

Any and all substantive documents are on file with Borough Clerk

EXECUTIVE MEETING

MAY 7, 2013

6:30 P.M. FINANCE COMMITTEE TO SIGN VOUCHERS

Meeting called to order at \_\_\_\_\_ P.M

<u>ROLLCALL:</u>	Mayor:	Paul A. Sarlo Catherine Cassidy Ezio Altamura Dominick Azzolini Edward Marino Joseph DiMarco Philip Romero
	Borough Attorney:	Paul S. Barbire
	Borough Engineer:	Brian Intindola
	Borough Clerk:	Diane Thornley
	Borough Admin:	Chris Eilert

**SUNSHINE NOTICE:**

This meeting is being held in accordance with P.L. 1975, Chapter 231, and the notice requirements of the law have been met by appropriate notice being forwarded to The Record, The Herald News and Star Ledger setting forth the date, time and place of said meeting and by posting a copy of same on the Municipal Bulletin Board.

Engineering: (Neglia)

General items to be discussed:

Proclamation

Observe the week of May 12<sup>th</sup> through May 18<sup>th</sup>, 2013 as Police Week and observe May 15, 2013 as Peace Officers' Memorial Day

ORDINANCES ON FIRST READING:

ORDINANCE #2013-10

AN ORDINANCE OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING EXEMPTIONS FROM TAXES AND THE EXECUTION OF TAX AGREEMENTS FOR THE PAYMENTS IN LIEU OF TAXES FOR NEWLY CONSTRUCTED MULTIPLE DWELLINGS.

ORDINANCE NO.: 2013-11

AN ORDINANCE OF THE BOROUGH OF WOOD-RIDGE,  
STATE OF NEW JERSEY AUTHORIZING THE  
EXECUTION OF A TAX AGREEMENT FOR THE  
PAYMENTS IN LIEU OF TAXES FOR NEWLY  
CONSTRUCTED MULTIPLE DWELLINGS WITH PULTE  
HOMES OF NJ, LIMITED PARTNERSHIP WITH  
RESPECT TO A PORTION OF THE WESMONT STATION  
REDEVELOPMENT AREA.

ORDINANCE NO: 2013-12

AN ORDINANCE TO AMEND THE WOOD-RIDGE CODE SPECIFICALLY THOSE  
SECTIONS SET FORTH IN CHAPTER 232 BY THE MODIFICATION AND/OR  
ADDITION THERETO OF CERTAIN PROVISIONS TO VEHICLES AND TRAFFIC.

Resolution #

BE IT RESOLVED by the Mayor and Council of the Borough of Wood-  
Ridge that Ordinances #2013-10, 2013-11 and 2013-12 entitled as  
above, be passed on first reading, to be published in the  
Record on May 10, 2013 and public hearing on the Ordinances to  
be held at the Regular Meeting on May 21, 2013 at 7:00 PM or  
soon thereafter as the matter can be reached, in the Municipal  
Building, 85 Humboldt Street, Wood-Ridge, New Jersey.

Motion: Councilperson \_\_\_\_\_ seconded by \_\_\_\_\_  
Moved the Introduction of the above Ordinances #2013-10, 2013-11  
and 2013-12.

Roll call: Cassidy, Altamura, Azzolini, Marino, DiMarco, Romero

CONSENT AGENDA

All matters listed below are considered to be routine in nature  
and will be enacted by one motion. There will be no separate  
discussion of these items. If any discussion is desired by  
Council, that particular item will be removed from the Consent  
Agenda and will be considered separately.

Resolutions:

A. A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE, STATE  
OF NEW JERSEY AUTHORIZING THE EXECUTION OF A  
REDEVELOPMENT AGREEMENT WITH PULTE HOMES OF NJ,  
LIMITED PARTNERSHIP WITH RESPECT TO A PORTION OF THE  
WESMONT STATION REDEVELOPMENT AREA.

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B. A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF A REDEVELOPMENT AGREEMENT WITH INGERMAN DEVELOPMENT COMPANY, LLC WITH RESPECT TO A PORTION OF THE WESMONT STATION REDEVELOPMENT AREA.

C. A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF AN AGREEMENT WITH INGERMAN DEVELOPMENT COMPANY, LLC PROVIDING FOR PAYMENTS IN LIEU OF TAXES WITH RESPECT TO A PORTION OF THE WESMONT STATION REDEVELOPMENT AREA.

D. Authorization to make application for a grant from the State of New Jersey in the amount of \$2500.00 to fund Project: 2012 Green Communities Grant, Community Forestry Management Plan

E. Payment of Bills

F. Close of Contract for Civic/Senior Center Access

Improvements constructed by JG Drywall, Elmwood Park, NJ

G. Close of Contract for Union Ave Section 3&4 and 2011 Road Program constructed by Smith-Sondy Asphalt Construction Co., Inc. 150 Anderson Ave. Wallington, NJ.

