

**AGENDA
PUBLIC MEETING
BOROUGH OF MONTVALE
Mayor and Council Meeting
March 8, 2022
Meeting to Commence 7:30 P.M.**

ROLL CALL:

Councilmember Arendacs	Councilmember Lane
Councilmember Cudequest	Councilmember Roche
Councilmember Koelling	Councilmember Russo-Vogelsang

ORDINANCES:

PUBLIC HEARING ORDINANCE NO. 2022-1515 AN ORDINANCE TO AMEND SALARY ORDINANCE NO. 2022-1514 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY FOR THE YEAR 2022

INTRODUCTION ORDINANCE NO. 2022-1516 AN ORDINANCE TO AMEND SALARY ORDINANCE NO. 2022-1515 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY FOR THE YEAR 2022
(Public Hearing 3-29-22)

INTRODUCTION ORDINANCE NO. 2022-1517 AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN REAL PROPERTY, ALSO KNOWN AS BLOCK 1002, LOTS 3 AND 5, NOT NEEDED FOR PUBLIC USE, TO MONTVALE FAMILY APARTMENTS URBAN RENEWAL, LLC FOR THE CONSTRUCTION OF A 100% AFFORDABLE HOUSING DEVELOPMENT PURSUANT TO N.J.S.A. 40A:12-21(L)
(Public Hearing 3-29-22)

MEETING OPEN TO PUBLIC:

Agenda Items Only

MEETING CLOSED TO PUBLIC:

Agenda Items Only

MINUTES:

February 22, 2022

CLOSED/EXECUTIVE MINUTES:

February 22, 2022

RESOLUTIONS: (CONSENT AGENDA*)

*All items listed on a consent agenda are considered to be routine and non-controversial by the Borough Council and will be approved by a motion, seconded and a roll call vote. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

64-2022 TRANSFER OF 2021 APPROPRIATION RESERVES

65-2022 Authorize Change Order & Payment #3 Cifelli & Sons / NJDOT FY 2019 Edgren Way & Ramapo Road Improvements

66-2022 NJDCA Local recreation Improvement Grant (LRIG) Fiscal Year 2021/Fieldstone Athletic Complex

BILLS:

REPORT OF REVENUE:

COMMITTEE REPORTS:

ENGINEER'S REPORT:

Andrew Hipolit

Report/Update

- a. Proposal Professional Engineering Services/Memorial Baseball/Softball Fields Improvements

ATTORNEY REPORT:

Joe Voytus, Esq.

Report/Update

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

None.

COMMUNICATION CORRESPONDENCE:

None.

MEETING OPEN TO THE PUBLIC:

HEARING OF CITIZENS WHO WISH TO ADDRESS THE MAYOR AND COUNCIL:

Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

MEETING CLOSED TO THE PUBLIC:

ADJOURNMENT:

Regular Workshop Meeting of the Mayor & Council to be held at 7:30pm on March 29th, 2022 in person.

Municipal Budget Public Hearing to be held on April 26, 2022

*******Disclaimer***** Subject to Additions And/Or Deletions**

**BOROUGH OF MONTVALE
ORDINANCE NO. 2022-1515**

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on February 22, 2022 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on March 8, 2022 at 7:30 pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Maureen Iarossi Alwan, Municipal Clerk
Borough of Montvale

AN ORDINANCE TO AMEND SALARY ORDINANCE NO. 2022-1514 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY FOR THE YEAR 2022

BE IT ORDAINED BY the Mayor and Council of the Borough of Montvale as follows:

SECTION 1. Each of the offices and positions of employment hereinafter named that are not established or created by virtue of any statutes or of any ordinance, resolution, or other lawful authority heretofore exercised by the Borough of Montvale, is hereby established, created, ratified and confirmed.

SECTION 2. The rate of compensation of the persons holding any of the hereinafter named offices and positions of employment whose compensation shall be on an annual basis and shall be payable semi-monthly is hereby fixed and determined to be as set opposite the title of each of the hereinafter named offices and positions of employment.

Title		2022 Salary Range
1.	Temporary Building Inspector (PT)	\$25 - \$50/hour

SECTION 5. The Borough Treasurer shall present semi-monthly or as established by Resolution to the Governing Body for approval warrants drawn to the order of the Borough of Montvale Payroll Account and the Borough of Montvale Salary Account. At the first meeting of the Governing Body in January of each year, there shall be approved accounts to be designated "The Borough of Montvale Payroll Account" and "The Borough of Montvale Salary Account" and from time to time the Borough Treasurer upon receipt of a warrant for the amount due each Payroll, shall deposit the same to the credit of these accounts, charging the appropriate budgetary accounts therewith. The Borough Treasurer shall thereafter draw checks on said accounts to the employees entitled to payment therefrom.

Any employee hired under the terms of a Special Library Grants; salary will be determined by the Authority making such grant.

The Mayor and Borough Council may by adoption of a resolution and by approved payroll advice, increase compensation (base wage adjustment or one-time merit/bonus increase) of any salaried employee in the above schedule, who has reached their maximum, up to 10% above the pay range maximum.

At each regular meeting of the Governing Body of the Borough of Montvale, the Treasurer shall submit for the approval or ratification as the case may be, the necessary payroll amounts due to the several officers and employees for compensation.

Such officers as may be determined by the Governing Body, as established by resolution, shall be authorized to sign warrants drawn in favor of the Payroll Account, upon due notice that the payrolls have been approved by the proper certifying authorities.

SECTION 6. This ordinance shall be operative as of January 1, 2022, and salaries paid shall be adjusted in accordance with the terms of this ordinance.

SECTION 7. All other ordinances and parts of ordinances inconsistent herewith are hereby appealed.

SECTION 8. This ordinance shall take effect immediately upon publication in the manner provided by Law.



MICHAEL GHASSALI, Mayor

ATTEST:
MAUREEN IAROSI-ALWAN
Municipal Clerk

INTRODUCTION: 2-22-2022

Councilmember	Yes	No
Arendacs	✓	
Cudequest	✓	
Koelling	✓	
Lane	✓	
Roche	✓	
Russo-Vogelsang	✓	

ADOPTED: 3-8-2022

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

**BOROUGH OF MONTVALE
ORDINANCE NO. 2022-1516**

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on March 8, 2022 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on March 29, 2022 at 7:30 pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Maureen Iarossi Alwan, Municipal Clerk
Borough of Montvale

AN ORDINANCE TO AMEND SALARY ORDINANCE NO. 2022-1515 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY FOR THE YEAR 2022

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SECTION 2. The rate of compensation of the persons holding any of the hereinafter named offices and positions of employment whose compensation shall be on an annual basis and shall be payable semi-monthly is hereby fixed and determined to be as set opposite the title of each of the hereinafter named offices and positions of employment.

Title		2022 Salary Range	
1.	Municipal Court Administrator	\$75,000 -	\$90,000
2.	Deputy Court Administrator	\$50,000 -	\$65,000
3.	Library – Library Adult/Youth Services	\$52,000 -	\$65,000

SECTION 3. The Borough Treasurer shall present semi-monthly or as established by Resolution to the Governing Body for approval warrants drawn to the order of the Borough of Montvale Payroll Account and the Borough of Montvale Salary Account.

