

**CITY OF CLIFTON  
CLIFTON, NEW JERSEY  
REGULAR MEETING MINUTES MARCH 2, 2021**

The Regular Meeting of the Municipal Council of the City of Clifton was held in the Municipal Court Room of Clifton City Hall, 900 Clifton Avenue, Clifton, New Jersey.

**8:00 P.M. CALL OF ROLL**

Mayor Anzaldi called the meeting to order and presided, and announced that the location of exits should be noted for use in case of fire or other emergencies and also that smoking regulations apply to the building and cell phones should be deactivated and turned off and read the following Statement of Compliance into the record:

Adequate notice of this meeting has been provided by the Annual Notice of regularly scheduled meetings of the Municipal Council for the year 2021 which was published as legal advertisements in the Herald News on December 26, 2020 and was additionally advertised in the Record on December 27, 2020. Further notice of this meeting was given on Friday prior to the meeting to The Herald News and by posting of said notice on the bulletin board at City Hall and on the Clifton Website which notice stated that formal action may or may not be taken on matters to come before the Municipal Council.

Upon roll call, the following were noted present:

|                        |      |
|------------------------|------|
| Councilman Eagler      | (PE) |
| Councilman Gibson      | (BG) |
| Councilman Grabowski   | (RG) |
| Councilwoman Murphy    | (LM) |
| Councilwoman Pino      | (RP) |
| Councilwoman Sadrakula | (MS) |
| Mayor Anzaldi          | (JA) |

Also present were City Manager, Dominick Villano; City Attorney, Matthew Priore; (via Zoom) Assistant City Attorney, David Bruins; Nancy Ferrigno, City Clerk and Deputy Clerk, Michele Butler

**CALL TO ORDER / ROLL CALL / INVOCATION / PLEDGE TO THE FLAG**

City Clerk

**APPROVAL OF MINUTES**

A Motion was made by Councilman Eagler, seconded by Councilman Grabowski and passed on roll call vote to approve the Minutes of the Workshop, Executive and Regular Session Minutes of February 16, 2021.

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

**COMMUNICATIONS FROM THE CITY MANAGER**

- C-1 Domenico DiMinni SPO Public Safety, resigned his position effective 02/08/2021.
- C-2 Maritza Gonzalez Building Dept. promoted to Provisional Technical Assistant to the Construction Official at \$40,000. annually, effective 02/16/2021.

**COMMUNICATIONS MEETING MINUTES**

- C-3 Minutes of Board of Adjustment of February 17, 2021
- C-4 Minutes of Advisory Board of Recreation of January 25, 2021
- C-5 Minutes of Planning Board (Regular & Reorganization) of January 28, 2021
- C-6 Minutes of North Jersey District Water Supply Commission of January 27, 2021

## **SECOND READING ORDINANCES**

### **A. Adoption of Ordinance 7633-21**

### **B. Public Hearing on Ordinance 7633-21**

Mayor Anzaldi opened the floor to the public with regard to the Ordinance 7633-21

With no one wishing to be heard, a Motion was made by Councilman Grabowski, seconded by Councilman Eagler and passed on roll call vote to close the public hearing.

The following entitled ordinance had been introduced and having passed on first reading, which first reading was by title and said entitled ordinance having been published according to the law and thereafter placed on the Agenda of the present meeting, said ordinance was brought up for public hearing at the opening of such hearing said ordinance was given a second reading which reading was by title and all persons interested having been given an opportunity to be heard concerning said ordinance and upon motion, adopted said hearing was closed and said ordinance was thereafter finally passed without amendments, upon motion regularly made by Councilman Grabowski, seconded by Councilman Eagler and carried by roll call vote.

### **An Ordinance to Replace Chapter 394 of the Code of the City of Clifton, Entitled "Stormwater Control" in its Entirety**

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

### **C. Adoption of Ordinance 7634-21**

### **D. Public Hearing on Ordinance 7634-21**

Councilman Grabowski opened the floor to the public with regard to the Ordinance 7634-21

With no one wishing to be heard, a Motion was made by Councilman Eagler, seconded by Councilman Gibson and passed on roll call vote to close the public hearing.

The following entitled ordinance had been introduced and having passed on first reading, which first reading was by title and said entitled ordinance having been published according to the law and thereafter placed on the Agenda of the present meeting, said ordinance was brought up for public hearing at the opening of such hearing said ordinance was given a second reading which reading was by title and all persons interested having been given an opportunity to be heard concerning said ordinance and upon motion, adopted said hearing was closed and said ordinance was thereafter finally passed without amendments, upon motion regularly made by Councilman Eagler, seconded by Councilman Gibson and carried by roll call vote.

### **An Ordinance Amending an Ordinance Entitled "Ordinance Authorizing Lease of Schultheis Farm to City Green, Inc." Passed on February 15, 2011 and an Amending Ordinance Passed on July 2, 2013 and an Amending Ordinance Passed on May 3, 2016**

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

## **FIRST READING ORDINANCES**

### **A. Introduction of Ordinance 7635-21**

The entitled ordinance was introduced and read by the City Clerk, as first reading, which reading was by title, passed upon motion made by Councilman Gibson, seconded by Councilman Eagler and carried by roll call vote.

**An Ordinance to Amend, Revise and Supplement Chapter 439 of the Code of the City of Clifton, Entitled "Vehicles and Traffic", More Particularly Section 439-13 Thereof, Entitled "Parking Prohibited at all Times on Certain Streets" (Adds Location - Portion of Wonham Street)**

It was regularly moved, seconded and carried that the ordinance now pending be further considered for final passage after public hearing at the regular meeting of the Municipal Council to be held Tuesday, February 16, 2021 at 8:00 p.m. and that the City Clerk be authorized to publish said ordinance together with statutory notice as required by law.

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

**CITY MANAGER PRIVILEGE**

Nothing to report.

**FLOOR TO MEMBERS OF THE PUBLIC**

Joyce Onde, 49 Mayer Drive, asked about the procedure to file a Senior Tax Freeze form and when she can get a Covid-19 vaccine through the City's vaccination program.

Mayor Anzaldi remarked that she should bring the Senior Tax Freeze form to City Hall and the attendants at the front door would assist her. City Manager, Dominick Villano, gave Ms. Onde his phone number to call him regarding the vaccine.

John Cook, Pershing Road, suggested the Council consider changing the time for clearing snow from sidewalks, after the conclusion of a storm, from 12 hours to 24 hours.

Tammy Gebbia, 21 Walnut St. discussed the eligibility requirements to receive the Covid-19 vaccine.

With no one else wishing to be heard, a Motion was made by Councilman Eagler, seconded by Councilwoman Murphy and passed on roll call vote to close the public session.

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

**COUNCIL PRIVILEGE**

**Councilman Gibson**

Councilman Gibson congratulated Special Police Officer, Domenick Diminni, on his retirement, Rick Farfan on appointment to the ABC Board and Alessia Eramo on appointment to the Tree Committee. He announced that the City is in need of Crossing Guards and asked that the public report any street light outages. He thanked the Doremus family for their support and well wishes.

**Councilman Grabowski**

Councilman Grabowski stated the police are doing a good job enforcing speeding and loud cars. He asked that a discussion item be put on the next agenda regarding extending the time residents have to clear snow from sidewalks after a storm. Councilman Grabowski discussed erecting a one way sign for no left turn from the 7-11 on Van Houten Ave. onto Wonham Street. He congratulated Rick Farfan on his appointment to the ABC Control Board.

**Councilwoman Murphy**

Councilwoman Murphy discussed extending the time for snow removal from 12 to 24 hours. She remarked on the availability of Covid-29 vaccinations and urged residents to visit the County site

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to schedule a vaccination. Councilwoman Murphy expressed her condolences to the family of Janice Serafini, on her passing.

**Councilwoman Pino**

Councilwoman Pino read a thought for the day.

**Councilwoman Sadrakula**

Councilwoman Sadrakula asked when the Recycling Cost Analysis would be ready. She discussed listing the public call in number to speak at Council meetings, on the City website. She asked if call waiting is available for the call in number. She agreed with public speaker, John Cook, that changing the snow clearing time from 12 hours to 24 hours is a good idea and spoke about establishing a snow shoveling program for those who cannot shovel their walks. Councilwoman Sadrakula discussed the availability of the Covid-19 vaccination and the amount of days the vaccine clinic is open. She asked City Attorney, Matthew Priore, if there was a judgement against the City. Mr. Priore remarked that there is a motion to vacate an improper judgement and he does not represent the City in the matter and cannot comment any further.