H. 2012 ENDORSING RESOLUTION FOR BERGEN COUNTY OPEN SPACE-PROJECT ADMENDMENT.

I. Change Order #ENV-3 to Savic Construction Corp., for Facility Upgrades and Elevator Addition for Wood-Ridge Intermediate School for an increase of +\$11,200.00.

Motion: Councilperson \_\_\_\_\_ seconded by Councilperson \_\_\_\_\_ moved the adoption of all matters on the above.

Roll call: Cassidy, Altamura, Azzolini, Marino, DiMarco, Romero

**Tax Appeals:** (Barbire)

**Other Legal:** (Barbire)

Administrator Eilert:

Councilwoman Cassidy:

Police & Drug/Alcohol Abuse  
Historical Society  
MDA - D.A.R.E  
Library Board  
Local Assistance Board

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Councilman Altamura:

Public Information & Events & Website  
Public Works, Recycling & Utilities  
Veterans  
Recreation Commission  
Keep Wood-Ridge Beautiful Committee  
Senior Citizens

Councilman Azzolini:

Fire & Emergency Services  
Board of Education  
Emergency Management

Councilman Marino:

Finance, Insurance & Administration  
Planning Board

Councilman DiMarco:

Buildings & Grounds,  
Board of Health  
Community Development,  
Merchants Relations

Councilman Romero:

Law, Land Use & Code Enforcement  
Shade Tree Commission  
Traffic Safety Committee

Mayor:

Seminar Approvals:

- A. Jacki Goldklang for online course for Certified Park and Recreation Professional certification (CPRP) at a cost of \$299.00 and two books (\$25. & \$90.)
- B. Susan Schulz, Introduction to the Duties of the Municipal Clerk, New Brunswick, April 5th, 6th, 13<sup>th</sup> and 19<sup>th</sup>, 2013 at a cost of \$747.00.
- C. Jackie Sharkey, TCTANJ Annual Conference, Cherry Hill, 5/21, 5/22 & 5/23/2013 at a cost of \$615.00

Outstanding Agenda Items:

Executive Meeting, MAY 7, 2013

HEARING OF CITIZENS:

Mayor Sarlo declared the Hearing of Citizens to be open. Anyone wishing to speak please come to the microphone in front of the room and state your name and address. Please speak clearly into the microphone.

Seeing none and hearing none further, the Mayor declared the Hearing of Citizens closed.

ADJOURNMENT:

Since there was no further business to come before the Council, Councilperson \_\_\_\_\_ seconded by \_\_\_\_\_ moved for adjournment. By unanimous vote of the members of the Council present, the Executive Meeting of the Mayor and Council of the Borough of Wood-Ridge held on May 7, 2013 was duly adjourned at \_\_\_\_\_ P.M.

Executive Meeting, May 7, 2013

Proclamation

Whereas, The Congress and President of the United States have designated May 15<sup>th</sup> as Peace Officers' Memorial Day, and the week in which May 15 falls as National Police Week, and

Whereas, the members of the law enforcement agency of Wood-Ridge play an essential role in safeguarding the rights and freedoms of Wood-Ridge and

Whereas, it is important that all citizens know and understand the duties, responsibilities, hazards, and sacrifices of their law enforcement agency and that members of our law enforcement agency recognize their duty to serve the people by safeguarding life and property, by protecting them against violence and disorder, and by protecting the innocent against deception and the weak against oppression; and

Whereas, the men and women of the Wood-Ridge Police Department unceasingly provide a vital public service;

Now, therefore, I, Paul Sarlo, Mayor of Wood-Ridge call upon all citizens of Wood-Ridge and upon all patriotic, civil and educational organizations to observe the week of **May 12<sup>th</sup>** through **May 18<sup>th</sup>** 2013 as Police Week with appropriate ceremonies and observances in which all of our people may join in commemorating law enforcement officers, past and present, who, by their faithful and loyal devotion to their responsibilities, have rendered a dedicated service to their communities and, in doing so, have established for themselves an enviable and enduring reputation for preserving the rights and security of all citizens.

I further call upon all citizens of Wood-Ridge to observe **May 15, 2013** as Peace Officers Memorial Day in honor of those law

enforcement officers who, through their courageous deeds, have made the ultimate sacrifice in service to their community or have become disabled in the performance of duty, and let us recognize and pay respect to the survivors of our fallen heroes.

In witness thereof, I have hereunto set my hand and caused the Seal of Wood-Ridge to be affixed.

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PAUL A. SARLO, Mayor

ORDINANCE NO.: 2013-10

AN ORDINANCE OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING EXEMPTIONS FROM TAXES AND THE EXECUTION OF TAX AGREEMENTS FOR THE PAYMENTS IN LIEU OF TAXES FOR NEWLY CONSTRUCTED MULTIPLE DWELLINGS.