At the first meeting of the Governing Body in January of each year, there shall be approved accounts to be designated "The Borough of Montvale Payroll Account" and "The Borough of Montvale Salary Account" and from time to time the Borough Treasurer upon receipt of a warrant for the amount due each Payroll, shall deposit the same to the credit of these accounts, charging the appropriate budgetary accounts therewith. The Borough Treasurer shall thereafter draw checks on said accounts to the employees entitled to payment therefrom.

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At each regular meeting of the Governing Body of the Borough of Montvale, the Treasurer shall submit for the approval or ratification as the case may be, the necessary payroll amounts due to the several officers and employees for compensation.

Such officers as may be determined by the Governing Body, as established by resolution, shall be authorized to sign warrants drawn in favor of the Payroll Account, upon due notice that the payrolls have been approved by the proper certifying authorities.

SECTION 4. This ordinance shall be operative as of January 1, 2022, and salaries paid shall be adjusted in accordance with the terms of this ordinance.

SECTION 5. All other ordinances and parts of ordinances inconsistent herewith are hereby appealed.

SECTION 6. This ordinance shall take effect immediately upon publication in the manner provided by Law.

MICHAEL GHASSALI, Mayor

ATTEST:
MAUREEN IAROSI-ALWAN
Municipal Clerk

INTRODUCTION: 3-8-2022

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

ADOPTED: 3-29-2022

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

**BOROUGH OF MONTVALE
ORDINANCE NO. 2022-1517**

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on March 8, 2022 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on March 29, 2022 at 7:30 pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Maureen Iarossi Alwan, Municipal Clerk
Borough of Montvale

AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN REAL PROPERTY, ALSO KNOWN AS BLOCK 1002, LOTS 3 AND 5, NOT NEEDED FOR PUBLIC USE, TO MONTVALE FAMILY APARTMENTS URBAN RENEWAL, LLC FOR THE CONSTRUCTION OF A 100% AFFORDABLE HOUSING DEVELOPMENT PURSUANT TO N.J.S.A. 40A:12-21(L)

WHEREAS, on March 10, 2015, the Supreme Court of the State of New Jersey issued a decision In The Matter Of The Adoption Of N.J.A.C. 5:96 And 5:97 By The New Jersey Council On Affordable Housing, 221 N.J. 1 (2015), in which it found that because COAH failed to adopt the new Round 3 regulations, the Court directed trial courts to assume COAH's functions and created transitional procedures for court review and approval of municipal Housing Element and Fair Share Plans pursuant to COAH's rules and regulations as described in N.J.A.C. 5:93-5.8; and

WHEREAS, the Borough of Montvale ("Borough") is the owner of that certain land and premises located on Summit Avenue in Montvale, Bergen County New Jersey consisting of approximately 3.3 acres and identified on the municipal tax map as Lots 3 and 5, Block 1002 on the official Tax Map of the Borough of Montvale, County of Bergen, State of New Jersey (the "Premises"); and

WHEREAS, the Premises is intended to be utilized to address, in part, the Borough's obligation to provide its fair share of the region's affordable housing need in accordance with what is commonly referred to as the "Mount Laurel Doctrine"; and

WHEREAS, the Premises is identified in the Settlement Agreement by and between the Borough and Fair Share Housing Center dated November 14, 2017 and amended by First Amendment to the Settlement Agreement dated November 28, 2017 (collectively the "Settlement Agreement") as a municipally-sponsored site for a 100% affordable rental community; and

WHEREAS, after a "fairness hearing" on January 25, 2018, the Superior Court of New Jersey executed an Order Approving Settlement Agreement between the Borough of Montvale and Fair Share Housing Center dated February 12, 2018, approving the Settlement Agreement; and

WHEREAS, the Premises is also identified in the Borough's Fair Share Plan as the site for the development of a 100% affordable rental community; and

WHEREAS, The Walters Group (by and through its subsidiary Montvale Family Apartments Urban Renewal, LLC) ("Developer"), with offices at 21 East Euclid Avenue, Suite 200, Haddonfield, New Jersey 08033, has proposed to construct a twenty-five (25) unit residential affordable family rental apartment housing project ("Project") pursuant to the provisions of the State of New Jersey Department of Community Affairs Affordable Housing Trust Fund Program in accordance with the Program Guidelines and Procedures, the Neighborhood Preservation Balanced Housing Rules, N.J.A.C. 5:43-1.1 et seq., and the mortgage and other financing documents executed between the Sponsor and the DCA, or any other DCA programs applicable, with funding in an amount not to exceed the maximum allowed in accordance with N.J.A.C. 5:43-1.1 et seq., within the Borough of Montvale on a sufficient portion of the Premises; and

WHEREAS, the Developer is an experienced developer, operator and administrator of affordable rental housing with on-site supportive social services and has expressed interest in constructing, owning, operating and maintaining affordable income-restricted family rental housing with supportive services in the Borough to assist the Borough in addressing its Third Round affordable housing obligation more specifically described in the Settlement Agreement; and

WHEREAS, it is in the best interests of the Borough that the Premises be developed for the construction of a 25-unit 100% income-restricted affordable rental family housing community by the Developer; and

WHEREAS, the Borough and the Developer have entered into a Development and Property Transfer Agreement concerning the Premises and the Project; and

WHEREAS, Developer applied for and received funding for this project from the New Jersey Department of Community Affairs, New Jersey Affordable Housing Trust Fund Program, as well as supplemental funding from the Bergen County HOME program; and

WHEREAS, pursuant to and in accordance with the provisions of the Long Term Tax Exemption Law, as amended and supplemented, N.J.S.A. 40A:20-1, et seq., as amended and supplemented (the "LLTE"), the Borough previously adopted Ordinance No. 2020-1493, which authorized and approved an agreement for to accept, in lieu of real property taxes, an annual service charge paid by the Developer to the Borough in accordance with certain applicable provisions of the LLTE; and

WHEREAS, the adoption of said Ordinance granting a tax exemption for the Project improvements and authorizing a Payment In Lieu of Taxes ("PILOT") program for the Project is demonstrative of the Borough's consistent, continuing and strong support for the project; and

WHEREAS, the Borough and the Developer did thereafter execute a financial agreement as authorized by Ordinance No. 2020-1493; and

WHEREAS, the Developer has received Final Site Plan approval, with related approval for a major soil movement permit, from the Borough of Montvale Planning Board, and has received all other relevant land use approvals; and

WHEREAS, all contingencies set forth in paragraph 3 of the Development and Property Transfer Agreement between the Borough and Developer have therefore been satisfied; and

WHEREAS, the Local Lands and Buildings Law, N.J.S.A. 40A:12-1, et seq., authorizes the private sale of real property not needed for public use to a "duly incorporated urban renewal corporation organized pursuant to P.L.1991, c.431 (C.40A:20-1 et seq.) for the purpose of constructing housing for low or moderate income persons" for a price which may be nominal; and

WHEREAS, the Borough is therefore authorized pursuant to N.J.S.A. 40A:12-21(L) to authorize, by ordinance, the sale of the Premises to Montvale Family Apartments Urban Renewal, LLC; and