**Councilman Eagler**

Councilman Eagler discussed Women’s History Month and stated that each Council Member will choose someone to honor. He announced that vegetative waste collection will start on March 17<sup>th</sup>. Councilman Eagler stated that the street sign at the corner of Martin and Shafto is missing and needs to be replaced. He also stated the lights in City Hall parking lot are out. Councilman Eagler urged residents to be careful driving now that schools are reopening. He discussed the Covid-19 vaccine and asked if anything is being done to help seniors who are homebound to get a vaccine.

**Mayor Anzaldi**

Mayor Anzaldi announced that there was fire at a recycling center at the corner of Hazel Street and Broad Street. He read some inspirational quotes from Abraham Lincoln. Mayor Anzaldi spoke about a lawsuit against the City that was filed by a sitting Council Member, which includes compensatory damages, and the waste of tax dollars this lawsuit brings about. He spoke about budget meetings, transparency, social media bullying, harassment and hostile work environments. Mayor Anzaldi discussed his history with the City and his responsibility to protect and serve its residents.

**RESOLUTIONS VOTED ON SEPERATELY**

A Motion was made by Councilman Eagler, seconded by Councilman Grabowski and passed on roll call to vote on the following Resolutions separately.

R105-21 Resolution: Approve Claims List Resolution for the March 2, 2021 City Council Meeting

**RESOLUTION TO APPROVE CLAIMS TO BE PAID  
MEETING OF MARCH 2, 2021**

Resolved that all claims on the attached sheets are approved as reasonable and proper claims against the City of Clifton.

|                           |    |               |
|---------------------------|----|---------------|
| Current Fund              | \$ | 14,936,165.54 |
| Grant Fund                | \$ | 283,321.94    |
| General Capital Fund      | \$ | 8,607.10      |
| Sewer Utility - Operating | \$ | 30,424.33     |
| Sewer Utility - Capital   | \$ |               |
| Developers Escrow         | \$ | 220.00        |
| Dog Trust                 | \$ | 372.00        |
| Police Extra Duty         | \$ | 129,437.50    |
| Trust Other               | \$ | (29,427.75)   |

|                            |           |                      |
|----------------------------|-----------|----------------------|
| Section 8 Public Housing   | \$        | 4,873.56             |
| Community Development      | \$        | 39,057.68            |
| COAH                       | \$        |                      |
| Self Insurance             | \$        | 1,672,575.26         |
| Fire Dedicated Penalties   | \$        |                      |
| Revolving Loan Fund        | \$        |                      |
| Tax Title Lien Redemption  | \$        |                      |
| Unemployment Trust Fund    | \$        |                      |
| Library                    | \$        | 86,232.20            |
| General Liability Trust    | \$        | 1,070,769.61         |
| Workers Compensation Trust | \$        | 169,461.86           |
| <b>TOTAL CLAIMS</b>        | <b>\$</b> | <b>18,402,090.83</b> |

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R117-21 Resolution Authorizing Execution of Redevelopment Agreement by and Between the City of Clifton and Clifton Station Developers, LLC and Designating Clifton Station Developers, LLC as Redeveloper of the Black Prince Distillery Redevelopment Area

**RESOLUTION AUTHORIZING THE EXECUTION OF A REDEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF CLIFTON AND CLIFTON STATION DEVELOPERS, LLC AND DESIGNATING CLIFTON STATION DEVELOPERS, LLC AS REDEVELOPER OF THE BLACK PRINCE DISTILLERY REDEVELOPMENT AREA**

**WHEREAS**, the Municipal Council (the “Municipal Council”) of the City of Clifton (the “City”) identified certain properties in the City designated as Block 30.01, Lots 7 and 8 on the official Tax Map of the City (collectively, the “Redevelopment Study Area”), also known as the Black Prince Distillery site, to be considered for designation as a non-condemnation “area in need of redevelopment” under the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the “LRHL”); and

**WHEREAS**, by Resolution No. R347-19 adopted July 2, 2019, and in accordance with the provisions of the LRHL, the Municipal Council directed the Planning Board of the City of Clifton (the “Planning Board”) to conduct an investigation to determine whether the Redevelopment Study Area, or any portions thereof, meets the criteria set forth in N.J.S.A. 40A:12A-5 for designation as a non-condemnation “area in need of redevelopment”; and

**WHEREAS**, a preliminary investigation/report entitled “Redevelopment Study Area Determination of Need Study” and dated August 2019 was prepared and issued by Maser Consulting, P.A. (the “Preliminary Investigation”); and

**WHEREAS**, N.J.S.A. 40A-12A-6(b)(4)-(5) of the LRHL provides in pertinent part relative to the Planning Board’s public hearing on the Preliminary Investigation and whether the Study Area should be considered for designation as a non-condemnation “area in need of redevelopment”:

“(4) At the hearing, which may be adjourned from time to time, the planning board shall hear all persons who are interested in or would be affected by a determination that the delineated area is a redevelopment area. All objections to such a determination and evidence in support of those objections, given orally or in writing, shall be received and considered and made part of the public record.

(5) (a) After completing its hearing on this matter, the planning board shall recommend that the delineated area, or any part thereof, be determined, or not be determined, by the municipal governing body to be a redevelopment area”; and

**WHEREAS**, on October 24, 2019, the Planning Board held a public hearing during which any persons interested in or affected by a determination that the Study Area is a redevelopment area were given the opportunity to be heard, and any objections to such a determination and evidence

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in support of those objections, were received and considered and made part of the public record; and

**WHEREAS**, the Planning Board concurred and agreed with the reasons stated in the Preliminary Investigation that the Redevelopment Study Area constitutes and meets the criteria under the LRHL supporting the recommendation that the Redevelopment Study Area be delineated as a non-condemnation “area in need of redevelopment”; and

**WHEREAS**, on October 24, 2019, the Planning Board adopted a Resolution recommending that Block 30.01, Lots 7 and 8, as shown on the official Tax Map of the City of Clifton (the “Black Prince Distillery Redevelopment Area”), be determined by the Municipal Council to be a non-condemnation “area in need of redevelopment” under the LRHL; and

**WHEREAS**, the Municipal Council concurred and agreed with Planning Board’s recommendation, as supported by the reasons stated in the Preliminary Investigation, that the Black Prince Distillery Redevelopment Area constitutes and meets the criteria under the LRHL and that the Black Prince Distillery Redevelopment Area should be determined and declared a non-condemnation “area in need of redevelopment”; and

**WHEREAS**, on November 6, 2019 the Municipal Council adopted Resolution No. R538-19, declaring the Black Prince Distillery Redevelopment Area a non-condemnation “area in need of redevelopment” under the LRHL; and

**WHEREAS**, on October 6, 2020, after conducting the requisite hearings therefor, the Municipal Council, pursuant to Ordinance O-7593-20, adopted the redevelopment plan entitled “Black Prince Distillery Redevelopment Plan” (the “Black Prince Distillery Redevelopment Plan”) for the Black Prince Distillery Redevelopment Area in accordance with the provisions of the LRHL; and

**WHEREAS**, Clifton Station Developers, LLC (the “Redeveloper”) has requested that the Municipal Council, acting as a redevelopment entity, designate Redeveloper as the redeveloper of the Black Prince Distillery Redevelopment Area and enter into a Redevelopment Agreement by and between the City and the Redeveloper (together with any subsequent amendments thereto, the “Redevelopment Agreement”), setting forth the terms and conditions by which the Redeveloper will redevelop the Black Prince Distillery Redevelopment Area; and

**WHEREAS**, Redeveloper submitted to the City conceptual site plans and drawings (collectively, the “Concept Plans”), which are annexed to the Redevelopment Agreement as Exhibit “B” and which Concept Plans depict and describe the scope and nature of the Redeveloper’s proposed redevelopment of the Black Prince Distillery Redevelopment Area, all in a manner consistent with the Black Prince Distillery Redevelopment Plan; and

**WHEREAS**, the Municipal Council believes that the redevelopment of the Black Prince Distillery Redevelopment Area in the manner agreed to by the pursuant to the Redevelopment Agreement is in the vital and best interests of the community and promotes the health, safety, morals and welfare of the City’s residents and is in accord with the public purpose and provisions of the LRHL and all other applicable law; and

**WHEREAS**, the Municipal Council of the City of Clifton desires to enter into a Redevelopment Agreement with the Redeveloper, and upon the full execution of such Redevelopment Agreement by the City of Clifton and the Redeveloper, recognize Clifton Station Developers, LLC as redeveloper of the Black Prince Distillery Redevelopment Area as provided for and in accordance with the provisions of the LRHL.

