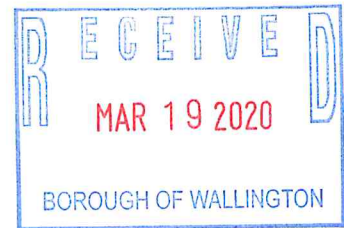


**MINUTES  
REGULAR MEETING  
JANUARY 23, 2020**



This is listed as a courtesy and attempt to inform the public of actions being considered by the Mayor and Council. There may be additions and deletions prior to the Council taking final action. Any action may be taken at any meeting, which includes all work and public sessions.

Mayor Melissa Dabal calls the meeting to order at 6:30 p.m.

Flag Salute and Invocation

Mayor Melissa Dabal reads the Public Meeting Notice pursuant to the Sunshine Law

Mayor Dabal – Here  
Councilman Rachelski – Here  
Councilwoman Preinfalk - Here  
Councilman Orzechowski – Here  
Councilman Sadecki - Here  
Councilwoman Ivanacki – Here  
Councilman Androwis – Here

Borough Attorney Richard Malagiere – present  
Borough Administrator Hector Olmo – Here

**HEARING OF CITIZENS**

Motion to Open the Meeting to the Hearing of Citizens by Ivanicki, Seconded By Androwis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

**PUBLIC PRIVILEGE TO THE FLOOR**

Mayor Dabal asks if anyone present wishes to be heard on any matter.  
*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.*

Helena Plaskon, 86 Roehrs Drive: Spoke on the following topics; 1) Raised questions into the change of time for meetings and weather it was properly published and advertised. Mayor Dabal and Borough Administrator advised that the borough is in compliance with the sunshine law 2) Raised questions into transcribing versus summarized minutes; Doesn't like the way the minutes have been done. 3) Raised concerns over the need for council people to ask pointed questions and holding the Board of Education accountable. Councilman Rachelski and Mayor Dabal explained that the town council has no jurisdiction over the board of education 5) Raised concerns over the experience of Councilman Orzechowski; Councilman Rachelski and Mayor Dabal advised Miss Plaskon that this is not a forum to attack people and they are more than happy to answer questions that the public has. 6) Raised questions into the Board of Education allocation of Capital and Spending; Questioned various spending decisions of the Board of Education and what is the town council going to do about it. 7) Asked how the town will pay for various capital improvement projects. Councilman Rachelski provided a high-level over view of the budget process and various managerial errors that occurred in the past that is currently being cleaned up. Provided an example of water losses and lack of the town paying unemployment insurance. Mayor Dabal also provided numerous examples of corrections being made to historical poor managerial decisions and processes.

Genevieve Kacmarcik, 11 Pleasant View Terrance: Thanked the council for all their hard work. She then asked if there are any rules or laws in place concerning time limit for citizens speaking and if it is monitored. Mayor Dabal advised that there are rules concerning colloquy. Historically the council hasn't limited anyone; Mayor Dabal reached out to other towns and majority have a time limit of 3-5 minutes.

Steve Syby. 34 Alden Street: Raised concerns whether the change of time for minutes were properly passed. Borough Attorney & Borough Administrator both advised that the date and time of meetings were properly advertised for the entire year consistent with the sunshine law. Mr. Syby also raised questions into the disparity of when minutes are posted online and when they are approved. Mayor Dabal advised that this has been a "pet peeve" of hers and a new process needs to be established for all borough organizations to forward their approved minutes to the borough and subsequently posted on the website. Borough administrator also provided insight into existing process.

Motion to Close the Meeting to the Hearing of Citizens by Preinfalk, Seconded By Andrewis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Andrewis AYE.

## **APPROVAL OF MINUTES**

REGULAR MEETING: October 26, 2019

REGULAR MEETING: November 14, 2019

CAUCUS/WORK SESSION: December 03, 2019

Addition to the December 19, 2019 Minutes

Motion by Rachelski Seconded by Androwis,

Roll Call: Rachelski AYE, Preinfalk Abstain, Orzechowski Abstain, Sadecki AYE, Ivanicki AYE,  
Androwis AYE.

