

**WOODLAND PARK MUNICIPAL COUNCIL  
AGENDA FOR SPECIAL MEETING OF  
June 28, 2022 at 3:00 PM**

1. In accordance with the Open Public Meeting Law, P.L.1975, c. 231 notice requirements for this special meeting have been met by notifying the Herald News on June 24, 2022 detailing the time and place of this meeting and with notice given to the public by posting a copy thereof on the bulletin board in the Municipal Building.
2. **Flag salute and Prayer**
3. **Roll Call**
4. **Public Hearing:**
5. **Consent Agenda:**
  - A. **Resolution R22-165, a resolution approving the renewal of the Plenary Retail Distribution licenses of the establishments set forth in the resolution for the 2022-2023 licensing season effective July 1, 2022.**

**RESOLUTION R22-165**

**RENEWAL OF LIQUOR LICENSES**

**MOTIONED BY:**

**SECONDED BY:**

**WHEREAS**, renewals for Plenary Retail Consumption and Plenary Retail Distribution licenses for the Borough of Woodland Park for the 2022-2023 licensing season have been filed; and

**WHEREAS**, all requirements applicable thereto have been properly made and are in order; and

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Council of the Borough of Woodland Park, County of Passaic and State of New Jersey that the Plenary Retail Consumption and Plenary Retail Distribution licenses set forth as follows be hereby renewed for the 2022-2023 licensing season effective July 1, 2022:

World Market Paramus, LLC	1616-44-009-007
Great Notch Inn, Inc.	1616-33-006-005

**NOW THEREFORE BE IT RESOLVED**, that the Municipal Clerk be and is hereby authorized to issue the appropriate license certificates to the respective licensees as approved by this resolution.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special meeting held on the 28<sup>th</sup> day of June, 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

June 28, 2022

\_\_\_\_\_  
Dated

**B. Resolution R22-166, a resolution authorizing the Recreation Department to hire/rehire individuals as camp counselors/staff and splash pad staff for the 2022 summer season.**

**RESOLUTION R22-166**

**HIRE/REHIRE OF SUMMER CAMP  
COUNSELORS/STAFF/WATER PARK ATTENDANT**

**MOTIONED BY:**

**SECONDED BY:**

**WHEREAS**, the Recreation Department of the Borough of Woodland Park, County of Passaic, State of New Jersey will be opening the Summer Camp session at Zaccaria Park on June 27, 2022 through August 12, 2022; and

**WHEREAS**, the Recreation Department wishes to hire/rehire the following counselors and spray park attendant at the following rates per hour unless otherwise noted:

<b>Name</b>	<b>Last Name</b>	<b>Year/Title</b>	<b>Rate</b>
Shannon	Marren,	Director	\$6,500.00
Danielle	Sanducci	Assistant Director	\$15.30
Kelsey	Marren	Assistant Director	\$15.30
Mia	Tobia	Director Trainee	\$15.30
Hannah	Relovsky	Head Counselor/Teacher	\$13.26
Samantha	Shaw	Head Counselor	\$11.22
Roger	Batraki	Head Counselor	\$11.22
Joshua	Lee	Head Counselor	\$11.22
Kairi	Leigh	Counselor	\$10.51
Carissa	Canzona	Counselor	\$10.51
Gianna	Cedillo	Counselor	\$10.51
Andrea	Cruz	Counselor	\$10.51
Miguel	Hernandez	Counselor	\$10.51
Christopher	Hiel	Counselor	\$10.51
Tianna	Hubbard	Counselor	\$10.51
Lori	Indri	Counselor	\$10.51
Keila	Castillo-Zelasco	Counselor	\$10.51
Katiana	Laboy	Counselor	\$10.51
Gissele	Mendez	Counselor	\$10.51
Charles	Milton	Counselor	\$10.51
Chelsea	Nakhleh	Counselor	\$10.51
Chloe	Nakhleh	Counselor	\$10.51
Jaylene	Nogueira	Counselor	\$10.51
Nicolette	Palazzo	Counselor	\$10.51
Emily	Perez	Counselor	\$10.51
Alessandro	Petronelli	Counselor	\$10.51
Kelsey	Reynoso	Counselor	\$10.51
Paxton	Roehrich	Counselor	\$10.51
Janesy	Ruiz	Counselor	\$10.51
Isabella	Tambone	Counselor	\$10.51
Brandon	Timothy	Counselor	\$10.51
Jenna	Troiano	Counselor	\$10.51
Luca	Vapore	Counselor	\$10.51
Sabrina	Vapore	Counselor	\$10.51
Nasir	Guy	Spray Park Attendant	\$10.51
Michael	Preziosi	Spray Park Attendant	\$10.51
Zachary	Russo	Spray Park Attendant	\$10.51