**NOW THEREFORE, BE IT RESOLVED** by the Municipal Council of the City of Clifton, being the governing body thereof, as follows:

Section 1. The above “**WHEREAS**” paragraphs are hereby incorporated herein by reference as though specifically set forth herein below.

Section 2. The Redevelopment Agreement by and between the Municipal Council of the City of Clifton, as a redevelopment entity, and Clifton Station Developers, LLC, concerning

the Black Prince Distillery Redevelopment Area, heretofore prepared or to be prepared in connection with the redevelopment of the Black Prince Distillery Redevelopment Area, in the form attached hereto as Exhibit A, subject to any and all conditions contained therein and such revisions as deemed advisable by counsel to the City, is hereby authorized and approved.

Section 3. The Mayor, City Manager and the Chief Financial Officer/Treasurer of the of the City (including their designees, each an “Authorized Officer”) are hereby severally authorized to execute the Redevelopment Agreement, substantially in the form attached hereto as Exhibit A, with such changes to the Redevelopment Agreement from the attached form as deemed desirable or necessary by the Authorized Officer on behalf of the Municipal Council of the City of Clifton, acting as the redevelopment entity for the redevelopment of the Black Prince Distillery Redevelopment Area, or recommended by counsel to the City.

Section 4. The City of Clifton, upon the full execution of the Redevelopment Agreement by the City of Clifton and Clifton Station Developers, LLC, the City will recognize Clifton Station Developers, LLC as Redeveloper of the Black Prince Distillery Redevelopment Area, as provided for and in accordance with the provisions of the LRHL.

Section 5. Said recognition of Clifton Station Developers, LLC as Redeveloper of the Black Prince Distillery Redevelopment Area is subject to and contingent upon Clifton Station Developers, LLC satisfying any and all terms and conditions contained within the Redevelopment Agreement.

Section 6. Upon the effective date of the Redevelopment Agreement, the Authorized Officer, in consultation with the City’s consultants and internal staff, are each hereby authorized and directed to perform the obligations and exercise the rights of the City under the Redevelopment Agreement so executed in a manner consistent therewith and with the LRHL.

Section 7. The City Clerk is hereby directed to publish and post notice of this resolution as required by applicable law.

Section 8. The executed copy of the Redevelopment Agreement shall be certified and shall be filed with the Office of the Clerk of the City of Clifton.

Section 9. If any part(s) of this Resolution shall be deemed invalid, such part(s) shall be severed and the validity thereof shall not affect the remaining parts of this Resolution.

Section 10. All resolutions or parts thereof inconsistent with this Resolution are hereby rescinded.

Section 11. This Resolution shall take effect at the time and in the manner provided by applicable law.

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R119-21 Resolution Awarding Contract to Kaufman, Semeraro & Liebman, LLP for Legal Services in Connection with Redevelopment of Former Hoffman-LaRoche Property for the Term 3/17/21 Thru 3/16/22

**RESOLUTION AWARDING CONTRACT TO KAUFMAN SEMERARO & LIEBMAN, LLP, FOR LEGAL SERVICES IN CONNECTION WITH REDEVELOPMENT OF FORMER HOFFMAN-LA ROCHE PROPERTY FOR THE TERM 3/17/21 THRU 3/16/22**

**WHEREAS**, on March 3, 2020, the Municipal Council adopted a resolution awarding a professional legal services contract to Kaufman Semeraro & Liebman, LLP, for the provision of legal services in connection with the redevelopment of the Hoffman-La Roche site, for the period March 17, 2020 thru March 16, 2021; and

**WHEREAS**, the firm of Kaufman Semeraro & Liebman, LLP, has provided satisfactory services to the City of Clifton and the Municipal Council wishes to renew their contract for the period

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March 17, 2021 through March 16, 2022, for the fee of \$215.00 per hour, the total fee not to exceed \$90,000.00 for the term of the contract; and

**WHEREAS**, any fee in excess of \$90,000.00 for the contract term shall require the approval of the Municipal Council and the adoption of a supplementary resolution; and

**WHEREAS**, the services to be performed are professional and/or extraordinary unspecifiable services, within the meaning of those terms as used in the Local Public Contracts Law, *N.J.S.A. 40A:11-1 et seq.*, and, accordingly, a contract may be awarded therefor without public advertising for bids and bidding in accordance with *N.J.S.A. 40A:11-5*; and

**WHEREAS**, this award is of a non-fair and open contract in accordance with *N.J.S.A. 19:44-A-20.5*; and

**WHEREAS**, the estimated value of the contract is expected to be in excess of \$17,500.00, and the duration of the contract is from March 17, 2021 thru March 16, 2022; and

**WHEREAS**, the Business Entity Disclosure Certification has been received from counsel and is incorporated in the contract awarded hereby, along with the Determination of Value; and

**WHEREAS**, there are funds available for the payment of the aforesaid services;

**NOW, THEREFORE, BE IT RESOLVED**, that:

1. A contract for professional redevelopment legal counsel services, in the form as approved by the Clifton Law Department, is awarded to Kaufman Semeraro & Liebman, LLP, of Fort Lee, NJ, for the period 3/17/21 thru 3/16/22, at a fee of \$215.00 per hour, not to exceed \$90,000.00 for the term of the contract without the express approval of the Municipal Council and adoption of a supplementary resolution.
2. The required Certificate of Availability of Funds for the above contract has been obtained from the Chief Financial Officer of the City of Clifton.
3. The Mayor and City Clerk are authorized and directed to execute a contract on behalf of the City of Clifton.
4. The original of this resolution and the contract in question shall be placed on file and made available for public inspection in the City Clerk's Office of the City of Clifton.
5. The following short notice be printed once in a legal newspaper of the City of Clifton:

**CITY OF CLIFTON  
NOTICE OF CONTRACT AWARDED**

The City of Clifton has awarded a professional services contract without competitive bidding pursuant to *N.J.S.A. 40A:11-5(1)(a)*. This contract and the resolution authorizing it are available for public inspection in the Office of the City Clerk.

Awarded to: Kaufman Semeraro & Liebman, LLP, Fort Lee, NJ  
Services: Redevelopment Counsel Services  
Project: Hoffman-La Roche Property Redevelopment  
Amount: \$215/hr/not to exceed \$90,000  
Term: 3/17/21 - 3/16/22

(6-1-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino and Mayor Anzaldi voted aye. Councilwoman Sadrakula voted nay.

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R109-21 Resolution For Budget Transfers in 2020 Appropriation Reserves - Current Fund

**RESOLUTION FOR BUDGET TRANSFERS  
2020 APPROPRIATION RESERVES  
CURRENT FUND**

**WHEREAS**, transfers between appropriation reserves are permitted by N.J.S.A. 40A:4-59 during the first three (3) months of the next succeeding fiscal year; and

**WHEREAS**, certain 2020 appropriation reserves are expected to be insufficient to meet expenditure requirements for 2020 liabilities, and certain 2020 appropriation reserves have funds available to offset these expenditure requirements;

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and City Council of the City of Clifton (not less than two-thirds of the full membership thereof affirmatively concurring (5)) that the transfers listed below, between 2020 appropriation reserves, be made.

| <u>Department</u>          | <u>Account Number</u> | <u>Amount - In</u> | <u>Amount - Out</u> |
|----------------------------|-----------------------|--------------------|---------------------|
| Advertising & Postage      | 01-203-20-106-312     |                    | \$ 15,000.00        |
| Economic Development OE    | 01-203-20-170-224     |                    | \$ 2,000.00         |
| Police S&W School Guards   | 01-203-25-240-104     |                    | \$150,000.00        |
| Fire Dept OE Ambulance Fee | 01-203-25-265-600     |                    | \$ 50,000.00        |
| Health & Welfare S&W       | 01-203-27-330-101     |                    | \$150,000.00        |
| Health & Welfare OE        | 01-203-27-330-306     |                    | \$ 50,000.00        |
| Health & Welfare OE        | 01-203-27-330-503     |                    | \$ 30,000.00        |
| Recreation OE              | 01-203-27-370-522     |                    | \$ 30,000.00        |
| Fuel Oil – Diesel          | 01-203-31-447-322     |                    | \$ 15,000.00        |
| Gasoline OE                | 01-203-31-460-221     |                    | \$ 50,000.00        |
| Sanitation – Contractual   | 01-203-32-465-502     |                    | \$ 35,000.00        |
| Statutory Exp – DCRP       | 01-203-36-477-501     |                    | \$ 15,000.00        |
| Municipal Court – Postage  | 01-203-43-490-312     |                    | \$ 35,000.00        |
| Roads Dept S&W Snow OT     | 01-203-26-292-117     | \$627,000.00       |                     |
| Recycling S&W              | 01-203-26-305-101     |                    | \$ 1,500.00         |
| Recycling OE               | 01-203-26-305-255     | \$ 1,500.00        |                     |
|                            |                       | \$628,500.00       | \$628,500.00        |

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(5-2-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy and Mayor Anzaldi voted aye. Councilwoman Pino and Councilwoman Sadrakula voted nay.

