

MINUTES OF THE OPEN SESSION MEETING OF  
THE TEANECK TOWNSHIP COUNCIL  
HELD IN THE MUNICIPAL BUILDING COUNCIL CHAMBERS ON  
TUESDAY, MARCH 9, 2010

Mayor Feit called the Open Session Meeting of the Teaneck Township Council to order at 8:06 p.m., and asked all those present to rise for the Pledge of Allegiance.

ROLL CALL

Present: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Absent: None.

Also Present. S. Turitz, Ferrara, Turitz, Harraka & Goldberg Esqs.; W. Broughton, Municipal Manager; J. Evelina, Senior Clerk, C. Loschiavo, Clerk Typist.

MAYOR'S ANNOUNCEMENT

Adequate notice of this meeting has been provided by Resolution 322-09, setting the 2010 meeting dates sending a copy to THE RECORD, THE SUBURBANITE, THE BERGEN NEWS/SUN BULLETIN, THE JEWISH STANDARD, and THE COUNTY SEAT, 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 Feit announced that Resolution #63-10 - Authorize the Execution of Contract of Sale - 640 River Road will be added to tonight's agenda and that Council will be voting on the adoption of Ordinances #4177 and #4180, which were heard on February 9th and 23rd, respectively.

PRESENTATIONS

Landscape Design, Installation, and Maintenance - Beautification of the Municipal Green.

The Greenhouse and Garden Club members Christina Mackenson and Mary Topolosky presented their qualifications in horticulture and garden design. Ms. Topolosky described the beautification project that she is currently working on for the lawn of the Library and how it can be expanded to the Municipal Green with various plantings throughout the seasons. Mr. Broughton advised that the Department of Public Works will be assisting Ms. Topolosky with this project.

PUBLIC HEARINGS AND ADOPTION OF ORDINANCES

Ms. Evelina read the Ordinances by title only.

ORDINANCE #4176 - AN ORDINANCE AMENDING ARTICLE III AND ARTICLE V OF CHAPTER 33, DEVELOPMENT REGULATIONS, OF THE CODE OF THE TOWNSHIP OF TEANECK, RESPECTING "OPEN HOUSE" SIGNS.

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

No one had any comments.

Mayor to declare that the public hearings on the above ordinances are 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 and address for the record. Comments or questions shall be limited to five minutes per person.

Joan Davis - 976 Alpine Drive - asked if the signs were only limited to the weekends and discussed liability issues which would cause lawsuits and reflect irresponsible governing.

Mark Stein - 1502 W. Terrace Circle - questioned the size of the permitted signs.

Bruce Shapiro - Association of Realtors - expressed his gratitude on behalf of realtors and residents who will benefit from this ordinance.

Ms. Randy - no address provided - thanked Council for understanding the importance of this tool for advertisement.

Chuck Martini - Bogota resident - explained how open house signs are of great assistance for the homeowners.

Howard Rose - 575 Northumberland Road - commented on identification.

There being no further persons wishing to speak concerning said ordinances, the Mayor to declare that the public hearings on these ordinances are now closed.

C. Gussen moved to pass Ordinance # 4176 on second and final reading and adopt. The Township Clerk is hereby authorized and directed to advertise same according to law. Seconded by C. Toffler.

Mayor to inquire whether any member of the Council has any comments respecting these ordinances.

Council discussed the possibilities of amending the ordinance with respect to the size of the signs. C. Katz expressed his gratitude that Council is helping residents with the advertising for the sale of properties.

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

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.

C. Katz moved to pass Ordinance # 4177 - AN ORDINANCE AMENDING SECTION 16-9 OF ARTICLE III, FIRE DEPARTMENT, OF CHAPTER 16, FIRE PROTECTION, OF THE CODE OF THE TOWNSHIP OF TEANECK RESPECTING THE COMPOSITION OF THE UNIFORMED PERSONNEL OF THE FIRE DEPARTMENT OF THE TOWNSHIP OF TEANECK on second and final reading and adopt. The Township Clerk is hereby authorized and directed to advertise same according to law. Seconded by DM. Parker.

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

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.

Mayor Feit moved to pass Ordinance # 4180 - AN ORDINANCE AMENDING ORDINANCE NO. 4042 ESTABLISHING SALARY RANGES, CLASSIFICATION OF POSITIONS AND DUTIES THEREOF FOR CLASSIFIED AND UNCLASSIFIED MUNICIPAL EMPLOYEES IN THE TOWNSHIP OF TEANECK RESPECTING THE POSITION OF BATTALION CHIEF IN THE FIRE DEPARTMENT on second and final reading and adopt. The Township Clerk is hereby authorized and directed to advertise same according to law. Seconded by C. Honis.

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

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.

Mayor Feit declared that said ordinance are duly adopted.

MEETING OPEN TO THE PUBLIC FOR GOOD AND WELFARE OR PUBLIC INPUT ON ANY MATTERS ON THIS AGENDA

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

There were no comments.

Ms. Evelina read Resolution #63-10 - Authorize the Execution of Contract of Sale - 640 River Road into the record.

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

Wally Cowan - PPRAB Vice Chair - explained the importance of the purchase of 640 River Road to the Hackensack River Greenway and expressed his gratitude that the project is coming to fruition.

Robert O'Neill - 292 Hemlock Terrace - referenced the fair campaign pledge in the Council petition packet and asked if the Manager and Attorney are also bound by this; asked why letters have not gone out yet to the affected residents of Beverly Road; and asked if the \$110,000 salary for battalion chiefs only reflected salary.

Carter Jackson - Hirliman Road - commented on Township trees falling on residential property; stated that Schoonmaker needs a stop sign as it is a dangerous intersection for pedestrians.

