

## Borough of Roselle Park Meeting of June 4, 2015

Attendee Name	Organization	Title	Status	Arrived
Charlene Storey	Borough of Roselle Park	Councilwoman	P	7:00 PM
Ryan Kelly	Borough of Roselle Park	Councilman	P	7:00 PM
Gino Elmarassy	Borough of Roselle Park	Councilman	P	7:00 PM
Eugene Meola	Borough of Roselle Park	Councilman	P	7:00 PM
Joseph Petrosky	Borough of Roselle Park	Councilman	P	7:00 PM
Richard Templeton	Borough of Roselle Park	Councilman	P	7:00 PM
Carl Hokanson	Borough of Roselle Park	Mayor	P	7:00 PM

Mayor Hokanson called the meeting to order at 7:00 p.m. and said it is being held in accordance with the Open Public Meetings Act and adequate notice of this meeting has been provided as required by law.

All contracts awarded by Mayor and Council must comply with the affirmative action requirements of P.L. 1975, C.172. (NJAC 17:27).

As required by the Fire Prevention Code, he indicated the fire exits and the procedure to be followed in case of fire.

Borough Clerk Cali read a short prayer followed by the Pledge of Allegiance.

### COMMUNICATIONS

Councilwoman Storey moved the following communications; seconded by Councilman Elmarassy, all members present voting Aye, said motion was adopted.

- Request from the residents of the 500 block of Spruce Street to hold a Block Party on Saturday, June 13, 2015 from 12 Noon until 8:00 p.m.
- Request from the residents of the 500 block of Amsterdam and Ashwood Avenues to hold a Block Party on Saturday, July 4, 2015 from 10:00 a.m. until 10:00 p.m.
- Request from the residents of the 200 block of Charlotte Terrace (between East Grant and Madison Avenues) to hold a Block Party on Saturday, July 25, 2015 from 12 Noon until 8:00 p.m.
- Request from the residents of Grove Street to hold a Block Party on Saturday, June 27, 2015 from 2:00 p.m. until 7:00 p.m.

### CERTIFICATES/PROCLAMATIONS

- Norte Auto Body

### REPORTS OF STANDING COMMITTEES AND OTHER MAYOR AND COUNCIL COMMITTEES

### Councilman Meola

- Congratulated everyone who helped with the Memorial Day Parade.
- May 30<sup>th</sup> attended the Car Wash at Roselle Park High School.
- Attended the Clean Communities Clean Up at Gazebo Park.
- Attended the Historical Society Brunch.
- Congratulated Councilman Elmarassy and his wife on the birth of his baby.

### Councilman Petrosky

- Expressed his condolences to the Baker, Miciek and Divine Families.
- Attended the Memorial Day Parade and the town wide picnic.
- Attended a function at the American Legion.
- Would like to present a certificate to John Clarke, who was the Grand Marshall at the Memorial Day Parade.
- St. Anthony's Feast begins this evening.
- Thanked the poll workers and the voters who came out on Election Day.
- Attended the Dad's Club Sports Dinner on Tuesday.
- Can be reached at 908-666-7821 or at [jpetrosky@rosellepark.net](mailto:jpetrosky@rosellepark.net).

### Councilman Kelly

- Spoke about the networking company "Public Stuff"; still working with them to come in for a presentation.

### Councilman Elmarassy

- Thanked all for their good wishes on the birth of his child.
- Thanked all who attended the Memorial Day Parade.
- St. Anthony's Feast begins this evening.

### Councilman Templeton

- Attended the Memorial Day Parade.
- May 30<sup>th</sup> attended the Clean Communities Clean Up.
- Thanked all voters and poll workers from coming out on Election Day.

### Councilwoman Storey

- Thanked Rupen Shah for putting together the Memorial Day Parade; everything was great.
- Attended the meeting of the Friends of the Library on May 29<sup>th</sup>.
- Thanked Sean Ryan for his design of the Library lawn.
- Attended the Historical Society Brunch with the Mayor.