**RESOLUTIONS**

A Motion was made by Councilman Eagler, seconded by Councilman Grabowski and passed on roll call vote to move the group:

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

R106-21 Reclassification of Payments

**CITY OF CLIFTON  
RESOLUTION  
RECLASSIFICATION OF PAYMENTS**

March 2, 2021

**BE IT RESOLVED**, by the Mayor and City Council of the City of Clifton, County of Passaic, State of New Jersey, that the Chief Financial Officer is hereby authorized to reclassify the following payments as follows:

| CHECK#              | DATE       | PAYEE  | AMOUNT      | FROM              | TO                |
|---------------------|------------|--|-------------|-------------------|-------------------|
| 131249<br>(partial) | 11/17/2020 | NEW JERSEY DEPT.<br>OF LABOR & THE<br>WORKFORCE<br>DEVELOPMENT | \$52,753.80 | 02-213-40-719-020 | 25-286-56-850-000 |

R107-21      Reclassification of Payments (2)

**RESOLUTION  
RECLASSIFICATION OF PAYMENTS**

**BE IT RESOLVED**, by the Mayor and City Council of the City of Clifton, County of Passaic, State of New Jersey, that the Chief Financial Officer is hereby authorized to reclassify the following payments as follows:

| CHECK#              | DATE      | PAYEE                    | AMOUNT      | FROM              | TO                |
|---------------------|-----------|--------------------------|-------------|-------------------|-------------------|
| 131987              | 1/19/2021 | Tunnel Barrel & Drum     | \$400.00    | 02-213-40-719-020 | 15-286-56-004-100 |
| 131963<br>(partial) | 1/19/2021 | Signs and Safety Devices | \$4,743.00  | 02-213-40-719-020 | 15-286-56-004-100 |
| 131942              | 1/19/2021 | Precision Computer       | \$1,856.33  | 02-213-40-719-020 | 15-286-56-004-100 |
| 132027              | 1/19/2021 | Warshauer Generator      | \$42,800.00 | 02-213-40-719-020 | 15-286-56-004-100 |
| 132035<br>(partial) | 1/19/2021 | Bank of America          | \$4,590.00  | 02-213-40-719-020 | 15-286-56-004-100 |
| 132036<br>(partial) | 1/19/2021 | Bank of America          | \$1,353.09  | 02-213-40-719-020 | 15-286-56-004-100 |
| 132041<br>(partial) | 2/2/2021  | AGL Welding              | \$867.50    | 02-213-40-719-020 | 15-286-56-004-100 |
| 132045              | 2/2/2021  | Amazon.com               | \$845.00    | 02-213-40-719-020 | 15-286-56-004-100 |
| 132104              | 2/2/2021  | WW Grainger              | \$444.38    | 02-213-40-719-020 | 15-286-56-004-100 |
| 132106              | 2/2/2021  | Hale Trailer             | \$1,212.50  | 02-213-40-719-020 | 15-286-56-004-100 |
| 132142              | 2/2/2021  | Precision Computer       | \$2,972.00  | 02-213-40-719-020 | 15-286-56-004-100 |
| 132144              | 2/2/2021  | Precision Computer       | \$467.82    | 02-213-40-719-020 | 15-286-56-004-100 |
| 132178              | 2/2/2021  | Verizon Wireless         | \$18,873.76 | 02-213-40-719-020 | 15-286-56-004-100 |
| 132184              | 2/2/2021  | WB Mason                 | \$402.63    | 02-213-40-719-020 | 15-286-56-004-100 |

R108-21      Reclassification of Payments (3)

**RESOLUTION  
RECLASSIFICATION OF PAYMENTS**

**BE IT RESOLVED**, by the Mayor and City Council of the City of Clifton, County of Passaic, State of New Jersey, that the Chief Financial Officer is hereby authorized to reclassify the following payments as follows:

| CHECK#              | DATE      | PAYEE                      | AMOUNT     | FROM              | TO                |
|---------------------|-----------|----------------------------|------------|-------------------|-------------------|
| 132202              | 2/16/2021 | City Fire Equip            | \$875.00   | 02-213-40-719-020 | 15-286-56-004-100 |
| 132230<br>(partial) | 2/16/2021 | John Brutofski             | \$2,250.00 | 02-213-40-719-020 | 15-286-56-004-100 |
| 132279              | 2/16/2021 | Orchard Hill Memorial Park | \$384.00   | 02-213-40-719-020 | 15-286-56-004-100 |

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R110-21      Resolution Authorizing Permission to Bid for Weasel Brook Culvert Section 8 Rehabilitation, Phase II

**RESOLUTION AUTHORIZING AND RATIFYING SEWER EMERGENCY SERVICES  
AT THE WEASEL BROOK CULVERT AT FORNELIUS AVENUE**

**WHEREAS**, a report, dated November 5, 2020 has been submitted to the City Manager by City Engineer Michael J. Lardner, which summarized the need and execution of emergency work to Weasel Brook Culvert at Fornelius Avenue; and

**WHEREAS**, the report notes that the engineering department discovered a collapsed section of corrugated metal pipe culvert measuring 11' - 5" by 7' - 3"; and

**WHEREAS**, because of the emergent nature and scale of the collapse, which would have impacted the health, safety and welfare of the public, it was necessary to engage the services of Montana Construction, Inc. of Lodi, New Jersey to cope with the emergency conditions, all without the necessity of formal bidding for services; and

**WHEREAS**, the emergency was abated by the replacement of 55 linear feet of corrugated aluminum culvert pipe and restoration of the trench; and

**WHEREAS**, The City Engineer recommends an expenditure to cover the cost of work at this location, and this Governing Body wishes to approve and ratify the emergency services and the expenditure of funds:

**NOW THEREFORE BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that the emergency sewer work performed at the Weasel Brook Culvert at Fornelius Avenue by Montana Construction, Inc. is hereby approved and ratified, and an amount not to exceed \$86,566.99 is authorized to be allocated to this project.

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R111-21      Resolution Authorizing and Ratifying Sanitary Sewer Emergency Services at Paulison Avenue Between Madison and DeMott Avenues

**RESOLUTION AUTHORIZING AND RATIFYING SANITARY SEWER EMERGENCY  
SERVICES AT PAULISON AVENUE BETWEEN MADISON AND DE MOTT  
AVENUES**

**WHEREAS**, a report, dated November 30, 2020 has been submitted to the City Manager by City Engineer Michael J. Lardner, which summarized the need and execution of emergency work to the sanitary sewer at Paulison Avenue between Madison and De Mott Avenues; and

March 2, 2021

**WHEREAS**, the report notes that the sewer crew were dispatched to break a main line stoppage and became unable to extract the flushing hose; and

**WHEREAS**, because of the emergent nature of the stoppage, which would have impacted the health, safety and welfare of the public, it was necessary to engage the services of Montana Construction, Inc. of Lodi, New Jersey to cope with the emergency conditions, all without the necessity of formal bidding for services; and

**WHEREAS**, the emergency was abated by the replacement of approximately 8' of pipe and restoration of the trench; and

**WHEREAS**, The City Engineer recommends an expenditure to cover the cost of work at this location, and this Governing Body wishes to approve and ratify the emergency services and the expenditure of funds:

**NOW THEREFORE BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that the emergency sanitary sewer work performed at Paulison Avenue between Madison and De Mott Avenues by Montana Construction, Inc. is hereby approved and ratified, and an amount not to exceed \$16,095.85 is authorized to be allocated to this project.

