



BOROUGH OF FAIR LAWN  
MAYOR AND COUNCIL MEETING  
**MINUTES**

**COUNCIL MEETING MINUTES OF DECEMBER 13, 2022**

Mayor Peluso called the meeting to order at 7:32 p.m.

In accordance with the Open Public Meetings Act, adequate notice of this meeting, giving the time, date and information for accessing this public meeting, was sent to 'The Record' on March 2, 2022, was posted on the bulletin board located on the 1<sup>st</sup> floor of the Municipal Building, was filed in the Office of the Municipal Clerk, and was posted on the Borough's website.

**PRESENT:** Mayor Peluso, Deputy Mayor Cutrone, Deputy Mayor of Community Affairs Krause, Councilmember Rottenstrich and Councilmember Reinitz.

**ALSO PRESENT:** Manager Van Kruingen, Attorney Verrone and Municipal Clerk Magarelli.

**FLAG SALUTE**

Junior Mayor Madison Dechiaro asked everyone to rise for the flag salute.

**STATE OF NEW JERSEY – VALUE OUR VETERANS DESIGNATION**

Veterans Affairs Director Ashlee Luther spoke about the Borough of Fair Lawn's dedication to Veterans. She then presented the NJ Governor and Department of Military & Veteran Affairs Award titled, "We Value our Veterans", to the Mayor and Council. She asked the Veterans in attendance to stand and be recognized.

**PROCLAMATIONS**

Mayor Peluso read and presented a proclamation for Nia Vora Day in recognition of raising money by selling bracelets for the Santucci Family Fund Raiser. She was also presented a Certificate of Award for the Good Deeds program on behalf of Chief Cauwels and the Police Department.

Mayor Peluso read and presented a proclamation for Junior Mayor Madison Dechiaro Day.

**MAIN STREET MINUTE**

Ryan Greff gave an update on the various programs the Fair Lawn EDC has been offering. He explained that the River Road Improvement Corporation and the Broadway Improvement Corporation have voted to appoint the Main Street Program as the administrative agent of the two special improvement districts.

**COUNCIL COMMENTS**Councilmember Reinitz

He thanked the veterans for all they do for the town. He congratulated Ashley Luther for being named a District 5 Home Town Hero by Congressman Gottheimer. He congratulated the Junior Mayor Madison Dechiaro. He thanked Manager Van Kruijning and his staff for another great Holiday Parade and Winter Wonderland. Wreaths Across America is Saturday at noon at Borough Hall.

He thanked the Community Police Department for all they've done for the Santucci Family.

Councilmember Rottenstrich

She congratulated Junior Mayor Madison Dechiaro. She also congratulated the EDC for being named a finalist in the NJ Business of the Year Awards. She encouraged everyone in our community to support our local businesses.

She thanked Manager Van Kruijning for the Parade of Lights event. She looks forward to the lighting of the Menorah. She congratulated Ashley Luther as being named District Five Home Town Hero. It is our responsibility to honor our veterans and fight against the hate and forces that divides us. During the season of light, let us all be the light. She wishes everyone a Happy Hanukkah, Happy Kwanza, Merry Christmas and a Happy and Healthy New Year.

Deputy Mayor of Community Affairs Krause

He congratulated Junior Mayor Madison Dechiaro and he thanked everyone who came from Lyncrest School.

He thanked the Community Police Department for all they've done for the Santucci family. He also thanked Nia for the bracelets.

He congratulated Ashley Luther for being named District Five Home Town Hero. He thanked Manager Van Kruijning and everyone who was involved for the Holiday Lighting Parade. It seems to get better and better every year.

He congratulated everyone who was involved with the Main Street initiative. River Road IC and BIC has really progressed and it is nice to see how everything is coming together.

He feels that we are really fortunate on how many people choose to open businesses in Fair Lawn and how the community supports them.

He congratulated the Fair Lawn Junior Wrestlers that took 3<sup>rd</sup> place in the Montville Duals Tournament.

#### Deputy Mayor Cutrone

She congratulated Ashley Luther for being named District Five Home Town Hero and the Veteran's Affairs council for all their dedication. She thanked Nia for her selfless actions in raising money for the Santucci Family. She congratulated Junior Mayor Madison Dechiaro on being here tonight and for her election.

She thanked Chamber of Commerce and our UC for a successful Small Business Saturday. She encourages residents to support the businesses in town.

She thanked Manager Van Kruijning and Wendy Alvarez for the Parade of Lights event.

Holiday lights competition is being hosted by the Fair Lawn for All Ages.