- Saturday from 10:00 a.m. to 1:00 p.m. there will be a D-day presentation at the Roselle Park Museum.
- Attended the Casano Center Meeting.
- Met with the firefighters; thanked them for their help with the house fire in Elizabeth.

#### REPORTS AND RECOMMENDATIONS OF MAYOR

- May 23<sup>rd</sup> attended the collection at the First Aid Squad for homeless veterans.
- There was a great turn out at the Memorial Day Parade; the parade was fantastic.
- Thanked Mr. Shah for his work and Mr. Vigliotti for singing.
- Thanked all who volunteered and participated.
- Attended a function at the American Legion.
- May 30<sup>th</sup> attended the Historical Society Brunch.
- Attended the Car Wash at Roselle Park High School.
- Thanked Dan Petrosky and committee for planting at the Casano Center.
- Attended the Concerned Citizens Meeting.
- June 1<sup>st</sup> attended the Historical Society Meeting.
- The St. Anthony's Feast begins this evening and will run through Sunday.
- Saturday from 10:00 a.m. to 1:00 p.m. there will be a D-day presentation at the Roselle Park Museum.
- June 20<sup>th</sup> will be the first Car Show this year at Mike Mauri Park.
- June 29<sup>th</sup> will be his second "Meet & Greet" at Costa's from 6:00 p.m. to 8:00 p.m.
- For 2015 there have been 54 tax appeals.
- Andrew Casais has put together a collection for the Division of Recreation to collect old soccer equipment to be sent overseas.
- Mayor Hokanson said the best way to contact him is by phone at 908-241-2642 or 908-666-7817.
- Can also be reached by email at [chokanson@rosellepark.net](mailto:chokanson@rosellepark.net).

#### Paul Morrison – Police Chief

- The Police Department has conducted a vehicle inspection detail with the Division of Motor Vehicles.
- Wants to make residents aware of a phone scam pertaining to the IRS.
- The IRS does not make phone calls for information.
- Thanked the Mayor for attending the Rail Safe Meeting at the High School.
- Congratulated Mayor Hokanson on his son's graduation from the Union County Police Academy.
- Congratulated Councilman Elmarassy on the birth of his child.

#### Joe Signorello – Fire Chief

- The Firemen's Memorial Service in May was well attended.
- The Memorial Day Parade was also well attended.

- The Fire Commissioner attended the Live Burn training session; looking to improve the academy programs.
- Commended the Fire Department on their help with the house fire in Elizabeth at which there was a fatality.

Councilman Elmarassy brought up the concern of a resident regarding a bright light that is focused on her home.

- Chief Signorello said he has checked it two times; it is on a corner on Seaton Avenue facing Cascio's Tavern and the house next door.
- It is paid for by Mr. Cascio.
- Said it may have recently been changed from an older light and now is much brighter.
- It is not the Borough's light.
- There may be a hydrant marker on the hydrant on the corner of East Grant Avenue and Union Road.

#### Rupen Shah – Administrative Assistant

- Reported on events at the Casano Center.
- Thanked Mayor and Council for their help at the picnic.
- There was a trip to the Sands Casino.
- Thanked the committees for the planting of flowers at the Center.
- Working on planning the fireworks.
- The Senior Picnic will be held July 15<sup>th</sup>.
- Thanked Mr. Hahn for the donation of the piano to the Center.
- Spoke about the new Facebook page.

#### REPORTS OF DEPARTMENTS

Councilwoman Storey moved to approve the following reports; seconded by Councilman Elmarassy, all members present voting Aye, said motion was adopted.

- Construction Code Enforcement Department Report for June 2015
- Engineer Report for June 2, 2015

#### PUBLIC COMMENT

Councilwoman Storey moved to open the public comment portion of the meeting; seconded by Councilman Elmarassy and adopted.