## **COMMUNICATIONS**

From: Wallington Board of Health

Re: Resolution for the Appointment of Katarzyna Rapacz to Deputy Registrar

Re: Resolution for the appointment of Jon Sontz, Esq., to Board of Health Attorney

From: Wallington Public Schools

Re: Academic Hall of Fame

Re: Ad Journal and Dinner Reservation Form

From: Chris Assenheimer

Re: Letter of Intent

From: Wallington Truck Company #1

Re: Corner Collection

From: Borough of Wallington Press Release

Re: Tax Book Public Inspection

From: EVO 8

Re: Outsourcing Janitorial for Commercial & Residential Properties

From: Bergen County Utilities Authority

Re: Recycling Tonnage Grant

From: Bergen County Board of Taxation

Re: Revaluation Order

From: DEP New Release

Re: Salem OAK Tree Seedlings

From: Walter Robinson: Cub Scout Pack 67  
Re: Request Use of Civic Center

From: Wallington Presbyterian Church  
Re: Request Use of Civic Center

From: Chasan Lamparello Mallon & Cappuzzo  
Re: Township of South Hackensack Master Plan Re-Examination

From: Office of the Secretary of State  
Re: Training invitation for Local Complete Count Committee (LCCC)

From: Barbara Potash, CTA  
Re: Revaluation Memo

From: Neglia Engineering  
Re: January – 2020 Engineer's Report

From: Bittiger Elias & Triolo P.C.  
Re: Internal Case Management Spreadsheet: Pending Property Tax Appeals

From: Law Office of Richard Malagiere  
Re: Liquor License Transfer

From: Neglia Engineering  
Re: Proposal for the 2020 NJDOT MA and 2019 CDBG Road Improvement Project for Morrissee Ave/ Chestnut St/ Wadsworth St and Van Dyke St.

From: Wallington Lions Club  
Re: Request for use of the Civic Center on March 28, 2020 4pm to 7pm  
Re: Request for use of the Civic Center on May 03, 2020 1pm to 6pm

Motion to refer the previous Communications to the proper Agencies  
Motion by Ivanicki, Seconded by Androwis,  
Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

## **CONTINUING WITH COMMUNICATIONS**

From: Wallington Board of Education

Re: Request #8 in the amount of \$1,372,265.00

Motion to pay subject to fund availability

Motion by Androwis, Seconded by Ivanicki,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

From: JFK Memorial Library

Re: Request for a portion of the 2020 budget amount of \$20,000.00

Motion to pay subject to fund availability

Motion by Ivanicki, Seconded by Androwis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

**Richard Cedzidlo** on behalf of Mr. Shah for King Liquor LLC Unit 8, 434 Main Ave: Seeking to Transfer Liquor License to Krausers on Locust Avenue (13 Locust Avenue). Mr. Cedzidlo provided a summary of his presentation on behalf of his client.

Borough Attorney R. Malagiere: Acknowledged Mr. Cedzidlo and advised same that he provided a legal analysis for the council concerning the transfer.

## **COMMITTEE REPORTS**

### **COUNCILMAN EUGENIUSZ RACHELSKI**

Provided a high-level summary of Tax Liens; Described situation of misfeasance and numerous attempts to clean up accounting practices. Provided high level budgetary issues from historical accounting practices; This emphasized need to modernize accounting systems and processes that are currently being implemented.

### **COUNCILWOMAN SUSANNE PREINFALK**

Provided a summary of the Board of Education candidates who won election; Provided insight into new educational programs. Provided a summary of handicap parking renewals, health inspections, and summons issued. Advised process has started for Wallington becoming a stigma free community. Library has posted new positions; Awaiting insight for library grant. It appears that Wallington has a strong likelihood based on need to be awarded grant for library.

**COUNCILMAN TOMASZ ORZECOWSKI**

Currently looking to fill two spots for code enforcement. Acknowledged new recreation board and provided a high level overview. Seeking a recreation summer camp director. Shade tree commission is organizing applications, and addressed seven trees that were deemed hazardous to the public.

**COUNCILMAN TOMASZ SADECKI**

Focusing on the most vital tasks. This includes new police building, water lines, and overdue streets in need of maintenance. Acknowledged the challenge of capital rationing and finding money to fulfill these needs. Will begin process of updating all our zoning and tax maps. Working with borough engineer on 2020 capital plan.

**COUNCILWOMAN WENDYSU IVANICKI**

Provided various DPW statistics; Thanked the Mayor and Council for assisting her while her son was hospitalized for a very serious situation.