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R112-21 Resolution to Authorize Advertisement of Intent to Procure Via National Cooperative Contract, Replacement of Outdated HVAC Equipment at the Clifton City Hall Building

**RESOLUTION TO AUTHORIZE ADVERTISEMENT OF INTENT TO PROCURE  
VIA NATIONAL COOPERATIVE CONTRACT REPLACEMENT OF  
OUTDATED HVAC EQUIPMENT AT THE CLIFTON CITY HALL BUILDING**

**WHEREAS**, Trane U.S., Inc., for HVAC Products, Installation, Services and Related Products and Services”, via contract #USC 15-JLP-023, provides equipment and installation for all Trane HVAC equipment and systems; and,

**WHEREAS**, the City of Clifton is a member of the Omnia Partners (formerly U.S. Communities), a national cooperative, since January 1, 2012 thru present, in accordance with N.J.S.A. 52:34-6.2, and LFN 2012-10, which allows local contracting units to utilize national cooperative contracts as a method of procurement; and,

**WHEREAS**, pursuant to Resolution R355-20, a contract for Mechanical Engineering services was awarded to LAN Associates, Inc. Engineering, Planning, Architecture, Surveying, Inc., 445 Godwin Avenue, Suite 9, Midland Park, NJ 07432, for the purpose of project management for the replacement of outdated HVAC equipment at the Clifton City Hall Building; and,

**WHEREAS**, the City has previously installed Trane HVAC related equipment at various City facilities, therefore with fleet consideration, the Department of Public Works, under professional guidance from the above named LAN Associates, intends to install new and efficient Trane USA equipment in order to replace six (6) outdated HVAC rooftop units and an outdated chiller, all located at the City Hall building at 900 Clifton Avenue; and,

**WHEREAS**, Omnia Partners (formerly U.S. Communities) awarded the above referenced contract (#USC 15-JLP-023), to Trane U.S., Inc., 19 Chapin Road, Bldg. B, Suite 200, Pine Brook, NJ 07058, for a term of October 1, 2018 – September 30, 2022, which provides for purchase and installation of Trane USA HVAC equipment and installation services; and,

**WHEREAS**, the contract award and related documentation are available via the following website link: <https://www.omniapartners.com/publicsector/contracts/supplier-contracts/trane>; and,

**WHEREAS**, absent comment, it is the intent of the City of Clifton to award a contract to Trane U.S., Inc., 19 Chapin Road, Bldg. B, Suite 200, Pine Brook, NJ 07058, for the replacement of six (6) HVAC rooftop units, and one chiller unit located in the City Hall basement, via the OMNIA

Point national cooperative contract number 15-JLP-023, pursuant to the Harford County Public Schools, Maryland Request for Proposals for HVAC Products, Installation, Services and Related Products and Services (Contract #USC 15-JLP-023), subsequent to a ten (10) day period for public comment;

**WHEREAS**, the City of Clifton is permitted to join national cooperative purchasing agreements under the authority of N.J.S.A. 52:34-6.2(b)(3); and,

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Municipal Council of the City of Clifton authorize the Purchasing Agent to advertise the Notice of Intent to Award Contract under a National Cooperative Purchasing Agreement,  
**Comment Period ending:** March 18, 2021.

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R113-21 Resolution to Purchase Road Rock Salt for the City of Clifton off of Bergen County Cooperative Purchasing Program Pursuant to N.J.S.A. 40A:11-12a

**RESOLUTION TO PURCHASE ROAD ROCK SALT FOR THE CITY OF CLIFTON  
OFF OF BERGEN COUNTY COOPERATIVE PURCHASING PROGRAM  
PURSUANT TO N.J.S.A:40A:11-12a**

**WHEREAS**, the City of Clifton, Department of Public Works has need to purchase Road Rock Salt; and,

**WHEREAS**, the City of Clifton, via Resolution R262-16 authorized participation in the Bergen County Cooperative Pricing System (#CK04-BERGEN); and,

**WHEREAS**, Chemical Equipment Labs of DE, Inc. was awarded Bergen County’s Cooperative Contract bid # 19-44 for Road Rock Salt, at \$54.41 per ton, expiring September 30, 2021; and,

**WHEREAS**, the Department of Public Works recommends authorization to procure Road Rock Salt at \$54.41 per ton, on an as-needed basis from Chemical Equipment Labs of DE, Inc., 3920 Providence Road, Suite A, Newtown Square, PA, 19073, pursuant to Bergen County Contract number 19-44; and

**WHEREAS**, the City of Clifton, pursuant to N.J.S.A. 40A:11-5 may by resolution and without advertising for bids, purchase any goods or services under a State of New Jersey Division of Local Government Services approved cooperative purchasing program; and,

**WHEREAS**, it is in the best interest of the City of Clifton to procure Road Rock Salt via the above Bergen County Cooperative at \$54.41 per ton, as other such cooperatives are higher in price per ton, including the New Jersey State Contract, currently priced at \$73.75 per ton; and,

**WHEREAS**, pursuant to said Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq., the Municipal Council wishes to authorize the aforesaid mentioned purchases and delegate the power to make the same to the following named official: James J. Jorgensen, Purchasing Agent upon the terms and conditions hereafter stated; and,

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Municipal Council do hereby approve and authorize the Purchasing Agent to procure goods as-needed from Chemical Equipment Labs of DE, Inc., 3920 Providence Road, Suite A, Newtown Square, PA, 19073 via Bergen County Cooperative contract BC-Bid 19-44, in an estimated not to exceed amount of \$217,640.00, for the period of March 1, 2021 through to September 30, 2021.

**BE IT FURTHER RESOLVED**, funds shall be available from 15-286-56-004-000, budget adoption and budgetary appropriations considered.

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R114-21 Resolution Rejecting Sole Bid for COVID-19 Testing Services 2021 for the Clifton Health Department and Authorizing Re-Advertisement for Bid Request

March 2, 2021

**RESOLUTION REJECTING SOLE BID FOR COVID-19 TESTING SERVICES 2021  
FOR THE CLIFTON HEALTH DEPARTMENT AND AUTHORIZING RE-  
ADVERTISEMENT FOR BID REQUEST**

**WHEREAS**, on January 19, 2021, the Mayor and Council of the City of Clifton authorized bids to be solicited for COVID-19 Testing Services at Five Senior Residences and Other Sites As-Needed, via resolution R052-21; and,

**WHEREAS**, one bid was received and publicly opened on February 17, 2021, pursuant to the above; and,

**WHEREAS**, upon review of the submitted bid by the Purchasing Agent, and with subsequent discussion with the First Assistant Attorney, the bid was deemed as non-responsive pursuant to N.J.S.A.40A:11-1, et seq; and,

**WHEREAS**, the Health Officer has identified that there is an ongoing need for the work specified to be performed, and as such the Purchasing Agent is requesting authorization to advertise a rebid for the services; and,

**WHEREAS**, there is no need for a performance bond for the work specified, and as such the Purchasing Agent is requesting a waiver for the requirement for a new bid issuance; and,

**NOW THEREFORE BE IT RESOLVED**, that the bid received for COVID-19 Testing Services is rejected as non-responsive, pursuant to N.J.S.A 40A:11-1 *et seq.*; and,

**BE IT FURTHER RESOLVED**, that the City Clerk is authorized and directed hereby to return the bid bond placed on deposit with said bids, if applicable; and

**BE IT FURTHER RESOLVED**, that the Purchasing Agent is hereby authorized and directed to re-advertise for bids, with the performance bond requirement waived, for COVID-19 Testing Services 2021 for the City of Clifton.

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R115-21 Resolution Authorizing Tax Appeal Settlement (Block 82.06, Lot 7) Hickory Lake Assoc. LLP

**RESOLUTION AUTHORIZING TAX APPEAL SETTLEMENT (BLOCK 82.06, LOT 7)  
Block: 82.06 Lot: 7  
Street Address: 56 Main Avenue  
Owner: Hickory Lake Assoc. LLP-HHG&Co.**

**WHEREAS**, appeals of the tax assessment for the years 2019 and 2020 have been filed for the above-noted property; and

**WHEREAS**, an adjustment(s) in the assessed value has been recommended by the City Tax Assessor, Matthew Rinaldi, as reflected on Schedule A attached hereto, and as these adjustment(s) will cause the assessment to reflect the actual fair market value of said property as reflected by comparable sales and/or income and expense data;

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Council of the City of Clifton, that the tax assessment adjustment(s) for the above-referenced property is approved for the years as reflected on Schedule A, and the Law Department is authorized to execute an appropriate Stipulation of Settlement agreeing to the entry of a judgment reflecting these adjustment(s).