#### Joseph DeIorio, 824 Larch Street

- Gave an update on Operation Graduation activities.
- Thanked all the sponsors for their donations.
- Will be asking the Board of Education for use of a bus.

- So far they have collection \$1,950.00.
- Permission slips have just gone out.
- Presented a list of activities to Mayor and Council.
- Spoke about the Hold Harmless Agreement.
- For information, the email address is [rosellepark247.org](mailto:rosellepark247.org) and click on Operation Graduation.

Jacob Magiera, 612 Sheridan Avenue

- Thanked Dave from Donato's Florist for the donation of the yellow ribbons.
- Has a company name Cream Ridge ever worked for the Borough.
- Is there an update on senior housing.
- Spoke about the poor condition of Charles Street.
- How much is the cost of the tax appeals.
- Have State appeals been resolved.
- How many of the lights in town that are being replaced have been relit.

Saul Qersdyn, 150 Berwyn Street

- Spoke about the upcoming Roselle Park Restaurant Week, which will be from the June 21<sup>st</sup> to June 27<sup>th</sup>.
- Paintings from students will be featured in the restaurants.
- Asked about the maintenance of a property on Union Road and Grant Avenue.
- Asked if they are still using the ordinance to maintain properties.
- There is a resolution for tax abatement for senior housing; is an ordinance different.

There being no one else wishing to speak, Councilwoman Storey moved to close the public portion seconded by Councilman Elmarassy and adopted.

REPORT OF STANDING COMMITTEES AND OTHER MAYOR AND COUNCIL COMMITTEES (Continued)

Ken Blum – Chief Financial Officer

- Sewer bills were mailed out.
- They are due July 1<sup>st</sup> with a 10 day grace period.

Tom Solfaro – Borough Engineer

- Neglia is working with the NJDEP to close out the remediation case files for 20 Charles Street.
- Second testing was the week of April 27<sup>th</sup>; samples again demonstrated levels below NJDEP Groundwater Quality Criteria.

- Reported on the Fire Alarm System for the Municipal Building and the Police Department.

Richard Huxford – Borough Attorney

- There were seven matters for Closed Session at the last meeting.
- Potential Litigation – First Aid Squad was unresolved.
- Ongoing Litigation – Heart of Worship Church was unresolved.
- Potential Litigation – SID was resolved.
- Potential Litigation – Gottschalk vs. Roselle Park was not resolved.
- Personnel – Construction Department was not resolved.
- Potential Litigation – Romerovski was not resolved.
- Contract Negotiation – Senior Housing was not resolved.
- There are ten matters for Closed Session this evening.

MINUTES TO BE APPROVED, PENDING ANY CORRECTIONS

Councilwoman Storey moved to approve the following minutes; seconded by Councilman Elmarassy.

- Regular Meeting of May 21, 2015

<input type="checkbox"/> Vote Record – Minutes of May 21, 2015		Yes/Aye	No/Nay	Abstain	Absent
<input checked="" type="checkbox"/>	Adopted	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Adopted as Amended	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Defeated	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Tabled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Withdrawn	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Storey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Kelly	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Elmarassy	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Meola	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Petrosky	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Templeton	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Hokanson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

MOTION BILLS & PAYROLLS BE NOT READ

MOTION BILLS & PAYROLLS BE PASSED FOR PAYMENT

Councilwoman Storey moved that bills and payrolls be not read and passed for payment; seconded by Councilman Elmarassy, all members present voting Aye, said motion was adopted.

RESOLUTIONS

The following resolutions listed on Consent Agenda were offered by Councilwoman Storey; seconded by Councilman Elmarassy.