Ruth Cowan - no address - spoke about the origins of purchasing 640 River Road.

Joan Davis - 976 Alpine Drive - questioned how the Cedar Lane Special Improvement District received so much capital; stated it's time stop assessing the businessmen on Cedar Lane; spoke about debt burden and the need to control spending; artificial turf in Votee Park is the equivalent to poison in the water because the land will not be able to be used again; the project is irresponsible.

Joseph Steinberg - thanked Council for the clean elections resolution.

Howard Rose - 575 Northumberland Road - explained that the Cedar Lane Management Group took on debt due to the streetscape and residents do not have much of a say in this matter.

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

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

Mayor Feit explained that the fair and clean election should be a civil and moral commitment as well as a legal one and the figure listed on the ordinance only reflects the salary of the battalion chief. He referred the Schoonmaker complaint to the Manager for his review.

C. Gussen explained that the Cedar Lane SID assessment is a self-imposed scenario; homeowners do not pay for it and are not impacted.

## 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

RA # 1265 - Holy Name Health Care Foundation - 50/50 Cash Raffle.

## MINUTES

None.

## RESOLUTIONS

- 53-10. Approve 2010 Cedar Lane Special Improvement District Budget Introduction.
- 54-10. Authorize Issuance of Purchase Order - Cargill Inc. - Rock Salt.
- 55-10. Authorize Appointment to the Library Board.
- 56-10. Authorize Appointment to the Patriotic Observance Advisory Board.
- 57-10. Authorize Appointment to the Senior Citizens Advisory Board.
- 58-10. Approve 2009 Budget Account Transfers.
- 59-10. Authorize Overpayment of 2009 Taxes for Payment of 2010 Taxes - Various.
- 60-10. Approve Extension of Sick Leave - G. Crockett.
- 61-10. Authorize Refund of 2009 Taxes - Troy Kay, LLC.
- 62-10. Oppose Legislation Amending the Time of Decision Rule.
- 63-10. Authorize the Execution of Contract of Sale - 640 River Road into the record.

## BILL LIST

Ms. Evelina read the amount of the Bill List into the record. (\$ 3,544,417.26)

C. Gussen moved to approve the Consent Agenda, including Minutes, Resolutions, and Bill List, and to dispense with the reading of same inasmuch as it has been posted on the bulletin board all day. Seconded by C. Toffler.

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

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.

Mayor Feit declared said items are passed.

## INTRODUCTION OF ORDINANCES

C. Katz moved that the following 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.

ORDINANCE 4181 - AN ORDINANCE AMENDING SECTION 33-24, ZONE DISTRICT REQUIREMENTS, OF ARTICLE 5 ZONING, OF CHAPTER 33 DEVELOPMENT REGULATIONS, AND CHAPTER 11 BUILDINGS OF THE CODE OF THE TOWNSHIP OF TEANECK, RESPECTING TEMPORARY STORAGE AND REFUSE CONTAINERS.

Seconded by C. Hameeduddin.

Mayor Feit inquired as to whether any Councilmember wishes to comment upon the motion to introduce.

There were no comments

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

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.

Mayor Feit declared that said ordinance is duly introduced and passed on first reading.

## MISCELLANEOUS

C. Katz asked Mr. Turitz to review the impact of cellphone antennas on the rent of tenants.

## OLD BUSINESS

None.

## NEW BUSINESS

None.

## COMMUNICATIONS

1. 639 Partnership - Medical Overlay Zone.

Mayor Feit referenced a letter where medical offices are currently zoned as residential and felt it should be changed. Council discussed potential options. Mr. Turitz explained that the planner needs to review this matter first. Mr. Broughton will contact the planner. Council will revisit this matter upon receipt of the planner's recommendation.

#### COMMITTEE REPORTS - COUNCIL LIAISONS

C. Gussen - PPRAB requests that Council reconsider a floating dock due to the significant increase in members of the Rowing Club. Mr. Broughton will visit the site to evaluate the property and report back to Council. The board also recommended to hold off on the fencing project until the proper drainage study is completed.

DM. Parker - SSAB reached an agreement with the Board of Education regarding the Social Services Fair, which will be held on April 18th.

#### COUNCIL-LISTED ITEMS

##### 1. Board Appreciation (DM. Parker).

DM. Parker recommended an evening at the Rodda Center to have a meet-and-greet to recognize board members. Council concurred.

##### 2. Plowing of School Bus Routes (C. Hameeduddin).

C. Hameeduddin referenced an e-mail citing the difficulties school buses had in dropping off students during the last snow storm. He recommended an alert system to be created in the event a bus cannot drop off the children home on time.

#### TOWNSHIP MANAGER'S REPORT

##### 1. Award - Inclusive Playground.

Mr. Broughton advised that the Township received an Award for Excellence in Design on March 2nd for the inclusive playground. He congratulated Recreation Superintendent Glenna Crockett on the job she did on this project.

##### 2. Ward Plaza - Open House Meeting.

Mr. Broughton announced that the meeting will be held on March 16th between 5:30 p.m. and 7:30 p.m. with residents and contractors in the conference room.

##### 3. Snow Removal.

Mr. Broughton commended DPW and the Fire Department for working together during the last snow storm. C. Toffler commented on the positive feedback received from residents.

## TOWNSHIP ATTORNEY'S REPORT

Mr. Turitz thanked Wally Cowan and Norma Goetz for their assistance and perseverance in making the acquisition of 640 River Road possible.

## ADJOURNMENT

Mayor Feit moved to adjourn the Regular Meeting at 9:14 p.m. Seconded by C. Gussen.

In Favor: C. Gussen, C. Hameeduddin, DM. Parker, C. Honis, C. Katz, C. Toffler, Mayor Feit.

Opposed: None.

Absent: None.