLES

All subject to approval and conditions applicable with the Legalized Games of Chance Control Commission and pursuant to State Statute.

None.

MINUTES

October 30, 2012 – Closed Session Meeting (No Quorum).

October 30, 2012 – Open Session Meeting (Absent: Mayor Hameeduddin).

RESOLUTIONS

- 266-12. Designate Official Newspapers – 2013.
- 283-12. Adopt Annual Council Meeting Schedule – 2013.
- 267-12. Appoint Chairperson to Senior Citizens' Advisory Board – 2012-2013.
- 268-12. Authorize Grace Period for 4th Quarter Taxes to 11/19/12 – Executive Order No. 113.
- 269-12. Refund 2012 Taxes Pursuant to State Tax Court Decision – 85-87 W. 32nd St Assoc.
- 270-12. Ratify Payments – October, 2012.
- 271-12. Approve Budget Account Transfers – 2012.
- 272-12. Raise Unfunded Authorizations in Prior Bond Ordinances Through Future Budget Appropriations - 2011 Audit.
- 273-12. Award Contract – Pat Scanlan Landscaping, Inc. – Supplying & Planting of Trees.
- 274-12. Award Contract – Downes Tree Service Co. – Safety Pruning of Trees.
- 275-12. Appoint Members to Youth Advisory Board – 2012-2013.
- 276-12. Endorse Good Samaritan Emergency Response Act.
- 277-12. Authorize Adjournment of Tax Sale – Block 711, Lot 132.
- 278-12. Authorize Removal of Properties from Tax Sale List – Various.
- 279-12. Authorize Waive of Uniform Construction Code and Municipal Permit Fees – Hurricane Sandy.
- 280-12. Authorize Unexpended and Dedicated Balances of General Capital Appropriations.
- 281-12. Authorize Agreement with PSE&G – Temporary Storage for Substation Repairs & Construction of Paved Parking Area.

BILL LIST

Ms. Evelina read the amount of the Bill List into the record (\$ 8,576,892.01).

DM. Gussen moved to approve the Consent Agenda, including Raffles, Minutes, Resolutions and the Bill List and to dispense with the reading of same inasmuch as it has been posted on the bulletin board all day, except Resolution 283-12. Seconded by Councilmember Schwartz.

Mayor Hameeduddin called on Ms. Evelina for a roll-call vote.

Roll Call.

In Favor: C. Parker, C. Stern, DM. Gussen, C. Pruitt, C. Katz, C. Schwartz, Mayor Hameeduddin.

Absent: None.

Opposed: None.

Abstained: C. Parker (bill list); Mayor Hameeduddin (minutes)

DM Gussen moved Resolution 283-12. Seconded by C. Stern. Council requested that the meeting of July 16, 2013 reflected on the Resolution be changed to July 23, 2013.

The Township Clerk advised that an amended resolution was prepared and copies of same were placed on the table in front of the dais for the public's inspection.

Roll Call.

In Favor: C. Parker, C. Stern, DM. Gussen, C. Pruitt, C. Schwartz, Mayor Hameeduddin.

Absent: C. Katz (at time of vote)

Opposed: None.

Mayor Hameeduddin declared whether said items were passed.

INTRODUCTION OF ORDINANCES

DM. Gussen moved that the Ordinance be introduced and passed on first reading and that the Clerk is hereby authorized and directed to publish the required legal notice of the introduction thereof, together with a notice of the place, time, and date on which a public hearing will be held on said ordinances, and on which said ordinances will be considered for final adoption.

Ms. Evelina read the Ordinance by title only.

ORDINANCE NO. 4281 - AN ORDINANCE AMENDING APPENDIX III OF CHAPTER 2 DELETING BUILDING DEPARTMENT FEES FOR SHEDS, SECTION 33-3 OF ARTICLE I, AMENDING THE DEFINITIONS OF BUILDING COVERAGE AND LOT COVERAGE, SECTION 33-17 OF ARTICLE III RELATING TO SITE PLAN REVIEW PROCEDURES, AND SECTIONS 33-23 AND 33-24 OF ARTICLE V, "ZONING ORDINANCE," OF CHAPTER 33, "DEVELOPMENT REGULATIONS," OF THE CODE OF THE TOWNSHIP OF TEANECK RELATING TO NON-CONFORMING USES, LOTS AND STRUCTURES, TOTAL BUILDING VOLUME, ZONING PERMITS, YARD AREAS, STORAGE SHEDS, ACCESSORY STRUCTURES AND SIDE YARD PAVING LIMITATIONS

Seconded by Mayor Hameeduddin.

C. Stern departed meeting (10:30 p.m.)

Mayor Hameeduddin inquired as to whether any Councilmember wished to comment upon the motion to introduce.

No member of Council commented.

There being no further comments, Mayor to call on Ms. Evelina for a roll-call vote.

Roll Call.

In Favor: C. Parker, DM. Gussen, C. Pruitt, C. Schwartz, Mayor Hameeduddin

Opposed: None.

Absent: C. Stern (at time of vote), C. Katz (at time of vote)

Mayor Hameeduddin declared that said ordinance was duly introduced and passed on first reading.

OLD BUSINESS

None.

MISCELLANEOUS

None.

NEW BUSINESS

None.

COMMUNICATIONS

None.

COMMITTEE REPORTS - COUNCIL LIAISONS

Mayor Hameeduddin recommended re-instituting the Public Safety SubCommittee; noted he and C. Katz were on the Committee and C. Parker agreed to serve on the Subcommittee.

