



**BOROUGH OF WOODCLIFF LAKE
MAYOR AND COUNCIL MINUTES
AUGUST 19, 2019
7:00 PM**

CALL TO ORDER

Notice of this meeting, in accordance with the "Open Public Meetings Law, 1975, C. "231", has been posted at the Borough Hall and two newspapers, The Record and The Ridgewood News, have been notified.

ROLL CALL

Mayor Rendo asked for a roll call. Council members Belgiovine, Gadaleta, Gross, and Hayes were present. Borough Attorney John Schettino was present, as well as Borough Administrator Tomas Padilla and Borough Clerk Debbie Dakin. Council members Singleton and Spelling were absent.

PLEDGE OF ALLEGIANCE

All present recited the Pledge of Allegiance.

CLOSED SESSION

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | | X | | | |
| Hayes | | X | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

**A RESOLUTION PROVIDING FOR A MEETING NOT OPEN TO THE PUBLIC IN ACCORDANCE WITH THE PROVISIONS
OF THE NEW JERSEY OPEN PUBLIC MEETINGS, ACT, N.J.S.A. 10:4-12**

RESOLUTION NO. 19-187
AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake is subject to certain requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6, et seq., and

WHEREAS, the Open Public Meetings Act, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution; and

WHEREAS, it is necessary for the Borough of Woodcliff Lake to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12b and designated below:

_____ 1. Matters Required by Law to be Confidential. Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.

_____ 2. Matters Where the Release of Information Would Impair the Right to Receive Funds. Any matter in which the release of information would impair a right to receive funds from the Government of the United States.

_____ 3. Matters Involving Individual Privacy. Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing, relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

_____ 4. Matters Relating to Collective Bargaining Agreements. Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.

_____ 5. Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds. Any matter involving the purchase, lease or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed specifically with respect to _____. The minutes will be released on or before _____, 20__ when the issues pertaining to the property located at _____ have been approved and finalized.

_____ 6. Matters Relating to Public Safety and Property. Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations of possible violations of the law.

X 7. Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege, any pending or anticipated litigation or contract negotiation in which the public body is or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer, specifically with respect to: Personnel Matters and litigation update.

The minutes will be released in approximately ninety (90) days or upon the resolution through settlement or court decision and the time period for any and all appeals.

_____ 8. Matters Relating to the Employment Relationship. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting, specifically: personnel discussion.

The minutes will be released within ninety (90) days or earlier upon the resolution of the matter through settlement or court decision and the time period for any and all appeals.

_____ 9. Matters Relating to the Potential Imposition of a Penalty. Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, assembled in public session on August 19, 2019 that an Executive Session closed to the public shall be held on August 19, 2019 at 7:00 P.M. at the Borough of Woodcliff Lake offices located at 188 Pascack Road, Woodcliff Lake, New Jersey, for the discussion of matters relating to the specific items designated above.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

APPROVAL OF MINUTES

Motion to approve the Minutes of July 15, 2019 (Closed) was made by Councilman Belgiovine, second by Council President Gadaleta, and approved by Council President Gadaleta, Councilman Belgiovine, Councilwoman Gross and Councilwoman Hayes. Councilman Singleton and Councilman Spelling were absent.

Motion to approve the Minutes of July 15, 2019 (Open) was made by Councilman Belgiovine, second by Councilwoman Gross, and approved by Council President Gadaleta, Councilman Belgiovine, Councilwoman Gross and Councilwoman Hayes. Councilman Singleton and Councilman Spelling were absent.

MAYOR'S COMMENTS

Mayor Rendo stated that a few of the residents from the east side had reached out to him concerning the paving of Lincoln and Prospect. Mayor Rendo wanted to remind everyone that we received the grants from the NJDOT for the repaving of Lincoln the paving must be done within 2 years. The paving from PSE&G has been completed and the municipal paving program

for this year has been completed. Mayor Rendo spoke to the Mayor of Hillsdale because we held off on Lincoln since PSE&G was opening the roads and we wanted to make sure that we weren't doing it twice. We must do the job with Hillsdale because you don't want to just pave one side of the road and not the other side. The Mayor of Hillsdale stated that they have the money available to pave Lincoln. Mayor Rendo stated that he noticed that Bear Brook and Ravine were originally scheduled to be paved next year and now they are moved up to be paved this year. Since we completed all the paving within the municipality and we have the money to pave Lincoln, Hillsdale has the money now to pave Lincoln, why don't we keep to our schedule and pave Lincoln this year and Ravine and Bear Brook next year as per the schedule that our Engineer gave us. Administrator Padilla stated that we did receive the DOT grant for Lincoln, and we had planned on doing that together with Hillsdale. Mr. Padilla met with our engineer and Hillsdale earlier this year and they were not ready at that time. They had said that they were also going to apply for a grant for their portion. Mr. Padilla stated that when we were doing the budget we had put money aside to do the paving for this year, we put a little less than normal because we had many roads being done by PSE&G and the county was coming in to do their roads and we were inundated with many of the roads. PSE&G did some roads and there were some negotiations done because there were some roads that they were only partially going to do. We felt that more of that road should be done and it seemed inefficient to have them do just part of it when the rest of the road should be done. As a result, Bear Brook and Ravine were dug up by PSE&G but were put back on our responsibility. After speaking with the Committee at that time, we decided to go ahead and pave those roads this year. Hence, the money to do our portion of Lincoln is being used for Bear Brook and Ravine. Mr. Padilla spoke with the Administrator in Hillsdale and explained that to him. Hillsdale's Administrator stated that they have the money now and they will have it in the spring. Mr. Padilla's suggestion is that we wait until the spring to do Lincoln. Prospect is a County Road and we have been working with the County and the County did Woodcliff, Werimus, Pascack, Kinderkamack and Glen this year. To his understanding they will be paving Prospect next year. We are ready to go out to bid on Bear Brook and Ravine and a lot of the work has already been done. Council President Gadaleta asked when would we realistically be able to do Lincoln? Mr. Jacobs stated that we put the brakes on Lincoln and moved forward with the restoration of the two streets left by PSE&G. We maximized PSE&G's paving so only two smaller streets were left unrestored and the Borough could do that easily. Mr. Jacobs stated that Glen Road, the part that was not touched by PSE&G, is also having issues on the side and part of the roadwork would be to restore the asphalt on Glen and two private right-of-ways, one off Woodcliff and one off Fairview. Mr. Padilla stated that Lincoln could be done in spring. We could do a lot of the engineer and bidding earlier so that it is ready to go in the spring. Mr. Jacobs agreed. Council President Gadaleta stated that if we are ready to go on the other roads now, lets do that and then have Lincoln ready to go in the spring.

Mayor Rendo asked if Hillsdale will have the funds available next year to do Lincoln? Administrator Padilla stated that he will forward the email received from their Administrator that said that funds will be available in the spring. Mayor and Council agreed that Mr. Padilla will reach out to Hillsdale and come up with some type of written legal agreement to pave Lincoln Avenue in the spring of 2020.

Mayor Rendo stated that at the last meeting Ulises Cabrera brought up a matter to the Council which was also addressed by Cheryl Dispoto and Craig Marson concerning a possible conflict of interest of 188 Broadway. Mayor Rendo requested that our legal counsel investigate the matter to see if our tax assessor had a conflict in assessing that property. Our tax assessor is an employee with the Borough of Paramus, and we have a contract with the Borough of Paramus. The individuals that were connected with the purchase of 188 Broadway is the Mayor of Paramus and the other one was the former Borough Attorney for Woodcliff Lake and is the Borough Attorney for Paramus. The question asked was: did our tax assessor inappropriately assess that property? We turned over that investigation to our legal counsel and he will give the results of his investigation.

Mr. Schettino stated that at our last meeting some residents of the community raised some concerns regarding the reduction in the assessment of 188 Broadway from the assessment of 2018-2019. One of the issues was whether the assessor had a conflict and the second was why did the property receive a significant reduction in its assessment. Mr. Schettino's investigation is attorney-client privilege, it is attorney-client work product, but the Mayor and Council unanimously agreed that they wanted to waive their privilege and allow Mr. Schettino to present his report to the public. They wanted to be transparent and make the public aware as some residents were very concerned about this assessment.

Mr. Schettino stated that as part of his review of this matter, he interviewed James Anzevino, Tax Assessor; Kevin O'Connor, Tax Board Commissioner; Anthony Mazzola, Tax Board Administrator; Richard DelGuercio of Associated Appraisal Group; Ken Porro, Esq. Tax Attorney; and Paul Kaufman, Esq., Principal of ABA Acquisitions LLC.

The following documents were also reviewed:

- a. Deed dated March 18, 2018 between WWL Realty Americas, LLC and 188 Broadway, LP.
- b. Bergen County Memorandum of Judgment dated July 27, 2018.
- c. Shared Services Agreement between the Borough of Paramus and the Borough of Woodcliff Lake dated July 1, 2013.
- d. Appraisal report prepared by BBG Inc. dated February 2, 2018 prepared for ConnecOne Bank, the mortgage holder of the property.
- e. Contract of Sale dated November 20, 2017 between WWL Realty Americas LLC and ABA Acquisitions, now known as 188 Broadway LLC.

On July 1, 2013, the Borough of Woodcliff Lake entered into a Shared Services Agreement with the Borough of Paramus for the shared use of Paramus Tax Assessor, James Anzevino. The agreement automatically extends an additional 1 year unless terminated by either party by the 31st day of March during each succeeding year. Woodcliff Lake is required to pay \$50,000 a year directly to the Borough of Paramus for the use of its Assessor. The Assessor is not entitled to any direct compensation from the Borough of Woodcliff Lake and is considered an employee of the Borough of Paramus.

Tax Assessor, although appointed by municipal officials, are nevertheless public officers. Their

duties are imposed by State law and are clearly defined in the State statutes. When assessing a property for taxation, the assessor is deemed acting as an agent for the legislature. In the discharges of these duties, the assessor is not subject to the direction or control of a municipality, the same as a Municipal Judge. The intent is that assessors, like Judges, should be free to perform their duties without fear of local retaliation and to the extent possible, be immune from undue pressure and harassment. The assessor does have to comply with certain local requirements, i.e., work hours, and is subject to supervision by both the County Tax Board and State Tax Board.

Associated Appraisal Group was retained by the Borough of Woodcliff Lake in 2015 to perform a town wide reassessment as part of the first-year annual reassessment program which adjusts assessments each year. The annual reassessment program reassesses twenty (20%) percent of the properties each year. The purpose of this program is to reduce tax appeals, minimize tax reimbursements for successful appeals and to maintain true valuations for all properties. In 2015, 188 Broadway was assessed at \$6,252,000 based on market factors. This property was last sold in March of 2000 for 4.2 million dollars. In 2016, the property was assessed at \$6,515,900 and in 2017 it was assessed at \$6,752,200. In 2018, the property was sold by WWL Realty Americas, LLC to ABA Acquisitions LLC now known as 188 Broadway LP for 4.5 million dollars. WWL Realty Americas also occupied the building and informed the buyers it would be vacating the property upon the sale of the property. Approximately 2000 square feet was subleased to another tenant who would also be vacating the building upon the sale date. Richard LaBarbeira, the Mayor of Paramus, and Paul Kaufman, the Borough Attorney of Paramus, hold an interest in the corporate entity. The assessed value of the property at the time of purchase was \$6,945,300. Based upon the purchase price of the property, the 2018 assessment was appealed by the new owners to the Bergen County Tax Board.

The appeal was scheduled for a hearing on June 5, 2018 before the County Tax Board. James Anzevino recognizing the possible appearance of a conflict of interest informed the hearing officer, Kevin O'Connor, the Assistant Tax Administrator, Anthony Mazzola and the Tax Attorney that he had a conflict and would not be participating in any manner regarding the assessment of the property and while the case was being heard, left the hearing room. Patrick Wilkens, an assessor in several neighboring communities, was present on his own municipal appeals and agreed to fill in for James Anzevino as a courtesy to the Borough. The Borough argued that the sale of the property occurred after the October 1, 2017 assessing date and therefore, should not be submitted into evidence. The County Board issued a decision on July 27, 2018 upholding the \$6,945,300 assessment. The matter was then appealed to the State Tax Court and is presently in litigation.

In 2019, as part of the annual reassessment, the March 5, 2018 sale had to be considered in determining the assessment of the property. An "arms-length" sale price is usually deemed the most indicative of a property's fair market value. An investigation was undertaken by Associated Appraisal Group to determine whether the sale was an "arms-length" transaction. Associated Appraisal Group contacted the brokers and attorneys involved and concluded that the transaction was at "arms-length". Additionally, neither CoStar nor the Deed showed any indication that the property should be classified as a non-usable sale. CoStar researches and

reports all properties found to be non-arms- length property. CoStar will also describe why the property is considered a “non-arms- length” sale. Further, the State also reviews property sales and if the sale is deemed a non-usable sale, a NU code will be placed on the property. This did not occur with respect to this property.

Associated Appraisal Group also considered that at the time of the purchase of the property, the tenants vacated the building and it was now entirely vacant. The prior assessment factored in a typical vacancy rate of 10%. The appraisal prepared by BBG dated February 2, 2018 performed on behalf of ConnectOne Bank was also reviewed. The appraisal contained five (5) comparable sales, three of which are in Montvale. The report concluded a value of \$106.00 per square foot. Associated Appraisal Group determined that based upon the sale price and income approach, the Borough had significant financial exposure and therefore, reduced the 2019 assessment to \$4,427,800. As James Anzevino recused himself from all issues pertaining to this property, the assessed value for 2019 was made in consultation with George Reggo, an assessor in several towns in Bergen County.

The assessment for 2020 is presently under review.

Based upon the foregoing facts, it is clear that James Anzevino acted appropriately and in accord with the Code of Ethics in recusing himself from participating in the hearing and assessment of property now owned by 188 Broadway LP. All proper procedures were followed by Associated Appraisal Group in reducing the assessment for 2019. There is also a factual and legal basis for the reduction of the assessment in 2019 from \$6,945,300 to \$4,427,800.

EXHIBITS

- a. Affidavit of Kevin O’Connor, Commission of the Bergen County Tax Board dated July 26, 2019.
- b. Affidavit of Anthony Mazzola, Assistant Tax Administrator of the Bergen County Tax Board dated July 26, 2019.
- c. Affidavit of James Anzevino, Tax Assessor for the Borough of Woodcliff Lake and the Borough of Paramus thru a Shared Services Agreement.
- d. Associated Appraisal Group report dated July 17, 2019.
- e. Market appraisal report.
- f. BGG Appraisal report dated February 2, 2018.
- g. Contract dated November 20, 2017 between WWL Realty America and ABA Acquisitions.
- h. Deed dated March 18, 2018 between WWL Realty Americas, LLC and 188 Broadway, LP.
- i. Bergen County Memorandum of Judgment dated July 27, 2018.
- j. Shared Services Agreement between the Borough of Paramus and the Borough of Woodcliff Lake dated December 2013.

ADMINISTRATOR’S REPORT

Administrator Padilla stated that we had a late Agenda items and that is on the Non-Consent Agenda. One of the residents had a question regarding the remediation method of Galaxy

Gardens. As our Engineer stated in his report, we are going with the soil remediation method and has been approved. Our LSRP is monitoring the project as we go along and upon completion, the entire site will be in compliance with NJDEP Residential Standards and can be redeveloped without limitations or conflicts with any of these remediation efforts. We have reached the allotted amount of money that was approved by Council for First Environment, so there is a Resolution on the Agenda tonight to allow us to not to exceed \$32,500. This should take us to the end of the project. At the end of the project we could go back to the county for reimbursement for the \$500,000 grant. As you know we received our second extension that brought us to August of this year, but that extension is expiring. Administrator Padilla had requested last month, as he has done before, to get another extension. He believes the County will be favorable, but they are asking that we appear in person before the Open Space Committee which is this coming Thursday. Mr. Padilla will be attending and will report back. Mr. Padilla will request another 6-month extension. Mr. Padilla thanked the Council for approving the hiring of DPW personnel. We also have on the Agenda the hiring of a Property Maintenance Officer since Ray Blackton has retired. That person will also be working with our Shade Tree Committee to act as the Shade Tree Inspector. We had received a few months ago a request by some residents of the Clairmont section to do away with sidewalks. Our attorney conducted an analysis of when these sidewalks were put in. Our police department also investigated it. Considering all the factors, we have a resolution on to allow the residents that want to remove them to remove them at their expense. If they want to keep them, they need to be brought up to code. Part of the code is that sidewalks cannot be asphalt. The sidewalks must be concrete and a certain width because of handicapped accessibility. A letter will go out to the residents once the Resolution is approved.

ENGINEER'S REPORT

(Please see attached).