**COUNCILMAN KHALDOUN ANDROWIS**

Attending insurance meeting; provided insight into insurance dividend.

**MAYOR'S REPORT**

Provided summons statistics for the previous month. Also provided key criminal arrests that were made throughout Wallington. Meeting is approaching with Kearny bank for the borough to purchase the building. Kearny bank is looking to sell to Wallington for a very attractive price. Described numerous environmental issues with existing building. Spoke to numerous stakeholders concerning the library. Our situation is dire and it is likely that Wallington will make the first round for receiving grants concerning our Library. Looking to increase our Tax Collectors time through a shared service with Carlstadt. Spoke about water meter replacement program and looking to double the replacement rate of 280 meters per year.

**ATTORNEY'S REPORT**

Nothing

**ADMINISTRATOR REPORT**

Provided insight into borough time clock and new software needed, new computers, and high-level project map for new software integration. Provided high level report on 2020 road program and matching grants. Mayor Dabal advised that the existing time clock unit is no longer supported and the cost of the software upgrades are the same as purchasing new units.

Borough Attorney Malagiere requested an invitation for a motion to deny the liquor license transfer. Borough Attorney provided a description of Mr. Cedzidlo's legal brief and various high-

level legal arguments and described how the transfer would violate a borough ordinance. Councilman Androwis raised some concerns not allowing the transfer.

Motion by Rachelski, Seconded by Sadecki,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis NO.

## **RESOLUTIONS**

The following Resolutions can be approved “En Mass” by Consent Agenda. These items are either routine in nature (i.e. raffle license, payment of bills, etc.) or discussed and unanimously approved in the Work Session meeting.

### **Resolution 2020 – 051**

A resolution to engage in a service agreement between Wallington and The Bergen County Utilities Authority

### **Resolution 2020 – 052**

A resolution to authorize the renewal of shared Service between Wallington and Borough of Carlstadt for street sweeping services.

### **Resolution 2020 – 053**

A resolution to authorize the Tax Collector to satisfy tax sale certificate number 15-003 for 48 Maple Avenue.

### **Resolution 2020 – 054**

A resolution to authorize the Tax Collector to satisfy Tax Title Lien Number 17-001

### **Resolution 2020 – 055**

A resolution to authorize the Tax Collector to satisfy Tax Title Lien Number 17-005

### **Resolution 2020 – 056**

A resolution to appoint the Borough Administrator for the 2020 year

### **Resolution 2020 – 057**

A resolution to authorize the Tax Collector to satisfy Tax Title Lien Number 14-001

### **Resolution 2020 – 058**

A resolution to authorize the Borough Administrator to Advertise for new Neptune or equivalent water meters

**Resolution 2020 – 059**

A resolution for payment to Neglia Engineering for the 2020 NJDOT MA and the 2019 CDBG Road Improvement Project

**Resolution 2020 – 061**

A resolution Authorizing the transmittal of the Neglia Engineering Associates report of the potential Wallington Town Center Redevelopment project to the Redevelopment Advisory Committee.

Motion by Rachelski, Seconded by Androwis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

**Resolution 2020 – 060**

A resolution to authorize the Borough Administrator to hire a part-time Property Maintenance Officer for 10 Hours per week.

Motion by Orzechowski, Seconded by Rachelski,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki ABSTAIN, Androwis AYE.

**ORDINANCES**

**2020- 001      1<sup>st</sup> Reading by Title Only: Amend Chapter 26 DEFENSE AND INDEMNIFICATION:**

An ordinance addressing the defense and indemnification of Borough employees and officials in connection with civil and criminal actions and liability.”

Motion by Rachelski, Seconded by Androwis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

**LIST OF BILLS AND SUPPLEMENTAL LIST OF BILLS**



Motion to Pay List of Bills by Ivanicki, Seconded by Androwis,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

**OLD BUSINESS**

None

**NEW BUSINESS**

None

**ADJOURNMENT**

Motion to adjourn at 7:31 p.m. by Androwis, Seconded by Rachelski,

Roll Call: Rachelski AYE, Preinfalk AYE, Orzechowski AYE, Sadecki AYE, Ivanicki AYE, Androwis AYE.

Respectfully Submitted By:

Grzegorz Zagaja

Acting Deputy Clerk