RESOLUTION NO. 157-15

TAX ABATEMENT RESOLUTION

WHEREAS, Roselle Park Senior Residence, LP (hereinafter referred to as the "Sponsor") proposes to construct an affordable rental housing development for seniors consisting of 60 units in a single building (hereinafter referred to as the "Project") pursuant to the provisions of the New Jersey Housing and Mortgage Finance Agency Law of 1983, as amended (N.J.S.A. 55:14K-1 et seq.), the rules promulgated thereunder at N.J.A.C. 5:80-1 et seq., and all applicable guidelines (the foregoing hereinafter referred to as the "HMFA Requirements") within the municipality of Roselle Park (hereinafter referred to as the "Municipality") on a site described as Lot 1, Block 506 as shown on the Official Assessment Map of the Borough of Roselle Park, Union County and commonly known as 180 West Webster Avenue, Roselle Park, New Jersey, 07204; and

WHEREAS, the Project will be subject to the HMFA Requirements and the mortgage and other loan documents executed between the Sponsor and the New Jersey Housing and Mortgage Finance Agency (hereinafter referred to as the "Agency"); and

WHEREAS, the Project will be subject to requirements of the New Jersey Department of Community Affairs (hereinafter referred to as the "Department of Community Affairs"), Neighborhood Preservation Balanced Housing Program in accordance with N.J.S.A. 52:27D-320 and applicable rules promulgated thereunder at N.J.A.C. 5:43-1.1 et seq., and the mortgage and other loan documents executed between the Sponsor and the Commissioner of the Department of Community Affairs; and

WHEREAS, pursuant to the HMFA Requirements, the governing body of the Municipality hereby determines that there is a need for this housing project in the Municipality; and

WHEREAS, the Sponsor has presented to the Municipal Council a revenue projection for the Project which sets forth the anticipated revenue to be received by the Sponsor from the operation of the Project as estimated by the Sponsor and the Agency, a copy of which is attached hereto and made a part hereof as Exhibit A.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Borough of Roselle Park (the "Council") that:

- (1) The Council finds and determines that the proposed Project will meet or meets an existing housing need;
- (2) The Council does hereby adopt the within Resolution and makes the determination and findings herein contained by virtue of, pursuant to, and in the conformity with the provisions of the HMFA Requirements with the intent and purpose that the Agency shall rely thereon in making a mortgage loan to the Sponsor, which shall construct, own and operate the Project; and
- (3) The Council does hereby adopt the within Resolution with the further intent and purpose that from the date of execution of the Agency mortgage, the proposed Project, including both the land and improvements thereon, will be exempt from real property taxation as provided in the HMFA Requirements, provided that payments in lieu of taxes for municipal services supplied to the Project are made to the municipality in such amounts and manner set forth in the Agreement for Payments in Lieu of Taxes attached hereto as Exhibit "B"; and

(4) The Council hereby authorizes and directs the Mayor of the Borough of Roselle Park to execute, on behalf of the municipality, the Agreement for Payments in Lieu of Taxes in substantially the form annexed hereto as Exhibit "B"; and

(5) The Council understands and agrees that the revenue projections set forth in Exhibit "A" are estimates and that the actual payments in lieu of taxes to be paid by the Sponsor to the municipality shall be determined pursuant to the Agreement for Payments in Lieu of Taxes executed between the Sponsor and Municipality.

Exhibit A

Projected Annual Gross Rents		\$510,106
Proforma Vacancy at 5%		(\$35,707)
Less Owner-Paid Utilities		(\$79,500)
Basis for PILOT payment		\$394,899
Commercial (Laundry) Income		\$4,500
Payment in Lieu Percentage - Residential	6.28%	\$24,799
Payment Lieu Percentage – Commercial	15.00%	\$675
Annual Projected PILOT payment		\$24,474

PILOT AGREEMENT - NJHMFA  
FORM OF  
AGREEMENT FOR PAYMENT IN LIEU OF TAXES

THIS AGREEMENT, made this \_\_\_\_\_ day of \_\_\_\_\_, 2015, between Roselle Park Senior Residence, LP, having an office at 590 North 7<sup>th</sup> Street (c/o Domus Corporation), Newark NJ 07107 (hereinafter the "Sponsor") and the Borough of Roselle Park, a municipal corporation in the County of Union and State of New Jersey (hereinafter the "Municipality").