Community Relations Advisory Committee is hosting a program called Fair Lawn remembers the Holocaust on January 26<sup>th</sup> at 7 pm in the Fair Lawn High School Auditorium.

She thanked her council colleagues for all their hard work this year. She also thanked all the residents that volunteer for Fair Lawn.

#### Mayor Peluso

He spoke about how he served jury duty recently and wanted to emphasize how important it is for people to serve jury duty.

He congratulated Ashlee Luther for being named District Five Home Town Hero. He thanked Manager Van Kruijning and everyone who volunteered for the Parade of Lights. He thanked Manager Van Kruijning and the CFO for getting everything ready for the Finance Committee to start reviewing.

He sent condolences to the family of Ed Grzesiak, who passed away recently. He thanked Fair Lawn TV volunteers for all their hard work. He encourages everyone to shop local to support the local businesses. He thanked everyone from Lyncrest School who is attending this meeting.

#### Junior Mayor Madison Dechiaro

She thanked the Mayor and Council for having her as Junior Mayor.

She spoke about how she loves to play outside with the other children but she is nervous about the speeding cars coming down her block. She asked if a speed bump can be put in on her street to stop the cars.

Mayor Peluso said that they allocated funding to put those speed bumps up.

#### **RESOLUTION 391-2022**

RESOLUTION APPROVING AND AUTHORIZING AMENDMENTS TO VARIOUS AGREEMENTS BETWEEN THE BOROUGH OF FAIR LAWN AND BERGEN COUNTY UNITED WAY/MADELINE HOUSING PARTNERS, LLC FOR BOROUGH PROPERTY LOCATED AT 9-10 CAMPBELL ROAD, ALSO KNOWN AS BLOCK 5709.1, LOT 2.01 FOR A SPECIAL NEEDS HOUSING PROJECT

Representatives from Bergen United Way addressed the Governing Body about the project.

Motion to open the meeting to public hearing on Resolution 391-2022 only was moved by Deputy Mayor of Community Affairs Krause, seconded by Councilmember Reinitz and carried unanimously.

Pamela Coles 13-34 George Street thanked the Council for moving this project forward.

There being no more comments from the public, upon motion by Councilmember Rottenstrich and a second by Deputy Mayor Cutrone, the time for public comments was unanimously closed

Motion to pass Resolution 391-2022 was moved by Deputy Mayor Cutrone, seconded by Deputy Mayor of Community Affairs Krause and carried by a roll call vote of 5-0.

#### **ORDINANCE ON SECOND READING**

##### **ORD. #2642-2022**

AN ORDINANCE TO AMEND CHAPTER 170, PROPERTY MAINTENANCE, ARTICLE I, PROPERTY MAINTENANCE STANDARDS, OF THE CODE OF THE BOROUGH OF FAIR LAWN 2000

Motion to open the meeting to public comments on Ordinance No. 2642-2022 only was moved by Councilmember Reinitz, seconded by Deputy Mayor of Community Affairs Krause and carried unanimously.

Pamela Coles 13-34 George Street asked what was being amended in this ordinance. Manager Van Kruijning replied that basketball hoops will not be allowed to obstruct or partially obstruct the sidewalks.

Seeing no more requests for comment, Mayor Peluso asked for a motion to close the meeting to comments from the public on this ordinance only.

Motion to close the meeting to public comments on Ordinance No. 2642-2022 only was moved by Deputy Mayor Cutrone, seconded by Deputy Mayor of Community Affairs Krause and carried unanimously.

Motion to adopt Ordinance No. 2642-2022 on second and final reading was moved by Councilmember Reinitz, seconded by Deputy Mayor of Community Affairs Krause and carried by a roll call vote of 5-0.

**ORD. #2643-2022**

AN ORDINANCE AMENDING CHAPTER 62, ANIMALS, ARTICLE VI, ENTITLED, "REGULATIONS GOVERNING THE KEEPING OF FOWL," OF THE REVISED GENERAL ORDINANCES OF THE BOROUGH OF FAIR LAWN 2000

Motion to open the meeting to public comments on Ordinance No. 2643-2022 only was moved by Deputy Mayor Cutrone, seconded by Deputy Mayor of Community Affairs Krause and carried unanimously.

