

Minutes

REGULAR MEETING, THURSDAY, MARCH 12, 2026 AT 7:00P.M. OR AS SOON THEREAFTER AT BOROUGH HALL

OPEN PUBLIC MEETINGS ACT

BOROUGH CLERK: this meeting is being held in accordance with the rules and regulations of the Open Public Meetings Act of the State of New Jersey. Adequate notice of this meeting was provided by forwarding a Sunshine notice which included the time, date and location of this public meeting of the Mayor and Council.

ROLL CALL:

COUNCIL MEMBERS: Councilman Fitzhenry, Councilwoman DeCicco, Councilwoman Sheedy, Councilman Del Russo, Councilwoman Bocchino

EXCUSED: Councilman Karcic

ALSO PRESENT: Mayor Daniel H. Pronti, Borough Clerk, Kathleen Moore, Borough Administrator, Stephen Lo Iacono, Borough Attorney, Randy Pearce

PLEDGE OF ALLEGIANCE

RESOLUTIONS ON CONSENT

RESOLUTION NUMBER 78-26 THROUGH AND INCLUDING RESOLUTION NUMBER 82-26 DETAILED BY TITLE BELOW, ARE LISTED ON A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE BOROUGH COUNCIL AND WILL BE ENACTED BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS. IF A COUNCIL MEMBER DESIRES DISCUSSION ON A SPECIFIC RESOLUTION, THAT ITEM WILL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED SEPARATELY.

R-78-26 RESO RE: AUTHORIZATION TO PAY CLAIMS

R-79-26 RESO RE: INTERLOCAL SERVICE AGREEMENTS FOR THE PISTOL RANGE

R-80-26 RESO RE: NORTH ARLINGTON 2025 RECYCLING TONNAGE GRANT

R-81-26 RESO RE: A RESOLUTION OF THE BOROUGH OF NORTH ARLINGTON, COUNTY OF BERGEN, STATE OF NEW JERSEY, DELINEATING CERTAIN PROPERTIES LOCATED IN THE PORETE AVENUE REDEVELOPMENT ZONE AS A CONDEMNATION REDEVELOPMENT AREA AND CERTAIN PROPERTIES AS A NON-CONDEMNATION REDEVELOPMENT AREA IN ACCORDANCE WITH THE LOCAL REDEVELOPMENT AND HOUSING LAW, N.J.S.A. 40A:12A-1 ET SEQ.

R-82-26 RESO RE: BUDGET TRANSFERS

MOTION TO APPROVE

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilwoman Bocchino

ROLL CALL: AYES: Fitzhenry*, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

ABSTAINS: *From all Fire Department matters

COUNCIL REPORTS

COUNCILMAN FITZHENRY: I want to apologize to my fellow councilmembers and the public that I missed the meeting last month, that was due to unforeseen circumstances unfortunately. I saw some of the notes from last month's meeting. I wanted to say thank you, everybody especially to councilwoman Sheedy, she congratulated me on my retirement from the Fire Department and yes I decided to retire from the NAFD after 34 years of service, my brain was saying stay but my body was saying enough, I have had every leadership position in the NAFD from Second Lieutenant, First Lieutenant, Captain, Deputy Chief, Assistant Chief and Department Chief, which was 2008, 2009, 2010 and I went back in as Deputy Chief in 2014, Assistant Chief in 2015, back in as Chief of the Department in 2016. I've made lifelong friends who I consider family and my memories are purely joyful at the very least. I pretty much seen anything and everything a firefighter would experience in those years, some great, some good and some very tragic, but we always overcome every obstacle at us. I am not only the first Chief to retire, nor the last they are definitely in good hands as of today. Mayor, you appointed me to the parking committee, we had our first meeting last month and I just want to name a couple of the members that are on the committee. I am the council liaison for that; we have to name a chair person and a co-chair we will probably end up doing that at the end of March. We have members from the police department on the parking committee, DPW, we have one, two, three, four regular citizens on the board; we're looking for a business owner in North Arlington to actually help out and become a member of this committee as well. So if anybody thinks of anybody, or if anybody in the room is a business owner in town, we would be more than happy to have you as well. Recently we have experienced a couple of electrical outages and some of the things I see on Facebook are people saying that's because the transformers are old. The only way a transformer explodes is basically three ways, it gets struck by lightning, there's oil inside of it and it leaks as a result of being struck by lightning or there's a power surge and that's pretty much exactly what happened in North Arlington, we had three transformers yesterday two on River Road and the other one by the cemetery. PSEG did a pretty good job showing up there pretty quickly. I don't think we lost power for more than a couple of hours for some people. In January we attended the NAFD dinner at Fiesta, where they introduced the new Chief of the department and his deputies. The outgoing Chief Mark Zidiak has been the firefighter of the year for the Borough of North Arlington not once but twice, he was actually elected by his peers as a third time, Mark is responsible for getting NAFD millions, I don't mean a million, millions of dollars in grant money for the fire department for equipment that we purchase. I wish him all the luck in his new career; he should be retiring pretty soon from the Clifton fire department as well. It's March that means it's St. Patrick's Day season, in my family, it begins on March 1st and it ends the last day of March. Happy St. Patrick's Day to everyone.