WHEREAS, the Borough is therefore desirous of selling the Premises to Developer for the nominal fee of one dollar (\$1.00) so that Developer can construct this Project in satisfaction of the Borough's obligation for the construction of 25 units of low- and moderate-income units on the Premises.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Council of the Borough of Montvale, as follows:

1. The aforementioned recitals are incorporated as if set forth herein at length.
2. The Borough does hereby authorize the sale of the Premises located at Block 1002, Lots 3 and 5 to Montvale Family Apartments Urban Renewal, LLC, for the nominal fee of one dollar (\$1.00).
3. The Mayor, Borough Clerk and all other appropriate officers, officials and employees are hereby directed, authorized and empowered to execute the Deed(s) necessary to effectuate said transfer, along with all other documents reasonably necessary to accomplish same, subject to approval as to form by the Borough Attorney.
4. The Mayor, Borough Clerk and all other appropriate officers, officials and employees are hereby further directed, authorized and empowered to undertake all actions reasonably necessary to effectuate the provisions and purposes of this Ordinance and to effectuate the transfer of the Premises to Developer pursuant to the terms of the Development and Property Transfer Agreement.
5. All Ordinance or parts of Ordinances inconsistent with the provisions of this Ordinance are hereby repealed to the extent of such inconsistency.
6. If any section, paragraph, subparagraph, clause or provision of this Ordinance shall be adjudged invalid, such adjudication shall apply only to the specific section, paragraph, subparagraph, clause or provision so adjudged and the remainder of this Ordinance shall remain valid and effective.
7. This Ordinance shall take effect immediately after adoption and publication as required by law.

MICHAEL GHASSALI, Mayor

ATTEST:
MAUREEN IAROSSE-ALWAN
Municipal Clerk

INTRODUCTION: 3-8-2022

Councilmember	Yes	No
Arendacs - Absent		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

ADOPTED: 3-29-2022

Councilmember	Yes	No
Arendacs		
Cudequest		
Koelling		
Lane		
Roche		
Russo-Vogelsang		

**MINUTES
WORK SESSION**

The Work Session Meeting of the Mayor and Council was in the Council Chambers and called to order at 7:30pm. Adequate notification was published in the official newspaper of the Borough of Montvale. Roll call was taken.

OPEN PUBLIC MEETING STATEMENT

Adequate notice of this meeting was provided to The Bergen Record and The Ridgewood News, informing the public of the time and place according to the provisions of the Open Public Meeting Law (Chapter 231, P.L. 1975).

ROLL CALL:

Councilmember Arendacs
Councilmember Cudequest
Councilmember Koelling

Councilmember Lane
Councilmember Roche
Councilmember Russo-Vogelsang

Also Present: Mayor Mike Ghassali; Borough Attorney, Joe Voytus; Borough Engineer, Andy Hipolit; Administrator/Municipal Clerk, Maureen Iarossi-Alwan; and Deputy Municipal Clerk, Fran Scordo

ORDINANCES:

INTRODUCTION ORDINANCE NO. 2022-1515 AN ORDINANCE TO AMEND SALARY ORDINANCE NO. 2022-1514 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY FOR THE YEAR 2022
(Public Hearing 3-8-22)

A motion to Introduce Ordinance **2022-1515** for first reading was made by Councilmember Cudequest; seconded by Councilmember Lane; Clerk read by title only; Councilmember made a motion that this ordinance be passed on first reading and advertised in The Bergen Record; seconded by Councilmember Koelling - a roll call was taken - all ayes

MINUTES:

February 8, 2022

A motion to accept the minutes by Councilmember Cudequest; seconded by Councilmember Lane - all ayes

CLOSED/EXECUTIVE MINUTES:

None

RESOLUTIONS: (CONSENT AGENDA*)

All items listed on a consent agenda are considered to be routine and non-controversial by the Borough Council and will be approved by a motion, seconded and a roll call vote. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

62-2022 Refund Tax Overpayment / Block 2509, Lot 26 – 10 Echo Hill Road

WHEREAS, a resolution authorizing the Borough of Montvale to refund an overpayment of taxes for the property located at 10 Echo Hill Road, also known as Block 2509, Lot 26;

WHEREAS, a duplicate payment was made by the homeowner; and

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale, County of Bergen, New Jersey, that the Tax Collector be and is hereby authorized to refund Timothy Leonard, 66 Buckingham Road, Brick, NJ 08723 in the amount of \$2,519.00

Introduced by: Councilmember Lane; seconded by Councilmember Koelling - a roll call was taken - all ayes

63-2022 A Resolution Approving a Developer's Agreement with Parkland Estates, LLC, Premises Identified as Block 1103, Lot 5 and Block 403, Lot 1 in the Borough of Montvale

WHEREAS, Parkland Estates, LLC ("Developer") owner of the premises known as Block 1103, Lot 5 and Block 403, Lot 1 formerly owned by Metropolitan Homes Development At Werimus, LLC made an application to the Planning Board for preliminary and final major subdivision approval, together with certain variances and waivers and a major soil movement permit; and **WHEREAS**, the Planning Board approved the Development by resolution dated May 21, 2019; and

WHEREAS, pursuant thereto, the Borough, Planning Board and Developer are desirous of executing a Developer's Agreement setting forth the parties' respective rights and obligations concerning said approval; and

WHEREAS, a Developer's Agreement has been negotiated by and between the parties and has been executed by the Developer and the Chairman of the Planning Board.

NOW, THEREFORE, BE IT RESOLVED that the Developer's Agreement dated February 8th 2022, between the Borough of Montvale, the Planning Board of the Borough of Montvale, and Parkland Estates, LLC is hereby approved; and

BE IT FURTHER RESOLVED that the Mayor and Borough Clerk are hereby directed, authorized and empowered to execute the Developer's Agreement with the Developer and to take all other steps reasonably necessary to effectuate the provisions and purposes of this resolution.

Introduced by: Councilmember Lane; seconded by Councilmember Koelling - a roll call was taken - all ayes

BILLS: Municipal Clerk read the Bill Report

Motion to pay bills by Councilmember Lane; seconded by Councilmember Roche - all ayes

ENGINEER'S REPORT:

Andrew Hipolit

Report/Update

Bergen County open space grants are now open

ATTORNEY REPORT:

Joe Voytus, Esq.

Report/Update

No Report

UNFINISHED BUSINESS:

a. Memorandum Montvale Planning Board/Update on Analysis of OR4 Zone & SED Zone.
This is for informational purposes.

NEW BUSINESS:

Councilmember Cudequest mentioned that the senior club are sponsoring several trips in the next several weeks; she is concerned that seniors should be vaccinated to ride the bus; After a brief discussion a motion to require proof of vaccination to take the bus by borough sponsored activities by Councilmember Lane; seconded by Councilmember Cudequest – a roll was taken, Councilmembers Lane, Cudequest, Roche and Russo-Vogelsang voted – Yes; Councilmembers Koelling and Arendacs – voted No

COMMUNICATION CORRESPONDENCE:

None

MEETING OPEN TO THE PUBLIC:

HEARING OF CITIZENS WHO WISH TO ADDRESS THE MAYOR AND COUNCIL:

Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

A motion to open meeting to the public by Councilmember Lane; seconded by Councilmember Cudequest – all ayes

Carolee Adams

Mentioned that it is a little difficult to hear sitting in council chambers; mentioned that the IRS is not sending out forms, you have to request forms and then they will mail it to you.