COUNCIL-LISTED ITEMS

1. “Council Procedures” – DM. Gussen

DM Gussen wished to skip and not re-list item.

2. “Waste Water Sewage” – DM. Gussen

DM Gussen advised that when the waste water sewer charge ordinance was introduced it was the intent of Council to identify the largest users/burdens of the waste water system (100,000 gallons or more) and to be able to charge those parties back (FDU, Holy Name Hospital, Glenpointe); recommended revisiting this ordinance; and requested the following materials for the next meeting: a list of those businesses who are paying surcharges by the ordinance.

3. “Recycling Bin Update” – C. Katz

C. Katz advised of the request for the additional locations.

Township Manager advised that the extra locations have not yet been determined. Communication has been made to the company responsible for installation.

C. Katz inquired about putting out another bid. In response, the Township Manager advised that he would consult with Public Works Director Wilson.

4. “Amsterdam and Queen Anne Sidewalks” – C. Katz

C. Katz inquired about adding sidewalks where missing (rear of the property) on Queen Anne Road, between State Street and Amsterdam Avenue.

The Township Manager advised that there is an application before the Board of Adjustment to build a medical office in the vicinity, and as part of the application, sidewalks are required to be installed.

C. Katz requested an update from Traffic on the Queen Anne Road sidewalks.

The Township Manager advised he would speak with Township Attorney.

5. “Speed Limit on Palisades/Votee Park” – C. Katz

C. Katz requested for the speed limit to be lowered.

6. “Cell Tower Update” – C. Katz

C. Katz requested a status from the Township Manager as to the additional locations for cell towers.

The Township Manager advised that another meeting would be required to further discuss the three (3) original locations that were identified in the original study.

7. “Dog Park Update” – C. Katz

The Township Manager provided an update and advised the area was cleared, had plenty of wood chips, and the fence design has been completed.

C. Katz requested Council Security be placed on the next council agenda under Council-Listed Items.

8. “Energy Concerns” – C. Pruitt

C. Pruitt spoke on the generator purchases, specifically, diesel vs. gas; and expressed his belief that a more dependable source of energy would be gas and would like to see the generators powered by natural gas.

The Township Manager advised of the positives and negatives with both gas and diesel.

Mayor Hameeduddin spoke about the Public Safety Committee’s recommendation to make sure all of our gas stations are equipped with back-up generators.

C. Pruitt spoke on involvement with solar power.

9. “Introduction of Ordinances” – C. Parker

C. Parker would like an announcement to be made prior to the introduction of ordinance(s) if there are any changes.

10. “Teaneck Topics” – C. Parker

C. Parker wished to hold until next meeting.

11. “Agenda Procedures” – C. Parker

C. Parker expressed her position that Council should be able to amend the Agenda at any time by adding Council-Listed Items.

The Township Attorney referenced Section 2-15 (F) and noted as part of Council’s procedure, any member of Council may add any item to a regular meeting Agenda provided said addition is given to the Clerk no later than Thursday at 12 noon.

The Township Manager advised Council that for each change made to the agenda after the deadline, there is a large volume of work associated with each change, all of which must be undertaken by the Clerk’s Office.

DM Gussen advised C. Parker that there is a section on the Agenda that allows/accommodates anything that may come up and is wished to be added.

Mayor Hameeduddin requested that the Township Attorney draft an Ordinance to reflect that Council may add any item to the Agenda at any time.

TOWNSHIP MANAGER'S REPORT

1. Hurricane Sandy Report.

Township Manager provided a brief update regarding the storm; noted the initial storm started on October 29th, lasting approximately 36 hours, immediately followed by the Nor'easter on November 7th; noted communication was vastly spread through Facebook and Twitter; provided specific statistics on calls, communications and inquiries received through Police, Fire and Public Works Departments; noted several Departments that were here through the storm(s), working to develop shelter capabilities at the Rodda Center, generators for the Police Department and Rodda Center; and advised of the "After Action" meeting that will be held with the Emergency Management Team this month.

2. Paving Projects.

Township Manager advised that there are numerous streets that were intended to be paved, especially Glenwood Avenue; a State grant was received to pave Glenwood Avenue; the contractor needs to install approximately thirty-six (36) handicap ramps and said installation will take several weeks to complete; and advised that Glenwood Avenue would not be paved until April, however, paving could be done on other roadways.

3. Social Services - Funds Update.

The Township Manager advised a request was received from the Social Services Office to increase funds; advised the balance of the Hyatt Fund is approximately \$295,000.00 with a principal of \$250,000.00; and last year the Township used a \$10,000 donation from Fairleigh Dickinson University (FDU).

C. Katz requested a "Thank you" letter be sent to FDU for their previous donation.

Mayor Hameeduddin requested letters to be sent out to the residents of Glenwood Avenue.

The Township Manager advised he was preparing a letter to the residents of Glenwood Avenue and that it would go out this week.

TOWNSHIP ATTORNEY'S REPORT

Report provided in Closed Session.

ADJOURNMENT

Mayor Hameeduddin moved to adjourn at 11:11 p.m. Seconded by Councilmember Schwartz.

Roll Call.

In Favor: C. Parker, DM. Gussen, C. Pruitt, C. Katz, C. Schwartz, Mayor Hameeduddin.

Opposed: None.

Absent: C. Stern