Donna Taylor 5-19 Hazel Place she asked them to reconsider taking away the 12 foot regulation because in their situation the coop would be literally at her back door. The health department seems to be approving the coop even though it doesn't fit. Councilmember Reinitz explained that he was shocked by the response from the health department because they worked so hard on this ordinance so that these coops would be further away from the homes. He said that if the coop doesn't fit it shouldn't be allowed. He believes going forward this ordinance will be enforced and the Manager Van Kruijning will look into it. Deputy Mayor Cutrone echoed his comments and that the ordinances have to be executed. She is supporting this change because it is supposed to move the coop closer to the owner's home and further away from the neighbor. This is a unique situation and has to be looked into. Deputy Mayor of Community Affairs Krause said that the ordinance should cover all the different scenarios and the problem here is the enforcement of the ordinance.

Max Khaskin 16-10 Hunter Place asked if they are working on the setback for this ordinance. Mayor Peluso explained this was just for the setback.

Seeing no more requests for comment, Mayor Peluso asked for a motion to close the meeting to comments from the public on this ordinance only.

Motion to close the meeting to public comments on Ordinance No. 2643-2022 only was moved by Deputy Mayor Cutrone, seconded by Deputy Mayor of Community Affairs Krause and carried unanimously.

Motion to adopt Ordinance No. 2643-2022 on second and final reading was moved by Deputy Mayor Cutrone, seconded by Councilmember Rottenstrich and carried by a roll call vote of 5-0.

**ORD. #2644-2022**

AN ORDINANCE OF THE BOROUGH OF FAIR LAWN ADOPTING A REDEVELOPMENT PLAN FOR PROPERTY KNOWN AS BLOCK 4903, LOT 2 LOCATED AT 22-11 ROUTE 208,

ALSO KNOWN AS THE FORMER NABISCO SITE, PURSUANT TO N.J.S.A. 40A:12A-1 ET SEQ.

Motion to open the meeting to public comments on Ordinance No. 2644-2022 only was moved by Deputy Mayor of Community Affairs Krause, seconded by Deputy Mayor Cutrone and carried unanimously.

Pamela Coles 13-34 George Street asked if this included residential. Mayor Peluso explained this has no residential.

Seeing no more requests for comment, Mayor Peluso asked for a motion to close the meeting to comments from the public on this ordinance only.

Motion to close the meeting to public comments on Ordinance No. 2644-2022 only was moved by Councilmember Reinitz, seconded by Deputy Mayor Cutrone and carried unanimously.

Motion to adopt Ordinance No. 2644-2022 on second and final reading was moved by Deputy Mayor of Community Affairs Krause, seconded by Councilmember Reinitz and carried by a roll call vote of 5-0.

**PUBLIC COMMENTS ON CONSENT AGENDA 16-2022 ITEMS ONLY**

Motion to open the meeting to public comments on Consent Agenda 16-2022 items only was moved by Deputy Mayor Cutrone, seconded by Deputy Mayor of Community Affairs Krause and carried unanimously.

There being no comments from the public, upon motion by Councilmember Reinitz and a second by Deputy Mayor of Community Affairs Krause, the time for public comments was unanimously closed

**RESOLUTIONS BY CONSENT 16-2022**

Municipal Clerk Magarelli read the Resolutions by Consent statement.

Upon motion by Deputy Mayor of Councilmember Rottenstrich and a second by Deputy Mayor Cutrone, Consent Agenda #16-2022 containing the following items was carried by a roll call vote of 5-0.

<b>RESO #</b>	<b>RESOLUTION TITLE</b>
366-2022	Resolution adopting Borough Council meeting dates for Calendar Year 2023
367-2022	Resolution approving Meeting Minutes
368-2022	Resolution appointing member of Green Team Advisory Committee
369-2022	Resolution appointing member of Community Relations Advisory Committee