A motion to close meeting to the public by Councilmember Lane; seconded by Councilmember Roche – all ayes

CLOSED/EXECUTIVE SESSION:

Motion to move into Executive Session as provided for by Resolution No. 15-2022 adopted on January 2, 2022 and posted on the bulletin board in the Municipal Building:

The Mayor and Council will go into a Closed /Executive Session for the following:

a. Potential Litigation/Acquisition of Property

Minutes to be disclosed as per the Open Public Meetings Act and Resolution No. 15-2021 matters discussed will be disclosed to the public when such matters are finally determined and there is no reason to prohibit the public disclosure of information relating to such matters.

A motion to go into closed session by Councilmember Lane; seconded by Councilmember Cudequest – all ayes

ADJOURNMENT:

Motion to adjourn by Councilmember Lane; seconded by Councilmember Cudequest – all ayes

Meeting adjourned at 8:15pm

ADJOURNMENT:

The next Budget Meeting is scheduled for Monday, March 7, 2022 at 6:00 p.m. on Zoom.

The next Regular Meeting of the Mayor & Council will be held on Tuesday, March 8, 2022 at 7:30 p.m. in person.

*******Disclaimer***** Subject to Additions And/or Deletions**

Respectfully submitted, Fran Scordo, Deputy Municipal Clerk

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 64-2022**

RE: TRANSFER OF 2021 APPROPRIATION RESERVES

WHEREAS, certain transfer of funds for 2021 budget appropriation reserves are necessary to cover anticipated expenditures; and

WHEREAS, N.J.S.A. 40A:4-59 provides for transfers from appropriation reserves with an excess over and above the amount deemed to be necessary to fulfill the purpose for such appropriation reserves, to those appropriation reserves deemed to be insufficient;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, that the transfer be made between the 2021 budget appropriation reserves as follows:

<u>CURRENT FUND</u>	<u>FROM</u>	<u>TO</u>
GENERAL APPROPRIATIONS		
Operations - within "CAPS"		
Legal Services and Costs:		
Other Expenses	\$5,000.00	
Administrative and Executive:		
Other Expenses		\$5,000.00
Legal Services and Costs:		
Other Expenses	15,000.00	
Public Buildings and Grounds:		
Other Expenses		15,000.00
	<u>\$20,000.00</u>	<u>\$20,000.00</u>

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: March 8, 2022

ATTEST:

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 65-2022**

RE: Authorize Change Order & Payment #3 Cifelli & Sons / NJDOT FY 2019 Edgren Way & Ramapo Road Improvements

WHEREAS, the Borough of Montvale awarded a contract via Resolution No. 105-2020 to Cifelli & Sons, 81 Franklin Ave., Nutley, NJ 07110 for the NJDOT FY 2019 Edgren Way & Ramapo Road; and

WHEREAS, the original contract amount is \$249,858.25; and

WHEREAS, the Borough Engineer, in a letter dated December 13, 2021 which is attached to the original of this resolution recommends and authorizes said change order and payment #3 in the amount of \$2,350.84; and

Contractor

Total Contract Amount	\$ 249,858.25
Change Order #1	(33,466.23)
Adjusted Total Contract Amount	\$ 216,392.02

Total Completed to Date	\$216,392.02
Retainage	\$(4,327.84)
Release Retainage	\$4,327.84
Subtotal	\$216,392.02
Less Previous Payment	\$(168,889.47)
Less Previous Payment	\$(45,151.71)

Amount Due	\$2,350.84
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NOW, THEREFORE BE IT RESOLVED, by the Governing Body of the Borough of Montvale authorize payment in the amount of \$2,350.84 is hereby approved; and

WHEREAS, the Chief Financial Officer of the Borough of Montvale has certified that the funds have been appropriated and are available for this purpose, a copy of said certification is attached to the original copy of this resolution.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: March 8, 2022

ATTEST:

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

**BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 66-2022**

RE: NJDCA Local recreation Improvement Grant (LRIG) Fiscal Year 2021/Fieldstone Athletic Complex

WHEREAS, the New Jersey Department of Community Affairs (NJDCA) announced the Local Recreation Improvement Grant (LRIG) Fiscal Year 2021, that supports improvement and repair of public recreation facilities including local parks, municipal recreation centers, and local stadiums;

WHEREAS, the grant application deadline is May 24, 2021;

WHEREAS, the Borough of Montvale has recommended an application to be submitted for improvements to Fieldstone Athletic Complex, located at Spring Valley Road, Montvale, NJ and identified as Block 1201, Lot 10;

WHEREAS, the Borough of Montvale desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$ 66,582.00 to carry out a project to install mobile restroom facilities at Fieldstone Athletic Complex including site work and engineering design necessary for Installation.

BE IT FURTHER RESOLVED,

- 1) that the Borough of Montvale does hereby authorize the application for such a grant; and,
- 2) recognizes and accepts that the Department may offer a lesser or greater amount and therefore, upon receipt of the grant agreement from the New Jersey Department of Community Affairs, does further authorize the execution of any such grant agreement; and also, upon receipt of the fully executed agreement from the Department, does further authorize the expenditure of funds pursuant to the terms of the agreement between The Borough of Montvale and the New Jersey Department of Community Affairs.

BE IT FUTHER RESOLVED, that the persons whose names, titles, and signatures appear below are authorized to sign the application, and that they or their successors in said titles are authorized to sign the agreement, and any other documents necessary in connection therewith:

(signature)
Michael Ghassali

Mayor

(title)

(signature)
Annmarie Russo Vogelsang

Council President

(title)

CERTIFICATION:

I, Maureen Iarossi-Alwan, Municipal Clerk of the Borough of Montvale
hereby certify that at a meeting of the Governing Body held on March 8, 2022 the above this
resolution was duly adopted.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: March 8, 2022

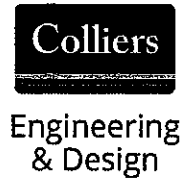
ATTEST:

APPROVED:

Maureen Iarossi-Alwan
Municipal Clerk

Michael Ghassali
Mayor

400 Valley Road
Suite 304
Mt. Arlington New Jersey 07856
Main: 877 627 3772



December 13, 2021

Maureen Iarossi
Borough Clerk/Borough Administrator
Borough of Montvale
12 Mercedes Drive
Montvale, NJ 07645

Re: **Progress Payment No. 3**

NJDOT FY2019- Edgren Way & Ramapo Road Improvements
Montvale, Bergen County, NJ
Colliers Engineering & Design Project No. MVB010

Dear Ms. Iarossi,

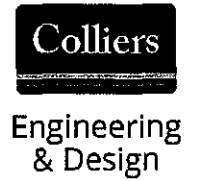
Cifelli & Son General Contracting, Inc., the Contractor for the above-referenced work, has requested Progress Payment No. 3 in the amount of \$2,350.84 for the Base Bid and Alternate Bid A, as noted on the attached payment summary.