COUNCILWOMAN BOCCHINO: The military banners are still going on, to order a banner you have till April 10th, so if anyone wants a banner or wants to sponsor one for someone, yourself, a

loved one, a friend, you still have until April 10th to get those orders in, those will be hung from Memorial Day until Veteran's Day; they will be displayed throughout the town mostly on the major thoroughways, Ridge Road, Schuyler Ave, River Road they will be up on time for Memorial Day Parade which the recreation department had a meeting on Tuesday planning for the parade. They are working on getting a few more pipe bands this year, add a few more things this year to the parade. The parade will take place on actual Memorial Day May 25th, so hopefully we will see everyone there, it's always a nice way to start off the summer. Also the recreation department they spoke of the numbers of children that have started signing up for the Spring sports and the numbers are looking really good, they've got a lot of children signed up and ready to go, so that's exiting. They can utilize all our beautiful fields that we have for them. Anyone who wants to take part in the open gym, those are still open, it's at Washington school every Saturday until the end of the school year. Open gym is free; you can go do whatever you want. St. Patrick's Day is coming up. The West Hudson United Irish have their St. Patrick's Day Parade this Sunday and every year they invite us, so we will be marching as a community, so if anyone wants to come join us you are more than welcome to come. We have a float, the parade kicks off at 1pm sharp; we meet in Harrison, the corner of Frank E. Rogers Blvd and Harrison Ave. Come join us it's a fun day, come out and enjoy.

COUNCILWOMAN DECICCO: Good evening everyone, the library has a few upcoming events for the students of North Arlington. There will be karaoke for grades 6 through 12 on March 21st at 2:30pm and on March 24th at 2:30pm there will be a teen team jeopardy that will be at 4pm till 5pm. On March 28th at 12pm the library will be hosting arts and crafts for grade 3 through 5. The Board of Education will be having their big meeting on March 18th at 7:30pm, I spoke to the Board of Education and they said it's supposed to be a big turnout, if anyone is available and would like to come and join us, I will be there. That's all I have Mr. Mayor.

COUNCILMAN DEL RUSSO: With regards to the blizzard on February 22nd and 23rd which we are very familiar with, I'm sure the snow started at 10am on Sunday morning and ended on Monday afternoon. The DPW department spent the next six days removing snow from various places with in the Borough, as we all know this can be very costly to the Borough. Our crew worked tirelessly day and night to remove snow and make our roads drivable and most importantly safe for our residents. If you've never worked around the clock plowing like these guys do, you really can't appreciate what they do during these storms. I ask our residents to be courteous to each other in these storms and the days after to each other and their neighbor as well. Please utilize your driveway when possible, if you have one, to allow parking on the streets and most importantly so our DPW can plow curb to curb when it's called for, when it's needed. Please be considerate and do not throw snow back in the street as this causes unsafe conditions as well as a refreeze and ice issues, which can be extremely dangerous. The 2025 and 2026 snow season remains in full effect until April 15th. Pothole repairs have begun already and will continue throughout the Spring and the Summer. So you will see our guys on the street doing potholes more than likely within the next week or two. On a positive note the Borough landscaping contract has begun, so that's telling us that Spring is here and that the weather is turning, so everyone has to be happy about that. We will once again be planting trees in late April early May. A list of the new locations have been submitted to the Borough and we continue to receive excellent feedback from our residents, they love it Mayor, everyone I talk to loves the fact that we plant every year they want more trees every year, so that's a good thing. All baseball and softball fields are in the process of being prepared for

opening day ceremonies. The department has also cleaned and cleared all right-of-ways in town after this past winter and the inclement weather that we've had. So they've been very busy and when a storm hits that just complicates things to get things done, but they do a good job. On a different note our historical society has some exciting news, Mayor Pronti, Myself and Assistant Borough Administrator Maggie Morse visited several of the sites for our new historical marker signs, which will be displayed in various places in town. Such as the home of the very first steam engine in America, this will be at 95 Schuyler Ave, by the rec house, the Harvey Parker Mansion on 125 Bathurst Ave, it's phenomenal very nice and the Eckardt family farm which is at the bottom of Noel Drive and the Schuyler copper mines at the top of Porete Ave. We are very proud of them and once they go up you'll see it and it will be very good for the Borough, I have pictures here if anyone wants to see them, you're welcome to take a look.

COUNCILWOMAN SHEEDY: The annual rabies clinic will be held Wednesday, March 25th between 6:30 and 7:30pm. Dr. Singh from the Rutherford Animal Hospital will be administering the vaccines. The clinic will be held at Truck Company 3 located on Legion Place. A representative from SNAP will be available at the Senior Center on Tuesday, April 14 at 10:00am. Please call the Board of Health for an appointment. I have the flyer if anyone needs it or knows of someone who needs it. The first meeting for Celebrate North Arlington was held last week. The date is set for Saturday, September 26th. More to come in the next few months. The Senior Citizens Prom is set for Thursday, April 30th at the Roma. A flyer is being prepared and information will be going on the borough website, Facebook and announcements will be made at the senior meetings.