- 370-2022 Resolution authorizing 2023 Massage Licenses
- 371-2022 Authorizing Transfer of Funds
- 372-2022 Resolution Requesting the cancellation of 2022 Water Utility Budget Appropriations
- 373-2022 Resolution Renewing the Dental Benefits Program for Eligible Employees and Their Covered Dependents with Delta Dental of New Jersey, Inc
- 374-2022 Resolution authorizing a Shared Services Extension Agreement with the Fair Lawn Board of Education for Vehicle Maintenance Services
- 375-2022 Resolution authorizing a Shared Services Extension Agreement with the Northwest Bergen County Utilities Authority to Provide Sanitary Sewer Jetting Services
- 376-2022 Resolution authorizing a Shared Services Extension Agreement with the Northwest Bergen County Utilities Authority to Provide TV Sewer Inspection Services
- 377-2022 Resolution Conditionally Designating Radburn Station Developers, LLC as Redeveloper for property located at 21-01 Through 22-23 Fair Lawn Avenue and 14-16 Plaza Road, also known as Block 3726, Lots 2, 3, 5.01, 5 And 6, located in an area in need of redevelopment for development of a mixed-use project
- 378-2022 Resolution authorizing the application of a Bergen County Community Development Grant for Senior Center Improvements
- 379-2022 Resolution authorizing the application of a New Jersey Department of Community Affairs Local Recreation Improvement Grant for improvement to Memorial Pool
- 380-2022 Resolution Authorizing Purchase of Miscellaneous Meter Parts from Rio Supply Inc. under North Jersey Wastewater Cooperative Contract #B270-11
- 381-2022 Resolution authorizing the purchase of police vehicle equipment and accessories from Elite Vehicle Solutions under New Jersey State Cooperative Contract #17-FLEET-00749.
- 382-2022 Resolution authorizing the execution of a contract with Waste Management of New Jersey for the marketing of recyclable materials
- 383-2022 Resolution authorizing a one-year contract extension to Dorsey & Semrau, LLC for the provision of Conflict Legal Counsel Services
- 384-2022 Resolution authorizing installation of Fair Lawn concession stand from Joseph M. Sanzari Inc. under Bergen County Cooperative Contract #BC-BID 19-71
- 385-2022 Resolution authorizing the purchase of various signs for Fair Lawn parks and fields by KC Sign and Awning under ESCNJ Cooperative Contract #21/22-26
- 386-2022 Resolution authorizing the purchase of mobile radios and accessories with installation from Motorola Solutions, Inc. under New Jersey state Cooperative Contract #83909

- 387-2022 Resolution authorizing the purchase of radio backup equipment for the Police Department repeater from Gold Type Business Machines under New Jersey State Contract #83923
- 388-2022 Resolution authorizing purchases of goods or services under various State Cooperative Contracts
- 389-2022 Resolution authorizing purchases of goods or services under various County Cooperative Contracts
- 390-2022 Resolution rejecting bid received from Garden State Laboratories, Inc. on December 1, 2022 for Various Water Analyses

### **NEW BUSINESS**

Municipal Clerk Magarelli asked if there was any information on who would be doing the Invocations for the Reorganization Meeting. Mayor Peluso replied that he has that information and will forward it over to him.

Mayor Peluso requested changing the Budget Meeting dates to January 25<sup>th</sup> and February 21<sup>st</sup>.

Manager Van Kruijning verified that these dates are good for the CFO.

There was a unanimous consensus to move the Budget Meeting dates to Wednesday January 25<sup>th</sup> and Tuesday, February 21<sup>st</sup>.

Councilmember Rottenstrich added that she will be bringing in information on another area in need of redevelopment to the next work session.

### **PUBLIC COMMENTS**

Motion to open the meeting to public comments was moved by Deputy Mayor of Community Affairs Krause, seconded by Councilmember Reinitz and carried unanimously.

Pamela Coles 13-34 George Street mentioned that there is a park on Saddle River Road that may be used for the outdoor venue for poetry and such. Councilmember Rottenstrich explained that they are currently working on a peace park on Plaza Road. Mayor Peluso explained that they use open space funding for this.

There being no more comments from the public, upon motion by Councilmember Reinitz and a second by Councilmember Rottenstrich, the time for public comments was unanimously closed

### **EXECUTIVE CLOSED SESSION – RESOLUTION 392-2022**

Upon motion by Councilmember Reinitz and a second by Deputy Mayor of Community Affairs Krause, Resolution 392-2022 was carried by a roll call vote of 5-0 at 8:57 p.m.



1. Pending or anticipated litigation or contract negotiation, other than collective bargaining agreements, in which the public body is or may become a party, or matters falling within the attorney-client privilege;
2. Collective bargaining agreements, including proposed terms and conditions and negotiations;
3. Personnel matters pursuant to N.J.S.A. 10:4-12b(8);

**RECONVENE PUBLIC SESSION**

Upon motion by Deputy Mayor of Community Affairs Krause and a second by Councilmember Reinitz it was unanimously agreed to reconvene the Regular Session at 9:27 p.m.

**ADJOURNMENT**

Upon motion by Deputy Mayor of Community Affairs Krause and a second by Councilmember Rottenstrich, the meeting was adjourned at 9:28 p.m.

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***The within minutes were duly approved by the Borough Council at their meeting of February 28, 2023, under Resolution 110-2023.***

Respectfully submitted,



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Nicholas J. Magarelli, RMC  
Municipal Clerk

The undersigned has read and approves the foregoing minutes.



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Mayor Kurt Peluso