Our office monitored the project and as-built quantities for contract items completed throughout the project and take no exception. Change Order No. 2 to this project includes fuel and asphalt price adjustments as required per NJDOT Standard Specifications. Project retainage was previously released under Progress Payment No. 2.

At this time, based on our review, we take no exception to the payment and recommend Payment No. 3 as follows:

Original Contract Amount	\$	249,858.25
Change Orders (see above)	\$	<u>(33,466.23)</u>
Adjusted Contract Amount	\$	216,392.02
 Total Completed to Date	 \$	 216,392.02
Retainage (2% of Completed Work)	\$	(4,327.84)
Release Retainage	\$	<u>4,327.84</u>
Subtotal	\$	216,392.02
Less Previous Payment No. 1	\$	(168,889.47)
Less Previous Payment No. 2	\$	<u>(45,151.71)</u>
 Amount Due Progress Payment #3	 \$	 2,350.84

Based on our review, we recommend the approval of the above-noted Payment No. 3 to Cifelli & Son General Contracting, Inc. in the amount of **\$2,350.84**.



Should you have any questions, please do not hesitate to contact my office.

Sincerely,

Colliers Engineering & Design

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

Andrew Hipolit, PE, PP, CME, CFM, CPWM
Borough Engineer - Discipline Leader

ARH/cd/nm/lb

Attachment: Payment Voucher No. 3

cc: Mayor and Council (via Clerk - miarossi@montvaleboro.org)
Christine Kalafut, Treasurer (ckalafut@montvaleboro.org)
Angela McCain, Deputy Treasurer (amccain@montvaleboro.org)

BOROUGH OF MONTVALE
VARIOUS STREETS - NJDOT FY 2019 - MONTVALE

CIFELLI & SON, INC.
81 FRANKLIN AVE, NUTLEY, NJ 07110
973-235-0302

PROGRESS PAYMENT NO 3
PROJECT NO. MVB-010
DATE PROCESSED: 09-Dec-21

BASE BID - EDGREN WAY AND RAMAPO ROAD

ITEM	DESCRIPTION	UNIT	QTY.	UNIT PRICE	CONTRACT AMOUNT	QTY THIS ESTIMATE	AMOUNT THIS ESTIMATE	QTY PREV ESTIMATE	QTY TO DATE	TOTAL AMOUNT
1	INLET FILTER TYPE 1	SF	80	\$ 1.00	\$ 80.00	0.00	\$ -	0.00	0.00	\$ -
2	BREAKAWAY BARRICADE	UNIT	50	\$ 1.00	\$ 50.00	0.00	\$ -	20.00	20.00	\$ 20.00
3	DRUM	UNIT	150	\$ 1.00	\$ 150.00	0.00	\$ -	80.00	80.00	\$ 80.00
4	TRAFFIC CONES	UNIT	250	\$ 1.00	\$ 250.00	0.00	\$ -	175.00	175.00	\$ 175.00
5	CONSTRUCTION SIGNS	SF	500	\$ 1.00	\$ 500.00	0.00	\$ -	425.00	425.00	\$ 425.00
6	TRAFFIC DIRECTOR, FLAGGER	MAN HOUR	80	\$ 120.00	\$ 9,600.00	0.00	\$ -	0.00	0.00	\$ -
7	POLICE TRAFFIC DIRECTORS	MAN HOUR	80	\$ 120.00	\$ 9,600.00	0.00	\$ -	138.22	138.22	\$ 16,556.40
8	FUEL PRICE ADJUSTMENT	DOLL	400	\$ 1.00	\$ 400.00	942.64	\$ 942.64	(2,300.04)	(1,357.40)	\$ (1,357.40)
9	ASPHALT PRICE ADJUSTMENT	DOLL	900	\$ 1.00	\$ 900.00	1,408.20	\$ 1,408.20	(7,449.02)	(6,039.82)	\$ (6,039.82)
10	CLEARING SITE	LS	1	\$ 10,000.00	\$ 10,000.00	0.00	\$ -	1.00	1.00	\$ 10,000.00
11	EXCAVATION, UNCLASSIFIED	CY	100	\$ 30.00	\$ 3,000.00	0.00	\$ -	0.00	0.00	\$ -
12	HMA MILLING, 3" OR LESS	SY	7,423	\$ 4.75	\$ 35,259.25	0.00	\$ -	7,155.00	7,155.00	\$ 33,986.25
13	HOT MIX ASPHALT PAVEMENT REPAIR	SY	708	\$ 1.00	\$ 708.00	0.00	\$ -	0.00	0.00	\$ -
14	HOT MIX ASPHALT 9.5M84 SURFACE COURSE, 2" THICK	TON	1,013	\$ 85.00	\$ 86,105.00	0.00	\$ -	1,035.99	1,035.99	\$ 88,059.15
15	REPAIR INTERIOR OF DRAINAGE STRUCTURE	UNIT	10	\$ 300.00	\$ 3,000.00	0.00	\$ -	8.00	8.00	\$ 2,400.00
16	RESET EXISTING CASTING	UNIT	7	\$ 1.00	\$ 7.00	0.00	\$ -	0.00	0.00	\$ -
17	RECONSTRUCTED INLET, TYPE B, USING NEW CASTING	UNIT	1	\$ 1,250.00	\$ 1,250.00	0.00	\$ -	0.00	0.00	\$ -
18	BICYCLE SAFE GRATE (PHASE II STORMWATER COMPLIANT GRATE)	UNIT	10	\$ 225.00	\$ 2,250.00	0.00	\$ -	8.00	8.00	\$ 1,800.00
19	CURB PIECE (NUDEP TYPE 'N' ECO)	UNIT	10	\$ 400.00	\$ 4,000.00	0.00	\$ -	8.00	8.00	\$ 3,200.00
20	CONCRETE SIDEWALK, 4" THICK	SY	14	\$ 100.00	\$ 1,400.00	0.00	\$ -	16.50	16.50	\$ 1,650.00
21	DETECTABLE WARNING SURFACE	SY	2	\$ 500.00	\$ 1,000.00	0.00	\$ -	2.00	2.00	\$ 1,000.00
22	RESET PAVER DRIVEWAY	SY	6	\$ 100.00	\$ 600.00	0.00	\$ -	4.20	4.20	\$ 420.00
23	HOT MIX ASPHALT DRIVEWAY, 2" THICK	SY	23	\$ 35.00	\$ 805.00	0.00	\$ -	46.80	46.80	\$ 1,638.00
24	9" X 18" CONCRETE VERTICAL CURB	LF	1,000	\$ 34.00	\$ 34,000.00	0.00	\$ -	640.00	640.00	\$ 21,760.00
25	TRAFFIC STRIPES, 4"	LF	150	\$ 5.00	\$ 750.00	0.00	\$ -	300.00	300.00	\$ 1,500.00
26	TRAFFIC MARKING LINES, 6"	LF	75	\$ 10.00	\$ 750.00	0.00	\$ -	208.00	208.00	\$ 2,080.00
27	TRAFFIC MARKING LINES, 12"	LF	47	\$ 12.00	\$ 564.00	0.00	\$ -	60.00	60.00	\$ 720.00
28	CURB PAINT (YELLOW)	LF	127	\$ 4.00	\$ 508.00	0.00	\$ -	0.00	0.00	\$ -
29	RESET MANHOLE, SANITARY SEWER, USING NEW CASTING	UNIT	1	\$ 1,000.00	\$ 1,000.00	0.00	\$ -	2.00	2.00	\$ 2,000.00
30	TOPSOILING, 4" THICK	SY	9	\$ 10.00	\$ 90.00	0.00	\$ -	180.00	180.00	\$ 1,800.00
31	FERTILIZING AND SEEDING, TYPE ERNMX-106	SY	9	\$ 10.00	\$ 90.00	0.00	\$ -	180.00	180.00	\$ 1,800.00
32	STRAW MULCHING	SY	9	\$ 10.00	\$ 90.00	0.00	\$ -	180.00	180.00	\$ 1,800.00
TOTAL BASE BID					\$ 208,754.25		\$ 2,350.84			\$ 187,502.58