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R116-21 Resolution Accepting Passaic County Open Space, Farmland and Historic Preservation Trust Fund Grant 2020-2021 Regarding U.S. Animal Quarantine Station Barn S-2 Improvements and Authorizing Entry Into and Execution of a Grant Agreement and Deed of Historic Preservation Easement with the County of Passaic

**RESOLUTION ACCEPTING PASSAIC COUNTY OPEN SPACE, FARMLAND AND HISTORIC PRESERVATION TRUST FUND GRANT 2020-2021 REGARDING U. S. ANIMAL QUARANTINE STATION BARN S-2 IMPROVEMENTS AND AUTHORIZING ENTRY INTO AND EXECUTION OF A GRANT AGREEMENT AND DEED OF HISTORIC PRESERVATION EASEMENT WITH THE COUNTY OF PASSAIC**

**BE IT RESOLVED**, that a 2020-2021 Open Space, Farmland and Historic Preservation Trust Grant in the amount of \$75,000.00 for various improvements to Barn S-2 including exterior repairs, window replacement, and roof replacement to ensure the long-term preservation and proper maintenance, located on property formerly known as the U.S. Animal Quarantine Station, 900 Clifton Avenue, Block 35.01, Lot 2, Clifton, New Jersey, is accepted, and entry into and execution of a Grant Agreement and Deed of Historic Preservation Easement with the County of Passaic, which are both made a part of this resolution by reference thereto, are authorized; and

**BE IT FURTHER RESOLVED**, that the Mayor and City Clerk are hereby authorized and directed to execute said agreement and deed of easement on behalf of the City of Clifton.

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R118-21 Resolution Appointing Municipal Housing Liaison

**RESOLUTION APPOINTING MUNICIPAL HOUSING LIAISON**

**BE IT RESOLVED**, that Lianna Grasso, be and hereby is appointed as the Municipal Housing Liaison for the City of Clifton, commencing immediately, pursuant to Art II, entitled "Affordable Housing Administration", of Chapter 7, entitled "Affordable Housing," of the Code of the City of Clifton, to be paid out of the COAH Developer Fee Trust Account for performing the duties of this position at the same hourly rate as established by his/her annual salary; and

**BE IT FURTHER RESOLVED**, that a copy of this resolution be forwarded to and filed with the Council on Affordable Housing (COAH) so that their records can be updated in accordance with the within resolution.

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R120-21 Resolution Authorizing New & Used Car Lot License Renewals

**RESOLUTION AUTHORIZING NEW AND USED CAR LOT LICENSE RENEWALS**

**WHEREAS**, the Mayor and Council of the City of Clifton, County of Passaic, State of New Jersey are in receipt of a New and Used Car Lot License Renewals from various businesses in the City of Clifton; and

**WHEREAS**, all paperwork has been completed by the applicant and all fees have been paid; and

**WHEREAS**, all inspections have been completed by the Zoning, Fire, Health and Police Departments;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Clifton, County of Passaic, and State of New Jersey that approval for the renewal of a New and Used Car Lot Licenses to the businesses listed below be and are hereby granted.

- |                          |                      |
|--------------------------|----------------------|
| Wiegers, Inc.            | 181 Fornelius Avenue |
| Lakeview Auto Corp.      | 316 Lakeview Avenue  |
| G&E Sales & Service      | 35 Crooks Avenue     |
| Garden State Honda       | 584 Route 3 West     |
| New Trimble Auto Body    | 214 Trimble Avenue   |
| Clifton Colfax Auto Mall | 800 Clifton Avenue   |
| Unique Auto Sales, Inc.  | 524 Lexington Avenue |

March 2, 2021

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R121-21 Resolution Authorizing Florist License Renewal - Allwood Florist

**RESOLUTION AUTHORIZING FLORIST LICENSE RENEWAL**

**WHEREAS**, the Mayor and Council of the City of Clifton, County of Passaic, State of New Jersey are in receipt of a Florist License Renewal from Allwood Florist, 652 Allwood Road, in the City of Clifton; and

**WHEREAS**, all paperwork has been completed and all fees have been paid; and

**WHEREAS**, all inspections have been completed by the Zoning, Fire, Health and Police Departments;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Clifton, County of Passaic, and State of New Jersey that approval for the renewal of Florist License to Allwood Florist be and is hereby granted.

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R122-21 Resolution Authorizing Transient Merchant and Pawnbroker Shop License Renewal - American Coin

**RESOLUTION AUTHORIZING TRANSIENT MERCHANT AND PAWNBROKER SHOP LICENSE RENEWAL**

**WHEREAS**, the Mayor and Council of the City of Clifton, County of Passaic, State of New Jersey are in receipt of a Transient Merchant and Pawnbroker Shop License Renewal from American Coin & Stamp, 1273 Main Avenue, Clifton; and

**WHEREAS**, all paperwork has been completed and all fees have been paid; and

**WHEREAS**, all inspections have been completed by the Police Department;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Clifton, County of Passaic, and State of New Jersey that approval for the renewal of Transient Merchants and Pawnbrokers License for American Coin & Stamp, be and is hereby granted.

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R123-21 Resolution Authorizing Vending Machine License Renewals

**RESOLUTION AUTHORIZING VENDING MACHINE LICENSE RENEWALS**

**WHEREAS**, the Mayor and Council of the City of Clifton, County of Passaic, State of New Jersey are in receipt of Vending Machine License Renewals from various businesses; and

**WHEREAS**, all paperwork has been completed by the various applicants and all fees have been paid; and

**WHEREAS**, all inspections have been completed by the Zoning, Health and Police Departments;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Clifton, County of Passaic, and State of New Jersey that approval for renewal of a Vending Machine Licenses to businesses listed below be and are hereby granted:

|                              |                                    |
|------------------------------|------------------------------------|
| Redbox Automated Retail, LLC | 1 Tower Lane, Oakbrook Terrace, IL |
| Thirst Quenchers Vending     | 23 Robert Street, Nutley, NJ       |
| Costco Wholesale             | 20 Bridewell Place, Clifton, NJ    |

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R124-21 Resolution Authorizing Renting & Leasing of Vehicles License Renewal -  
Passaic/Clifton Drive Urself

**RESOLUTION AUTHORIZING RENTING AND LEASING OF VEHICLES LICENSE RENEWAL**

**WHEREAS**, the Mayor and Council of the City of Clifton, County of Passaic, State of New Jersey are in receipt of Renting and Leasing of Vehicles License Renewal from Passaic Clifton Drive Urself System, 593 Broad Street, Clifton; and

**WHEREAS**, all paperwork has been completed by the applicant and all fees have been paid; and

**WHEREAS**, all inspections have been completed by the Zoning and Police Departments;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Clifton, County of Passaic and State of New Jersey, that approval for the renewal of Renting and Leasing of Vehicles License to Passaic Clifton Drive Urself System be and is hereby granted.

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R125-21 Resolution Authorizing Cancellation and Refund for a Portion of the 4th Quarter of 2016 Taxes and the Cancellation and Refund of the Entire 2018, 2019 and 2020 Taxes on Property Known as Block 19.06, Lot 9, 284 Luddington Avenue, Owned by Luis, E. Barraza, a Disabled Veteran

**RESOLUTION AUTHORIZING THE CANCELLATION AND REFUND OF A PORTION OF THE 2016 FOURTH QUARTER TAXES AND THE CANCELLATION AND REFUND OF THE 2017, 2018, 2019 AND 2020 TAXES FOR BLOCK 19.06, LOT 9, 284 LUDDINGTON AVENUE OWNED BY DISABLED VETERAN**

**WHEREAS**, the Tax assessor has confirmed that Luis Barraza, the owner of a residence located at Block 19.06, Lot 9, 284 Luddington Avenue has been declared by the United States Department of Veteran Affairs to be 100% disabled as of October 1, 2016; and

**WHEREAS**, Luis Barraza has made application to the Tax Assessor of the City of Clifton for a property tax exemption on the subject property in accordance with the law; and

**WHEREAS**, by virtue of his disabled veteran exemption, Luis Barraza is entitled to the cancellation and partial refund of the 2016 fourth quarter taxes on the subject property of the entire 2017, 2018, 2019 and 2020 property taxes on the subject property; and

**WHEREAS**, the Municipal Council, having reviewed the facts and circumstances of the application, wishes to grant the application and hereby approves the tax exemption on the subject property as of October 1, 2016, and hereby authorizes the cancellation and partial refund of the 2016 fourth quarter property taxes in the amount of \$2,999.38 and the cancellation and refund of

the 2017 property taxes in the amount of \$11,867.28, the 2018 property taxes in the amount of \$12,000.56, the 2019 property taxes in the amount of \$12,070.59 and the 2020 property taxes in the amount of \$12,158.69 on the subject property;

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that for the reasons aforesaid, the Tax Collector and/or City Treasurer are hereby authorized and directed:

1. To refund the pro-rated portion of 2016 fourth quarter and the entire 2017, 2018, 2019 and 2020 property tax payments in the total amount of \$51,096.50 and cancel the balance of the 2021 property taxes on the subject property. and

March 2, 2021

2. To keep the subject property tax exempt for the totally disabled veteran for so long as he shall qualify for the exemption and for so long as the exemption is authorized by law based upon the facts and circumstances of this matter.