COUNCILMAN KARCIC: EXCUSED

MAYOR PRONTI: I have a few things I want to touch upon. We have our newsletter being prepared as you know we have a biannual newsletter that goes out, those are mostly for people that don't have social media and are not on their 24/7 like some people in town are. This helps people know exactly what's going on in town, so that will be going out in, I believe, April. Mr. Lo Iacono and I are also working on a digital, photography almost like a movie; a resident from town put out a really nice drone footage a couple of months ago on social media, and he reached out and said, I'd really like to get involved, I want to highlight some of the wonderful things that are being done in town. We had him come in and sat with us and we went over a couple of things that are going on, he is very excited and wants to contribute and he wants to do like a cameo type of piece. We are going to be looking into that and seeing how that works out, but I think that should be something nice. I don't know if anyone mentioned the softball and the little league parades the dates, they are both on April 11th at 9:30am and the other one at 12:00pm the girls are first and then the boys, if anyone wants to come watch the parades. On Sunday, we have our own parade, we march with Kearny, it's very nice every year they invite us there as North Arlington, we invite the recreation kids to join us, we notify the league presidents of each league, and the league presidents are supposed to let the kids know if they want to be in the float, they can come down and meet us at the parade, the entire council usually shows up. If any organized groups want to come and represent North Arlington you can meet us there on that date at noon. If you have any questions you can reach out to Donna Bocchino who has a very vast experience marching in this parade since she was honored. If last year she was an honoree. anyone noticed the NA rocks this month they were painted by Vanessa she did a very nice shamrock on there and she put a little

lady bug on it, it's very nice; she does a unique piece every month and I don't think she gets the recognition she deserves; she's been doing this since she was in high school and she is graduating college this year. So this is a very special thing for her, I hope she continues to do this, she loves giving back to the community. For those of you who don't know, the street sweepers are back in the streets, everything will be operating normally as it is the rest of the year. I got three photos from Mark Cunningham or DPW superintendent on the amount of garbage, litter, dirt, soil, trash, cans disgusting everything that came out of that sweeper every time they dumped after each run. They do the morning run then they dump. Then they go back and do the afternoon one and then they dump, it was six loads when I saw the photo these piles were immense, the amount of dirt that was on the streets underneath that snow and people ask why do we run the street sweeper throughout the year? Well that's why. They say other towns stop their street sweeper from November through April. I don't want to even imagine what our streets would look like. I take a lot of pride in the way we keep our streets, I like the way the streets look after they are clean, and call me crazy, but that's the way it's going to be, and I think people can get out and move their cars to the other side of the street unless it's bombarded with snow obviously, and you can't get out and you need to shovel to do so, then we understand. But to move your car across the street and for those of you who get irritating neighbors who like to park their cars in front of your house for days on end and weeks sometimes, that eliminates that. When you know you have to move your car, it eliminates the problem of the neighbor that parks wherever they want and leave their car. Maybe their kids are in college, and they just park their car around the corner. I get a lot of calls regarding this, instead of calling the police department, because people like to call me. So I send them to the police department and then I follow up with the police and we make sure everything is taken care of. The North Arlington fountain, I am sure everyone is tired of me of talking about the fountain by now, but every month it seems to get better, every month we light it up for every holiday and within the next two weeks it will be filled up with water, good thing we didn't fill it up everybody said the other day, we lit it up green and put a gold top on it for St. Patrick's Day. If you noticed my green tie, my wife was very happy and she was very proud I wore a green tie today. People were saying you should fill the fountain up it was 74 degrees outside the other day. We had snow today good thing we didn't fill the fountain, because we would have been replacing water lines underneath. Our tree program, like Kirk mentioned, our tree planting program continues every year, we plant in the spring and fall, in the last 12 years I believe we've planted 1,300 trees in the Borough of North Arlington, where for almost a decade we were just losing trees, losing trees and not replacing them. We had previous administrations that would just cut down the trees just because the residents were tired of looking at them. It was really getting to a point where we had no trees in town, so what we've done over that period of time is 1,300 trees, I don't know how many other towns or Boroughs around us have accomplished that, but we are on our way and you can see a difference when you drive down the streets. We're allowed to plant a certain number of trees, a certain species of trees that are approved by public service and those are the ones that we are putting out there. So if anyone out there is interested in a tree to be planted, they don't grow high, please reach out to me personally and let me know your address, as long as you're the home owner you can request a tree in front of your house. I am not planting a tree in front of anyone's house that does not want a tree, because I have people that tell me "I hate trees, I don't want to rake the leaves". But if anyone wants a tree, please let us know and we will put a tree in. In our newsletter that I spoke about earlier, I just want to touch on one thing; this next newsletter is going to feature a center fold for the World Cup and what I want to do with this is I want to highlight everything out town has to offer, whether it's our restaurants, our facilities,

anything that is an attraction for anyone who's coming here from another country to come and watch the World Cup, and I want to make sure that the people that are coming from other countries aren't looking up on a map and saying, well this is the New York and the New Jersey World Cup, New York's name is first, let me see in New York where I'm going to go. So if you come here from Spain and you're looking for a Spanish restaurant, rather than looking at the local places on the local towns in New Jersey, they are going to go to New York that don't realize that five mile radius on a map could take them five hours to get there. They will go for lunch and then come back after dinner, we are here to help them and to help our business owners and everything in town, so that's one of the reasons I want to do it and the other reason is because New Jersey is hosting the World Cup. New York is nothing but a name and we're only using that to attract people and attract the World Cup, so they're really not doing anything, they are not giving us any funding for security. New Jersey is paying for all that and it's time that we speak for ourselves and we let everybody know, because there's a lot of people coming from faraway places that have never been here before and they are looking at the map and North Arlington is just as far as from Met Life Stadium as the West Side Highway. So let's see what we can do to attract some business over here.