COUNCIL MEMBERS REPORTS/COMMENTS

Councilwoman Gross stated that Parks and Recreations has some events coming up. On August 31st all residents are invited to the pool to kick off the 125th Anniversary. We have a photo contest going on through the Arts Council in coordination with the 125th Anniversary. The contest will run through September 19th and will determine a winner. That winner will be showcased at the 125th Cocktail Party which will be on October 19th at 50 Tice Boulevard. We are very fortunate to have Rob Friedberg, who sits on our Planning Board, provide the space. Look out for the invitation that will be coming in the mail. September 6th is Movie Night down by the tennis courts. Our annual 9/11 remembrance will take place at the Sports Complex and Oktoberfest is on September 21st at Rinzler field from 5:30 PM to 9:30 PM. We are updating our website. The community garden has been in place for three years. We should talk about maybe there being a gardening group and managed by the gardening group, not DPW and Parks and Recreation. Councilwoman Gross stated that she was approached by an individual that was interested in possibly having naming rights to the Galaxy Gardens site by giving a significant donation towards the site. Councilwoman Gross asked that Mayor and Council think about this since it is out there.

Councilwoman Hayes stated that she wants to draw everyone attention to Resolution No. 19-204. She wants to piggyback on to what our Borough Attorney spoke about a little earlier and why this made it on the Agenda as a Resolution. Councilwoman Hayes stated that she and Councilman Singleton were part of the Finance Committee this year. When some of the residents came to the microphone on July 15th, she went back to her notes and home and looked at some of her finance notes since tax appeals and finance work closely together. Councilwoman Hayes stated that she thinks everyone in this room could agree that we could talk about DPW costs, and we could talk about Parks and Recreation costs, but tax appeals are something that you really can't put your finger on. When she looked back into her notes, she saw that there was an April 5th meeting that Mr. Schettino, Mr. Anzevino, Mr. Porro, Councilman Singleton and herself attended and they discussed Woodcliff Lake's exposure on tax appeals. As a part of that meeting, Councilman Singleton and herself felt strongly that we have Mr. McNerney, who is a tax appraiser, do an exposure analysis on where we are in the year 2019 and how are our tax appeals going to affect our budget this year. They didn't have all the information at that meeting so they were a little disappointed and they agreed that for \$1,500 we should have an exposure analysis done and they did that. What came back because of that was that 188 Broadway was listed on it. Mr. Porro provided the worst-case number and Councilwoman Hayes didn't find a red flag with the number provided. With that said, that process went well and that was the tax appeal process that Mr. Schettino talked about. With some of the talking amongst the Council for the past month or so, on the reassessment side, some information was not received. Part of that reason is because the Tax Assessor has his own process and when they see that on the finance side, it comes along as one big chunk of revenue coming across the budget. They don't see who gets a reduction and who gets an increase. Councilwoman Hayes explained how Resolution No. 19-204 originated to make sure that Council is receiving the proper information moving forward. She was disappointed that the Mayor and Council was not aware of the recusal. The recusal was not discussed at the meeting that they had on April 5th.

Councilwoman Gross stated that she spoke in the past about unity in the valley and we talked about diversity and anti-bias. Councilwoman Gross spoke to some residents that are very interested in being on a Committee. Councilwoman Gross asked that Mayor Rendo form a Committee called Unified Woodcliff Lake and appoint Amy Acevedo, Donna Abene, Ronnie Silver, Natasha Crandall, Minsa Cho and Elena Lebedeva as members to the Committee. Mayor Rendo agreed to establish the Committee.

MOTION to form the Unified Woodcliff Lake Committee was made by Councilwoman Gross, second by Council President Gadaleta and unanimously approved.

Mayor Rendo appointed Amy Acevedo, Donna Abene, Ronnie Silver, Natasha Crandall, Minsa Cho and Elena Lebedeva to the Unified Woodcliff Lake Committee and Council approved unanimously.

Councilman Belgiovine thanked Ray Blackton for his dedication and hard work. Councilman Belgiovine stated that it has been a pleasure working with him for the past 6 years. We had his

retirement luncheon at the Tice Center was very nice and it was well attended. Councilman Belgiovine stated that Chris Behrens is going to be a great successor for him for years to come. DPW is being left in very good hands and Ray is looking forward to the next stage of his life. At the last Planning Board meeting there were some discussions with the Board of Education, Bob Nathin was present, and afterwards they talked a little bit about things around the school. On Dorchester, we had added that ban of a special type of pavement and the Board of Education was wondering if we could add that to a section on Rose where a lot of the children get dropped off and walk. Councilwoman Hayes stated that it is the same thing from Glen Road to Freemont by Lollipop School. Councilman Belgiovine stated that he does not know what the restrictions are but that he would bring it up to Mayor and Council. This would give the children a little guidance on where to walk so they are not walking into the middle of the street. Mr. Jacobs stated that he would investigate it.

Councilwoman Hayes asked Mr. Jacobs about the stabilization project on Glen Road. Administrator Padilla stated that we put that on the back burner because of all the other projects that came up that are a higher priority and we have not had any recent issues with that this past month. Mr. Jacobs stated that DPW is monitoring it.

Councilwoman Gross stated that as part of the 125th Anniversary Committee, they wanted to have something to sell. Councilwoman Gross passed around a tumbler that will be for sale. They will be available for sale on August 31st at the pool and they are \$10.00. This will kick-off some different things available such as a punch card if you go to different events. The company in Westwood would give us ½ price off if you wanted it personally engraved.

Council President Gadaleta stated that back on July 24th she had attended the Teterboro Aircraft Noise Abatement Advisory Committee meeting in Teterboro. She went with several other residents from town and they tried to get access to be a voting member of the Committee so that they could voice their concerns and the residents' concerns when we have multiple planes flying overhead on certain days at certain times. It becomes a quality of life issue to our residents and they wanted to voice their opinions. Unfortunately, with their By-Laws they have a 5-mile radius and Woodcliff Lake falls outside of that. Council President Gadaleta did receive a letter from the Assistant Manager of the TANAAC inviting her and anyone else back to their next meeting on October 30th and they are looking forward to our input. Council President Gadaleta stated she had the pleasure of speaking to the gentleman that is on the Agenda tonight for the DPW position. He came highly recommended and she stated that in addition to having experience with Old Tappan, he also is a volunteer fireman and he stated that he would be more than willing to help during the day whenever the fire department might need, and he also has EMT training and has his CDL license which is a plus. Council President Gadaleta stated that we did have a couple of burglaries in town. Council President Gadaleta stated that all residents should not leave any valuables in their cars or garage door openers. Please bring them into your house along with any personal items. Council President Gadaleta stated that today is Debbie Dakin's birthday and that Woodcliff Lake is so lucky and fortunate to have her. Everyone wished Debbie a happy birthday and Mr. Padilla served cake.

Administrator Padilla stated that the next Mayor and Council meeting which is September 9th will be held up at the Tice Center.

ORDINANCE

Public Hearing Ordinance 19-09

An Ordinance to Amend Chapter 188 Entitled "Flood Hazard Areas" of the Borough Code of the Borough of Woodcliff Lake, State of New Jersey

MOTION to adopt Ordinance 19-09 was made by Councilman Belgiovine, second by Council President Gadaleta and approved by Councilman Belgiovine, Council President Gadaleta, Councilwoman Gross and Councilwoman Hayes.

MOTION to open to the public was made by Councilman Belgiovine, second by Councilwoman Hayes and unanimously approved.

No comments.

MOTION to close to the public was made by Councilman Belgiovine, second by Council President Gadaleta unanimously approved.

MOTION to adopt Ordinance 19-09 was made by Councilman Belgiovine, second by Council President Gadaleta and approved by Councilman Belgiovine, Council President Gadaleta, Councilwoman Gross and Councilwoman Hayes.

PUBLIC COMMENT

MOTION to open to the public was made by Councilman Belgiovine, second by Council President Gadaleta unanimously approved.

Dennis Jones, Woodcliff Lake, stated that Lincoln Avenue has not been repaved in the 19 years that his family lived on that street. Mr. Jones wanted to know why we are not doing the road now if the Hillsdale Mayor said that they have the money now. He does not see any reason to put that off and put other streets ahead of Lincoln.

Cheryl Dispoto, Woodcliff Lake, thanked Mr. Schettino for reading his report into the record. She has a lot of questions. She is sure that Mr. Schettino reviewed everything that he said he did but is raising more questions for her than providing answers. Mrs. Dispoto asked what matter closed session was on. Mr. Schettino replied that there was litigation discussed regarding the Chabad and the Municipality and the Board of Adjustment. Ms. Dispoto asked if discussion took place on the tax issue of 188 Broadway. Mr. Schettino stated that the 188 Broadway report was provided to the Governing Body in closed session. It was at the closed session that the Governing Body decided to make it available to public, which they did not have to do because it was attorney-client privilege and attorney-work product. Ms. Dispoto stated that Mr. Schettino said that he was able to conclude that there was a recusal in both instances. Ms. Dispoto asked Mr. Schettino

if he is relying on affidavits in terms of that recusal. Mr. Schettino stated that he spoke to the hearing officer who was present when the recusal was put on the record and he submitted an affidavit confirming the statements that he made to him. Mr. Schettino stated that he also is relying on the conversation he had with Anthony Mazzola, the Tax Board Administrator who was also present at the hearing. He submitted an affidavit. Mr. Schettino also stated that he is relying on Ken Porro who was our attorney present at the hearing and relying on Jim Anzevino who also submitted an affidavit reflecting his recusal. Mr. Schettino stated that it was stated at the hearing at the Tax Board and testified by three individuals. Ms. Dispoto asked if the recusal was made at the end at the hearing or was it made at the gate, when these things come in to the Borough. Mrs. Dispoto asked if there was a paper trail. Mr. Schettino stated that there is no paper trail, nor in his experiences is there ever a paper trail with recusals, even with the Governing Body. Mrs. Dispoto stating that her concern that Mr. Anzevino recused himself at the very tail end, at the hearing, is that really enough. There is document and still work on the file. Mr. Schettino went over the tax appeal process. Mrs. Dispoto stated to Mr. Schettino that he mentioned very quickly in the reduction that the appraisal company worked with George Reggo. She asked Mr. Schettino to expand on that. Mr. Schettino stated that he didn't use the words worked with he used the words consulted with because legally speaking the Assessor must sign off on the appeal. Even though the appraisal company works for us and does predominately all the work on the appraisal, they still need someone to sign off on it. So, in that case the appraisal company informed George Reggo, who was filling in for James Anzevino because of conflict, on reducing the assessment and this is the basis of why they are reducing it. Mrs. Dispoto asked how Mr. Reggo was chosen. Mr. Schettino stated that it was his understanding that George Reggo was an individual who works in several municipalities in Bergen County and almost certain that the appraisal company deals with Mr. Reggo in the other municipalities and they asked George Reggo to fill in for Mr. Anzevino. There was no cost to the municipality. It is common that this happens. Mrs. Dispoto stated that she googled George Reggo and the first thing that came up was that he is the Englewood Cliff's Tax Assessor and was fined that very month that this property was given the large reduction for lowering an assessment on a property. He was fined by the Division of Taxation. Mrs. Dispoto stated that the appraisal report calls this transaction an off-market transaction and that it was not marketed out in the public and that this deal just happened between the parties. Mr. Schettino stated that he was aware of that. Mrs. Dispoto and Mr. Schettino discussed the transaction and the vacancy rate. Mrs. Dispoto stated that when you go through the file it doesn't seem that Woodcliff Lake defended itself. Mrs. Dispoto stated that the Re-evaluation company determined that the Borough was vulnerable when they assessed this property. When it was a \$51,000 reduction, why was nobody on finance or legal advised that there was a \$51,000 liability. Mrs. Dispoto stated that Councilwoman Hayes said that she was told that there was an exposure for 2018, but she wasn't worried about it. Mrs. Dispoto asked Councilwoman Hayes why she wasn't worried about it. Councilwoman Hayes stated that she wasn't worried about it because of the dollar amount that was shared with her for the appeal, not the assessment. Mr. Schettino and Councilwoman Hayes explained why it didn't raise a red flag. The number was much lower than what the worst possible case scenario could be. Mr. Schettino and Councilwoman Hayes stated that the exposure report came after the meeting held on April 5th. It was because of the April 5th meeting that the exposure report was asked for. Mrs. Dispoto asked Mayor Rendo if he was satisfied with the investigation and report. Mayor Rendo

stated that he had no idea that there was a conflict and that Mr. Anzevino recused himself at the beginning of the process and that other tax assessors jumped into the process to represent Woodcliff Lake. Mayor Rendo stated that he does not believe that those actions were best practices. He does not think that it should continue. Mayor Rendo stated that as a Council they should be advised of issues regarding conflicts of issues, etc. There is no paper trail from what he's seen that Mr. Anzevino advised the Mayor and Council of any conflict regarding this matter at all. Mayor Rendo stated that they discussed about creating controls internally so that this doesn't happen again. Mr. Schettino stated that he wanted to advise the Council again that it is common that assessors fill in for each other. You would have to appoint an Assistant Assessor so that you have two Assessors on the payroll to handle conflicts. Mr. Schettino stated that he is not saying that the Mayor and Council shouldn't have been informed, but even if they were informed, it wouldn't have changed the outcome of this one way or another. You would have had the exact same result even if the Council was formally informed in writing or was told by Mr. Anzevino.

Alvin Starr, Woodcliff Lake, stated that his issue is about the vacancy rate used for 188 Broadway. Mr. Starr asked about the two tenants that vacated the property when the sale was made. Mr. Schettino reiterated the fact that one of the tenants was the old owner of the building and the other tenant was a short-term rental lease and both would be vacating the premises at the time of the sale. Mr. Starr stated that he felt that it was artificial and there should have been a lease for the tenants. He believes that this should be looked at. Mr. Starr also stated that the property at 188 Broadway is a mess. Mr. Starr stated that someone that has the proper credentials and qualifications needs to do the oversight of the LSRP at Galaxy Gardens. Mr. Starr asked if there were plans for Galaxy Gardens and that the Mayor and Council should issue an RFP or an RFQ for the site.

Tony DeVito, Woodcliff Lake, stated that what troubles him is that the first tax appeal was upheld. We then have an exchange of the property and we hope that it was a willing buyer and willing seller and it was an arms-length transaction and that the \$4.5 million that was exchange represented the entire exchange. Mr. DeVito stated that if the building was assessed at \$6.9 and was sold at \$4.5 million there is something fishy about it and it is up to the Mayor and Council to investigate it. Mr. DeVito stated that the new owners never intended to have commercial tenants in there because they went before the Board to ask for a use variance. Mr. DeVito stated that the Borough needs to question the vacancy rate.

Craig Marson, Woodcliff Lake, stated that it was never an intent to make this an office building. The problem for him is if there is anyway to ascertain whether this was the whole transaction. He understands \$4.5 million and whatever costs traded hands and that is why has been recorded. Mr. Marson also stated that the 33% vacancy rate is not supported by any statistic. He is trying to understand why someone would let the building go for \$4.5 million. Why wasn't Woodcliff Lake's representative hammering away at that statistic and at least starting at that point to get a better understanding.

Mayor Rendo stated that this is in litigation for 2018.

MOTION to close to the public was made by Councilwoman Gross, second by Councilwoman Hayes and unanimously approved.

NON-CONSENT AGENDA

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | | X | X | | | |
| Gross | X | | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

**RESOLUTION APPROVING ALLOCATION OF FUNDS FROM THE OPEN SPACE TRUST FUND IN THE
BOROUGH OF WOODCLIFF LAKE**

RESOLUTION NO. 19-205

AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake maintains an Open Space Trust Fund that was created by way of municipal referendum for the purchase of open space property or if no open space is available in the Borough for purchase, to be utilized to finance passive recreation and/or conservation purposes; and

WHEREAS, in pursuit of such purposes, the Mayor and Council of the Borough of Woodcliff Lake wish to undertake the remediation and recreational development of the property commonly referred to as the "Galaxy Gardens" property for the benefit of the community of Woodcliff Lake; and

WHEREAS, to facilitate same the Mayor and Council of the Borough of Woodcliff Lake wish to allocate from the Open Space Trust Fund the following:

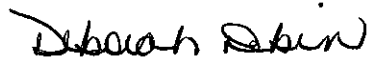
| <u>Provider</u> | <u>Amount</u> | <u>Purpose</u> |
|-------------------|----------------|----------------|
| First Environment | Up to \$32,500 | LSRP Services |

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey that the Mayor be and he is hereby authorized and directed to execute any documents necessary and the Borough of Woodcliff Lake's Chief Financial

Officer and/or Borough Administrator be and is hereby empowered to allocate/transfer the monies contained in the Open Space Trust Fund to undertake the remediation and recreational development of the property commonly referred to as the "Galaxy Gardens" property pursuant to this resolution.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK

CONSENT AGENDA

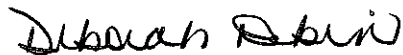
MOTION to approve the Consent Agenda was made by Councilman Belgiovine, second by Councilwoman Gross and unanimously approved.

Mayor Rendo stated that he is asking for a Motion to keep with our schedule to have Lincoln Avenue paved this year. Council President Belgiovine made the motion, there was no second. Administrator Padilla stated that he will send the email from Hillsdale's Administrator stating that they will have the money in the spring of 2020.

ADJOURNMENT

MOTION to adjourn was made by Councilman Belgiovine, second by Council President Gadaleta and unanimously approved by voice call vote. Meeting was adjourned at 10:40 PM.

Respectfully submitted,



Deborah Dakin, RMC, CMR
Borough Clerk

JULY ENGINEER'S REPORT
BOROUGH OF WOODCLIFF LAKE
AUGUST 19, 2019



1. Galaxy Gardens – Phase I – Building Demolition and Site Clearing

Phase I of the project has been completed.