WHEREAS, the Borough of Wood-Ridge, in the County of Bergen, New Jersey (the "Borough"), a public body corporate and politic of the State of New Jersey, is authorized pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law") to determine whether certain parcels of land within the Borough constitute an area in need of rehabilitation or an area in need of redevelopment; and

WHEREAS, pursuant to the Five Year Exemption and Abatement Law, N.J.S.A. 40A:21-1 et seq. (the "Five Year Law") improvements to property located within an area in need of rehabilitation or redevelopment may qualify for short term tax exemptions; and

WHEREAS, the Municipal Council has determined to authorize tax exemptions for the construction of 'multiple dwellings' (as defined in the Hotel and Multiple Dwelling Law, N.J.S.A. 55:13A-1 et seq.) in designated areas of rehabilitation or redevelopment within the Borough as authorized under N.J.S.A. 40A:21-8 of the Five Year Law; and

WHEREAS, applicants may submit applications to the Borough requesting a tax exemption under the Five Year Law seeking financial assistance in implementing the rehabilitation and redevelopment of properties within the Borough as provided herein; and

WHEREAS, the Municipal Council has determined that the authorization of tax exemptions for the construction of new multiple dwellings in the Borough is in the best interests of the Borough and shall facilitate the rehabilitation and redevelopment of the Borough for productive use.

NOW THEREFORE BE IT ORDAINED, by the Municipal Council of the Borough of Wood-Ridge, in the County of Hudson, New Jersey, as follows:

Section 1. The aforementioned recitals are incorporated herein as though fully set forth at length.

Section 2. The Municipal Council hereby approves exemptions

of real estate taxes for the construction of 'multiple dwellings' (as defined in the Hotel and Multiple Dwelling Law, N.J.S.A. 55:13A-1 et seq.) in designated areas of rehabilitation or redevelopment within the Borough as authorized under N.J.S.A. 40A:21-8 of the Five Year Law and hereby supplements the municipal code with the language attached hereto as Exhibit A.

**Section 3.** The Municipal Council further authorizes agreements for payments in lieu of taxes for each applicant hereto (each a "Tax Agreement"), which Tax Agreement shall be for no longer than five years following completion of the Project and shall be subject to all provisions of the Five Year Law and this Ordinance.

**Section 4.** The Borough Clerk shall include a notice in the mailing of the annual property tax bills to each owner of the properties where exemptions are authorized pursuant to this Ordinance, advising such property owners of same before the end of the first year following adoption of this Ordinance.

**Section 5.** Within 30 days of execution, the Borough Clerk shall forward copies of all Tax Agreements to the Director of the Division of Local Government Services in the Department of Community Affairs as prescribed by N.J.S.A. 40A:21-11(d).

**Section 6.** If any part of this Ordinance shall be deemed invalid, such parts shall be severed and the invalidity thereby shall not affect the remaining parts of this Ordinance.

**Section 7.** This Ordinance shall take effect in accordance with all applicable laws and shall be in effect for ten (10) years after the date of final approval, unless amended by the Municipal Council.

APPROVED:

\_\_\_\_\_  
PAUL A. SARLO  
Mayor

ATTEST:

\_\_\_\_\_  
Diane Thornley  
Clerk, Borough of Wood-Ridge

First Reading: May 7, 2013  
Publication: May 10, 2013  
2<sup>nd</sup> & Final Reading: May 21, 2013  
Publication: May 24, 2013

EXHIBIT A

FIVE-YEAR TAX EXEMPTION

§ \_\_\_-1. PURPOSE AND INTENT

The Legislature of the State of New Jersey has determined that various statutes authorized by Article VIII, Section 1, Paragraph 6 of the New Jersey Constitution permitting municipalities to grant for periods of five years exemptions or abatements, or both, from taxation in areas in need of rehabilitation have proven to be effective in promoting construction and rehabilitation of residential and commercial and industrial structures in areas threatened with economic and social decline. In response, the Legislature adopted Chapter 441 of the Laws of 1991 (C.40A:21-1 et seq.) (the "Act") to consolidate and make more coherent the most useful features of those statutes. The Borough of Wood-Ridge makes known its intention to utilize the tax exemption provisions authorized by Article VIII, Section 1, Paragraph 6 of the New Jersey Constitution, as enacted through the provisions of the Act, to authorize five-year exemptions for the construction of multiple dwellings.

§ \_\_\_-2. DEFINITIONS

As used in this ordinance the following terms shall have the meanings indicated:

**Annual period** means a duration of time comprising three hundred and sixty-five days, or three hundred and sixty-six days when the included month of February has twenty-nine days, that commences on the date that an exemption for a Project becomes effective pursuant to Section 16 of the Act and § \_\_\_-7 of this ordinance.