ALTERNATE BID 'A'

ITEM	DESCRIPTION	UNIT	QTY	UNIT PRICE	CONTRACT AMOUNT	QTY THIS ESTIMATE	AMOUNT THIS ESTIMATE	QTY PREV ESTIMATE	QTY TO DATE	AMOUNT TO DATE
1A	HOT MIX ASPHALT PAVEMENT REPAIR	SY	222	\$ 32.00	\$ 7,104.00	0.00	\$ -	0.00	0.00	\$ -
2A	9" X 18" CONCRETE VERTICAL CURB	LF	1,000	\$ 34.00	\$ 34,000.00	0.00	\$ -	0.00	0.00	\$ -
S-1	MILLING & PAVING OF WATER MAIN BREAK	LS	1	\$ 28,889.44	\$ -	0.00	\$ 28,889.44	1.00	1.00	\$ 28,889.44
TOTAL ALTERNATE BID 'A'					\$ 41,104.00		\$ 28,889.44			\$ 28,889.44

ORIGINAL CONTRACT AMOUNT: \$ 249,858.25
CHANGE ORDER(S) TO DATE: \$ (33,468.23)
ADJUSTED CONTRACT AMOUNT: \$ 216,392.02

TOTAL COMPLETED TO DATE: \$ 216,392.02
RETAINAGE (2% OF COMPLETED WORK): \$ (4,327.84)
RELEASE 2% RETAINAGE: \$ 4,327.84
SUBTOTAL: \$ 216,392.02
LESS PREVIOUS PAYMENT NO. 1: \$ (168,889.47)
LESS PREVIOUS PAYMENT NO. 2: \$ (45,151.71)
TOTAL AMOUNT DUE: \$ 2,350.84

RESOLUTION

BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, N.J., that the following bills, having been referred to the Borough Council and found correct, be and the same hereby be paid:

<u>FUND</u>	<u>AMOUNT</u>	<u>NOTES</u>
Current	\$2,875,749.05	Bill List Wire 3/8/2022
	<u>300,616.46</u>	Wires/Manual Checks
Current TOTAL	3,176,365.51	
Escrow	53,478.00	Bill List Wire 3/8/2022
Housing Trust	4,255.89	Bill List Wire 3/8/2022

*This resolution was adopted by the Mayor and Council of Montvale
at a meeting held on 3/8/22*

Introduced by: _____

Approved: 3/8/22

Seconded by: _____

Michael Ghassali, Mayor

ATTEST:

Maureen Iarossi-Alwan, Municipal Clerk

MANUAL/VOID CHECKS - WIRES
March 8, 2022

<u>Check #</u>	<u>PO #</u>	<u>Date</u>	<u>Transaction/Vendor</u>	<u>Amount</u>
WIRE		2/24/22	Payroll Account-Current	189,998.95
WIRE		2/24/22	Salary Deduction Account	110,567.51
WIRE		2/24/22	FSA Account	50.00
Total				<u><u>300,616.46</u></u>

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Borough of Montvale
Bill List By Vendor Id

Page No: 1

P.O. Type: All
Range: First to Last
Format: Condensed

Open: N Paid: N Void: N
Rcvd: Y Held: Y Aprv: N
Bid: Y State: Y Other: Y Exempt: Y

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00043	NORTH JERSEY MEDIA GROUP								
		22-00311	02/28/22	395748 ADVERTISING - JANUARY	Open	1,723.77	0.00		
00065	GENERAL CODE PUBLISHERS, LLC								
		22-00263	02/14/22	CODE ANALYSIS & COMPOSITION	Open	1,092.09	0.00		
00071	SUEZ WATER NEW JERSEY								
		22-00287	02/22/22	10003825412222 SUEZ WATER	Open	15,402.88	0.00		
00104	MONTVALE BOARD OF EDUCATION								
		22-00005	01/03/22	2022 LOCAL SCHOOL TAXES	Open	1,443,626.00	0.00		B
00118	NJ STATE LEAGUE OF								
		22-00305	02/28/22	WEBINAR - BUDGET/ETHICS	Open	75.00	0.00		
00135	PASCACK VALLEY MAYORS' ASSOC								
		22-00051	01/05/22	PASCACK VALLEY MAYORS ASSOC.	Open	405.50	0.00		
00137	PASCACK VALLEY REGIONAL HS DST								
		22-00004	01/03/22	2022 REGIONAL SCHOOL TAXES	Open	1,169,061.17	0.00		B
00146	PSE&G CO.								
		22-00308	02/28/22	PSE&G - JANUARY 2022	Open	3,388.53	0.00		
00163	STAR PRESS, INC.								
		22-00206	01/28/22	LETTERHEAD AND ENVELOPES	Open	570.00	0.00		
		22-00271	02/15/22	PRINTED #10 ENVELOPES	Open	450.00	0.00		
						1,020.00			
00178	FAIR GAME GOOSE CONTROL INC.								
		21-00178	01/25/21	2021 GOOSE CHASING-BD OF HLTH	Open	687.50	0.00		B
00186	PRIMEPAY, LLC								
		22-00182	01/27/22	2022 FSA FEES	Open	115.50	0.00		B
00215	TOWNSHIP OF RIVER VALE								
		22-00006	01/03/22	2022 PASCACK VALLEY DPW	Open	155,728.63	0.00		B
00258	ROCKLAND ELECTRIC COMPANY								
		22-00309	02/28/22	ROCKLAND ELECTRIC	Open	457.03	0.00		
		22-00319	03/02/22	ROCKLAND ELECTRIC - FEBRUARY	Open	1,984.05	0.00		
						2,441.08			
00332	ZAGAJA, MACIEJ								
		22-00255	02/11/22	REIMB CLOTHING ALLOWANCE	Open	79.04	0.00		
00379	NJ CONFERENCE OF MAYORS								
		22-00174	01/26/22	MAYOR'S CONF. 5/10-5/12/2022	open	420.00	0.00		