ADMINISTRATORS REPORT - STEVE LO IACONO: Thank you Mayor, just a few couple housekeeping items first. A reminder that May 12th the mobile unit for Motor Vehicle will be here in North Arlington, they still haven't published the link where you can sign up for an appointment, please check the website. It will hit our website the day they make the announcement, so we have two months for that. After all the false starts we had, the Bergen fiber installation is complete, we are now part of that system, we have a better fiber network than we ever had, faster, more secure, backed up and we join most of the other towns in Bergen County that have already signed up for that. I believe last month we spoke about the change in how we will be publishing legal notices, we've been doing that the way the law prescribes in the newspaper. Now the law has changed, now most legal notices will be on our website online, that's universal throughout the State, there will be a place where any vendor can go and see what may be out there in terms of contracts that they can bid on or whatever the situation may be. We are well into the budget process, the 14 years that I've been here this has been the most difficult budget process we're going through; we've got a tough year coming up, and certainly the last storm did not help us. Right now we are bumping up in overtime expenses and outside equipment, we're starting to bump \$200,000 on the storm, that's in addition to the regular payroll overtime cost, special equipment costs. Hopefully the snow that we saw today is the end of it and we can plan for next year, but we're not really sure, but you never know what happens in the month of March

REDEVELOPMENT CONSULTANTS REPORT – ROBERT CEBERIO: Thank you Mayor, we have a new topic that we are creating, and it's called the river walk, the project that has been discussed many times at these meetings and specifically we worked on with EWMA a proposal to move to the second phase of the grant we received, several years ago. The second application that we will be putting in would be to start cleanup of the sites that we have applied for that we did the studies for; we received that proposal. We were a little too late to get it on the agenda for tonight, it's approximately \$20,000 just to prepare the application, it's also in that proposal that it can be reimbursed within the grant, so it's going to be less but the upfront is going to be \$20,000. Porete Ave redevelopment, it is amazing to see as I went there the other day how much construction activity is occurring on Porete, the Southern part of Porete Ave, 500 Belleville Turnpike which is part of the redevelopment, the walls are going up. Now in that facility you're

talking about a light manufacturing, not warehousing, which the owner already has a leasing contract a long term leasing contract for that location. On 9 Porete Ave, we are seeing surcharge coming into the site, the site is owned by Hampshire and that's a 40,000 square foot, it looks like a flex space type of development. A potential accomplishment is the Hayward building. We met with the construction code official with the owners of that property, we submitted to the construction code official the cleanup plan for that site and we also showed the potential build out, the increasing the size going up to be equal to the warehouse across the street, and the elimination of one building which would allow the front yard loading that's there now to be on the side and directly across from the opening to go to the Belleville Turnpike. So it's a very strategic type of development that they have proposed. They were given the go ahead to submit their application and they will be going before very shortly to the planning board, so that's a significant development on that particular property. If you look at the Southern part of Porete Ave, you have approximately 125 thousand of a Korean food distribution, which also has refrigeration in it and across the street you've got the flex base of 40,000 thousand square feet at Hampshire. The cleanup of Hayward is probably another 40,000 thousand and 500 Belleville Turnpike is at least 60,000 thousand so that whole Southern section is working incredibly well, so all your work over the last couple of years is now when you are seeing actual results. The only thing I need to do on that site is reach out to Clayton Block. When the property Fed Ex was first purchased and built, they approached us about putting a driveway into the site and out to Belleville Turnpike, I need to revive that because we can't continue to have the trucks crossing at the mouth of the Belleville Turnpike and Schuyler Ave, it's still happening. What I need to express to them is the DOT permit for the traffic light on Belleville Turnpike only allows Porete Ave coming down to be an emergency route for the fire department. We will be working with Clayton to get them a brand new driveway out of their property and to the Belleville Turnpike and vice versa.

Mayor Pronti: If I recall on that, that was something where FedEx owned a portion of the easement on the west side of the street and when they build it, they were supposed to do a curb cutout, but when it was measured it determined that FedEx still owned it and they wouldn't let them do a curb cutout there.

Robert Ceberio: The owner of the FedEx, because FedEx is a lease, the owner of the property demanded at the time \$500,000 for the curb cut and that was the big hold up, we are going to have to deal with a lot of people on this. But from a safety perspective, from a better movement of trucks and everything else, and they approached us many years ago about doing exactly that, but it was the \$500,000 for one curb cut which was the impediment but now it's a municipal road.

Attorney Randy Pearce: Correct me if I am wrong, but that property was owned by Moishe? And Moishe was the one that said no and now it's owned by the church, so have you had any communications with them that would indicate that they would allow this?

Robert Ceberio: I am going to have to do that, I was going to start with Clayton to revive what they wanted to do, once I got confirmation that they were okay putting a curb cut there, then I would go to the church and have that discussion and hopefully you would all pray for me when I go to the church, so we are doing good on Porete Ave. In terms of the Melray's property no one bid on this property, so there is a significant amount of questions, as to what is going to happen to

that property. I've had people as late as yesterday contact me about what if scenarios and what they would possibly do there and I think I made it pretty clear that residential is not an option there.