2. Galaxy Gardens – Phase II – Soil Removal and Blending

ENRC has commenced the Phase II remediation work at the site. The Contractor has performed the remediation activities in two of the four quadrants on-site. Presently, while additional remediation is occurring, sampling and testing of the first quadrant is underway. Assuming the results come back favorably, this quadrant will be complete, from a remediation standpoint. All that would remain is the final surface stabilization.

Per coordination with the Borough's LSRP consultant, the method of soil remediation being implemented involves blending the soil within the top 6 to 12 inches with soils as deep as approximately 4 feet. Upon completion, the entire site will be compliant with NJDEP residential standards, and can be reconstructed or redeveloped in the future, without limitation or conflict with any remediation efforts.

3. 2019 Municipal Road Restoration Program (PSE&G Trench Restoration)

The roadways include Bearbrook Drive, Ravine Drive, a Private Right-of-Way (maintained by the Borough, off Fairview Avenue), and a Private Right-of-Way (maintained by the Borough, off Woodcliff Avenue). Additionally, portions of the Glen Road gutters are deteriorating and may soon start to affect the traveled roadway. As such, gutter restoration work has been included as part of this project, though no PSE&G work was performed in this area. NEA preliminarily estimates this work to cost approximately \$200,500.00. The engineering and inspection proposal for your consideration is for a total of \$36,850.00. This project will be bid-ready this week for late summer/early fall construction.

4. Maria Road & Glen Road Pumping Stations Improvements

NEA is currently underway with the preparation of pump station designs and associated permitting application packages. NEA anticipates submission to the NJDEP for Flood Hazard Area, Freshwater Wetlands, and Treatment Works Approval by the end of August to early September.

5. Old Mill Recreation Area Parking Lot – Drainage Concerns

NEA was requested to investigate a stormwater runoff problem emanating from a Borough-owned asphalt parking lot, east of the athletic fields. This parking lot is pitched to the east, which conveys stormwater to the rear of several residential properties along Balsam Road. The condition of the parking lot at the eastern edge is such that stormwater and debris are conveyed to one of two existing inlets. Once the grate capacity of these inlets is exceeded, water builds up and spills down the rear yards of the properties along the west side of Balsam Road. NEA recommends that the Borough consider constructing a new, high curb along with one or two additional inlets to prevent water from causing erosion or other damage to the residential properties.



We trust you will find the above in order. Should you have any questions or require additional information, please do not hesitate to contact the undersigned.

Respectfully submitted,
Neglia Engineering Associates

A handwritten signature in black ink, appearing to read 'B.M.J.', is written over the printed name.

Brian M. Jacobs, P.E., P.P.
For the Borough Engineer
Borough of Woodcliff Lake

\\Nea-file01\WDOX\MUNT\WDLA\WDLAADM19001\ENGNOTE\00161170.DOCX

BOROUGH OF WOODCLIFF LAKE
Bergen County, New Jersey

ORDINANCE NO. 19-09

AN ORDINANCE TO AMEND CHAPTER 188 ENTITLED "FLOOD HAZARD AREAS" OF THE BOROUGH
CODE OF THE BOROUGH OF WOODCLIFF LAKE, STATE OF NEW JERSEY

BE IT ORDAINED BY THE BOROUGH COUNCIL OF THE BOROUGH OF WOODCLIFF LAKE IN THE
COUNTY OF BERGEN AND STATE OF NEW JERSEY, AS FOLLOWS:

WHEREAS, Chapter 188, of the Code of the Borough of Woodcliff Lake sets forth all regulations regarding the Flood Hazard Areas within the Borough of Woodcliff Lake; and,

BE IT ORDAINED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey that those portions of the aforesaid set forth below are hereby amended as follows and that those portions of the Ordinance not set forth below shall remain unchanged.

Ch. 188-6. Word usage, Definitions is amended and supplemented to amend the existing definition AREA OF SPECIAL FLOOD HAZARD, ELEVATED BUILDING, HIGHEST ADJACENT GRADE, LOWEST FLOOR and the following new words and definitions BASE FLOOD ELEVATION (BFE), EROSION, EXISTING MANUFACTURED HOME PARK OR SUBDIVISION, FLOODPROOFING, FREEBOARD, VIOLATION

Amend:

AREA OF SPECIAL FLOOD HAZARD

The land in the floodplain within a community subject to a one-percent or greater chance of flooding in any given year. It is shown on the FIRM as Zone V, VE, V1-30, A, AO, A1-A30, AE, A99, or AH.

Add:

BASE FLOOD ELEVATION (BFE)

The flood elevation shown on a published Flood Insurance Study (FIS) including the Flood Insurance Rate Map (FIRM). For zones AE, AH, AO, and A1-30 the elevation represents the water surface elevation resulting from a flood that has a 1-percent or greater chance of being equaled or exceeded in any given year.

Amend:

ELEVATED BUILDING

A non-basement building:

A. Built in the case of a building in an area of special flood hazard to have the top of the elevated floor or in the case of a building in a coastal high-hazard area to have the bottom of the lowest horizontal structural member of the elevated floor elevated above the base flood elevation plus freeboard ground level by means of pilings, columns (posts and piers), or shear walls parallel to the flow of the water; and

B. Adequately anchored so as not to impair the structural integrity of the building during a flood of up to the magnitude of the base flood.

(1) In an area of special flood hazard "elevated building" also includes a building elevated by means of fill or solid foundation perimeter walls with opening(s) sufficient to facilitate the unimpeded movement of floodwaters.

(2) In areas of coastal high hazard "elevated building" also includes a building otherwise meeting the definition of "elevated building" even though the lower area is enclosed by means of breakaway walls.

Add:

EROSION

The process of gradual wearing away of land masses.

Add:

EXISTING MANUFACTURED HOME PARK OR SUBDIVISION

A manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including, at a minimum, the installation of utilities, the construction of streets, and either final site grading or the pouring of concrete pads) is completed before the effective date of the floodplain management regulations adopted by a community.

Add:

FLOODPROOFING

Any combination of structural and nonstructural additions, changes, or adjustments to structures which reduce or eliminate flood damage to real estate or improved real property, water and sanitary facilities, structures and their contents.

Add:

FREEBOARD

A factor of safety usually expressed in feet above a flood level for purposes of flood plain management. "Freeboard" tends to compensate for the many unknown factors that could contribute to flood heights greater than the height calculated for a selected size flood and floodway conditions, such as wave action, bridge openings, and the hydrological effect of urbanization of the watershed.

Amend:

HIGHEST ADJACENT GRADE

The highest natural elevation of the ground surface prior to construction next to the proposed or existing walls of a structure.

Amend:

LOWEST FLOOR

The lowest floor of the lowest enclosed area (including basement). An unfinished or flood resistant enclosure, usable solely for the parking of vehicles, building access or storage in an area other than a basement is not considered a buildings lowest floor provided that such enclosure is not built so to render the structure in violation of other applicable non-elevation design requirements of 44 CFR Section 60.3.

Add:

VIOLATION

The failure of a structure or other development to be fully compliant with this ordinance. A new or substantially improved structure or other development without the elevation certificate, other certifications, or other evidence of compliance required in 44 CFR §60.3(b)(5), (c)(4), (c)(10), (e)(2), (e)(4), or (e)(5) is presumed to be in violation until such time as that documentation is provided.

Ch. 188-8. Basis for Establishing the Areas of Special Flood Hazard is amended and supplemented to read as follows:

Amend:

The areas of special flood hazard identified by the Federal Insurance Administration in a scientific and engineering report entitled "The Flood Insurance Study Bergen County, New Jersey (All Jurisdictions)" dated August 28, 2019, Index Map and Flood Insurance Rate Maps (FIRMS) whose panel numbers are 34003C0087J, 34003C0089H, 34003C0091H, 34003C0093H, and 34003C0094H dated August 28, 2019 are hereby adopted by reference and declared to be part of this chapter. The Flood Insurance Study is on file with the Clerk of the Borough of Woodcliff Lake, 188 Pascack Road, Woodcliff Lake, NJ 07677.

Ch. 188-9. Violations and penalties is amended and supplemented to read as follows:

Amend:

A. No structure or land shall hereafter by constructed, relocated to, extended, converted, or altered without full compliance with the terms of this chapter and other applicable regulations. Violations of the provisions of this chapter by failure to comply with any of its requirements (including violations of conditions and safeguards established in connection with conditions) shall constitute a violation of this chapter. Any person who violates this chapter or fails to comply with any of its requirements shall upon conviction thereof be fined not more than \$500 or imprisoned

for not more than 90 days, or both, for each violation, and in addition shall pay all costs and expenses involved in the case. Nothing herein contained shall prevent the Borough of Palisades Park from taking such other lawful action as is necessary, in equity or law, to prevent or enjoin any threatened violation of this chapter.

Ch.188-13 Establishment of development permit is amended and supplemented to read as follows:

Amend:

A. A development permit shall be obtained before construction or development begins including placement of manufactured homes, within any area of special flood hazard established in § 161-7. Application for a development permit shall be made on forms furnished by the Construction Code Official and may include, but not be limited to, plans in duplicate drawn to scale showing the nature, location, dimensions, and elevations of the area in question, existing or proposed structures, fill, storage of materials, drainage facilities, and the location of the foregoing.

Ch. 188-15 Duties and responsibilities of Administrative Official is amended and supplemented to read as follows:

Amend:

D. Alteration of watercourses.

- (1) Notify adjacent communities and the New Jersey Department of Environmental Protection Bureau of Flood Control and the Land Use Regulation Program prior to any alteration or relocation of a watercourse and submit evidence of such notification to the Federal Insurance Administration.

Add:

F. Substantial Damage Review

- (1) After an event resulting in building damages, assess the damage to structures due to flood and non-flood causes.
- (2) Record and maintain the flood and non-flood damage of substantial damage structures and provide a letter of Substantial Damage Determination to the owner and the New Jersey Department of Environmental Protection, Bureau of Flood Control.
- (3) Ensure substantial improvements meet the requirements of sections 161-17A, B & C.

Ch.188-21 General Standards is amended and supplemented to read as follows:

Amend:

In all areas of special flood hazards compliance with the applicable requirements of the Uniform Construction Code (N.J.A.C. 5:23) and the following standards, whichever is more restrictive, is required:

Amend:

C. Utilities.

- (4) For all new construction and substantial improvements for the electrical, heating, ventilation, plumbing and air-conditioning equipment and other service facilities shall be designed and/or located so as to prevent water from entering or accumulating within the components during conditions of flooding.

Amend:

D. Subdivision proposals.

- (1) All subdivision proposals and other proposed new development shall be consistent with the need to minimize flood damage;
- (2) All subdivision proposals and other proposed new development shall have public utilities and facilities, such as sewer, gas, electrical, and water systems, located and constructed to minimize flood damage;
- (3) All subdivision proposals and other proposed new development shall have adequate drainage provided to reduce exposure to flood damage; and
- (4) Base flood elevation data shall be provided for subdivision proposals and other proposed new development which contain at least 50 lots or five acres (whichever is less).

Amend:

- E. Enclosure openings. For all new construction and substantial improvements, fully enclosed areas below the lowest floor that are usable solely for parking of vehicles, building access or storage in an area other than a basement and which are subject to flooding shall be designed to automatically equalize hydrostatic flood forces on exterior walls by allowing for the entry and exit of floodwaters. Designs for meeting this requirement must either be certified by a registered professional engineer or architect or must meet or exceed the following minimum criteria: A minimum of two openings in at least two exterior walls of each enclosed area having a total net area of not less than one square inch for every square foot of enclosed area subject to flooding shall be provided. The bottom of all openings shall be no higher than one foot

above grade. Openings may be equipped with screens, louvers or other covering or devices, provided that they permit the automatic entry and exit of floodwaters.

Ch. 188-22 Specific Standards is amended and supplemented to read as follows:

Amend:

A.

Residential construction. New construction and substantial improvement of any residential structure located in an A or AE zone shall have the lowest floor, including basement together with the attendant utilities (including all electrical, heating, ventilating, air-conditioning and other service equipment) and sanitary facilities, elevated at or above the more restrictive base flood elevation plus one (1) foot or as required by ASCE/SEI 24-14, Table 2-1. Require within any AO zone on the municipality's FIRM that all new construction and substantial improvement of any residential structure shall have the lowest floor, including basement together with the attendant utilities and sanitary facilities, elevated above the highest adjacent grade at least as high as the depth number specified in feet plus one (1) foot, above the highest adjacent grade (at least three feet if no depth number is specified). And require adequate drainage paths around the structures on slopes to guide floodwaters around and away from proposed structures.

Amend:

B. Nonresidential construction is amended and supplemented to read as follows:

- (1) New construction and substantial improvement of any commercial, industrial or other nonresidential structure located in an A or AE zone shall either have the lowest floor, including basement, elevated to the level of the base flood elevation; or together with attendant utility and sanitary facilities as well as all electrical, heating, ventilating, air-conditioning and other service equipment, shall:

Either

- (a) Elevated at or above the more restrictive base flood elevation plus one (1) foot or as required by ASCE/SEI 24-14, Table 2-1; and
- (b) Require within any AO or AH zone on the municipality's DFIRM to elevate above the depth number specified in feet plus one (1) foot, above the highest adjacent grade (at least three feet if no depth number is specified). And, require adequate drainage paths around structures on slopes to guide floodwaters around and away from proposed structures;
or
- (c) Be flood-proofed so that below the more restrictive, base flood elevation plus one (1) foot or as required by ASCE/SEI 24-14, Table 6-1, the structure is watertight with walls substantially impermeable to the passage of water;

- (d) Have structural components capable of resisting hydrostatic and hydrodynamic loads and effects of buoyancy; and
- (e) Be certified by a registered professional engineer or architect that the design and methods of construction are in accordance with accepted standards of practice for meeting the applicable provisions of this subsection. Such certifications shall be provided to the official as set forth in § 161-14C(2).

Amend:

C. Manufactured homes.

- (1) Manufactured homes shall be anchored in accordance with § 161-16A(2).
- (2) All manufactured homes to be placed or substantially improved within an area of special flood hazard shall:
 - i. Be consistent with the need to minimize flood damage,
 - ii. Be constructed to minimize flood damage,
 - iii. Have adequate drainage provided to reduce exposure to flood damage,
 - iv. Be elevated on a permanent foundation such that the top of the lowest floor is at or above the more restrictive base flood elevation plus one (1) foot or as required by ASCE/SEI 24-14, Table 2-1 and.
 - v. The manufactured home chassis is supported by reinforced piers or other foundation elements of at least equivalent strength that are no less than 36 inches in height above grade and be securely anchored to an adequately anchored foundation system to resist floatation, collapse, and lateral movement.

SECTION 2.

All ordinances or parts of Ordinance inconsistent herewith are hereby repealed as to such inconsistency only.

Severability All provisions of this Ordinance are severable. If for any reason, any provision of this Ordinance is held to be invalid, the validity of the remainder of the Ordinance shall not be affected.

Effective Date. This Ordinance shall become effective upon final approval and publication, pursuant to law, and upon completion of all outstanding cases.

Deborah A. Dakin

Date: August 19, 2019

Attest: Deborah A. Dakin, RMC, CMR
Borough Clerk



BOROUGH OF WOODCLIFF LAKE

88 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | | X | | | |
| Hayes | | X | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

A RESOLUTION PROVIDING FOR A MEETING NOT OPEN TO THE PUBLIC IN ACCORDANCE WITH THE PROVISIONS OF THE NEW JERSEY OPEN PUBLIC MEETINGS, ACT, N.J.S.A. 10:4-12

RESOLUTION NO. 19-187 AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake is subject to certain requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6, et seq., and

WHEREAS, the Open Public Meetings Act, N.J.S.A. 10:4-12, provides that an Executive Session, not open to the public, may be held for certain specified purposes when authorized by Resolution; and

WHEREAS, it is necessary for the Borough of Woodcliff Lake to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12b and designated below:

____ 1. Matters Required by Law to be Confidential. Any matter which, by express provision of Federal law or State statute or rule of court shall be rendered confidential or excluded from the provisions of the Open Public Meetings Act.

____ 2. Matters Where the Release of Information Would Impair the Right to Receive Funds. Any matter in which the release of information would impair a right to receive funds from the Government of the United States.

____ 3. Matters Involving Individual Privacy. Any material the disclosure of which constitutes an unwarranted invasion of individual privacy such as any records, data, reports, recommendations, or other personal material of any educational, training, social service, medical, health, custodial, child protection, rehabilitation, legal defense, welfare, housing,

relocation, insurance and similar program or institution operated by a public body pertaining to any specific individual admitted to or served by such institution or program, including but not limited to information relative to the individual's personal and family circumstances, and any material pertaining to admission, discharge, treatment, progress or condition of any individual, unless the individual concerned (or, in the case of a minor or incompetent, his guardian) shall request in writing that the same be disclosed publicly.

____ 4. Matters Relating to Collective Bargaining Agreements. Any collective bargaining agreement, or the terms and conditions which are proposed for inclusion in any collective bargaining agreement, including the negotiation of the terms and conditions thereof with employees or representatives of employees of the public body.