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Bill List By Vendor Id

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00554	BERGEN MUNI-EMPL BENEFITS FUND								
		22-00105	01/13/22	2022 HEALTH CARE BENEFITS	Open	58,957.00	0.00		B
00683	TCTA OF BERGEN COUNTY								
		22-00279	02/17/22	ANNUAL MEMEBERSHIP DUES 2022	Open	75.00	0.00		
00730	BOGGIA, BOGGIA, BETESH & VOYTUS								
		22-00111	01/18/22	2022 LEGAL RETAINER & SESSIONS	Open	11,250.00	0.00		B
		22-00204	01/28/22	TRUST - RESERVE FOR HOUSING	Open	1,965.06	0.00		
						13,215.06			
00731	COLLIER'S ENGINEERING & DESIGN								
		18-00453	03/30/18	US 2020 CENSUS PREPARATION	Open	181.00	0.00		B
		22-00140	01/19/22	AFFORDABLE HOUSING 2021 SVCS	Open	132.75	0.00		B
		22-00178	01/26/22	MUNICIPAL ENGINEERING REVIEW	Open	11,998.00	0.00		
		22-00187	01/27/22	MUNICIPAL ENGINEERING REVIEW	Open	7,647.25	0.00		
		22-00191	01/27/22	MUNICIPAL PLANNING REVIEW	Open	3,588.75	0.00		
		22-00229	02/04/22	MUNICIPAL ENGINEERING REVIEW	Open	10,142.00	0.00		
		22-00230	02/04/22	MUNICIPAL ENGINEERING REVIEW	Open	3,625.00	0.00		
		22-00231	02/04/22	MUNICIPAL ENGINEERING REVIEW	Open	9,957.50	0.00		
		22-00232	02/04/22	MUNICIPAL PLANNING REVIEW	Open	391.50	0.00		
		22-00256	02/11/22	MUNICIPAL PLANNING REVIEW	Open	2,412.00	0.00		
		22-00259	02/11/22	GENERAL WORK	Open	265.50	0.00		
		22-00281	02/17/22	MUNICIPAL ENGINEERING REVIEW	Open	89.00	0.00		
						50,430.25			
00762	HARBORTOUCH								
		22-00270	02/15/22	COURT CREDIT CARD PROCESSING	Open	60.16	0.00		
00830	LINDA VISTA TOWNHOUSES CONDO.								
		22-00146	01/20/22	HOMEOWNER ASSOC FEE ASSISTANCE	Open	100.00	0.00		
00896	GIAMMARINO, MICHAEL								
		22-00056	01/06/22	2022 INTERPRETING SERVICES	Open	300.00	0.00		B
00999	AMAZON.COM SERVICES, INC.								
		22-00269	02/14/22	OFFICE SUPPLIES	Open	59.54	0.00		
01067	POLICE TRAFFIC OFFICERS'								
		22-00093	01/12/22	PD 2022 ANNUAL MEMBERSHIP DUES	Open	250.00	0.00		
01102	POWER DMS, INC.								
		22-00212	02/01/22	PD POWER DMS FOR NJSACOP	Open	805.00	0.00		
01134	RESERVE ACCOUNT								
		22-00109	01/18/22	2022 POSTAGE METER REFILL	Open	800.00	0.00		B
01408	VALLEY VIEW AT MONTVALE COND.								
		22-00145	01/20/22	HOMEOWNER ASSOC FEE ASSISTANCE	Open	150.00	0.00		
01422	GRECO, WILLIAM								
		22-00249	02/09/22	ESCROW REFUND (1601/7)	open	458.00	0.00		

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Bill List By Vendor Id

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Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
01464	SURENIA, EDWARDS & NOLAN	21-00128	01/14/21	2021 SPECIAL COUNSEL	Open	514.75	0.00		B
01542	WICKERSHEIM & SONS	22-00169	01/25/22	PIPE BURST TRAIN STATION	Open	2,261.38	0.00		
01552	WISS & BOUREGY, P.C.	22-00226	02/04/22	POLICE PERSONNEL MATTER	Open	1,750.00	0.00		
01680	WEGMANS BUSINESS	22-00292	02/22/22	MAYOR AND COUNCIL MTG. 2-22-22	Open	67.89	0.00		
01748	WERBA, JOSEPH	22-00289	02/22/22	REIMB CLOTHING ALLOWANCE	Open	254.23	0.00		
01767	VERIZON	22-00300	02/25/22	555-569-014-0001-55 VERIZON	Open	170.64	0.00		
01828	CGP&H, LLC	21-01055	08/13/21	PROFESSIONAL HOUSING REHAB SVC	Open	1,908.08	0.00		B
01882	PRESTIGE BUSINESS PRODUCTS, INC	22-00057	01/06/22	MISC PERMIT FORMS-CONSTRUCTION	Open	599.50	0.00		
		22-00199	01/27/22	TONERS - C. MANHART	Open	810.00	0.00		
						1,409.50			
01895	INSTITUTE FOR PROFESSIONAL DEV	22-00304	02/28/22	WEBINAR - GOVERNMENT ETHICS	Open	50.00	0.00		
01916	HARD ROCK HOTEL & CASINO, AC	22-00175	01/26/22	MAYOR S CONF. 5/10 & 5/11/22	Open	202.00	0.00		
02141	REGAN, ROBERT T., ESQ.	22-00205	01/28/22	ESCROW PAYMENTS	Open	2,574.00	0.00		
		22-00227	02/04/22	ESCROW PAYMENTS	Open	205.00	0.00		
		22-00228	02/04/22	ESCROW PAYMENTS	Open	390.00	0.00		
						3,169.00			
02166	SIRCHIE FINGERPRINT LABS	21-01548	12/07/21	DB SUPPL EVIDENCE BAGS BLOOD	Open	110.67	0.00		
03084	WESLEY SIGOMAC DAIRY	22-00184	01/27/22	2022 MILK DELIVERY	Open	34.24	0.00		B
03666	VERIZON -3070534	22-00295	02/24/22	450-001-742-0001-13 VERIZON	Open	61.40	0.00		
03727	STAPLES INC	22-00201	01/28/22	OFFICE SUPPLIES	Open	502.58	0.00		
		22-00260	02/11/22	OFFICE SUPPLIES	Open	89.88	0.00		
						592.46			

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Bill List By Vendor Id

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Vendor # Name									
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type		
Total Purchase Orders:		61	Total P.O. Line Items:	0	Total List Amount:	2,933,482.94	Total Void Amount:	0.00	

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Borough of Montvale
Bill List By Vendor Id

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Totals by Year-Fund							
Fund Description	Fund	Budget Rcvd	Budget Held	Budget Total	Revenue Total	G/L Total	Total
CURRENT FUND 2022 1-01		2,098.74	0.00	2,098.74	0.00	0.00	2,098.74
CURRENT FUND 2022 2-01		2,873,650.31	0.00	2,873,650.31	0.00	0.00	2,873,650.31
BOA ESCROW ACCOUN E-08		53,478.00	0.00	53,478.00	0.00	0.00	53,478.00
OTHER TRUST ACCOU T-03		4,255.89	0.00	4,255.89	0.00	0.00	4,255.89
Total Of All Funds:		2,933,482.94	0.00	2,933,482.94	0.00	0.00	2,933,482.94