Mayor Pronti: I think the problem is that people are reading social media and you see the same people putting the same ridiculous comments telling the world that there's going to be more housing and six stories apartments that are going to bombard the community and the schools with everything else, and people are doing these things for political reasons, but they are hurting the town and the community and they are hurting the future of this town by making ridiculous accusations. So if you can just clarify what's allowed there, I think that would be refreshing to hear, rather than us to listen to the same nonsense that we have to endure.

Robert Ceberio: I said to this individual yesterday, I used a hypothetical. If you create ten units, considering what the Mayor and Council have done in terms of amending the redevelopment plan as it relates to parking, your parking cost will be far greater. That means for every ten units you have to build 18 parking spaces and to do that you're going to go higher and higher and you're going to be spending most of your money which is \$35,000 to \$40,000 a parking unit, it doesn't pencil out for a developer. Plain English there's no way housing will ever fit there and the Mayor and Council has taken the steps to make sure you have rational development on every property on Ridge Road. People should read the redevelopment plans and make the determinations for themselves, that's never going to happen.

Mayor Pronti: It's not as much fun to actually read things, you know. What you're talking about when you go on social media.

Robert Ceberio: I did read that you're all making Jersey City out of North Arlington. We do have people that have called, some people have called about tearing it down and even making a commercial retail and I said to them, what about if we tear it down and we add commercial parking? And as you tell everybody normally, show us a plan and we'll review it and I told them. I am not making a commitment on something that you're telling me about; we don't do that. So waiting to see if someone comes forward.

Councilman Fitzhenry: So the original owners did not show up at that auction, did they?

Robert Ceberio: No they did not, I did speak to them and supposedly, they were going to give Mr. Procida a proposal, but I don't think that's happening. And lastly Councilman if you want me to participate in the parking, I've been doing a lot of work in the parking, I'd likely participate with you on what I know.

Councilman Fitzhenry: Whatever you come up with for your southern development process with the parking, send a copy to me and we'll start from there.

ENGINEERS REPORT – BRIAN INTINDOLA: We had the pre-con meeting for the paving project this week with Smith Soudy which the administration participated in as well as Mark Cunningham, were going to get them going, we're paving concrete to start, we're also going to do the parking lot at Schuyler engine two so that's also getting done. The surveying for Macaluso Park, given the storm, we're going to be starting that tomorrow and then we can start to develop

the plans for Macaluso Park. The Borough went through a lengthy process of engaging a design engineer with the resiliency program that we've reviewed the proposals. On the second go around, we got a reasonable proposal. The name of the design company is Waterman; they're done lots of work down the shore. They get right into it; I think they'll have the construction drawings probably in four months and the permit will probably be ready in October by the time we get through the NJDEP process.

Mayor Pronti: Why so long?

Brian Intindola: The permit process is one of the most torturous things you can do in the State of New Jersey.

Mayor Pronti: For Macaluso are they giving us a preliminary design? And then we can add to it? When should we expect the preliminary?

Brian Intindola: As soon as I get the survey back in two weeks, probably in three and a half weeks I will have the sketch plan.

Mayor Pronti: So before our next meeting I will have that? Because I want to take a look at it, as I know they have a few suggestions, there's different gates and different entrances to the park, that they lived there for a long time and they've seen the good and the bad and the ugly going through there. They want to make sure they can correct any mistakes that have been there in the past.

Brian Intindola: Looking forward to the process, we don't rush that aspect of the process, so those are the major projects we've been working on. I am also working with Margaret on the library grant, we had our structural engineer look at it last week, we have a pretty economical solution. we have 12 studs a 20 foot run of them down in the basement and that's all we need to stabilize; We also did the engineering letter and then we just have to do some other support documentation to keep that grant active.

Mayor Pronti: The Comcast sketch you said something about it.

Brian Intindola: Thanks for reminding me, the asbestos inspector is going to be there tomorrow, once I get a sense of what I have to do for remediation prior to demolition, in this process, it's a twofold process. The asbestos is removed safely, contained per state procedures and federal procedures and then we can come in and do the demolition. What I envision once we get the building down I can do a temporary pad parking for phase one, and then come in and do the whole parking lot in the fall. I want to get the parking lot as soon as possible.

Mayor Pronti: I can't have it interfere with the football season; I need a place for the parents to park and some of the kids actually drive there as well.

Brian Intindola: After I get the asbestos report, because the way your bid threshold work, we are going to have to bid it and then after we get the bids back, it's a pretty straightforward process. There's plenty of demo contractors around here, so I don't think there's going to be a problem, it's as fast as we can get it out and as soon as I get the report back, I know what I will need to do. Some

demo contractors can do the asbestos remediation and the demo in one bid, which is how I am going to do it. So I am not getting two separate bids for the same project, so that's what we are looking to do and the bid package should be out in two weeks after I get the report from the asbestos, so if everything works out and the budgeting works out, the demolition should occur or be ready to be awarded at your June meeting and then after that in July we will do the demo after school is out and then we will have everything ready for the fall.