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R126-21 Resolution Authorizing the Cancellation and Refund of a Portion of the 2020 Fourth Quarter Taxes and 2021 First Quarter Taxes and the Cancellation of the 2021 Taxes for Block 49.03, Lot 10, 23 Marion Street Owned by Disabled Veteran

**RESOLUTION AUTHORIZING THE CANCELLATION AND REFUND OF A PORTION OF THE 2020 FOURTH QUARTER TAXES AND 2021 FIRST QUARTER TAXES AND THE CANCELLATION OF THE 2021 TAXES FOR BLOCK 49.03, LOT 10, 23 MARION STREET OWNED BY DISABLED VETERAN**

**WHEREAS**, the Tax assessor has confirmed that Curtis L. Breedlove, Jr., the owner of a residence located at Block 49.03, Lot 10, 23 Marrion Street has been declared by the United States Department of Veteran Affairs to be 100% disabled as of August 31, 2004 and, by virtue of the New Jersey Constitutional Amendment effective December 4, 2020, qualifies for the 100% disabled tax exemption from December 4, 2020; and

**WHEREAS**, Curtis L. Breedlove, Jr. acquired ownership to the property located at Block 49.03, Lot 10, 23 Marrion Street on or about December 23, 2019;

**WHEREAS**, Curtis L. Breedlove, Jr. has made application to the Tax Assessor of the City of Clifton for a property tax exemption on the subject property in accordance with the law; and

**WHEREAS**, by virtue of his disabled veteran exemption, Curtis L. Breedlove, Jr. is entitled to the cancellation and partial refund of the 2020 fourth quarter and 2021 first quarter property taxes on the subject property; and

**WHEREAS**, the Municipal Council, having reviewed the facts and circumstances of the application, wishes to grant the application and hereby approves the tax exemption on the subject property as of December 4, 2020, and hereby authorizes the cancellation and partial refund of the 2020 fourth quarter property taxes in the amount of \$612.27 and the cancellation and refund of the 2021 first quarter in the amount of \$2,101.75 on the subject property;

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that for the reasons aforesaid, the Tax Collector and/or City Treasurer are hereby authorized and directed:

1. To cancel and refund the pro-rated portion of 2020 fourth and the 2021 first quarter tax payments in the amount of \$2,714.02 and cancel the balance of the 2021 property taxes on the subject property. and

2. To keep the subject property tax exempt for the totally disabled veteran for so long as he shall qualify for the exemption and for so long as the exemption is authorized by law based upon the facts and circumstances of this matter.

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R127-21 Resolution Authorizing the Cancellation and Refund of a Portion of the 2020 Third and Fourth Quarter Taxes and the 2021 First Quarter Taxes for Block 3.15, Lot 7, 56 Cheever Avenue Owned by Disabled Veteran

**RESOLUTION AUTHORIZING THE CANCELLATION AND REFUND OF A PORTION OF THE 2020 THIRD AND FOURTH QUARTER TAXES AND THE 2021 FIRST QUARTER TAXES FOR BLOCK 3.15, LOT 7, 56 CHEEVER AVENUE OWNED BY DISABLED VETERAN**

**WHEREAS**, the Tax assessor has confirmed that Darren Orta, the owner of a residence located at Block 3.15, Lot 7, 56 Cheever Avenue has been declared by the United States Department of Veteran Affairs to be 100% disabled as of August 19, 2020; and

**WHEREAS**, Darren Orta has made application to the Tax Assessor of the City of Clifton for a property tax exemption on the subject property in accordance with the law; and

**WHEREAS**, by virtue of his disabled veteran exemption, Darren Orta is entitled to the cancellation and partial refund of the 2020 third and fourth quarter and 2021 first quarter property taxes on the subject property; and

**WHEREAS**, the Municipal Council, having reviewed the facts and circumstances of the application, wishes to grant the application and hereby approves the tax exemption on the subject property as of August 19, 2020, and hereby authorizes the cancellation and partial refund of the 2020 third and fourth quarter property taxes in the amount of \$2,951.94 and the 2021 first quarter property taxes in the amount of \$2,012.48 on the subject property;

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that for the reasons aforesaid, the Tax Collector and/or City Treasurer are hereby authorized and directed:

1. To cancel and refund the pro-rated portion of 2020 third and fourth quarter and the 2021 first quarter tax payments in the amount of \$4,964.42 and cancel the balance of the 2021 property taxes on the subject property. and

2. To keep the subject property tax exempt for the totally disabled veteran for so long as he shall qualify for the exemption and for so long as the exemption is authorized by law based upon the facts and circumstances of this matter.

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R128-21 Resolution Authorizing the Cancellation and Refund of a Portion of the 2020 Fourth Quarter Taxes and the 2021 First Quarter Taxes and the Cancellation of the 2021 Taxes for Block 81.13, Lot 6.01, 79 Cathedral Avenue Owned by Disabled Veteran

**RESOLUTION AUTHORIZING THE CANCELLATION AND REFUND OF A PORTION OF THE 2020 FOURTH QUARTER TAXES AND THE 2021 FIRST QUARTER TAXES AND THE CANCELLATION OF THE 2021 TAXES FOR BLOCK 81.13, LOT 6.01, 79 CATHEDRAL AVENUE OWNED BY DISABLED VETERAN**

**WHEREAS**, the Tax assessor has confirmed that Jorge A. Mendez, the owner of a residence located at Block 81.13, Lot 6.01, 79 Cathedral Avenue has been declared by the United States Department of Veteran Affairs to be 100% disabled as of November 18, 2020; and

**WHEREAS**, Jorge A. Mendez has made application to the Tax Assessor of the City of Clifton for a property tax exemption on the subject property in accordance with the law; and

**WHEREAS**, by virtue of his disabled veteran exemption, Jorge A. Mendez is entitled to the cancellation and partial refund of the 2020 fourth quarter and 2021 first quarter property taxes on the subject property; and

**WHEREAS**, the Municipal Council, having reviewed the facts and circumstances of the application, wishes to grant the application and hereby approves the tax exemption on the subject property as of November 18, 2020, and hereby authorizes the cancellation and partial refund of the 2020 fourth quarter property taxes in the amount of \$1,215.96 and the 2021 first quarter property taxes in the amount of \$2,584.46 on the subject property;

March 2, 2021

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Municipal Council of the City of Clifton, that for the reasons aforesaid, the Tax Collector and/or City Treasurer are hereby authorized and directed:

1. To cancel and refund the pro-rated portion of 2020 fourth quarter and the 2021 first quarter tax payments in the amount of \$3,800.42 and cancel the balance of the 2021 property taxes on the subject property. and

2. To keep the subject property tax exempt for the totally disabled veteran for so long as he shall qualify for the exemption and for so long as the exemption is authorized by law based upon the facts and circumstances of this matter.