WITNESSETH

In consideration of the mutual covenants herein contained and for other good and valuable consideration, it is mutually covenanted and agreed as follows:

1. This Agreement is made pursuant to the authority contained in Section 37 of the New Jersey Housing and Mortgage Finance Agency Law of 1983 (N.J.S.A. 55:14K-1 et seq.) (hereinafter "HMFA Law") and a Resolution of the Council of the Municipality dated \_\_\_\_\_, 2013, (the "Resolution") and with the approval of the New Jersey Housing and Mortgage Finance Agency (hereinafter the "Agency"), as required by N.J.S.A. 55:14K-37.
2. The Project is or will be situated on that parcel of land designated as Block 506, Lot 1 as shown on the Official Assessment Map of the Borough of Roselle Park, and more commonly referred to as 180 West Webster Avenue, Roselle Park, New Jersey 07204.
3. As of the date the Sponsor executes a first mortgage upon the Project in favor of the Agency (hereinafter referred to as the "Agency Mortgage"), the land and improvements comprising the Project shall be exempt from real property taxes, provided that the Sponsor shall make payments in lieu of taxes to the Municipality as provided hereinafter. The exemption of the Project from real property taxation and the sponsor's obligation to make payments in lieu of taxes shall not extend beyond the date on which the Agency

Mortgage is paid in full, which, according to the HMFA Law, may not exceed fifty (50) years.

4. (a) For projects receiving construction and permanent financing from the Agency, the Sponsor shall make payment to the Municipality of an annual service charge in lieu of taxes in such amount as follows:
    - (1) From the date of the execution of the Agency Mortgage until the date of Substantial Completion of the Project, the Sponsor shall make payment to the Municipality in the amount equal to the current real estate taxes (pursuant to the HMFA Law, the annual amount may not exceed the amount of taxes due on the property for the year preceding the recording of the Agency Mortgage). As used herein, "Substantial Completion" means the date upon which the Municipality issues the Certificate of Occupancy for all of the units in the Project.
    - (2) From the date of Substantial Completion of the Project and for the remaining term of the NJHMFA Mortgage, the Sponsor shall make payment to the Municipality in an amount equal to 6.28 percent of Project Revenues.
  - (b) For Projects receiving permanent financing only from the Agency, the Sponsor shall make payment to the Municipality in an amount equal to 6.28 percent of Project Revenues from the date of the Agency Mortgage and for the remaining term of the Agency Mortgage.
  - (c) As used herein, "Project Revenues" means the total annual gross rental or carrying charge or other income of the Sponsor from the Project less the costs of utilities furnished by the Project, which shall include the costs of gas, electricity, heating fuel, water supplied, and sewage charges, and less vacancies if any. Project Revenues shall not include any rental subsidy contributions received from any federal or state program.
  - (d) The amount of payment in lieu of taxes to be paid pursuant to paragraphs (a) or (b) and (c) above is calculated in Exhibit "A" attached hereto. It is expressly understood and agreed that the revenue projections provided to the Municipality as set forth in Exhibit "A" and as part of the Sponsor's application for an agreement for payments in lieu of taxes are estimates only. The actual payments in lieu of taxes to be paid by the Sponsor shall be determined pursuant to Section 5 below.
5. (a) Payments by the Sponsor shall be made on a quarterly basis in accordance with bills issued by the Tax Collector of the Municipality in the same manner and on the same dates as real estate taxes are paid to the Municipality and shall be based upon Project Revenues of the previous quarter. No later than three (3) months following the end of the first fiscal year of operation after (i) the date of Substantial Completion (for projects receiving construction and permanent financing) or (ii) the date of the Agency Mortgage (for projects receiving permanent financing only) and each year thereafter that this Agreement remains in effect, the Sponsor shall submit to the Municipality a certified, audited financial statement of the operation of the Project (the "Audit"), setting forth the Project Revenues and the total payments in lieu of taxes due to the Municipality calculated at 6.28 percent of Project Revenues as set forth in the Audit (the "Audit Amount"). The Sponsor simultaneously shall pay the difference, if any, between (i) the Audit Amount and (ii) payments made by the Sponsor to the Municipality for the preceding fiscal year. The Municipality may accept any such payment without prejudice to its right to challenge the amount due. In the event that the payments made by the

Sponsor for any fiscal year shall exceed the Audit Amount for such fiscal year, the Municipality shall credit the amount of such excess to the account of the Sponsor.