400 Valley Road
Suite 304
Mt. Arlington, New Jersey 07856
Main: 877 627 3772



Engineering
& Design

March 3, 2022

Maureen Iarossi
Borough Clerk/Borough Administrator
Borough of Montvale
12 Mercedes Drive
Montvale, New Jersey 07645

Professional Engineering Services
Memorial Baseball/Softball Fields Improvements
Borough of Montvale, Bergen County
Colliers Engineering & Design Project No. MVB0045P

Dear Ms. Iarossi,

Colliers Engineering & Design Inc. DBA Maser Consulting (CED) is pleased to present this agreement to provide professional engineering services for the Improvements to the Memorial Baseball/Softball Fields. It is our understanding that the Borough has budgeted \$75,000.00 for these improvements. Specifically, this project includes improvements to four (4) of the six (6) existing infields at the Memorial complex. Of the fields to be improved, three (3) fields are on Montvale Board of Education property and one (1) field is on the Borough of Montvale property. The fields to be improved are Field 2, Field 3, Field 5, and Field 6. Accordingly, this agreement includes Design, Bidding and Construction Observation services.

Below is a description of the proposed scope of services for this project.

SCOPE OF SERVICES

TASK 1.0 DESIGN AND BIDDING

CED will develop specifications to be utilized for public bid. Bid documents shall be prepared in accordance with NJDOT requirements. The existing site conditions will be investigated during the design; more specifically, the conditions of the existing four (4) infields to be improved. CED will not be preparing any plans for this project. This project only includes the development of specifications with an aerial showing the location of all four (4) fields.

CED will also prepare the supplemental and technical specifications for the site improvement items that are required as part of the project for incorporation into the overall bid package. The specifications will be prepared in the latest NJDOT format, as amended.

The following is the anticipated improvements for each of the four (4) infields to be improved as part of this project.

INFIELD ON FIELD 2

- Deep drag the existing clay infield.
- Reset the existing home plate, bases and 2 softball pitcher's rubbers.
- The field is utilized as a softball field only and no pitcher's mound will be constructed.
- Spread clay field conditioner, as needed. (Approximately 20 bags).
- The softball pitching rubbers shall be set at 35' and 40' (this will be confirmed with MAL, prior to installation).

INFIELD ON FIELD 3

- Rototill the existing infield.
- Remove existing grass 10' from the existing clay infield around the entire circumference of the clay infield. Regrade this area to provide a smooth transition between the clay infield and the existing grass areas. Resod this area.
- Reset existing sprinklers as needed.
- Reset existing home plate, bases and 1 softball pitcher's rubber.
- The field is utilized as a softball field only and no pitcher's mound will be constructed.
- Spread clay field conditioner, as needed. (Approximately 20 bags).
- The softball pitching rubber shall be set at 35' (this will be confirmed with MAL, prior to installation).

INFIELD ON FIELD 5

- Deep drag the existing clay infield.
- Reset the existing home plate, bases and 1 baseball pitcher's rubber.
- The field is utilized as a Little League baseball field only.

- Spread clay field conditioner, as needed. (Approximately 20 bags).
- The Little League pitching mound shall be constructed to meet Little League standards and shall be set at 46'. (this will be confirmed with MAL, prior to installation).

INFIELD ON FIELD 6

- Rototill the existing infield.
- Remove existing grass 10' from the existing clay infield around the entire circumference of the clay infield. Regrade this area to provide a smooth transition and adequate positive drainage away from the clay infield.
- Reset existing sprinklers as needed.
- Reset the existing home plate, bases and one (1) Tee ball pitcher's rubber.
- The field is utilized as a Tee ball field only and no pitcher's mound will be constructed.
- Spread clay field conditioner, as needed. (Approximately 20 bags).
- The Tee ball pitching rubber shall be set At 35' (this will be confirmed with MAL, prior to installation).

TASK 2.0 CONSTRUCTION OBSERVATION SERVICES

CED will provide construction observation services for the Memorial Baseball/Softball Field improvements. CED will utilize the specifications developed for the project under Task 1.0 to monitor the Contractor's performance and enforce compliance with the contract documents and project schedule.

CED will provide the Borough with part-time, on-site observation services for the project. CED will coordinate a preconstruction meeting for the project and maintain observation reports. CED will review and prepare Contractor payments as well as change orders, as necessary. If the Contractor supplies unacceptable work or material, CED will take an immediate course of corrective action on behalf of the Borough.

CED will review all submittals for the project, including shop drawings provided by the Contractor. Prior to completion, CED will provide the Borough with a final punch list as created by the Inspector. The punch list will detail any open items along with the anticipated completion deadlines. Upon completion of the punch list items, a final site observation will be scheduled with the Contractor to

close-out the project. CED will prepare the paperwork for project close-out and final payment to the Contractor.

Anticipated Duration

Approval of Engineering Agreement	Anticipate Authorization March 2022
Preparation of Design Plans and Specifications	Anticipate April 2022
Bidding of Project	Anticipate May/June 2022
Construction (Anticipated)	Anticipate start 7/25/22 and end 8/26/22
Project Closeout (Anticipated)	To occur post-construction.

Please note that the above schedule is fixed and the goal is to construct the entirety of the project as outlined above. Should inclement weather occur, the construction schedule may be altered, as necessary.

FEE AGREEMENT

For your convenience, we have broken down the total estimated cost of the project into the categories identified within the Scope of Services.

TASK 1.0	DESIGN & BIDDING	\$ 6,500.00
TASK 2.0	CONSTRUCTION ADMINISTRATION	\$ 6,500.00
LUMP SUM FEE		\$13,000.00

The above services will be provided on an hourly basis not to exceed the listed amounts. This Contract and Fee Schedule is based upon the current Engineering Contract authorized by the Borough of Montvale.

REIMBURSABLE EXPENSES

Reimbursable expenses including delivery, printing, copying, postage, and other reproducible costs for the above-mentioned deliverables are included within this proposal and are included in the project cost.

PLAN REVISIONS AND EXTRA SERVICES

Any revision requested by the Borough or review agencies that is a major redesign or not an error or omission on the part of CED will be billed on an hourly basis in accordance with our current contract. Please note that a separate agreement will be provided prior to the pre-construction meeting specific to Construction Administration Services.

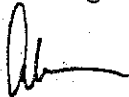
EXCLUSIONS

If any item listed herein, or otherwise not specifically mentioned within this agreement or the Borough Engineering Agreement is deemed necessary, then CED may prepare an addendum to this agreement for your review, outlining the scope of additional services and associated professional fees with regard to the extra services. Unanticipated additional services shall be in accordance with the Schedule of Hourly Rates for the number of hours that the construction administration or engineer is on-site. No extra services will be performed without authorization from the Borough.

If you find this agreement acceptable, please forward a copy of the Resolution of Approval to this office. This will constitute approval of the proposed engineering agreement.

We thank you very much for the opportunity to offer our services and look forward to working with you on this and future projects. In the meantime, should you have any questions regarding this agreement, please feel free to contact me.

Sincerely,
Colliers Engineering & Design



Andrew Hipolit, PE, PP, CME, CFM, CPWM
Discipline Leader

ARH/dw

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