____ 5. Matters Relating to the Purchase, Lease or Acquisition of Real Property or the Investment of Public Funds. Any matter involving the purchase, lease or acquisition of real property with public funds, the setting of banking rates or investment of public funds, where it could adversely affect the public interest if discussion of such matters were disclosed specifically with respect to _____. The minutes will be released on or before _____, 20__ when the issues pertaining to the property located at _____ have been approved and finalized.

____ 6. Matters Relating to Public Safety and Property. Any tactics and techniques utilized in protecting the safety and property of the public, provided that their disclosure could impair such protection. Any investigations of violations of possible violations of the law.

X 7. Matters Relating to Litigation, Negotiations and the Attorney-Client Privilege, any pending or anticipated litigation or contract negotiation in which the public body is or may become a party. Any matters falling within the attorney-client privilege, to the extent that confidentiality is required in order for the attorney to exercise his ethical duties as a lawyer, specifically with respect to: Personnel Matters and litigation update.

The minutes will be released in approximately ninety (90) days or upon the resolution through settlement or court decision and the time period for any and all appeals.

____ 8. Matters Relating to the Employment Relationship. Any matter involving the employment, appointment, termination of employment, terms and conditions of employment, evaluation of the performance of promotion or disciplining of any specific prospective public officer or employee or current public officer or employee employed or appointed by the public body, unless all the individual employees or appointees whose rights could be adversely affected request in writing that such matter or matters be discussed at a public meeting, specifically: personnel discussion.

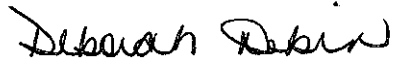
The minutes will be released within ninety (90) days or earlier upon the resolution of the matter through settlement or court decision and the time period for any and all appeals.

_____ 9. Matters Relating to the Potential Imposition of a Penalty. Any deliberations of a public body occurring after a public hearing that may result in the imposition of a specific civil penalty upon the responding party or the suspension or loss of a license or permit belonging to the responding party bears responsibility.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, assembled in public session on August 19, 2019 that an Executive Session closed to the public shall be held on August 19, 2019 at 7:00 P.M. at the Borough of Woodcliff Lake offices located at 188 Pascack Road, Woodcliff Lake, New Jersey, for the discussion of matters relating to the specific items designated above.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING PAYMENT OF PAYROLL & PAYMENT OF CLAIMS

RESOLUTION NO. 19-188

AUGUST 19, 2019

BE IT RESOLVED, that the following Payroll Disbursements made by the Treasurer since the last meeting are proper and hereby ratified and approved:

Payroll Released 7/31/2019 \$240,901.83

Payroll Released 8/15/2019 \$313,392.66

BE IT FURTHER RESOLVED that the following current claims against the Borough for materials and services have been considered and are proper and hereby are approved for payment:

| | |
|--------------------------|---------------|
| Current Fund: | \$ 486,534.27 |
| Capital: | \$ 56,775.76 |
| Animal: | \$ 4,524.06 |
| Trust Other Funds: | \$ 4,893.00 |
| Open Space Trust: | \$ 80,792.00 |
| Affordable Housing: | \$ 3,985.00 |
| Comm. Development Funds: | \$ 1.79 |
| Public Assistance Trust: | \$ 2.12 |
| Escrow: | \$ 8,136.35 |

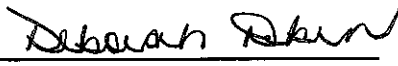
CERTIFICATION OF FUNDS

I, Harold Laufeld, Chief Financial Officer of the Borough of Woodcliff Lake, hereby duly certify that fund(s) are available for Payroll Disbursements and Payment of Claims.

Harold Laufeld
Chief Financial Officer

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of August 19, 2019.


DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING RAFFLE LICENSE TO TEMPLE EMANUEL OF THE PASCACK VALLEY RESOLUTION NO. 19-189 AUGUST 19, 2019


WHEREAS, application has been made by Temple Emanuel of the Pascack Valley for a 50/50 raffle to be held on December 7, 2019; and

WHEREAS, said application has been submitted to the Woodcliff Lake Police Department for investigation and have been found to be in good order.

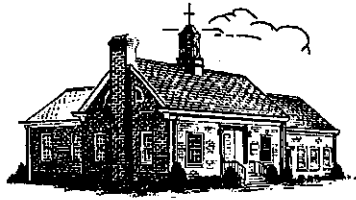
NOW, THEREFORE, BE IT RESOLVED that the raffle license application of Temple Emanuel of the Pascack Valley is hereby approved, and the Borough Clerk is authorized to issue Raffle License RA19-08.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

**RESOLUTION AUTHORIZING AN INTER-LOCAL AGREEMENT
BETWEEN THE COUNTY OF BERGEN AND THE BOROUGH OF WOODCLIFF LAKE FOR
PROVIDING OF FLU VACCINATIONS IN THE BOROUGH OF WOODCLIFF LAKE**

**RESOLUTION NO. 19-190
AUGUST 19, 2019**

WHEREAS, the County of Bergen, Department of Health Services offers a program in which municipalities may contract with the County for the purpose of providing flu vaccination to the residents of the municipality; and

WHEREAS, the Mayor and Council of the Borough of Woodcliff lake deem it in the best interest of the Borough to provide such service to the residents of Woodcliff Lake; and

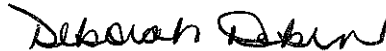
WHEREAS, pursuant to N.J.S.A. 40A:65-1, et seq., any municipality of the State of New Jersey may contract with any other State agency, County, municipality or municipalities for the shared provision of any service that any party to the agreement is empowered to provide within its own jurisdiction.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Woodcliff Lake that the Mayor and/or Administrator is authorized and the Borough Clerk shall attest to an Inter-Local Agreement between the County of Bergen and the Borough of Woodcliff Lake for the purpose of providing flu vaccination to the residents of the municipality pursuant to the terms of the contract provided by the County of Bergen which is attached hereto; and

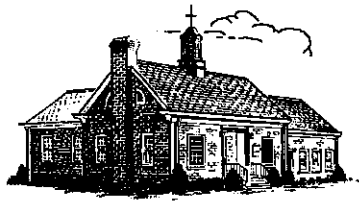
BE IT FURTHER RESOLVED that a copy of this Resolution shall be forwarded to the County of Bergen.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING A GRANT APPLICATION BETWEEN THE BOROUGH OF WOODCLIFF LAKE AND THE STATE OF NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION FOR THE PURCHASE, INSTALLATION AND MAINTENANCE OF A CHARGING STATION

RESOLUTION NO. 19-191 AUGUST 19, 2019

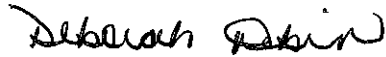
WHEREAS, the Governing Body of the Borough of Woodcliff Lake desires to further the public interest by obtaining a grant from the State of New Jersey in the amount of up to \$12,000 to fund the following project: purchase, installation and maintenance of 2 dual-port Level 2 ChargePoint charging stations to be installed at 1 Werimus Road and 188 Pascack Road, Woodcliff Lake, New Jersey.

THEREFORE, the Governing Body resolves that Tomas Padilla or the successor to the office of Borough Administrator is authorized (a) to make application for such a grant, (b) if awarded, to execute a grant agreement with the State for a grant in an amount no less than 0.00 and not more than \$12,000, and (c) to execute any amendments thereto which do not increase the Grantee's obligations.

The Grantee agrees to comply with all applicable Federal, State and municipal laws, rules, and regulations in its performance pursuant to the agreement.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION OF THE GOVERNING BODY CERTIFICATION OF THE ANNUAL AUDIT

RESOLUTION NO. 19-192

AUGUST 19, 2019

WHEREAS, N.J.S.A. 40A:5-4 requires the governing body of every local unit to have made an annual audit of its book, accounts and financial transactions; and

WHEREAS, the Annual Report of Audit for the year 2018 has been filed by a Registered Municipal Accountant with the "Borough Clerk" pursuant to N.J.S.A. 40A:5-6, and a copy has been received by each member of the governing body; and

WHEREAS, R.S. 52:27BB-34 authorizes the Local Finance Board of the State of New Jersey to prescribe reports pertaining to the local fiscal affairs; and

WHEREAS, the Local Finance Board has promulgates N.J.A.C. 5:30-6.5, a regulation requiring that the governing body of each municipality shall by resolution certify to the Local Finance Board of the State of New Jersey that all members of the governing body have reviewed, at a minimum, the sections of the annual audit entitled "Comments and Recommendations"; and

WHEREAS, the members of the governing body have personally reviewed at a minimum the Annual Report of Audit, and specifically the sections of the Annual Audit entitled "Comments and Recommendations", as evidenced by the group affidavit form of the governing body attached hereto; and

WHEREAS, such resolutions of certification shall be adopted by the Governing Body no later than forty-five days after the receipt of the annual audit, pursuant to N.J.A.C. 5:30-6.5; and

WHEREAS, all members of the governing body have received and familiarized themselves with, at least, the minimum requirements of the Local Finance Board of the State of New Jersey, as stated aforesaid and have subscribed to the affidavit, as provided by the Local Finance Board; and

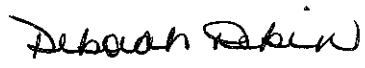
WHEREAS, failure to comply with the regulations of the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52, to wit:

R.S. 52:27BB-52: A local officer or member of a local governing body who, after a date fixed for compliance, fails or refuses to obey an order of the director (Director of Local Government Services), under the provisions of this Article, shall be guilty of a misdemeanor and, upon conviction, may be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than one year, or both, in addition shall forfeit his office.

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Woodcliff Lake hereby states that it has complied with N.J.A.C. 5:30-6.5 and does hereby submit a certified copy of this Resolution and the required affidavit to said Board to show evidence of said compliance.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION TO APPROVE THE CORRECTIVE ACTION PLAN FOR THE FISCAL YEAR 2018 AUDIT REPORT OF THE BOROUGH OF WOODCLIFF LAKE

RESOLUTION NO. 19-193 AUGUST 19, 2019

WHEREAS, the Division of Local Government Services requires the Chief Financial Officer to file a "Corrective Action Plan" outlining the actions to be taken by the Borough relative to findings and recommendations in the annual audit report; and

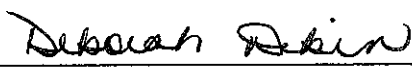
WHEREAS, the "Corrective Action Plan" shall be prepared by the Chief Financial Officer with assistance from other officials affected by the audit findings and recommendations; and

WHEREAS, the Governing Body is required by resolution, to approve said "Corrective Action Plan", as prepared by the Chief Financial Officer and approved by the Governing Body, shall be placed on file and made available for public inspection in the Borough Clerk's office;

NOW THEREFORE, BE IT RESOLVED, that the Borough Council of the Borough of Woodcliff Lake hereby approved the "Corrective Action Plan" for the Fiscal Year 2018 Audit Report submitted by the Chief Financial Officer.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.


DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING SOLICITORS LICENSE TO POWER HOME REMODELING/ ROYAL MARKETING CONCEPTS

**RESOLUTION NO. 19-194
AUGUST 19, 2019**

WHEREAS, Robert Kerstner, Thomas Kudlacik and Martin Campusano of Power Home Remodeling/Royal Marketing Concepts have applied to the Borough Clerk's Office for a solicitor's license to give free estimates on roofs, windows and siding; and

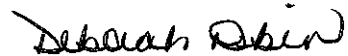
WHEREAS, the Police Department has stated that there is no reason to deny this application; and

WHEREAS, the applicants have been advised of the rules and guidelines established in the Borough of Woodcliff Lake and strict adherence to this policy must be followed.

NOW, THEREFORE BE IT RESOLVED that the Mayor and Council of the Borough of Woodcliff Lake authorize the Borough Clerk to issue a solicitor's license to Robert Kerstner, Thomas Kudlacik and Marin of Power Home Remodeling/Royal Marketing Concepts.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

EMERGENCY BUDGET APPROPRIATION – POLICE/FIRE RETIREMENT SYSTEM 2018 RETROACTIVE INCREASE

RESOLUTION NO. 19-195 AUGUST 19, 2019

WHEREAS, an emergent condition has arisen with respect to invoice received for Police and Firemen's Retirement System for 2018 retroactive increases for various quarters from State of N.J. Divisions of Pensions and no adequate provision was made in the 2019 Current Fund budget for the aforesaid purpose, and N.J.S. 40A:4-46 provides for the creation of an emergency appropriation for the purpose mentioned above, and

WHEREAS, the total amount of the emergency appropriation created, including the appropriation to be created by this resolution is \$40,900 and three (3) percent of the total operating appropriations in the budget for 2019 is \$344,763; and

WHEREAS, the foregoing appropriation together with prior appropriations does not exceed three (3) percent of the total operating appropriations in the budget for 2019.

NOW, THEREFORE, BE IT RESOLVED (by not less than two-thirds of all governing members affirmatively concurring) that in accordance with N.J.S. 40A:4-48:

1. An emergency appropriation is hereby made for Police and Firemen's Retirement System in the amount of \$40,900.00.

2. That said emergency appropriation shall be provided for in full in the 2019 budget, and is requested to be excluded for CAPS pursuant to N.J.S. 40-45.3.c(1).
3. That two (2) certified copies of this resolution be filed with the Director of Local Government Services.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING THE APPOINTMENT OF SHADE TREE INSPECTOR/PROPERTY MAINTENANCE OFFICER IN THE BOROUGH OF WOODCLIFF LAKE

RESOLUTION NO. 19-196
AUGUST 19, 2019

WHEREAS, the Borough is in need of an individual to perform the duties of Shade Tree Inspector/Property Maintenance Officer; and

WHEREAS, Mark Citakian possesses all the qualifications and experience necessary for the position; and

WHEREAS, the Borough Administrator and Personnel Committee have reviewed this matter and recommend that Mark Citakian be appointed to the position of Shade Tree Inspector/Property Maintenance Officer effective immediately to work no more than 25 hours per week at an hourly rate of \$25.00/per hour.


NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that Mark Citakian be and he is hereby appointed Shade Tree Inspector/Property Maintenance Officer for the Woodcliff Lake Building Department; and

BE IT FURTHER RESOLVED, that Mark Citakian shall work no more than 25 hours per week with an hourly rate of \$25.00/per hour effective immediately; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Mark Citakian upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.

A handwritten signature in cursive script, appearing to read "Deborah Dakin", is written over a horizontal line.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Council Member

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION COMBINING SEVERAL AUTHORIZATIONS OF BONDS INTO A SINGLE ISSUE AND PRESCRIBING THE DETAILS AND BOND FORM THEREOF FOR \$9,935,000 GENERAL IMPROVEMENT BONDS DATED OCTOBER 1, 2019

RESOLUTION NO. 19-197 AUGUST 19, 2019

WHEREAS, the bond ordinances hereinafter described have been duly adopted and it is necessary to provide for the issuance of the bonds authorized by such bond ordinances.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey (the "Borough"), as follows:

Section 1. There shall be issued at this time \$537,874 of the bonds authorized pursuant to Bond Ordinance No. 11-06 adopted by the Borough Council of said Borough on June 6, 2011. The bonds are issued to finance the resurfacing of the following streets as the 2011 Road Improvement Program: Glen Road, Blueberry Drive and Tice Boulevard, the acquisition of a patrol car video recording system and school zone blinking signs for the use of the Police Department, the acquisition of air packs and turnout gear for the use of the Fire Department, the acquisition of a mason dump truck for the use of the Department of Public Works ("DPW"), the acquisition of a leaf vacuum machine, a wood chipper, containers and a welding machine for the use of the DPW, and the undertaking of various improvements to the Municipal Building, including, but not limited to, replacement of the furnace and installation of a fire alarm system, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 10.19 years computed from the date of such bonds.

Section 2. There shall be issued at this time \$271,094 of the bonds authorized pursuant to Bond Ordinance No. 12-01 adopted by the Borough Council of said Borough on March 5, 2012. The bonds are issued to finance the resurfacing of the following streets as the 2012 Road Improvement Program: Campbell Avenue, Ravine Drive, Bearbrook Drive and Kenwood Drive, and the planting of trees at various locations, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such

bond ordinance is a period of 9.86 years computed from the date of such bonds.

Section 3. There shall be issued at this time \$140,174 of the bonds authorized pursuant to Bond Ordinance No. 12-12 adopted by the Borough Council of said Borough on July 16, 2012, as amended by Bond Ordinance No. 12-16 adopted by the Borough Council of said Borough on September 19, 2012. The bonds are issued to finance the acquisition of tablet computers for the use of various Borough officials and laser fiche upgrades for the use of the Borough Clerk, the acquisition of school zone blinking signs for the use of the Police Department, the acquisition of salters, leaf pushers, brining application equipment for winter road conditions and containers for the use of the DPW, the acquisition of an SUV for the use of the Fire Department, the acquisition of radio equipment for Federally-mandated narrow band compliance for the use of the DPW, and the undertaking of the following public improvements: sanitary sewer pump station upgrades, demolition of the Hathaway House and installation of a generator at the DPW Garage, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 12.16 years computed from the date of such bonds.