**NOW, THEREFORE, BE IT RESOLVED**, that the Mayor and Council of the Borough of Woodland Park, County of Passaic, State of New Jersey, hereby authorizes the Recreation Department to hire the above individuals as camp counselors/staff and spray park attendants for the 2022 summer camp season.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special meeting held on the 28<sup>th</sup> day of June 28, 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

\_\_\_\_\_  
June 28, 2022

Dated

**C. Resolution R22-167, a resolution to approve the purchase/installation of a bocce ball court to be located at Dowling Park authorizing the use of Open Space funds from the Woodland Park Open Space Trust funds in an amount not to exceed of \$12,000.00.**

**RESOLUTION R22-167**

**USE OF BOROUGH OPEN SPACE  
TRUST FUNDS – BOCCE BALL COURT  
DOWLING PARK**

**MOTIONED BY:  
SECONDED BY:**

**WHEREAS**, the Mayor and Council of the Borough of Woodland Park, County of Passaic, State of New Jersey have a desire to build a bocce ball court at Dowling Park; and

**WHEREAS**, the estimated cost for the installation of a bocce ball court is not to exceed of \$12,000.00; and

**WHEREAS**, funds are available from the Woodland Park Open Space Trust Fund for these projects; and

**WHEREAS**, the members of the Borough’s Open Space Committee fully support this project and have recommended to the Mayor and Council that funds from the trust be used for these projects;

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Council of the Borough of Woodland Park, in the County of Passaic, State of New Jersey, do hereby authorize the use of funds from the Woodland Park Open Space Trust Fund for the purchase/installation of the project listed above, in an amount not to exceed of \$12,000.00.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special scheduled meeting held on the 28<sup>th</sup> day of June 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

\_\_\_\_\_  
June 28, 2022  
Dated

I, Heather Barkenbush, Chief Municipal Financial Officer for the Borough of Woodland Park do hereby confirm that there are sufficient funds available for this award of contract in account T-30-56-850-000-801.

\_\_\_\_\_  
Heather Barkenbush, CMFO

\_\_\_\_\_  
June 28, 2022  
Dated

**D. Resolution R22-168, a resolution to authorize the Mayor to enter into an agreement with 1225 Realty, LLC located at 55 US Highway South #10, Iselin, New Jersey 08830 in order to acquire an easement for the purpose of which are mentioned in the resolution, underneath the property known as Block 96, Lot 1.01, commonly known as 1225 McBride Avenue, Woodland Park, NJ.**

## **RESOLUTION R22-168**

### **RIGHT-OF-WAY USE AGREEMENT BETWEEN THE BOROUGH OF WOODLAND PARK AND 1225 REALTY, LLC**

**WHEREAS**, the Grantor is the owner of a certain tract of land located in the Borough of Woodland Park, Passaic County, New Jersey, more particularly described as Block 96, Lot 1.01 f/ k/ a Lots 1, 5, 6 and 12 as shown on the tax map of the Borough of Woodland Park and commonly known as 1225 McBride Avenue, Woodland Park, New Jersey 07424 (the "Property"); and