(b) All payments pursuant to this Agreement shall be in lieu of taxes and the Municipality shall have all the rights and remedies of tax enforcement granted to Municipalities by law just as if said payments constituted regular tax obligations on real property within the Municipality. If, however, the Municipality disputes the total amount of the annual payment in lieu of taxes due it, based upon the Audit, it may apply to the Superior Court, Chancery Division for an accounting of the service charge due the Municipality, in accordance with this Agreement and HMFA Law. Any such action must be commenced within one year of the receipt of the Audit by the Municipality.

(c) In the event of any delinquency in the aforesaid payments, the Municipality shall give notice to the Sponsor and NJHMFA in the manner set forth in 9(a) below, prior to any legal action being taken.

6. The tax exemption provided herein shall apply only so long as the Sponsor or its successors and assigns and the Project remain subject to the provisions of the HMFA Law and Regulations made thereunder and the supervision of the Agency, but in no event longer than the term of the Agency Mortgage. In the event of (a) a sale, transfer or conveyance of the Project by the Sponsor or (b) a change in the organizational structure of the Sponsor, this Agreement shall be assigned to the Sponsor's successor and shall continue in full force and effect so long as the successor entity qualifies under the HMFA Law or any other state law applicable at the time of the assignment of this Agreement and assumes the Agency Mortgage.
7. Upon any termination of such tax exemption, whether by affirmative action of the Sponsor, its successors and assigns, or by virtue of the provisions of the HMFA Law, or any other applicable state law, the Project shall be taxed as omitted property in accordance with the law.
8. The Sponsor, its successors and assigns shall, upon request, permit inspection of property, equipment, buildings and other facilities of the Project and also documents and papers by representatives duly authorized by the Municipality. Any such inspection, examination or audit shall be made during reasonable hours of the business day, in the presence of an officer or agent of the Sponsor or its successors and assigns.
9. Any notice or communication sent by either party to the other hereunder shall be sent by certified mail, return receipt requested, addressed as follows:
  - (a) When sent by the Municipality to the Sponsor, it shall be addressed Roselle Park Senior Residence, LP, 590 North 7th Street, Newark, NJ 07107.  
or to such other address as the Sponsor may hereafter designate in writing and a copy of said notice or communication by the Municipality to the Sponsor shall be sent by the Municipality to the New Jersey Housing and Mortgage Finance Agency, 637 South Clinton Avenue, P.O. Box 18550, Trenton, New Jersey 08650-2085.
  - (b) When sent by the Sponsor to the Municipality, it shall be addressed to the Borough Clerk, 110 East Westfield Avenue, Roselle Park, New Jersey 07107 or to such other address as the Municipality may designate in writing; and a copy of said notice or communication by the Sponsor to the Municipality shall be sent by the Sponsor to the New Jersey Housing and Mortgage Finance Agency, 637 South Clinton Avenue, P.O. Box 18550, Trenton, New Jersey 08650-2085.

10. In the event of a breach of this Agreement by either of the parties hereto or a dispute arising between the parties in reference to the terms and provisions as set forth herein, either party may apply to the Superior Court, Chancery Division, to settle and resolve said dispute in such fashion as will tend to accomplish the purposes of the HMFA Law.
11. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same agreement. It shall not be necessary in making proof of this Agreement to produce or account for more than a sufficient number of counterparts to evidence the execution of the Agreement by each party hereto.