Section 4. There shall be issued at this time \$1,238,657 of the bonds authorized pursuant to Bond Ordinance No. 13-01 adopted by the Borough Council of said Borough on April 16, 2013. The bonds are issued to finance the undertaking of drainage improvements at Brookview Drive and the 2013 Road Improvement Program at various locations, the acquisition of computer equipment for the use of various Borough departments, offices and agencies, the acquisition of an SUV hybrid vehicle for the use of the Fire Prevention Bureau, and the acquisition of swim pool vacuums for Old Mill Swim Pool, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 9.91 years computed from the date of such bonds.

Section 5. There shall be issued at this time \$595,447 of the bonds authorized pursuant to Bond Ordinance No. 14-07 adopted by the Borough Council of said Borough on July 14, 2014. The bonds are issued to finance the undertaking of the 2014 Road and Curb Improvement Program at various locations in, by and for the Borough. The period of usefulness of the purpose to be financed by such bond ordinance is a period of 10 years computed from the date of such bonds.

Section 6. There shall be issued at this time \$93,500 of the bonds authorized pursuant to Bond Ordinance No. 14-11 adopted by the Borough Council of said Borough on October 20, 2014. The bonds are issued to provide additional funding for the 2014 Road and Curb Improvement Program in, by and for the Borough. The period of usefulness of the purpose to be financed by such bond ordinance is a period of 10 years computed from the date of such bonds.

Section 7. There shall be issued at this time \$80,000 of the bonds authorized pursuant to Bond Ordinance No. 15-01 adopted by the Borough Council of said Borough on February 23, 2015. The bonds are issued to finance the acquisition of trucks and recycling dumpsters for the use of the DPW in, by and for the Borough. The period of usefulness of the purpose to be financed by such bond ordinance is a period of 5 years computed from the date of such bonds.

Section 8. There shall be issued at this time \$540,000 of the bonds authorized pursuant to Bond Ordinance No. 15-13 adopted by the Borough Council of said Borough on September 8, 2015. The bonds are issued to finance the acquisition of a new pumper fire engine in, by and for the Borough. The period of

usefulness of the purpose to be financed by such bond ordinance is a period of 10 years computed from the date of such bonds.

Section 9. There shall be issued at this time \$189,500 of the bonds authorized pursuant to Bond Ordinance No. 16-03 adopted by the Borough Council of said Borough on March 21, 2016. The bonds are issued to finance the undertaking of various field and facility improvements at the Old Mill Park and Sports Complex and rehabilitation and improvement of the Old Mill Swim Pool, and the acquisition of e-ticketing system equipment, a livescan fingerprint system, computers and a pickup truck for the use of the Police Department, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 7.63 years computed from the date of such bonds.

Section 10. There shall be issued at this time \$1,026,400 of the bonds authorized pursuant to Bond Ordinance No. 16-14 adopted by the Borough Council of said Borough on September 12, 2016. The bonds are issued to finance the acquisition of various new additional or replacement equipment and machinery for the use of the Fire Department, the acquisition of a flatbed truck with salter and plow and a pickup truck with plow for the use of the DPW, to provide funding for the Borough's portion of the cost of a new street sweeper (to be shared with other municipalities) and the acquisition of a compactor for the Ecology Center, the undertaking of the 2016 Road and Curb Improvement Program at various locations, and the undertaking of various improvements to the Lydecker House and the Tice/Senior Center, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 10.09 years computed from the date of such bonds.

Section 11. There shall be issued at this time \$977,357 of the bonds authorized pursuant to Bond Ordinance No. 17-06 adopted by the Borough Council of said Borough on July 17, 2017. The bonds are issued to finance the undertaking of outfall repairs and drainage improvements at Brookview Drive and the 2017 Road Improvement Program at various locations, the acquisition of a flushing system for installation on a fire truck body for the use of the DPW, the acquisition of an asphalt truck with plow for the use of the DPW, the undertaking of the following public improvements: sanitary sewer pump station upgrades, repair of the garage doors and replacement of the entrance doors at the DPW Building and replacement of lighting at the Fire House, the acquisition of turf blankets, a tennis court backboard, recreation storage sheds and a diving block, tables, chairs and a speaker system for Old Mill Swim Pool, the acquisition of scanners, radar units and traffic signs for the use of the Police Department, the acquisition of equipment lockers for the use of the Fire Department, and the acquisition of a mower, a leaf pusher, a plow, recycling balers, containers, manhole covers and a salt spreader for the use of the DPW, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 10.76 years computed from the date of such bonds.

Section 12. There shall be issued at this time \$919,997 of the bonds authorized pursuant to Bond Ordinance No. 18-04 adopted by the Borough Council of said Borough on April 16, 2018. The bonds are issued to finance the acquisition of a garbage truck body and a garbage truck for the use of the DPW, the acquisition of an SUV for the use of the Fire Department, the undertaking of the 2018 Road Improvement Program at various locations, the undertaking of the following public improvements: installation of an entry security system and a file storage system at Borough Hall and installation of a new telephone system for Borough Hall and the DPW Building, the undertaking of the following improvements to the Tice/Senior Center: replacement of flooring and doors and installation of an entry security system, to provide funding for the Borough's contribution to the upgrade of the Park Ridge Pistol Range pursuant to an interlocal

agreement and the undertaking of the following public improvements: installation of lighting at Bagley Field, installation of netting at Rinzler Field and replacement of the field house bathroom doors at Lockwood Field, the acquisition of a pool cover and replacement of the pump at Old Mill Swim Pool, the acquisition of tables, chairs and umbrellas for use at Old Mill Swim Pool, the upgrading of the security camera system at Borough facilities and acquisition of radios, radar units and blinking signs for the use of the Police Department, the acquisition of radios for the use of the Fire Department, and the acquisition of a leaf pusher, a snow plow, containers, manhole covers and a salt spreader for the use of the DPW, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 9.83 years computed from the date of such bonds.

Section 13. There shall be issued at this time \$3,325,000 of the bonds authorized pursuant to Bond Ordinance No. 19-03 adopted by the Borough Council of said Borough on May 6, 2019. The bonds are issued to finance the acquisition of a utility truck with plow and a pickup truck with liftgate and plow for the use of the DPW and SUVs for the use of the Police Department, to provide funding for the Borough's share of the cost of the acquisition of a sewer jet vacuum machine with camera for joint use with the Borough of Old Tappan (the lead agency), the undertaking of the 2019 Road Improvement Program at various locations, the undertaking of bridge and culvert improvements at Glen Road, the acquisition of computer equipment for the use of various Borough departments, offices and agencies, the undertaking of the following public improvements: various improvements at Borough Hall, various improvements at the Tice/Senior Center, various improvements to the Police Department Building and Borough Hall, including, but not limited to, renovation of the Police Desk and upgrades to the security system, and installation of a storage shed at Borough Hall for the use of various Borough departments, offices and agencies, the undertaking of the following public improvements: various improvements at the DPW Building and upgrades to sanitary sewer pump stations, the undertaking of the following park and recreation improvements: various improvements at Learning Lane Fields, improvements to the dugouts and warmup areas at Rinzler Field, upgrades to the field house bathrooms at Old Mill Park and Sports Complex and various improvements at Old Mill Swim Pool, the implementation of a records management system for Borough documents for the use of various Borough departments, offices and agencies, the acquisition of radios, radar units and a traffic speed trailer for the use of the Police Department, the acquisition of portable radios for the use of the Fire Department and the Office of Emergency Management, the acquisition of new additional or replacement equipment and machinery for the use of the DPW, and the acquisition of lounges, tables, chairs and umbrellas for use at Old Mill Swim Pool, all in, by and for the Borough. The average period of usefulness of the several purposes to be financed by such bond ordinance is a period of 13.28 years computed from the date of such bonds.

Section 14. The bonds authorized by said thirteen bond ordinances described in Sections 1 to 13, inclusive, of this resolution shall be issued as a single issue of bonds, aggregating \$9,935,000 consisting of an issue of bonds of the denomination of \$5,000 each or any integral multiple thereof, numbered in the order of their maturity. In the event that the purchaser of the bonds elects to take bonds in the last maturity which are not in multiples of \$5,000, or, if there are any such bonds herein, such bonds shall be in the denomination of \$1,000 or any integral multiple thereof, numbered upwards from the last numbered \$5,000 bond. The average period of usefulness within which the bonds authorized by said thirteen bond ordinances mature, according to the respective reasonable lives of the purposes to be financed, as determined in said ordinances taking into consideration the respective amounts of bonds authorized for the purposes to be financed as set forth in each of the bond ordinances hereinbefore set forth, is a period of 11.10 years computed from the date of such bonds. Said issue shall be payable in annual installments on October 1 in each year as follows:

\$ 900,000 in the year 2020,
\$ 920,000 in the year 2021,
\$ 940,000 in the year 2022,
\$ 960,000 in the year 2023,
\$ 980,000 in the year 2024,
\$1,000,000 in the year 2025,
\$1,025,000 in the year 2026,
\$1,045,000 in the year 2027,
\$1,070,000 in the year 2028, and
\$1,095,000 in the year 2029.

Said bonds shall be designated "General Improvement Bonds". A portion of the indebtedness evidenced by each such bond shall be deemed to have been incurred for the purpose described in each bond ordinance authorizing bonds of the same maturity, and such portion of such indebtedness shall be in the same proportion to the principal amount of such bonds as the total amount of bonds of like maturity to be issued pursuant to such bond ordinance bears to the aggregate amount of bonds of like maturity to be issued pursuant to such thirteen bond ordinances.

Section 15. All of said bonds shall be dated October 1, 2019 and shall bear interest from their date until their respective maturities at the rates per annum named in the proposal accepted. Such rates of interest shall be determined at the time said bonds are sold. Such interest shall be payable on each April 1 and October 1, commencing April 1, 2020 (each, an "Interest Payment Date"), in each year until maturity or prior redemption.

Section 16. The bonds maturing on or before October 1, 2026 are not subject to redemption prior to their stated maturities. The bonds maturing on or after October 1, 2027 are subject to redemption at the option of the Borough prior to maturity, in whole on any date or in part on any Interest Payment Date, on or after October 1, 2026, upon notice as hereinafter set forth at the redemption price of 100% of the principal amount being redeemed, plus accrued interest to the date fixed for redemption.

If the Borough determines to optionally redeem a portion of the bonds prior to maturity, such bonds so redeemed shall be in such maturities as determined by the Borough, and within any maturity, by lot; *provided, however*, that the portion of any bond to be redeemed shall be in the principal amount of \$5,000 or some multiple thereof and that, in selecting bonds for redemption, the Bond Registrar/Paying Agent (as hereinafter defined) shall treat each bond as representing that number of bonds that is obtained by dividing the principal amount of such bond by \$5,000.

Section 17. Notice of redemption shall be given by first class mail in a sealed envelope with postage prepaid to the registered owners of the bonds at their respective addresses as they last appear on the registration books kept for that purpose by the Bond Registrar/Paying Agent at least thirty (30) but not more than sixty (60) days before the date fixed for redemption. Such mailing is not a condition precedent to redemption, and the failure to mail or to receive any redemption notice will not affect the validity of the redemption proceedings. If any bond subject to redemption is a part of a greater principal amount of the bonds not to be redeemed, such entire amount shall be surrendered to the Bond Registrar/Paying Agent and, for that portion of the bond not to be redeemed, a new bond shall be issued in the name of the

registered owner in an amount equal to the principal amount of the bond surrendered less the amount to be redeemed.

Section 18. The bonds will be issued in fully registered form by means of a book-entry system with no physical distribution of bond certificates made to the public. One bond certificate for each maturity will be issued to The Depository Trust Company, New York, New York ("DTC"), and immobilized in its custody. The book-entry system will evidence ownership of the bonds in principal amounts of \$5,000 or integral multiples thereof, with transfers of beneficial ownership effected on the records of DTC and its participants pursuant to rules and procedures established by DTC. Interest on the bonds will be payable at the times stated in Section 15 of this resolution, and principal of the bonds will be paid annually on October 1, as set forth in the maturity schedule hereinbefore stated, in immediately available funds to DTC or its nominee as registered owner of the bonds. Transfer of principal and interest payments to participants of DTC will be the responsibility of such participants and other nominees of beneficial owners. Interest will be payable to owners of bonds shown on the records of DTC as of the fifteenth day of the month preceding the month in which such Interest Payment Date occurs. The Borough will not be responsible or liable for maintaining, supervising or reviewing the records maintained by DTC, its participants or persons acting through such participants.

In the event that (a) DTC determines not to continue to act as securities depository for the bonds, or (b) the Borough determines that continuation of the book-entry system of evidence and transfer of ownership of the bonds would adversely affect the interests of the beneficial owners of the bonds, the Borough will discontinue the book-entry system with DTC. If the Borough fails to identify another qualified securities depository to replace DTC, the Borough will authenticate and deliver replacement bonds in the form of fully registered certificates.

The principal of and the interest on the bonds shall be payable in any coin or currency of the United States of America which is legal tender for the payment of public and private debts on the respective dates of payment thereof.

Section 19. The Chief Financial Officer, pursuant to N.J.S.A. 40A:2-34, is hereby authorized to sell and award the bonds in accordance with the terms of the notice of sale, such terms to be determined by a resolution of the Borough Council to be hereafter adopted. The Chief Financial Officer shall report in writing to the Borough Council at the next meeting after the sale of the bonds as to the principal amount, interest rates and maturities of the bonds sold, the price obtained and the name of the purchaser.

Section 20. All of said bonds shall be signed by the Mayor by manual or facsimile signature and by the Chief Financial Officer by manual or facsimile signature and the corporate seal of said Borough shall be imprinted, affixed or reproduced thereon and such seal shall be attested by the Borough Clerk by manual or facsimile signature. The bonds will be authenticated by the manual signature of the Bond Registrar/Paying Agent.

Section 21. Each of said bonds shall be issued in substantially the following form:

[Form of Bond]

Unless this certificate is presented by an authorized representative of The Depository Trust Company, a New York corporation ("DTC"), to the issuer or its agent for registration of transfer, exchange or payment, and any certificate issued is registered in the name of Cede & Co. or such other name as requested by an authorized representative of DTC (and any payment is made to Cede & Co. or to such other entity as is requested by an authorized representative of DTC), ANY TRANSFER, PLEDGE OR OTHER USE HEREOF FOR VALUE OR OTHERWISE BY OR TO ANY PERSON IS WRONGFUL inasmuch as the registered owner hereof, Cede & Co., has an interest herein.

No. R-__

\$_____

UNITED STATES OF AMERICA
STATE OF NEW JERSEY
COUNTY OF BERGEN
BOROUGH OF WOODCLIFF LAKE
GENERAL IMPROVEMENT BOND

INTEREST
RATE PER
ANNUM

MATURITY DATE

DATED DATE

CUSIP

%

OCTOBER 1, 20__

OCTOBER 1, 2019

979217

REGISTERED OWNER: CEDE & CO.

PRINCIPAL SUM: -----DOLLARS

The Borough of Woodcliff Lake, a municipal corporation of the State of New Jersey, located in the County of Bergen (hereinafter referred to as the "Borough"), for value received hereby acknowledges itself indebted and promises to pay to the REGISTERED OWNER named above, on the MATURITY DATE specified above, upon surrender hereof, the PRINCIPAL SUM stated above and to pay to the REGISTERED OWNER hereof interest thereon from the DATED DATE of this Bond until it shall mature at the INTEREST RATE PER ANNUM specified above, payable on each April 1 and October 1, commencing April 1, 2020 (each, an "Interest Payment Date"), of each year until maturity or prior redemption. The principal hereof is payable at the office of the Chief Financial Officer, Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677 (the "Bond Registrar/Paying Agent"). The interest so payable on any such Interest Payment Date will be paid to the person in whose name this Bond is registered on the record date for such interest, which shall be the fifteenth day of the month preceding the month in which such Interest Payment Date occurs. Both the principal of and the interest on this Bond shall be paid in any coin or currency of the United States of America that is legal tender for the payment of public and private debts on the respective dates of payment thereof.

This Bond is one of an issue of Bonds of like date and tenor, except as to number, denomination, interest rate and maturity, issued pursuant to the Local Bond Law (Chapter 2 of Title 40A of the New Jersey Statutes, as amended) and pursuant to thirteen bond ordinances adopted by the Borough Council of the Borough on June 6, 2011 (Ord. No. 11-06), March 5, 2012 (Ord. No. 12-01), July 16, 2012 (Ord. No. 12-12, as amended by Ord. No. 12-16 adopted on September 19, 2012), April 16, 2013 (Ord. No. 13-01), July 14, 2014 (Ord. No. 14-07), October 20, 2014 (Ord. No. 14-11), February 23, 2015 (Ord. No. 15-01), September 8, 2015 (Ord. No. 15-13), March 21, 2016 (Ord. No. 16-03), September 12, 2016 (Ord. No. 16-14), July 17, 2017 (Ord. No. 17-06), April 16, 2018 (Ord. No. 18-04) and May 6, 2019 (Ord. No. 19-03) and resolutions adopted by the Borough Council of the Borough on August 19, 2019.

The Bonds maturing on or before October 1, 2026 are not subject to redemption prior to their stated maturities. The Bonds maturing on or after October 1, 2027 are subject to redemption at the option of the Borough prior to maturity, in whole on any date or in part on any Interest Payment Date, on or after October 1, 2026, upon notice as hereinafter set forth at the redemption price of 100% of the principal amount being redeemed, plus accrued interest to the date fixed for redemption.