**WHEREAS**, the Grantee desires to acquire an easement for the purpose of the maintenance of an underground drainage pipe and appurtenant drainage facilities (the "Easement Purpose") underneath the property; and

**WHEREAS**, Grantor is willing to grant an easement to Grantee for the aforementioned purposes on the terms and conditions set forth herein; and

**WHEREAS**, Grantor desires to convey such a non—exclusive right— of—way to Grantee; and

**NOW THEREFORE**, in consideration of the mutual covenants and agreements herein contained, the parties agree as follows:

1. Grant of Easement. Grantor does hereby grant and convey unto Grantee, its successors and assigns, an easement under and through the Easement Property, for the purpose of providing the maintenance of an underground drainage pipe and appurtenant drainage facilities. Subject to the other terms and conditions of this Agreement, Grantee shall also have the right to temporarily remove impediments to operation and maintenance of the Easement Property, such as trees, asphalt and sidewalks, provided Grantee, after doing any work in the easement area, will return the site to the condition that existed prior to such disturbance, including but not limited to repaving, restriping, seeding, replanting, fixing curbing and fencing and the like. Grantee further agrees that all construction, operation, maintenance, removal and any other activities which disturb the Easement Property will be done in a way to minimize any disruption to Grantor' s property. Grantee understands that the easement is located underneath an active parking lot and as such, Grantee shall not have the right to maintain any permanent items on the surface of the Easement Property. Grantor shall have the right to maintain a fence on Grantor's Property at the end of Hughes Place.
2. Grantor hereby gives, grants and conveys to Grantee, its successors, a non-exclusive right-of-way and easement in, under, across, and through a portion of Grantor's property, together with such other rights as may be necessary, or convenient, including, among others, the right to enter upon and pass along the Easement with equipment, persons and materials for purposes of maintaining the drainage facility.
3. Grantor expressly agrees that Grantee may enter upon the Easement for the Easement Purpose and the purposes set forth above herein upon 48 hours prior notice to Grantor except in emergency situations, which shall not require notice.
4. Grantor agrees not to build any permanent structure on the Easement Property, change the grade thereof or otherwise interfere with Grantee' s reasonable access to the Easement Property.
5. Grantor does covenant with Grantee that (a) at the time of the execution of this Easement, Grantor holds the Easement in fee simple, and Grantor has the good and lawful right to convey it or any part hereof; (b) Grantee will receive non— exclusive rights to utilize the Easement for the purpose described above.

6. Grantor agrees to have and to hold said Easement unto said Grantee, its successors and assigns, until expressly released by Grantee, its successors and assigns.
7. Grantee, by its acceptance hereof, covenants and agrees to: defend, indemnify and hold harmless Grantor from any liability, claim or suits which may be asserted against Grantor, arising out of any negligent acts of Grantee, its agents and employees, in the exercise of the rights herein granted.
8. The agreements and covenants herein made shall run with the land and the benefits shall inure to the parties hereto, their heirs, administrators, executors, successors and assigns.
9. In the event Grantor decides to redevelop or add on to the Property, Grantor shall have the right to relocate the drainage facility and provide Grantee with a new Easement Property. In the event the parties cannot agree upon a new location for the Easement Property, either party may terminate this Agreement and the parties shall have no further liability to one another.

**NOW, THEREFORE, BE IT RESOLVED** that the Mayor and Council of the Borough of Woodland Park, County of Passaic, State of New Jersey do hereby authorize the Mayor to enter into an agreement with 1225 Realty, LLC located at 55 US Highway South #10, Iselin, New Jersey 08830 in order to acquire an easement for the purpose of which are mentioned in the resolution, underneath the property commonly known as 1225 McBride Avenue, Woodland Park, NJ.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special meeting held on the 28<sup>th</sup> day of June, 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

\_\_\_\_\_  
June 28, 2022  
Dated

**E. Resolution R22-169, a resolution to authorize an Emergency Declaration made by the Superintendent of Public Works and the Mayor, and hereby awards a contract to Adirondack Tree Specialists, P.O. Box 4102, Wayne, NJ, and hereby further authorizes the use of funds from the Woodland Park Open Space Trust Fund for the removal of the dead trees in Zaccaria Park, in an amount not to exceed of \$8,700.00.**