Mayor Pronti: I have the keys to that building, tell Danny to come get the keys if he's going to open it. One more thing as far as temporary lighting down there after the preliminary thing is done you said you were going to put a temporary pad, would there be temporary lighting there?

Brian Intindola: I am going to see if I can petition PSEG to use the existing utility poles to do direct, if there's a PSEG tag I can put an anticrime light on it.

MOTION TO OPEN PUBLIC COMMENTS

INTRODUCED BY: Councilwoman Bocchino

SECONDED BY: Councilwoman Sheedy

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

Anthony Di Giaquinto – 9 Carrie Road: A little story about myself, I was born and raised in Lyndhurst I moved four years ago to North Arlington, best thing I ever did. I was a town worker for 45 years, DPW park department and I was a foreman for 35 years. I see how the snow removal is for four years since I've been here, I have to admit it you guys are on the ball. I've worked with the guy's snow removal for the Lyndhurst town for 45 years we had 38 guys and you have 12 guys hat's off. I am very happy to be a resident of North Arlington, and I see how 9 Carrie Road is and I am very blessed that I have neighbors that are very concerned about the neighborhood and they pitch in when it comes to snow removal and I am very happy. I want to say thank you to everyone and what you are doing for North Arlington, I am very proud, thank you again.

Don O'Neill – 13 William Street: I want to start off with 130 years ago yesterday the town was incepted was incorporated, so happy birthday to North Arlington, was part of Union township at the time it was incorporated. I wanted to see who was running for the historical part, one of the things I found out when I bought my parents' house is that my grandparents had bought that house back in 1938, and I have the original deed when it was owned by the State by Passaic Valley Steam Laundry Company, where Riverview Gardens is now and the deed goes back to that and everything that's associated with that, I would like someone to make copies of that. One other thing I want to mention is the snow removal I saw the plows coming down the streets all the time, these guys working tirelessly and like I said if you have to work 14, 16 hours a day had to go home eat, rest for a few hours and then go back to work, hats off they really killed it. Beside the neighbors throwing the snow back into the street. Another thing I have to say is hats off to Brian Fitzhenry, thank you for all the years you put in to the North Arlington Fire Department and not only that but as a Council member, I know it's a well-deserved retirement, thank you for your years. Another question that I have this was brought up to me and I didn't have an answer, so what better place to ask is here. The question was, can I rent my house or part of my house for the World Cup? So I said the town has an Ordinance against it in the Borough of North Arlington, but your best thing

is to come or call the Borough, people need to ask questions. Regarding the apartments in North Arlington the redevelopment plan for the Borough of North Arlington very strictly puts in for parking requirement what's allowed to be built and if anyone cares to read the redevelopment plan, I think it's 138 pages but it's very clear and every so often it gets added or redone and has been made stricter and stricter. The redevelopment plan comes in front of the planning board they will look at it and see if it meets the requirements, but you know without some of the things being done here your taxes would be 16 or 17 thousand a year. It's very monitored of what's going in, they are just not coming in and doing whatever they want, people were saying where the Wingstop is they were going to build a 32 story midrise according to social media. Thank you, happy St. Patrick's Day to everyone.

Nathalie Maximous – 6 9th Street: Good Evening, I didn't delete my speech tonight. I am respectfully asking the council to hopefully move forward with our proposal to open a medical recreation cannabis dispensary. The most important point I want to make, throughout the past year and a half or so, is that even if the approval goes in today it doesn't mean we are opening a dispensary tomorrow. There's still a large laundry list of regulations that has to get approved by the New Jersey Cannabis Regulation Commission, as well as the Borough. I think the approval would be the first step would just in us moving forward with the plans to get that started in town. In other words there's many safeguards and checkpoints in place, again highly regulated by the State, but also by the Borough itself. As I mentioned previously in other meetings, it's already a legal business. There are already many North Arlington residents that are purchasing from neighboring towns, as well as where we operate our current business, and I'd really love to see that reinvestment in the town that I call home. It also would create local jobs, obviously generate municipal revenue and other important points is it doesn't go to a multi-state, operation. So there's a lot of MSOS that open up these dispensaries throughout New Jersey, this will be locally owned, a small business, a mom and pop shop business, throughout the Borough of North Arlington. We are committed to being good neighbors, active members in the community, continue to reinvest in the community, I've been in town for almost 17 years, this town is where my kids call home, where my kids were born and raised. I believe in it so much I've moved my entire family here from New York, my parents, my siblings and extended family as well. What I ask for is an update, which I am sure I will get, but also to move forward with that proposal to get this started in town, so I can continue my operation not only in the town that I am currently in, but also here. One additional point is that what's unique about our business is that it's also owned and run by a pharmacist, so there is a clinical aspect to that business as well, in serving the community not just for cannabis-related products but also consultations as well. Thank you.

MOTION TO CLOSE PUBLIC COMMENTS

INTRODUCED BY: Councilman Fitzhenry

SECONDED BY: Councilman Del Russo

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

Councilwoman Sheedy: I will respond to Don, you cannot rent your home, that's illegal. I remember during Super Bowl I wanted to rent my driveway because I thought I would have a nice source of income to let someone use my driveway and then they could just uber from my house

and I was told by our construction official that I was not allowed. I also know from the position I have in the school, we're not allowed to rent rooms or do anything like that we constantly get complaints and our friends on Facebook are constantly monitoring it and they turn in when they see if there's any Airbnb, a room for rent. Some people do actually call our construction department and speak to Mr. Kairys and they do report that. So thank you, for doing something positive and for asking us here.