If the Borough determines to optionally redeem a portion of the Bonds prior to maturity, such Bonds so redeemed shall be in such maturities as determined by the Borough, and within any maturity, by lot; *provided, however*, that the portion of any Bond to be redeemed shall be in the principal amount of \$5,000 or some multiple thereof and that, in selecting Bonds for redemption, the Bond Registrar/Paying Agent shall treat each Bond as representing that number of Bonds that is obtained by dividing the principal amount of such Bond by \$5,000.

Notice of redemption shall be given by first class mail in a sealed envelope with postage prepaid to the registered owners of the Bonds at their respective addresses as they last appear on the registration books kept for that purpose by the Bond Registrar/Paying Agent at least thirty (30) but not more than sixty (60) days before the date fixed for redemption. Such mailing is not a condition precedent to redemption, and the failure to mail or to receive any redemption notice will not affect the validity of the redemption proceedings.

If any Bond subject to redemption is a part of a greater principal amount of the Bonds not to be redeemed, such entire amount shall be surrendered to the Bond Registrar/Paying Agent and, for that portion of the Bond not to be redeemed, a new Bond shall be issued in the name of the registered owner in an amount equal to the principal amount of the Bond surrendered less the amount to be redeemed.

The Bond Registrar/Paying Agent shall keep at its office the books of the Borough for the registration of transfer of Bonds. The transfer of this Bond may be registered only upon such books and as otherwise provided in the resolution upon the surrender hereof to the Bond Registrar/Paying Agent together with an assignment duly executed by the registered owner hereof or his attorney or legal representative in such form as shall be satisfactory to the Bond Registrar/Paying Agent. Upon any such registration of transfer, the Bond Registrar/Paying Agent shall deliver in exchange for this Bond a new bond or bonds, registered in the name of the transferee, of authorized denomination, in an aggregate principal amount equal to the unredeemed principal amount of this Bond, of the same maturity and bearing interest at the same rate.

It is hereby certified and recited that all conditions, acts and things required by the Constitution or statutes of the State of New Jersey, to exist, be performed or happen precedent to or in the issuance of this Bond

exist, have been performed and have happened, and that this Bond together with all other indebtedness of the Borough, is within every debt and other limit prescribed by the Constitution or statutes of said State. The full faith and credit of the Borough are hereby pledged irrevocably to the punctual payment of the principal of and interest on this Bond in accordance with its terms.

This Bond shall not be valid or become obligatory for any purpose until the Certification of Authentication hereon shall have been signed by the Bond Registrar/Paying Agent.

IN WITNESS WHEREOF, the Borough has caused this Bond to be signed by its Mayor by manual or facsimile signature and by its Chief Financial Officer by manual or facsimile signature, and its seal to be impressed, affixed or reproduced hereon, and said seal to be attested by its Borough Clerk by manual or facsimile signature and this Bond to be dated October 1, 2019.

[SEAL]

Mayor

/s/ Carlos Rendo

ATTEST:

/s/ Deborah A. Dakin
Borough Clerk

/s/ Harold Laufeld
Chief Financial Officer

AUTHENTICATION DATE: OCTOBER 1, 2019

CERTIFICATION OF AUTHENTICATION

This Bond is one of the Bonds described in the within-mentioned resolutions and is one of the General Improvement Bonds dated October 1, 2019 of the Borough of Woodcliff Lake, in the County of Bergen, State of New Jersey.

Chief Financial Officer,
as Bond Registrar/Paying Agent

ASSIGNMENT

FOR VALUE RECEIVED the undersigned hereby sells, assigns and transfers unto

the within Bond and irrevocably appoints _____

attorney-in-fact, to transfer the within Bond on the books kept for registration thereof, with full power of substitution in the premises.

Dated: _____

NOTICE: The signature to this assignment must correspond with the name as it appears upon the face of the within Bond in every particular, without any alteration whatsoever.

Signature Guaranteed:

[End of Form of Bond]

Section 22. Bonds may, upon surrender thereof at the office of the Bond Registrar/Paying Agent together with an assignment duly executed by the registered owner or his attorney or legal representative in such form as shall be satisfactory to the Bond Registrar/Paying Agent and, at the option of the registered owner thereof, be exchanged for an equal aggregate principal amount of bonds of the same maturity, of any denomination or denominations authorized by this resolution and bearing interest at the same rate.

The transfer of any bond may be registered only upon the registration books of the Borough upon the surrender thereof to the Bond Registrar/Paying Agent together with an assignment duly executed by the registered owner or his attorney or legal representative in such form as shall be satisfactory to the Bond Registrar/Paying Agent. Upon any such registration of transfer, the Bond Registrar/Paying Agent shall authenticate and deliver in exchange for such bond a new bond or bonds, registered in the name of the transferee, of any denomination or denominations authorized by this resolution, in an aggregate principal amount equal to the unredeemed principal amount of such bond so surrendered, of the same maturity and bearing interest at the same rate.

In all cases in which bonds shall be exchanged or the transfer of bonds shall be registered hereunder, the Bond Registrar/Paying Agent shall authenticate and deliver at the earliest practicable time bonds in accordance with the provisions of this resolution. All bonds surrendered in any such exchange or registration of transfer shall forthwith be canceled by the Bond Registrar/Paying Agent. The Borough or the Bond Registrar/Paying Agent may make a charge for shipping and out-of-pocket costs for every such exchange or registration of transfer of bonds sufficient to reimburse it for any tax or other governmental charge required to be paid with respect to such exchange or registration of transfer, but no other charge shall be made for exchanging or registering the transfer of bonds under this resolution.

As to any bond, the person in whose name the same shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes, and payment of or on account of the principal of any such bond and the interest on any such bond shall be made only to or upon the order of the registered owner thereof or his legal representative. All such payments shall be valid and effectual to satisfy and discharge the liability upon such bond, including interest thereon, to the extent of the sum or sums so paid.

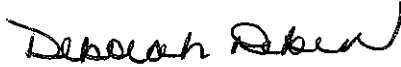
The Borough shall appoint such registrars, transfer agents, depositories or other agents and make such other arrangements as may be necessary for the registration, registration of transfer and exchange of bonds within a reasonable time according to the then commercial standards and for the timely payment of principal and interest with respect to the bonds. The Chief Financial Officer is hereby appointed registrar and paying agent for the Bonds (the "Bond Registrar/Paying Agent") subject to the right of the Borough Council to appoint another Bond Registrar/Paying Agent, and, as such, shall keep at the Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677, the books of the Borough for the registration, registration of transfer, exchange and payment of the bonds.

Section 23. The Mayor, the Chief Financial Officer and the Borough Clerk are hereby authorized and directed to cause said bonds to be prepared and to execute and deliver said bonds upon payment of the purchase price therefor.

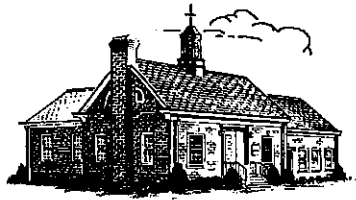
Section 24. This resolution shall take effect immediately upon its adoption.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.

A handwritten signature in black ink, appearing to read "Deborah Dakin", written over a horizontal line.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING THE PUBLICATION, PRINTING AND DISTRIBUTION OF A NOTICE OF SALE AND THE PUBLICATION OF A SUMMARY NOTICE OF SALE AND PRESCRIBING THE FORMS THEREOF FOR \$9,935,000 GENERAL IMPROVEMENT BONDS, DATED OCTOBER 1, 2019, APPROVING THE PREPARATION, DISTRIBUTION AND EXECUTION OF A PRELIMINARY AND A FINAL OFFICIAL STATEMENT FOR SUCH BONDS, UNDERTAKING TO PROVIDE CONTINUING DISCLOSURE OF FINANCIAL INFORMATION, COVENANTING TO COMPLY WITH THE INTERNAL REVENUE CODE OF 1986, AS AMENDED, DESIGNATING SUCH BONDS AS "QUALIFIED TAX-EXEMPT OBLIGATIONS" FOR PURPOSES OF THE INTERNAL REVENUE CODE OF 1986, AS AMENDED, AND AUTHORIZING VARIOUS MATTERS IN CONNECTION WITH ELECTRONIC BIDDING FOR THE BONDS

**RESOLUTION NO. 19-198
AUGUST 19, 2019**

WHEREAS, the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey (the "Borough"), desires to make further provision for the issuance of \$9,935,000 General Improvement Bonds (the "Bonds"), which are to be issued pursuant to bond ordinances heretofore adopted by the Borough Council.

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, as follows:

Section 1. A Notice of Sale (the "Full Notice of Sale") shall be published and printed and inserted in the Preliminary Official Statement (as hereinafter defined) for distribution in substantially the following form:

NOTICE OF SALE

BOROUGH OF WOODCLIFF LAKE,
IN THE COUNTY OF BERGEN, NEW JERSEY
\$9,935,000 GENERAL IMPROVEMENT BONDS
(Book-Entry Only) (Bank-Qualified)
(Callable) (Parity Bid)

dated
October 1, 2019

The Borough of Woodcliff Lake, in the County of Bergen, a municipal corporation of the State of New Jersey (the "Borough"), hereby invites ELECTRONIC BIDS VIA PARITY AND SEALED PROPOSALS for the purchase of its \$9,935,000 General Improvement Bonds, dated October 1, 2019 (the "Bonds").

ELECTRONIC BIDS VIA PARITY AND SEALED PROPOSALS will be received and publicly opened and announced by the Chief Financial Officer at the Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677, on September 18, 2019 at 11:00 o'clock A.M. (local time).

The Bonds comprise an issue of bonds payable on October 1 in each year as follows:

\$ 900,000 in the year 2020,
\$ 920,000 in the year 2021,
\$ 940,000 in the year 2022,
\$ 960,000 in the year 2023,
\$ 980,000 in the year 2024,
\$1,000,000 in the year 2025,
\$1,025,000 in the year 2026,
\$1,045,000 in the year 2027,
\$1,070,000 in the year 2028, and
\$1,095,000 in the year 2029.

To the extent any instructions or directions set forth in PARITY conflict with this Notice of Sale, the terms of this Notice of Sale shall control. For further information about PARITY, potential bidders may contact Ipreo at 1359 Broadway, 2nd Floor, New York, NY 10018, telephone (212) 849-5021.

The Bonds shall be issued in registered form by means of a book-entry system with no physical distribution of bond certificates made to the public. One bond certificate for each maturity will be issued to The Depository Trust Company, New York, New York ("DTC") and immobilized in its custody. The book-entry system will evidence ownership of the Bonds in the principal amount of \$5,000 or any integral multiple thereof, with transfers of ownership effected on the records of DTC and its participants

pursuant to rules and procedures established by DTC and its participants. The successful bidder, as a condition to delivery of the Bonds, shall be required to deposit the bond certificates with DTC, registered in the name of Cede & Co., its nominee. Interest on the Bonds will be payable on each April 1 and October 1, commencing April 1, 2020 (each, an "Interest Payment Date"), in each year until maturity or prior redemption, and principal of the Bonds will be payable, at maturity, by payment of immediately available funds by the Bond Registrar/Paying Agent to DTC or its nominee as registered owner of the Bonds. Transfer of principal and interest to participants of DTC will be the responsibility of DTC. Transfer of principal and interest to beneficial owners will be the responsibility of the DTC participants and other nominees of the beneficial owners. The Borough will not be responsible or liable for such transfers of payments or for maintaining, supervising or reviewing the records maintained by DTC, its participants or persons acting through such participants.

In the event (a) DTC determines not to continue to act as securities depository for the Bonds or (b) the Borough determines that continuation of the book-entry system of evidence and transfer of ownership of the Bonds would adversely affect the interests of the beneficial owners of the Bonds, the Borough will discontinue the book-entry system with DTC. If the Borough fails to identify another qualified securities depository to replace DTC, the Borough will deliver replacement bonds in the form of fully registered certificates.

The Bonds maturing on or before October 1, 2026 are not subject to redemption prior to their stated maturities. The Bonds maturing on or after October 1, 2027 are subject to redemption at the option of the Borough prior to maturity, in whole on any date or in part on any Interest Payment Date, on or after October 1, 2026, upon notice as hereinafter set forth at the redemption price of 100% of the principal amount being redeemed, plus accrued interest to the date fixed for redemption.

If the Borough determines to optionally redeem a portion of the Bonds prior to maturity, such Bonds so redeemed shall be in such maturities as determined by the Borough, and within any maturity, by lot; *provided, however*, that the portion of any Bond to be redeemed shall be in the principal amount of \$5,000 or some multiple thereof and that, in selecting Bonds for redemption, the Bond Registrar/Paying Agent shall treat each Bond as representing that number of Bonds that is obtained by dividing the principal amount of such Bond by \$5,000.

Notice of redemption shall be given by first class mail in a sealed envelope with postage prepaid to the registered owners of the Bonds at their respective addresses as they last appear on the registration books kept for that purpose by the Bond Registrar/Paying Agent at least thirty (30) but not more than sixty (60) days before the date fixed for redemption. Such mailing is not a condition precedent to redemption, and the failure to mail or to receive any redemption notice will not affect the validity of the redemption proceedings. If any Bond subject to redemption is a part of a greater principal amount of the Bonds not to be redeemed, such entire amount shall be surrendered to the Bond Registrar/Paying Agent and, for that portion of the Bond not to be redeemed, a new Bond shall be issued in the name of the registered owner in an amount equal to the principal amount of the Bond surrendered less the amount to be redeemed.

The Bonds are general obligations of the Borough and are secured by a pledge of the full faith and credit of the Borough for the payment of the principal thereof and the interest thereon. The Bonds are

payable, if not paid from other sources, from ad valorem taxes to be levied upon all the real property taxable within the Borough without limitation as to rate or amount.

Each proposal submitted must name the rate or rates of interest per annum to be borne by the Bonds bid for, and the rate or rates named must be a multiple of 1/8th or 1/20th of one percentum (1%). The interest payable with respect to each Bond on any one date will be evidenced by a single rate of interest. Not more than one rate may be named for Bonds of the same maturity. There is no limitation on the number of rates that may be named. If more than one rate of interest is named, no interest rate named for any maturity may be less than the interest rate named for any prior maturity. Each proposal submitted must be for all of the Bonds offered and the purchase price specified must not be less than \$9,935,000 nor more than \$10,034,350. The Bonds will be awarded to the bidder on whose bid the total loan may be made at the lowest net interest cost, such net interest cost shall be computed, as to each bid, by adding to the total principal amount of Bonds bid for (which shall be all of the Bonds offered) the total interest cost to maturity in accordance with such bid and by deducting therefrom the amount of premium, if any, bid, which premium shall not exceed \$99,350 (1% of par). No proposal shall be considered which offers to pay an amount less than the principal amount of Bonds offered for sale or under which the total loan is made at an interest cost higher than the lowest net interest cost to the Borough under any legally acceptable proposal. The Borough reserves its right to reject all bids, and any bid not complying with the material terms of this notice will be rejected. The Borough reserves the right to waive defects it deems non-material, in its sole discretion.

The successful bidder must pay accrued interest from the date of the Bonds to the date of delivery. No interest will be paid upon the deposit made by the successful bidder. The Bonds will be authenticated by the Chief Financial Officer, acting as Bond Registrar/Paying Agent for the Bonds.

Sealed proposals should be addressed to the undersigned Chief Financial Officer, and enclosed in a sealed envelope marked on the outside "Proposal for Bonds". A good faith deposit (the "Deposit") in the form of a cash wire or a certified, treasurer's or cashier's check drawn upon a bank or trust company in the amount of \$198,700, payable to the order of the BOROUGH OF WOODCLIFF LAKE, is required for each bid to be considered. If a cash wire is used, the wire must be received by the Borough no later than 11:00 A.M. on September 18, 2019. If a cash wire is utilized, each bidder must notify the Borough of its intent to use such cash wire prior to 11:00 A.M. on September 18, 2019 and must provide proof of electronic transfer of such cash wire prior to 11:00 A.M. on September 18, 2019 (with return wiring instructions). Wire instructions for the Borough can be obtained by contacting the Borough's Bond Counsel (Steven Rogut or Peter Calhoun (908) 931-1150) or its municipal advisor (Sherry L. Tracey (609) 291-0130 at Phoenix Advisors, LLC, Bordentown, New Jersey (the "Municipal Advisor")). If a check is used, it must accompany the bid or be received by the undersigned Chief Financial Officer prior to the opening of bids. Each bidder accepts responsibility for delivering such cash wire or check on time and the Borough is not responsible for any cash wire or check that is not received on time. Checks or wires of unsuccessful bidders will be returned upon the award of the Bonds. No interest on the Deposit will accrue to the successful bidder. The Deposit will be applied in part payment for the Bonds or to partially secure the Borough from any loss resulting from the failure of the successful bidder to comply with the terms of its bid.

Award of the Bonds to the successful bidder or rejection of all bids is expected to be made within two hours after opening of the bids, but such successful bidder may not withdraw its proposal until after 3:00 p.m. (local time) of the day of such bid-opening and then only if such award has not been made prior to the withdrawal.