**RESOLUTION R22-169**

**DECLARATION OF EMERGENCY - EMERGENCY PROCUREMENT  
USE OF BOROUGH OPEN SPACE TRUST FUNDS FOR THE REMOVAL OF  
HAZARDOUS TREES LOCATED AT ZACCARIA PARK**

**MOTIONED BY:  
SECONDED BY:**

**WHEREAS**, the Mayor and Council of the Borough of Woodland Park, County of Passaic, State of New Jersey have determined that there is a need to remove a dead and hazardous tree located at Zaccaria Park; and

**WHEREAS**, the Superintendent of Public Works John Pietrowski declares this emergency ongoing for the proper implementation of the necessary protection measures to protect the public at large and this emergency needs to be addressed under a declaration of emergency for expenditures and had notified the Mayor in writing that such an emergency condition exists; and

**WHEREAS**, the Mayor, after reviewing all of the facts, has notified the governing body that he agrees with the Superintendent that this emergency needs to be addressed under a Declaration of emergency, foregoing the need to obtain quotes, as time is of the essence to have these items replaced; and

**WHEREAS**, the estimated cost for the trees to be removed approximately \$8,500.00; and

**WHEREAS**, the Borough has secured a quote from Adirondack Tree Specialists, P.O. Box 4102, Wayne, NJ in the amount of \$8,500.00 for said removal; and

**WHEREAS**, the members of the Borough’s Open Space Committee fully support this work effort and have recommended to the Mayor and Council that funds from the trust be used for this project;

**WHEREAS**, funds are available under line item T-30-56-850-000-801 in the amount of \$8,500.00.

**NOW, THEREFORE BE IT RESOLVED**, that the Mayor and Council of the Borough of Woodland Park, in the County of Passaic, State of New Jersey, hereby confirms the Emergency Declaration made by the Superintendent of Public Works and the Mayor, and hereby awards a contract to Adirondack Tree Specialists, P.O. Box 4102, Wayne, NJ and hereby further authorizes the use of funds from the Woodland Park Open Space Trust Fund for the removal of the dead trees in the areas in the Borough listed above, in an amount not to exceed of \$8,700.00.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special meeting held on the 28<sup>th</sup> day of June, 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

\_\_\_\_\_  
June 28, 2022  
Dated

I, Heather Barkenbush, Chief Financial Officer for the Borough of Woodland Park do hereby confirm that there are sufficient funds available for this project.

\_\_\_\_\_  
Heather Barkenbush, Chief Financial Officer

\_\_\_\_\_  
June 28, 2022  
Dated

**F. Resolution R22-170, a resolution to approve the actions noted in the Consent Agenda, items A. through E., be and are hereby approved and the proper officers are directed to take necessary action on same.**

**RESOLUTION R22-170**

**APPROVAL OF CONSENT AGENDA**

**MOTIONED BY:**

**SECONDED BY:**

**BE IT RESOLVED**, by the Mayor and Council of the Borough of Woodland Park that the actions noted in the Consent Agenda, items A. through E., and are hereby approved and the proper officers are directed to take necessary action on same.

Record of Mayor and Council Vote on Passage

	AYE	NAY	Abstain	Absent		AYE	NAY	Abstain	Absent
Pascrell					Holloway				
Chaabane					Kallert				
DeCesare					Mayor Kazmark				
Gatti									

This resolution was approved by the Mayor and Council of the Borough of Woodland Park at a special meeting held on the 28<sup>th</sup> day of June, 2022. Signed and sealed before me.

\_\_\_\_\_  
Sandra Olivola, Municipal Clerk

\_\_\_\_\_  
June 28, 2022  
Dated

**6. Adjournment**

**Sandra Olivola, RMC  
Municipal Clerk**