Mayor Pronti: Many years ago we did pass an Ordinance that do not allow people to do Airbnb on their properties and we have had people that take it upon themselves. We had a group of people from New York that bought two homes in town just for the purpose to rent them as Airbnb, they never checked the regulations in town, and they just went ahead and did it. The neighbors went crazy when they saw people in and out all day at all hours, it was party central. One lady was telling us about graphic things that she could see through her window to the other window, which did not make us happy at all. I still see that woman around and she thanks me all the time she sees me that we do not allow Airbnb in our town. And no one wants the vacationers to come in because they don't respect the area where they are, as the pride of ownership and people respect their homes, their own property. Have you ever seen the show Jersey Shore, these were people from Staten Island they came to Jersey Shore and they rented it out and look what they did to the place, it took them till now to clean it up. They are finally cleaning it up; they are cleaning up Seaside. I use little examples, but you get the picture on why you don't want that in your community because it does not bring the best or the brightest, and we guard against it and I am not afraid to say it.

Mr. Giaquinto, I appreciate everything you said about our DPW, and I can tell you this half of our DPW were newer younger gentleman who weren't here and they were probably in high school the last winter snow storm. So those guys are on the job training as we go and there's only so much you can learn about plowing snow and putting it in different locations before you get that experience of doing it. So the difference between the first snowstorm and the second snowstorm showed me a willingness to learn, the first one yes there were complaints from me, from Mr. LoIacono and the Council, we went to Mark Cunningham and told him what the problems were and they were immediately corrected in the second storm. So I have no complaints about the process, the increase in knowledge that they're learning over time. There's no doubt in my mind that it's only going to get better at the next storm next week.

Lastly Mrs. Maximous, I appreciate you coming in, letting everyone know that everyone there is a pharmacist that are running this operation. And you know we have made many comments in the past on, you know, the different parameters on how that appears and getting the message across to everybody. What happens now there are no cannabis, no legal cannabis facilities here in North Arlington, in order to allow one to come in, we would have to open up our Ordinance, change it to allow. But if there's a situation where someone who is living in our town who is a medical professional and looking to do this medicinally and you know doing it in the right place. These would be the things to consider; it would have to go through the Planning Board you know for zoning and I believe that Mr. Pearce can explain that a little better. But, right now, looking at the big picture the facilities that are outside the town are delivering to our town nonstop on a regular basis. I mean your other facility is only three towns over, and you're still delivering to North Arlington. All of the revenue from all those sales is going to that community rather than our community, so there's pro and cons to this, we are weighing out everything out and I believe that you know that is something we are going to look into. You know you can put your own opinions on it, but look at the big picture and the facts behind it and this is going to become something in

the future that is going to be an everyday thing, like a liquor store and we know that. I am not a user of the product or anything, but there are a lot of people who depend on it, a lot of recovering, cancer patients, a lot of people with chronic illnesses that do depend on this and to have a facility within our boundaries maybe beneficial, so I don't know if Randy want to touch on the legality.

Borough Attorney Randy Pearce: I've had extensive conversations with Mrs. Maximous and her attorney over the last two months, he provided me with a plethora documentation, the problem is he's not a planning or zoning board attorney. I am not talking down on him, but his view was just go ahead and legalize it, but it doesn't work that way. In order to move this forward we have to do a study where within the town it would be appropriate and what should apply to it because otherwise, just to do what he was asking to legalize it would be the Wild West with no protections in place for the town and for the residents and quite frankly even for you because you now have a whole bunch of competition with no rules or regulations in place. The Mayor and Council will be taking action on a study by Neglia to evaluate where and in what circumstances that might be permissible. Unfortunately for you I know you're very anxious and you've been a very persistent member of this public, group, all I can say is it's not as simple as your attorney thinks it is. He did give me a lot of information and I've learned a lot in the last couple of months and we are working on it.

Mayor Pronti: We take this very seriously and we are going to investigate it fully for when we make a decision, it's done for the right reasons and it's done the right way. We never want to see things get out of hand. What I do like about this facility to be honest with you is, you don't know what the facility is from the outside it looks like a boutique type area. It doesn't have any markings of any type that would not be beneficial, where if you open up a Tabacco store, you could put any type of logo you want outside. We have a store in town they don't sell you know legal cannabis products, but people though, I was reading on social media and people thought that this facility was already a dispensary and it's not, they sell THC products and this is completely legal and down the line cannabis is going to be completely unregulated and legal like a pack of cigarettes, to be honest with you. What I would like to do right now is, if we are going to do something moving forward let's guard against it being in our main roads or anything like that and we will figure out the right place at the right time to see if we are going to move forward with something like that, so rest assured we are going to do extensive homework on that and you know it's going to be something inevitable in the future and we are going to be doing things for the right reasons, and we're going to see it through.