It is anticipated that CUSIP identification numbers will be printed on the Bonds, but neither the failure to print such number on any Bond nor any error with respect thereto shall constitute cause for a failure or refusal by the successful bidder thereof to accept delivery of and pay for the Bonds in accordance with its contractual obligations arising from the acceptance of its proposal for the purchase of the Bonds. All expenses in relation to the printing of CUSIP numbers on the Bonds shall be paid for by the Borough; provided, however, that the request for the assignment of CUSIP identification numbers shall be the responsibility of the Municipal Advisor and the CUSIP Service Bureau charge therefor shall be the responsibility of and shall be paid for by the successful bidder. CUSIP numbers must be communicated to Bond Counsel within 24 hours of the award of the Bonds in order to have the CUSIP numbers printed on the Bonds.

The Bonds shall be delivered on or about October 1, 2019 at the office of Rogut McCarthy LLC, Cranford, New Jersey ("Bond Counsel"), or at such other place as may be determined by the successful bidder and the Borough. PAYMENT FOR THE BONDS AT THE TIME OF ORIGINAL ISSUANCE AND DELIVERY SHALL BE IN IMMEDIATELY AVAILABLE FUNDS.

A preliminary Official Statement has been prepared and is available at www.i-DealProspectus.com or may be obtained from the undersigned, Chief Financial Officer, Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677, Telephone No. (201) 569-5840. The preliminary Official Statement is deemed to be a "final official statement", as of its date, within the meaning of Rule 15c2-12 of the Securities and Exchange Commission ("Rule 15c2-12"), but is subject to (a) completion with certain pricing and other information to be made available by the successful bidder for the Bonds and (b) amendment. The preliminary Official Statement, as so revised, will constitute the "final official statement". By the submission of a bid for the Bonds, the successful bidder contracts for the receipt of a reasonable number of copies of the final Official Statement within seven business days of the award of the Bonds. In order to complete the final Official Statement, the successful bidder must furnish on behalf of the underwriters of the Bonds the following information to Bond Counsel and the Borough by facsimile transmission or overnight delivery received by Bond Counsel and the Borough within 24 hours after the award of the Bonds: (a) initial offering prices or yields (expressed as percentages), (b) selling compensation (aggregate total anticipated compensation to the underwriters expressed in dollars), (c) the identity of the underwriters if the successful bidder is part of a group or syndicate and (d) any other material information necessary for the final Official Statement, but not known to the Borough (such as the bidder's purchase of credit enhancement). It shall also be the obligation of the successful bidder to furnish to DTC an underwriter's questionnaire and the denominations of the Bonds not less than seventy-two (72) hours prior to the delivery of the Bonds.

Concurrently with the delivery of the Bonds, the officials of the Borough who will have executed the final Official Statement will deliver to the purchaser of the Bonds a certificate stating that, to the best of their knowledge, the preliminary Official Statement did not as of its date and as of the sale date, and the final Official Statement did not as of its date and does not as of the date of delivery of the Bonds,

contain an untrue statement of a material fact or omit to state a material fact required to be included therein for the purpose for which the preliminary Official Statement or the final Official Statement is to be used or necessary to make the statements therein, in light of the circumstances under which they were made, not misleading, provided such certificate shall not include consideration of information supplied by, or which should have been supplied by, the successful bidder for the Bonds.

The Borough has agreed in its bond resolution adopted on August 19, 2019 to provide or cause to be provided, in accordance with the requirements of Rule 15c2-12, (i) not later than seven months after the end of the Borough's fiscal year (presently December 31) certain annual financial information and operating data, including audited financial statements for the preceding fiscal year (commencing with the fiscal year ending December 31, 2019), (ii) timely notice of the occurrence of certain material events with respect to the Bonds and financial obligations of the Borough and (iii) timely notice of a failure by the Borough to provide the required annual financial information on or before the date specified in (i) above.

The successful bidder's obligation to purchase the Bonds shall be conditioned upon its receiving, at or prior to the delivery of the Bonds, in form and substance reasonably satisfactory to the successful bidder, evidence that the Borough has made the continuing disclosure undertaking set forth above in a written agreement or contract for the benefit of the Bondholders and the beneficial owners of the Bonds.

The approving legal opinion of Bond Counsel will be furnished without cost to the purchaser. The preliminary Official Statement contains a discussion of the provisions of the Internal Revenue Code of 1986, as amended (the "Code"), with respect to the exclusion from gross income for Federal income tax purposes of the interest on the Bonds and a description of the opinion of Bond Counsel with respect thereto. The Borough has covenanted, to the extent permitted by the Constitution and laws of the State of New Jersey, to comply with the provisions of the Code required to preserve the exclusion from gross income of interest on the Bonds for Federal income tax purposes. There will also be furnished the usual closing papers.

The Borough has designated the Bonds "qualified tax-exempt obligations" within the meaning of Section 265(b)(3) of the Code and will represent that it reasonably expects that neither it nor its subordinate entities will issue more than \$10,000,000 of new money tax-exempt obligations in the current calendar year.

If the Bonds qualify for issuance of any policy of municipal bond insurance or commitment therefor at the option of a bidder, any purchase of such insurance or commitment therefor shall be at the sole option and expense of the bidder and any increased costs of issuance of the Bonds resulting by reason of such insurance, unless otherwise paid, shall also be paid by such bidder. Any failure of the Bonds to be so insured or of any such policy of insurance to be issued, shall not in any way relieve the purchaser of its contractual obligations arising from the acceptance of its proposal for the purchase of the Bonds.

ISSUE PRICE DETERMINATION UNDER INTERNAL REVENUE CODE

If the "competitive sale requirements" are not satisfied, the winning bidder shall have the option to designate whether the "10% test" or the "hold-the-offering-price rule" shall apply to all the Bonds.

The following paragraphs contain the terms for the determination of issue price.

(a) The winning bidder shall assist the Borough in establishing the issue price of the Bonds and shall execute and deliver to the Borough at closing an "issue price" or similar certificate setting forth the reasonably expected initial offering price to the public or the sales price or prices of the Bonds, together with the supporting pricing wires or equivalent communications. A form of issue price certificate is available upon request to Steven L. Rogut, Bond Counsel, (908) 931-1150 or slr@rogutmccarthy.com.

(b) The Borough intends that the provisions of Treasury Regulation Section 1.148-1(f)(3)(i) (defining "competitive sale" for purposes of establishing the issue price of the Bonds) will apply to the initial sale of the Bonds (the "competitive sale requirements") because:

(1) the Borough shall disseminate this Notice of Sale to potential underwriters in a manner that is reasonably designed to reach potential underwriters;

(2) all bidders shall have an equal opportunity to bid;

(3) the Borough may receive bids from at least three underwriters of municipal bonds who have established industry reputations for underwriting new issuances of municipal bonds; and

(4) the Borough anticipates awarding the sale of the Bonds to the bidder who submits a firm offer to purchase the Bonds at the highest price (or lowest interest cost), as set forth in this Notice of Sale.

Any bid submitted pursuant to this Notice of Sale shall be considered a firm offer for the purchase of the Bonds, as specified in the bid. Bids will not be subject to cancellation in the event that the competitive sale requirements are not satisfied. Unless the bidder intends to hold the Bonds for its own account with no intention to offer the Bonds to the public, the bidder, by submitting a bid, represents to the Borough that the bidder has an established industry reputation for underwriting new issuances of municipal bonds.

(c) In the event that the competitive sale requirements are not satisfied, the Borough shall so advise the winning bidder. In that case, the winning bidder shall have the option to designate (by 5:00 P.M. Prevailing Time on the sale date) whether the issue price will be calculated upon either (a) the first price at which 10% of each maturity of the Bonds (the "10% test") is sold to the public as the issue price of that maturity, applied on a maturity-by-maturity basis, or (b) a commitment to neither offer nor sell any of the Bonds of any maturity to any person at a price that is higher than the initial offering price to the public as of the sale date (the "initial offering price") during the holding period (as defined herein).

(d) If the 10% test is selected, the winning bidder shall advise the Borough if any maturity of the Bonds satisfies the 10% test as of the date and time of the award of the Bonds, and bidders should prepare their bids on the assumption that all of the maturities of the Bonds will be subject to the 10% test in order to establish the issue price of the Bonds. If the competitive sale requirements are not satisfied and the 10% test is selected, then until the 10% test has been satisfied as to each maturity of

the Bonds, the winning bidder agrees to promptly report to the Borough the prices at which the unsold Bonds of that maturity have been sold to the public. That reporting obligation shall continue, whether or not the Closing Date has occurred, until either (i) all Bonds of that maturity have been sold or (ii) the 10% test has been satisfied as to the Bonds of that maturity, provided that, the winning bidder's reporting obligation after the Closing Date may be at reasonable periodic intervals or otherwise upon request of the Borough or Bond Counsel.

(e) In the event the "hold-the-offering-price" method is selected, for each maturity of the Bonds the winning bidder shall (a) neither offer nor sell any of the Bonds of such maturity to any person at a price that is higher than the initial offering price for such maturity during the holding period for such maturity (the "hold-the-offering-price rule"), and (b) verify that any selling group agreement shall contain the agreement of each dealer who is a member of the selling group, and any third-party distribution agreement shall contain the agreement of each broker-dealer who is a party to the third-party distribution agreement, to comply with the hold-the-offering-price rule. Pursuant to such agreement, no underwriter (as defined below) shall offer or sell any maturity of the Bonds at a price that is higher than the respective initial offering price for that maturity of the Bonds during the holding period.

(f) By submitting a bid, each bidder confirms that: (i) any agreement among underwriters, any selling group agreement and each third-party distribution agreement (to which the bidder is a party) relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter, each dealer who is a member of the selling group, and each broker-dealer that is a party to such third-party distribution agreement, as applicable, to (A) either comply with the hold-the-offering-price limitations stated herein or to report the prices at which it sells to the public the unsold Bonds of each maturity allocated to it, whether or not the Closing Date has occurred, until either all Bonds of that maturity allocated to it have been sold or it is notified by the winning bidder that the 10% test has been satisfied as to the Bonds of that maturity, provided that, the reporting obligation after the Closing Date may be at reasonable periodic intervals or otherwise upon request of the winning bidder, depending upon whether the hold-the-offering-price method or the 10% test is selected by the winning bidder, (B) to promptly notify the winning bidder of any sales of Bonds that, to its knowledge, are made to a purchaser who is a related party to an underwriter participating in the initial sale of the Bonds to the public (each such term being used as defined below), and (C) to acknowledge that, unless otherwise advised by the underwriter, dealer or broker-dealer, the winning bidder shall assume that each order submitted by the underwriter, dealer or broker-dealer is a sale to the public, and (ii) any agreement among underwriters or selling group agreement relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter or dealer that is a party to a third-party distribution agreement to be employed in connection with the initial sale of the Bonds to the public to require each broker-dealer that is a party to such third-party distribution agreement to either comply with the hold-the-offering-price limitations stated herein or to report the prices at which it sells to the public the unsold Bonds of each maturity allocated to it, whether or not the Closing Date has occurred, until either all Bonds of that maturity allocated to it have been sold or it is notified by the winning bidder or such underwriter that the 10% test has been satisfied as to the Bonds of that maturity, provided that, the reporting obligation after the Closing Date may be at reasonable periodic intervals or otherwise upon request of the winning bidder or such underwriter, depending upon whether the hold-the-offering-price method or the 10% test is selected by the winning bidder.

(g) Sales of any Bonds to any person that is a related party to an underwriter participating in the initial sale of the Bonds to the public (each such term being used as defined below) shall not constitute sales to the public for purposes of this Notice of Sale. Further, for purposes of this Notice of Sale:

- (i) "public" means any person other than an underwriter or a related party,
- (ii) "underwriter" means (A) any person that agrees pursuant to a written contract or otherwise with the Borough (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Bonds to the public and (B) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (A) to participate in the initial sale of the Bonds to the public (including a member of a selling group or a party to a third-party distribution agreement participating in the initial sale of the Bonds to the public),
- (iii) a purchaser of any of the Bonds is a "related party" to an underwriter if the underwriter and the purchaser are subject, directly or indirectly, to (A) more than 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation of another), (B) more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or (C) more than 50% common ownership of the value of the outstanding stock of the corporation or the capital interests or profit interests of the partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other),
- (iv) "sale date" means the date that the Bonds are awarded by the Borough to the winning bidder,
- (v) "holding period" means, for each maturity of the Bonds, the period starting on the sale date and ending on the earlier of (i) the close of the fifth business day after the sale date, or (ii) the date on which the Underwriter has sold at least 10% of each maturity to the Public at prices that are no higher than the Initial Offering Price for such maturity, and
- (vi) "maturity" means Bonds with the same credit and payment terms. Bonds with different maturity dates, or Bonds with the same maturity date but different stated interest rates, are treated as separate maturities.

By order of the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey.

Dated: September 5, 2019

Chief Financial Officer

/s/ Harold E. Laufeld, III

Borough of Woodcliff Lake
County of Bergen, New Jersey

Section 2. A Summary Notice of Sale ("Summary Notice of Sale") shall be published in substantially the following form:

SUMMARY NOTICE OF SALE

BOROUGH OF WOODCLIFF LAKE,
IN THE COUNTY OF BERGEN, NEW JERSEY

\$9,935,000 General Improvement Bonds
(Book-Entry Only) (Bank-Qualified)
(Callable) (Parity Bid)

dated
October 1, 2019

ELECTRONIC BIDS VIA PARITY AND SEALED PROPOSALS will be received by the Chief Financial Officer of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey (the "Borough"), at the Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677, on

September 18, 2019

at 11:00 o'clock A.M. (local time) at which time they will be publicly opened and announced, for the purchase of the Borough's \$9,935,000 General Improvement Bonds dated October 1, 2019 and payable on October 1 in each year as follows:

\$ 900,000 in the year 2020,
\$ 920,000 in the year 2021,
\$ 940,000 in the year 2022,
\$ 960,000 in the year 2023,
\$ 980,000 in the year 2024,
\$1,000,000 in the year 2025,
\$1,025,000 in the year 2026,
\$1,045,000 in the year 2027,
\$1,070,000 in the year 2028, and
\$1,095,000 in the year 2029.

The Bonds shall be issued in book-entry only form through the book-entry system operated by The Depository Trust Company, New York, New York. The Bonds are subject to redemption prior to maturity at the option of the Borough in accordance with the terms set forth in the Notice of Sale to be made available to interested persons (the "Notice of Sale"). The Notice of Sale and Proposal for Bonds should be reviewed by potential bidders for additional terms and conditions of the sale of the Bonds prior to bidding on the Bonds. To the extent any instructions or directions set forth in PARITY conflict with the Notice of Sale, the terms of the Notice of Sale shall control. For further information about PARITY, potential bidders may contact Ipreo at 1359 Broadway, 2nd Floor, New York, NY 10018, telephone (212) 849-5021.

The Bonds will bear interest from their date at a rate or rates of interest in multiples of 1/8th or 1/20th of 1% per annum (same or ascending rates and only one rate per maturity) specified by the successful bidder payable on each April 1 and October 1, commencing April 1, 2020, in each year until maturity or prior redemption. The purchase price specified must not be less than \$9,935,000 nor more than \$10,034,350 (par plus a maximum 1% premium). Each proposal must be for all the Bonds offered. As further described in the Notice of Sale, bidders must, at the time of making their bids, make a wire transfer or deposit a certified, cashier's or treasurer's check drawn upon a bank or trust company in the amount of \$198,700 to the order of the Borough. The Bonds will be sold to the bidder specifying the lowest net interest cost in accordance with the terms set forth in the Notice of Sale. The Borough will furnish the Bonds and the approving legal opinion of Rogut McCarthy LLC, Cranford, New Jersey, Bond Counsel.

The Bonds will be designated as "qualified tax-exempt obligations" for purposes of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

Copies of the Preliminary Official Statement, the Notice of Sale and the Proposal for Bonds are available at www.i-DealProspectus.com or by contacting the undersigned Chief Financial Officer at the Municipal Building, 188 Pascack Road, Woodcliff Lake, New Jersey 07677, Telephone No. (201) 569-5840.

By order of the Borough Council of the Borough of Woodcliff Lake, in the County of Bergen, New Jersey.

Dated: September 5, 2019

Chief Financial Officer

/s/ Harold E. Laufeld, III

Borough of Woodcliff Lake
County of Bergen, New Jersey

Section 3. The Borough Clerk is hereby authorized and directed to publish (A) the Summary Notice of Sale in THE BOND BUYER, which is a publication carrying municipal bond notices and devoted primarily to the subject of State and municipal bonds, and is published in New York City, and (B) the Full Notice of Sale in The Record, a newspaper of general circulation published in the County of Bergen and circulating in the Borough. Said Summary Notice of Sale and Full Notice of Sale shall be published in each publication not later than one week before the date of the sale of said Bonds.

Section 4. The preparation of and distribution to potential bidders for the Bonds of a Preliminary Official Statement to be dated on or about September 10, 2019 is hereby approved. Such Preliminary Official Statement is hereby deemed to be a "final official statement", as of its date, within the meaning of Rule 15c2-12 of the Securities and Exchange Commission ("Rule 15c2-12").

Section 5. The preparation of an Official Statement in connection with the sale of the Bonds to be dated on or about September 18, 2019 is hereby approved. Such Official Statement is hereby deemed to be a "final official statement", as of its date, within the meaning of Rule 15c2-12.