ATTEST \_\_\_\_\_, LP

\_\_\_\_\_ By:

ATTEST: Borough of Roselle Park

\_\_\_\_\_ By:

Exhibit A

Projected Annual Gross Rents		\$510,106
Proforma Vacancy at 5%		(\$35,707)
Less Owner-Paid Utilities		(\$79,500)
Basis for PILOT payment		\$394,899
Commercial (Laundry) Income		\$4,500
Payment in Lieu Percentage - Residential	6.28%	\$24,799
Payment Lieu Percentage – Commercial	15.00%	\$675
Annual Projected PILOT payment		\$24,474

RESOLUTION NO. 158-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that Rupen Shah, 110 Grove Street, Roselle Park be and is hereby appointed to the position of Administrative Assistant for the Casano Community Center effective June 19, 2015, at the annual salary of \$47,175.15.

RESOLUTION NO. 159-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that the Tax Collector hereby authorizes the Treasurer to issue a check in the amount of \$2,061.89 payable to Brian McKeon for a duplicate payment of 2<sup>nd</sup> quarter 2015 taxes received on Block 904/Lot 19 (otherwise known as 200 Grant Ave., E., Roselle Park, N.J.) and assessed in the name of Brian McKeon.

RESOLUTION NO. 160-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that the Tax Collector hereby authorizes the Treasurer to approve a Senior Citizen Deduction in the amount of \$250.00 for the year 2015 approved by Tax Assessor on the following properties: (Deduction will adjust tax bill for 3<sup>rd</sup> quarter 2015)

<u>Block/Lot</u>	<u>Owner/Address</u>
1006/3	Rose Norrish 415 Sherman Ave.
207/8	Fabio & Isabel Murgueitio 125 Bridge St.
206/11	Constance Gurses 174 Bridge St.

RESOLUTION NO. 161-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that the Tax Collector hereby authorizes the Treasurer to issue a check in the amount of \$445.00 payable to Frederick & Elaine Ezell for a Homestead Benefit received on Block 128/Lot 19 (otherwise known as 303 Webster Ave., W., Roselle Park, N.J.) and assessed in the name of Frederick & Elaine Ezell. Property is a tax exempt property. Refund approved by the State of New Jersey.

RESOLUTION NO. 162-15

WHEREAS, N.J.S.40A:4-87 provides that the Director of the Division of Local Government Services may approve the insertion of any special item of revenue in the budget of any county or municipality when such item shall have been made available by law and the amount was not determined at the time of the adoption of the budget, and

WHEREAS, the Director may also approve the insertion of any item of appropriation for equal amount, and

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the Borough of Roselle Park, County of Union, State of New Jersey, hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the budget of the year 2015 in the sum of \$22,565.49 which item is now available as a revenue from the Clean Communities Program Grant pursuant to the provisions of statute, and

BE IT FURTHER RESOLVED, that the like sum of \$22,565.49 is hereby appropriated under the caption of the Clean Communities Program Grant, and

BE IT FURTHER RESOLVED, that the Borough Clerk forward a certified copy of this resolution with enclosures to the Chief Financial Officer to submit the resolution electronically to the Director of the Division of Local Government Services.

RESOLUTION NO. 163-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that the Tax Collector hereby authorizes the Treasurer to issue checks totaling \$15,037.42 payable to multiple lien holders for redemption of six (6) Tax Sales Certificates (paperwork available in the Tax Office); and

BE IT FURTHER RESOLVED to issue premium checks from the Tax Collector's Premium Account totaling \$4,300.00.

RESOLUTION NO. 165-15

BE IT RESOLVED that the Mayor and Council of the Borough of Roselle Park hereby approve 2015 Summer Hours for Borough Hall from Memorial Day to Labor Day.

RESOLUTION NO. 166-15

BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that Joseph Hannay, P.O. Box 20-258, Staten Island, NY be an is hereby awarded a contract for the design of a new website, website hosting, management and maintenance, community bulletin board service, and email package at the monthly rate of \$1,299.95.