ORDINANCES

SECOND READING AND ADOPTION OF ORDINANCES

ORDINANCE NO. 2452

AN ORDINANCE TO AMEND CHAPTER 187 §9(B) OF THE CODE OF THE BOROUGH OF NORTH ARLINGTON ENTITLED “VEHICLES AND TRAFFIC”
(Repeal of Handicapped Parking Space at 3 Williams Street)

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2452 TO THE PUBLIC

INTRODUCED BY: Councilwoman DeCicco

SECONDED BY: Councilman Fitzhenry

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilwoman Sheedy

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

ORDINANCE NO. 2453

AN ORDINANCE TO AMEND CHAPTER 187 OF THE CODE OF THE BOROUGH OF NORTH ARLINGTON ENTITLED “VEHICLES AND TRAFFIC” TO ADD AN ADDITIONAL STOP SIGN AND INTERSECTION WHERE PARKING SHALL BE PROHIBITED

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2453 TO THE PUBLIC

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilwoman DeCicco

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilwoman Bocchino

SECONDED BY: Councilman Fitzhenry

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

ORDINANCE NO. 2454

AN ORDINANCE TO AMEND CHAPTER 187 OF THE CODE OF THE BOROUGH OF NORTH ARLINGTON ENTITLED “VEHICLES AND TRAFFIC” TO ADD A NEW ARTICLE BANNING BUSES ON CERTAIN ROADWAYS WITHIN THE BOROUGH

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2454 TO THE PUBLIC

INTRODUCED BY: Councilwoman Sheedy

SECONDED BY: Councilman Del Russo

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilwoman Sheedy

SECONDED BY: Councilwoman DeCicco

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

ORDINANCE NO. 2455

AN ORDINANCE TO AMEND CHAPTER 187 OF THE CODE OF THE BOROUGH OF NORTH ARLINGTON ENTITLED “VEHICLES AND TRAFFIC” TO ADD A NEW ARTICLE REGULATING PARKING ENFORCEMENT CAMERAS WITHIN THE BOROUGH

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2455 TO THE PUBLIC

INTRODUCED BY: Councilwoman Bocchino

SECONDED BY: Councilman Fitzhenry

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilwoman DeCicco

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

ORDINANCE NO. 2456

AN ORDINANCE TO AMEND CHAPTER 80 OF THE BOROUGH CODE ENTITLED
“AFFORDABLE HOUSING”

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2456 TO THE PUBLIC

INTRODUCED BY: Councilman Fitzhenry

SECONDED BY: Councilman Del Russo

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilwoman Sheedy

SECONDED BY: Councilwoman Bocchino

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

ORDINANCE NO. 2457

AN ORDINANCE OF THE BOROUGH OF NORTH ARLINGTON AMENDING CHAPTER
80 OF THE BOROUGH CODE ENTITLED “AFFORDABLE HOUSING” OVERLAY ZONES
IN FURTHERANCE OF THE BOROUGH’S FOURTH ROUND HOUSING ELEMENT AND
FAIR SHARE PLAN

MOTION TO OPEN PUBLIC HEARING ON ORDINANCE NO. 2457 TO THE PUBLIC

INTRODUCED BY: Councilwoman Bocchino

SECONDED BY: Councilman Del Russo

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

No one wishes to be heard.

MOTION TO CLOSE HEARING AND ADOPT

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilman Fitzhenry

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino

EXCUSED: Councilman Karcic

R-83-26 RESO RE: EXECUTIVE SESSION

WHEREAS, the Open Public Meeting Act, Chapter 231 permits the exclusion of the public from a meeting in certain circumstances; and **WHEREAS**, the Mayor and Council is of the opinion that such circumstances presently exist; **WHEREAS**, the Mayor and Council wish to discuss: PERSONNEL MATTERS, CONTRACTUAL MATTERS, ANTICIPATED AND/OR PENDING LITIGATION, ATTORNEY-CLIENT PRIVILEGE, ACQUISITION OF PROPERTY **WHEREAS**, public release of the discussion will only occur after counsel approval and action may or may not occur after discussion. **NOW, THEREFORE, BE IT RESOLVED** that the Mayor and Council are now in executive session.

INTRODUCED BY: Councilwoman Sheedy

SECONDED BY: Councilwoman DeCicco

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

[Executive Session]

MOTION TO RETURN TO THE REGULAR ORDER OF BUSINESS

INTRODUCED BY: Councilwoman DeCicco

SECONDED BY: Councilwoman Bocchino

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

R-84-26 RESO RE: AWARD OF CONTRACT FOR DESIGN AND PERMITTING SERVICES OF THE DANIEL MORRIS PARK BULKHEAD AND RIVERBANK STABILIZATION (WATER MEN, LLC)

INTRODUCED BY: Councilman Del Russo

SECONDED BY: Councilwoman Sheedy

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

R-85-26 RESOLUTION TO AWARD PROFESSIONAL SERVICE CONTRACT FOR A ZONING ANALYSIS AND STUDY

INTRODUCED BY: Councilwoman DeCicco

SECONDED BY: Councilman Fitzhenry

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic

MOTION FOR ADJOURNMENT @9:56pm:

INTRODUCED BY: Councilman Fitzhenry

SECONDED BY: Councilman Del Russo

ROLL CALL: AYES: Fitzhenry, DeCicco, Sheedy, Del Russo, Bocchino
EXCUSED: Councilman Karcic