Section 6. The execution of the Official Statement by the Chief Financial Officer and the Borough Clerk on behalf of the Borough, the distribution of same to the successful bidder and the successful bidder's subsequent distribution of the Official Statement to purchasers or prospective purchasers of the Bonds are hereby authorized.

Section 7. The Borough hereby agrees to undertake for the benefit of the Bondholders and the beneficial owners of the Bonds to provide certain secondary market disclosure information pursuant to Rule 15c2-12 to the Municipal Securities Rulemaking Board (the "MSRB") in an electronic format, as prescribed by the MSRB. Specifically, the Borough will do the following for the benefit of the holders of the Bonds and the beneficial owners thereof:

(A) Not later than seven months after the end of the Borough's fiscal year (presently December 31), commencing with the report for the fiscal year ending December 31, 2019, provide or cause to be provided annual financial information with respect to the Borough consisting of (i) audited financial statements (or unaudited financial statements if audited financial statements are not then available by the date of filing, which audited financial statements will be delivered when and if available) of the Borough and (ii) certain financial information and operating data consisting of information concerning the Borough's debt, overlapping indebtedness, tax rate, levy and collection data, property valuation, budget and fund balance of the type contained under the headings "Budget Information", "Financial Information" and "Debt Information" in Appendix A of the Official Statement. The audited financial statements will be prepared in accordance with mandated State statutory accounting principles, as in effect from time to time. Audited financial statements if not available by the filing date will be submitted separately when available.

(B) Provide or cause to be provided in a timely manner not in excess of ten business days after the occurrence of the event, notice of the occurrence of any of the following events with respect to the Bonds or financial obligations of the Borough:

- (1) Principal or interest payment delinquencies;
- (2) Non-payment related default, if material;
- (3) Unscheduled draws on debt service reserves reflecting financial difficulties;
- (4) Unscheduled draws on credit enhancements reflecting financial difficulties;
- (5) Substitution of credit or liquidity providers, or their failure to perform;

(6) Adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability, Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices or determinations with respect to the tax status of the Bonds, or other material events affecting the tax status of the Bonds;

(7) Modifications to the rights of Bondholders, if material;

(8) Bond calls, if material, and tender offers;

(9) Defeasances;

(10) Release, substitution or sale of property which secures the repayment of the Bonds, if material;

(11) Rating changes;

(12) Bankruptcy, insolvency, receivership or similar event of the Borough (the event is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent or similar officer for the Borough in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the Borough, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental authority having supervision or jurisdiction over substantially all of the assets or business of the Borough);

(13) The consummation of a merger, consolidation, or acquisition involving the Borough or the sale of all or substantially all of the assets of the Borough, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material;

(14) Appointment of a successor or additional trustee or the change of name of a trustee, if material;

(15) Incurrence of a financial obligation of the Borough, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a financial obligation of the Borough, any of which affect Bondholders, if material; and

(16) Default, event of acceleration, termination event, modification of terms, or other similar events under the terms of a financial obligation of the Borough, any of which reflect financial difficulties. The Borough intends the words used in paragraphs (15) and (16) and the definition of "financial obligation" to have the meanings ascribed to them in SEC Release No. 34-83885 (August 20, 2018).

(C) Provide or cause to be provided, in a timely manner, notice of a failure of the Borough to provide required annual financial information on or before the date specified above.

Section 8. All documents provided to the MSRB shall be accompanied by identifying information as prescribed by the MSRB.

Section 9. If the Borough fails to comply with the undertaking described above, any Bondholder or beneficial owner of the Bonds may pursue an action for specific performance to enforce the rights of all Bondholders and beneficial owners with respect to such undertaking; provided, however, that failure to comply with such undertaking shall not be an event of default and shall not result in any acceleration of payment of the Bonds or any liability by the Borough for monetary damages. All actions shall be instituted, had and maintained in the manner provided in this paragraph for the benefit of all Bondholders and beneficial owners of the Bonds.

Section 10. The Borough reserves the right to terminate its obligation to provide annual financial information and notice of material events, as set forth above, if and when the Borough no longer remains an "obligated person" with respect to the Bonds within the meaning of Rule 15c2-12.

Section 11. The undertaking may be amended by the Borough from time to time, without the consent of the Bondholders or the beneficial owners of the Bonds, in order to make modifications required in connection with a change in legal requirements or change in law, or change in the identity, nature, type of operation, or status of the Borough, which in the opinion of nationally recognized bond counsel complies with Rule 15c2-12 and does not, in such bond counsel's opinion, materially impair the interest of the Bondholders and the beneficial owners of the Bonds.

Section 12. The Borough hereby covenants, to the extent permitted by the Constitution and the laws of the State of New Jersey, to do and perform all acts and things permitted by law and necessary to assure that interest paid on the Bonds be and remain excluded from gross income of the owners thereof for Federal income tax purposes pursuant to Section 103 of the Internal Revenue Code of 1986, as amended (the "Code").

Section 13. The Borough hereby designates the Bonds as "qualified tax-exempt obligations" for the purpose of Section 265(b)(3) of the Code. It is hereby determined and stated that (1) the Bonds are not "private activity bonds" as defined in the Code and (2) the Borough and its subordinate entities, if any, do not reasonably anticipate issuing in excess of \$10 million of new money tax-exempt obligations (other than private activity bonds) during the calendar year 2019. The Borough will, to the best of its ability, attempt to comply with respect to the limitations on issuance of tax-exempt obligations pursuant to Section 265(b)(3) of the Code; however, the Borough does not covenant to do so, and expressly states that a covenant is not made hereby.

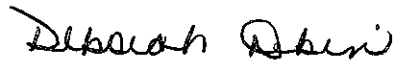
Section 14. The Mayor, the Chief Financial Officer and the Borough Clerk are hereby authorized and directed to execute and deliver such other documents and to take such other action as they determine to be necessary or appropriate in order to effectuate the issuance and sale of the Bonds including, without limitation, the execution and delivery of all closing documents and certificates.

Section 15. The Chief Financial Officer, the Borough Clerk, the Bond Counsel, the Auditor, the Financial Advisor and other Borough officials and representatives are hereby authorized to take all necessary actions to allow for (A) the submission of electronic bids for the bonds, (B) the electronic posting of the Preliminary Official Statement, the full Notice of Sale and the bid form and (C) the submission by bidders of a wire transfer in lieu of a good faith check.

Section 16. This resolution shall take effect immediately upon its adoption.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.

A handwritten signature in cursive script, appearing to read "Deborah Dakin", is written above a horizontal line.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING REMOVAL OF DAMAGED ASPHALT SIDEWALKS

RESOLUTION NO. 19-199
AUGUST 19, 2019

WHEREAS, the Borough has received several complaints from residents of Clairmont Drive and Somerset Drive of damaged asphalt sidewalks along their fronting streets; and

WHEREAS, the Woodcliff Lake Police Traffic Bureau reviewed the deteriorating, potentially hazardous conditions of the asphalt sidewalks; and

WHEREAS, after a review of same the Police Traffic Bureau determined that the sidewalks are completely deteriorated and pedestrians are unable to utilize same causing a potentially dangerous condition; and

WHEREAS, pursuant to Borough Ordinance 326-18, it is the property owner's responsibility to remove the existing damaged asphalt sidewalks; and

WHEREAS, in the interest of safety, it is the position of the Borough and the Woodcliff Lake Police Traffic Bureau that the damaged asphalt sidewalks be removed.

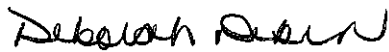
NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey, that the damaged asphalt sidewalks located along Clairmont Drive and Somerset Drive in the Borough be removed; and

BE IT FURTHER RESOLVED, that pursuant to Borough Ordinance 326-18, the

property owners of said properties be and are hereby authorized to remove the existing damaged asphalt sidewalks at their own cost and expense.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gadaleta | | X | X | | | |
| Gross | | | X | | | |
| Hayes | | | | | | X |
| Singleton | | | | | | X |
| Spelling | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION APPROVING REFUND OF OVERPAYMENT FOR CAMP ALGONQUIN

RESOLUTION NO. 19-200
AUGUST 19, 2019

WHEREAS, it has come to the attention of the Borough that an overpayment in the amount of Six (\$6.00) dollars was made by a resident for Camp Alonquin; and

WHEREAS, pursuant to the Borough auditors, any refunds require approval by resolution; and

WHEREAS, the Director of Parks and Recreation has reviewed this matter and recommends a refund in the amount of \$6.00 be made to Jennifer Albanese representing monies due as a result of an overpayment for Camp Alonquin.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey, that a check in the amount of Six (\$6.00) dollars be forwarded to Jennifer Albanese representing a refund due her for the overpayment of Camp Alonquin; and

BE IT FURTHER RESOLVED that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to the Director and Parks and Recreation upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

201-391-4977
Fax 201-391-8830

RESOLUTION APPROVING WEB DEVELOPMENT SERVICES WITH GOVOFFICE

RESOLUTION NO. 19-201
AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake is in receipt of a proposal from GovOffice for Web Development Services; and

WHEREAS, the proposal, a copy of which is attached hereto and incorporated herein by reference, sets forth a total amount of \$7,600; and

WHEREAS, the Borough Administrator has reviewed this matter and recommends the approval of same.

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that the proposal submitted by GovOffice for Web Development Services in the total amount of \$7,600 be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to GovOffice upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.

DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor

Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION PERMITTING A CATERING PERMIT FOR THE SALE OF ALCOHOLIC BEVERAGES IN THE CELEBRATION OF OKTOBERFEST IN THE BOROUGH OF WOODCLIFF LAKE

RESOLUTION NO. 19-202

AUGUST 19, 2019

WHEREAS, the Mayor and Council of the Borough of Woodcliff Lake has identified the benefits to permit the sale of alcoholic beverages during the Borough's annual Oktoberfest celebration; and

WHEREAS, such sales, pursuant to a catering permit, is permitted with permission of the Mayor and Council and pursuant to the rules and regulations of the New Jersey Alcoholic Beverage Control Board and pursuant to the Code of the Borough of Woodcliff Lake; and

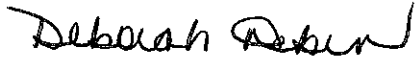
WHEREAS, Bareburger with office located at 453 Chestnut Ridge Road, Woodcliff Lake, New Jersey 07677 shall provide such vending of same and shall satisfy all the needs, requirements and rules of the New Jersey Alcoholic Beverage Control Board and the Code of the Borough of Woodcliff Lake to secure such permit.

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Woodcliff Lake grants its assent to Bareburger of Woodcliff Lake, New Jersey to secure a catering permit to allow the sale of alcoholic beverages during the Borough of Woodcliff Lake Oktoberfest celebration; and

BE IT FURTHER RESOLVED that the Mayor and/or Borough Administrator and/or the Director of Parks and Recreation be and are hereby authorized and directed to execute any documentation necessary in the furtherance of the application to the New Jersey Alcoholic Beverage Control Board for the necessary permit(s) and the Borough Clerk is directed to attest, to any documents necessary to facilitate same.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Mayor and Council at the meeting of August 19, 2019.

A handwritten signature in black ink, appearing to read "Deborah Dakin", written over a horizontal line.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION AUTHORIZING HIRING IN THE DEPARTMENT OF PUBLIC WORKS

RESOLUTION NO. 19-203 AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake is in need of hiring three (3) Laborers in the Department of Public Works due to retirements and/or resignations; and

WHEREAS, the Borough has been authorized to hire one Laborer effective August 20, 2019; and

WHEREAS, Christian Renner has submitted a resume and possesses the qualifications and experience necessary for the position; and

WHEREAS, Christian Renner's appointment shall be effective August 20, 2019 and shall be paid at Step 1 of the salary guide of the Borough; and

WHEREAS, the Borough Administrator and Department of Public Works Superintendent have reviewed this matter and recommend that Christian Renner be hired as a Laborer for the Department of Public Works effective August 20, 2019 at Step 1 of the salary guide.

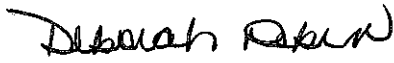
NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake that Christian Renner be and he is hereby hired as a Laborer for the Department of Public Works for the Borough of Woodcliff Lake; and

BE IT FURTHER RESOLVED, that Christian Renner be hired at Step 1 of the salary guide effective August 20, 2019; and

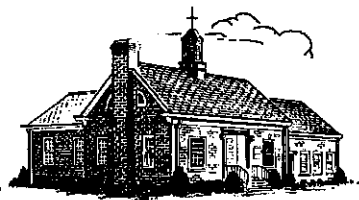
BE IT FURTHER RESOLVED, that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to Superintendent of the Department of Public Works and Christian Renner upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.

A handwritten signature in black ink, appearing to read "Deborah Dakin", is written over a horizontal line.

**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | X | | X | | | |
| Gross | | X | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION APPROVING PREPARATION OF ANNUAL REPORT FOR COMMERICAL PROPERTY ASSESSMENTS

RESOLUTION NO. 19-204
AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake performs assessments each year; and

WHEREAS, assessments for commercial properties may have a significant deviation from year to year; and

WHEREAS, the assessments of commercial properties can impact the municipal budget; and

WHEREAS, the Finance Committee believes sound fiscal practices in preparing the municipal budget requires an annual analysis of commercial property assessments; and

WHEREAS, for calendar year 2019, the Finance Committee requested and reviewed a report from the Tax Assessor and Attorney regarding commercial property appeals and assessments that could impact the finances of the Borough; and

WHEREAS, the Finance Committee recommends that the Borough adopt a practice requiring the Tax Assessor and Tax Attorney to prepare an annual report prior to March 1st of each year setting forth the status and potential liability of the Borough with regard to all pending tax appeals and a list of all new assessments highlighting all commercial assessments reflecting a change of the greater of 10% or \$25,000 from the previous year.

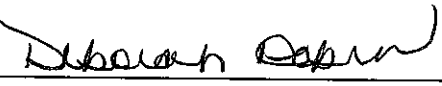
NOW THEREFORE, BE IT RESOLVED, by the Mayor and Borough Council of the Borough of Woodcliff Lake, County of Bergen and State of New Jersey, that the Tax Assessor and Tax Attorney be and are hereby authorized and directed to prepare an annual report prior to March 1st of each calendar year setting forth the status and potential liability to the Borough with regard to all pending tax appeals; and

BE IT FURTHER RESOLVED, that the annual report shall set forth a list of all new assessments highlighting all commercial assessments reflecting a change of the greater of 10% or \$25,000 from the previous year; and

BE IT FURTHER RESOLVED that the Borough Clerk be and she is hereby authorized and directed to forward a copy of this resolution to the Borough Tax Assessor and Borough Tax Attorney upon its passage.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK



BOROUGH OF WOODCLIFF LAKE

188 PASCACK ROAD, WOODCLIFF LAKE, NEW JERSEY 07677

Carlos Rendo, Mayor
Tomas J. Padilla, Borough Administrator

201-391-4977
Fax 201-391-8830

| Council Member | Motion | Second | Yea | Nay | Abstain | Absent |
|----------------|--------|--------|-----|-----|---------|--------|
| Belgiovine | | X | X | | | |
| Gross | X | | X | | | |
| Hayes | | | X | | | |
| Singleton | | | | | | X |
| Spelling | | | | | | X |
| Gadaleta | | | X | | | |
| Mayor Rendo | | | | | | |

RESOLUTION APPROVING ALLOCATION OF FUNDS FROM THE OPEN SPACE TRUST FUND IN THE BOROUGH OF WOODCLIFF LAKE

RESOLUTION NO. 19-205 AUGUST 19, 2019

WHEREAS, the Borough of Woodcliff Lake maintains an Open Space Trust Fund that was created by way of municipal referendum for the purchase of open space property or if no open space is available in the Borough for purchase, to be utilized to finance passive recreation and/or conservation purposes; and

WHEREAS, in pursuit of such purposes, the Mayor and Council of the Borough of Woodcliff Lake wish to undertake the remediation and recreational development of the property commonly referred to as the "Galaxy Gardens" property for the benefit of the community of Woodcliff Lake; and

WHEREAS, to facilitate same the Mayor and Council of the Borough of Woodcliff Lake wish to allocate from the Open Space Trust Fund the following:

| <u>Provider</u> | <u>Purpose</u> | <u>Amount</u> |
|-------------------|----------------|----------------|
| First Environment | LSRP Services | Up to \$32,500 |

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Woodcliff Lake, County of Bergen, and State of New Jersey that the Mayor be and he is hereby authorized and directed to execute any documents necessary and the Borough of Woodcliff Lake's Chief Financial Officer and/or Borough Administrator be and is hereby empowered to allocate/transfer the monies contained in the Open Space Trust Fund to undertake the remediation and recreational development of the property commonly referred to as the "Galaxy

Gardens" property pursuant to this resolution.

CERTIFICATION

I, Deborah Dakin, Municipal Clerk of the Borough of Woodcliff Lake in the County of Bergen and the State of New Jersey, do hereby certify that the foregoing resolution is a true copy of the original resolution duly passed and adopted by the Governing Body at the meeting of August 19, 2019.



**DEBORAH DAKIN, RMC, CMR
BOROUGH CLERK**