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R129-21 Resolution Authorizing Execution of Cancellation of Mortgages Between City of Clifton and Christine Chrzastek; Eileen Sabin; Waleed Zeidan; William A. & Rosemarie Hobler; and Christopher J. Reh (Clifton Home Improvement Program

**RESOLUTION AUTHORIZING EXECUTION OF CANCELLATION OF MORTGAGES BETWEEN CITY OF CLIFTON AND CHRISTINE CHRZASTEK; EILEEN SABIN; WALEEN ZEIDAN; WILLIAM A. & ROSEMARIE HOBLER; AND CHRISTOPHER J. REH (CLIFTON HOME IMPROVEMENT PROGRAM)**

**WHEREAS**, on July 25, 2014, in conjunction with a CHIP grant to Christine Chrzastek, a mortgage in the amount of \$9,200.00 was given by the City of Clifton for property situated at 15 Althea Street, Clifton, New Jersey (Block 43.04, Lot 35); and

**WHEREAS**, on August 28, 2014, in conjunction with a CHIP grant to Eileen Sabin, a mortgage in the amount of \$10,000.00 was given by the City of Clifton for property situated at 60-5 Pavan Road, Clifton, New Jersey (Block 84.08, Lot 8); and

**WHEREAS**, on January 8, 2014, in conjunction with a CHIP grant to Waleed Zeidan, a mortgage in the amount of \$2,221.11 was given by the City of Clifton for property situated at 177 West 2<sup>nd</sup> Street Clifton, New Jersey (Block 9.08, Lot 2); and

**WHEREAS**, on January 30, 2014, in conjunction with a CHIP grant to William A, and Rosemarie Hobler, a mortgage in the amount of \$10,000.00 was given by the City of Clifton for property situated at 8 Meadow Lane, Clifton, New Jersey (Block 48.01, Lot 58); and

**WHEREAS**, on January 17, 2014, in conjunction with a CHIP grant to Christopher J. Reh, a mortgage in the amount of \$10,000.00 was given by the City of Clifton for property situated at 117 Livingston St., Clifton, New Jersey (Block 26.02, Lot 10); and

**WHEREAS**, the Program Director of the Clifton Home Improvement Program has advised that the aforesaid mortgages have expired;

**NOW THEREFORE BE IT RESOLVED**, by the Mayor and the Municipal Council of the City of Clifton, that the Mayor and City Clerk be and they are hereby authorized to execute Cancellation of Mortgage in a form satisfactory to the Law Department

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R130-21 Late - Resolution Proclaiming March 15-21, 2020 as National Poison Prevention Week in the City of Clifton

**RESOLUTION PROCLAIMING MARCH 15-21, 2020 AS NATIONAL POISON PREVENTION WEEK IN THE CITY OF CLIFTON**

**WHEREAS**, Congress designated the third full week in March to be National Poison Prevention Week (NPPW) in 1961 and since then this week has helped to raise national awareness of the

dangers of potentially dangerous medicines, household products and chemicals, environmental contaminants, and other substances; and

**WHEREAS**, poison centers across the country will focus the public's attention on the free, lifesaving services provided by poison centers, as well as, educating the public on ways to prevent poisoning exposures; and

**WHEREAS**, the New Jersey Poison Control Center, a division of the Department of Emergency Medicine at Rutgers New Jersey Medical School provides 24/7 expert poisoning treatment advice, drug information, and prevention education at no cost to the public through the Poison Help hotline; and

**WHEREAS**, NJ Poison Control Center's specialized medical professionals (doctors, pharmacists, and nurses) provide accessible, free, and confidential poisoning/medical treatment advice and information to all; and

**WHEREAS**, NJ Poison Control Center's services save healthcare dollars by eliminating thousands of unnecessary emergency department/room visits and results in shorter lengths of stays for patients hospitalized for poisoning; and

**WHEREAS**, NJ Poison Control Center is instrumental in the surveillance and management of poisoning exposures across the state, including the use, misuse, and abuse of; medications, legal and illicit drugs, environmental contaminants, bioterrorism agents, and common household products and chemicals; and

**WHEREAS**, NJ Poison Control Center is involved in New Jersey's efforts in homeland defense, counterterrorism, emergency preparedness and pandemic response, and biosurveillance; and

**WHEREAS**, the COVID-19 Hotline at NJ Poison Control Center, a collaboration with the NJ Department of Health, has assisted nearly 90,000 additional callers to provide up-to-date, unbiased, accurate information as well as medical guidance and links to services; and

**WHEREAS**, unintentional poisoning is the leading cause of unintentional injury death in New Jersey outnumbering deaths by motor vehicles and firearms; and

**WHEREAS**, a poison is defined as anything that can cause harm if taken in the wrong amount, in the wrong way or by the wrong person; and

**WHEREAS**, although most reported poison exposures involve children five (5) years old and younger; most poisoning deaths occur in adults aged 20 to 59; and

**WHEREAS**, overdose deaths from prescription opioids, over-the-counter medications, and illegal drugs remain at epidemic proportions for both New Jersey and the United States; and

**WHEREAS**, lead exposure and carbon monoxide (CO) poisoning remain major public health concerns; and

**WHEREAS**, poison center experts encourage the public not to guess, wait for symptoms, or waste time looking up medical information online when potential poisoning exposures occur: call 1-800-222-1222, text 973-339-0702, or chat [www.njpies.org](http://www.njpies.org); and

**WHEREAS**, all residents should save the Poison Help hotline in their cell, home, and office phones because a fast response can make all the difference in preventing serious injury and saving lives;

**NOW, THEREFORE**, the Mayor and Council of the City of Clifton do hereby proclaim the week of March 21-27, 2020 as National Poison Prevention Week in New Jersey and encourage all citizens to pledge their commitment to ensuring the safety of themselves, their families, and their community.

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R131-21 Executive Session

**RESOLUTION AUTHORIZING EXECUTIVE SESSION**

**WHEREAS**, the Municipal Council deems it essential in the furtherance of the public interest, to discuss, in closed session, as expressly permitted by N.J.S.A. 10:4-12, the following subject(s), to wit:

- CON-1 Black Prince Distillery - Contract Negotiation
- CON-2 Workers' Compensation Claim - RS (DPW)
- CON-3 Sadrakula v. City of Clifton
- CON-4 Gerry D's - Negotiations
- CON-5 Sutton, et al. v. Hoffmann-LaRoche, Inc., et al
- CON-6 Atlantic Coast Fibers, LLC - Negotiations
- CON-7 Late - Condemnation of Havre Bernard Way

**NOW, THEREFORE, BE IT RESOLVED** that the public shall be excused and excluded from that portion of the Council's meeting to be held on March 2, 2021 at which time, said subject(s) shall be discussed; and

**BE IT FURTHER RESOLVED**, that the discussion held at such closed session can be disclosed to the public on or about the time the matter is concluded.

**LICENSES**

**L-1 Chelsea at Clifton**

Resolution for Final Approval

**BE IT RESOLVED**, that the application of The Chelsea Senior Living, LLC t/a The Chelsea at Clifton, for permission to conduct a Restaurant New, for a period ending December 31, 2021 on the premises known as 782 Valley Rd., Clifton, NJ 07013 be and same is hereby approved and licenses so issued in the compliance with the approval of the Board of Health, Fire Department, Police and Zoning Officer

**L-2 7-Eleven Convenience Store**

Resolution for Final Approval

**BE IT RESOLVED**, that the application of JDC1, Inc., t/a 7-Eleven Convenience Store for permission to conduct a Caterer/Grocery/Milk - New, for a period ending December 31, 2021 on the premises known as 547 Van Houten Ave., Clifton, NJ 07013 be and same is hereby approved and licenses so issued in the compliance with the approval of the Board of Health, Fire Department, Police and Zoning Officer

**L-3 Teresa's Mini Market**

Resolution for Final Approval

**BE IT RESOLVED**, that the application of Teresa's Mini Market, LLC for permission to conduct a Caterer/Grocery/Milk – Continued Use, for a period ending December 31, 2021 on the premises known as 313 Lakeview Ave., Clifton, NJ 07011 be and same is hereby approved and licenses so issued in the compliance with the approval of the Board of Health, Fire Department, Police and Zoning Officer

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March 2, 2021

A Motion was made by Councilman Eagler, seconded by Councilwoman Murphy and passed on roll call vote to return to Executive Session.

(7-0-0-0) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, Councilwoman Sadrakula and Mayor Anzaldi voted aye.

**ADJOURNMENT**

Upon motion made by Councilman Gibson, seconded by Councilwoman Murphy and passed on roll call vote, the meeting was adjourned at 9:44 p.m.

(6-0-0-1) Councilman Eagler, Councilman Gibson, Councilman Grabowski, Councilwoman Murphy, Councilwoman Pino, and Mayor Anzaldi voted aye. Councilman Sadrakula was absent.

Respectfully Submitted,

Nancy Ferrigno  
City Clerk

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James Anzaldi, Mayor