<input type="checkbox"/> Vote Record – Resolutions #157-15 to #163-15; and #165-15 to #166-15					
		Yes/Aye	No/Nay	Abstain	Absent
<input checked="" type="checkbox"/>	Adopted	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Adopted as Amended	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Defeated	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Tabled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Withdrawn	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Storey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Kelly	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Elmarassy	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Meola	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Petrosky	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Templeton	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Hokanson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

The following resolution was offered by Councilwoman Storey; seconded by Councilman Elmarassy.

RESOLUTION NO. 164-15

WHEREAS, Michael Bell has notified the Borough of Roselle Park that he will be retiring effective June 1, 2015; and

WHEREAS, as Michael Bell is entitled to certain compensation upon retirement; and

WHEREAS, it has been agreed by the Mayor and Council of the Borough of Roselle Park and Michael Bell that the above compensation will be paid as follows:

Description	Amount of Days	Daily Rate	Amount Due
Vacation Days for 2015	21	364.25	7,649.25
Holidays for 2015	2	364.25	725.50
Personal Days for 2015	3	364.25	1,092.75

Sick Days for 2015 (1 day for 3 days on cash of 234.30 hours Work 10 hour days = 234.30/30 Get paid for 7.81 days)	7.81	364.25	2,844.79
Comp Time for 2015	114.45 hours	43.8450	5,018.06
Vacation Days for 2016 (25 days prorated for 5 months)	10.45	364.25	<u>3,806.41</u>
Total Due			\$21,139.77

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Roselle Park that the Chief Financial Officer is hereby directed to pay Michael Bell the entitled compensation due upon retirement at the above schedule.

Councilman Petrosky congratulated Michael Bell on his retirement.

Mayor Hokanson also wished him well on his retirement.

<input type="checkbox"/> Vote Record – Resolutions #164-15					
		Yes/Aye	No/Nay	Abstain	Absent
<input checked="" type="checkbox"/>	Adopted	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Adopted as Amended	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Defeated	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Tabled	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	Withdrawn	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Storey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Kelly	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Elmarassy	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Meola	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Petrosky	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Templeton	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Hokanson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**INTERRUPT THE REGULAR ORDER OF BUSINESS**

Councilwoman Storey moved to interrupt the regular order of business for a Closed Session Meeting; seconded by Councilman Elmarassy and adopted.

Mayor Hokanson read the Closed Session resolution and said Council would be discussing the following matters:

- Potential Litigation – Gottschalk vs. Roselle Park
- Potential Litigation – Mruk vs. Roselle Park
- Ongoing Litigation – Heart of Worship Church vs. Roselle Park
- Ongoing Litigation – Bellante vs. Roselle Park
- Ongoing Litigation – D’Agostino vs. Roselle Park
- Potential Litigation – Appello
- Contract Negotiations – Nicovik
- Contract Negotiations – Jussell
- Contract Negotiations – Valley National Bank
- Contract Negotiations – World of Liquors

## RESUME REGULAR ORDER OF BUSINESS

Councilwoman Storey moved to resume the regular order of business; seconded by Councilman Elmarassy and adopted.

Mayor Hokanson said that during Closed Session, Council discussed the following matters:

- Potential Litigation – Gottschalk vs. Roselle Park
- Potential Litigation – Mruk vs. Roselle Park
- Ongoing Litigation – Heart of Worship Church vs. Roselle Park
- Ongoing Litigation – Bellante vs. Roselle Park
- Ongoing Litigation – D’Agostino vs. Roselle Park
- Potential Litigation – Appello
- Contract Negotiations – Nicovik
- Contract Negotiations – Jussell
- Contract Negotiations – Valley National Bank
- Contract Negotiations – World of Liquors

There being no further business to come before the meeting, Councilwoman Storey moved to adjourn seconded by Councilman Elmarassy and adopted.

Attest:

Borough Clerk