**Area in need of rehabilitation** means a portion or all of a municipality which has been determined to be an area in need of rehabilitation or redevelopment pursuant to the "Local Redevelopment and Housing Law," P.L. 1992, c.79 (C. 40A:12A-1 et seq.), a blighted area as determined pursuant to the "Blighted Areas Act," P.L. 1949, c.187 (C.40:55-21.1 et seq.), or which has been determined to be in need of rehabilitation pursuant to P.L. 1975, c.104 (C.54:4-3.72 et seq.), P.L. 1977, c.12 (C. 54:4-3.95 et seq.), or P.L. 1979, c.233 (C.54:4-3.121 et seq.).

**Assessor** means the officer of the Borough charged with the duty of assessing real property for the purpose of general taxation.

**Borough** means the Borough of Wood-Ridge, in the County of Bergen, State of New Jersey.

**Borough Attorney** means the legal counsel for the Borough.

**Borough Council** means the municipal council of the Borough.

**Business Administrator** means the business administrator of the Borough.

**Chief financial officer** means the chief financial or fiscal officer of the Borough.

**Clerk** means the municipal clerk of the Borough.

**Completion** means substantially ready for the intended use for which a building or structure is constructed as determined by the Assessor.

**Condominium** means a property created or recorded as a condominium pursuant to the "Condominium Act," P.L. 1969, c.257 (C. 46:8B-1 et seq.).

**Construction** means the provision of a new multiple dwelling, or the enlargement of the volume of an existing multiple dwelling structure by more than thirty percent, but shall not mean the conversion of an existing building or structure to another use.

**Cooperative** means a housing corporation or association, wherein the holder of a share or membership interest thereof is entitled to possess and occupy for dwelling purposes a house, apartment, or other unit of housing owned by the corporation or association, or to purchase a unit of housing owned by the corporation or association.

**Development Officer** means the person appointed by the Mayor of the Borough to serve as the development officer pursuant to this ordinance.

**Exemption** means that portion of the Assessor's full and true value of any construction not regarded as increasing the taxable value of a property pursuant to the Act.

**Horizontal property regime** means a property submitted to a horizontal property regime pursuant to the "Horizontal Property Act," P.L. 1963, c.168 (C. 46:8A-1 et seq.).

**Multiple dwelling** means a building or structure meeting the definition of "multiple dwelling" set forth in the "Hotel and Multiple Dwelling Law," P.L. 1967, c.76 (C. 55:13A-1 et seq.), and means for the purpose of construction the "general common elements" and "common elements" of a condominium, a cooperative, or a horizontal property regime.

**Project** means the construction of commercial and industrial structures and multiple dwellings.

**Tax agreement** means an agreement for exemption for Projects and the payments to be made in lieu of taxes as required pursuant to the terms of this ordinance.

**Tax collector** means the tax collector of the Borough.

**§ \_\_\_-3. CRITERIA FOR TAX AGREEMENTS FOR EXEMPTIONS FOR PROJECTS**

The Borough Council may approve and enter into tax agreements for the exemption from taxation for Projects that are located in the area in need of rehabilitation pursuant to § \_\_\_-4, § \_\_\_-5 and § \_\_\_-6 upon meeting the following qualifications:

(A) All real estate taxes must be current and there are no outstanding penalties for nonpayment of taxes;

(B) The applicant must provide a certificate of occupancy or any other permit or approval required by the Borough; and

(C) The construction and the operation of the Project must be in compliance with any and all applicable federal, state and local health and safety codes and regulations; and

(D) An executed redevelopment agreement between the property owner and the Borough.

**§ \_\_\_-4. APPLICATION FOR TAX AGREEMENTS FOR EXEMPTIONS OF PROJECTS**

In addition to the application form provided by the Director of the Division of Taxation, applications for tax exemptions for Projects shall be submitted to the Assessor and shall include the following:

(A) A general description of the Project for which an exemption is sought;

- (B) A legal description of all real estate necessary for the Project;
- (C) Plans, drawings and other documents to demonstrate the structure and design of the Project;
- (D) A description of the number, classes and type of employees to be employed at the Project site within two years of completion of the Project;
- (E) A statement of the reasons for seeking tax exemption on the Project, and a description of the benefits to be realized by the applicant if an exemption is granted;
- (F) Estimates of the cost of constructing the Project;
- (G) A statement indicating which of the formulas the applicant proposes to be used to calculate the payments in lieu of full property taxes, as authorized by Section 10 of the Act (C.40A:21-10);
- (H) A statement showing (1) the real property taxes currently being assessed at the Project site; (2) estimated payments that would be made annually by the applicant on the Project during the period of the tax agreement, and (3) estimated tax payments that would be made by the applicant on the Project during the first full year following the termination of the tax agreement;
- (I) A description of the number and types of dwelling units to be provided, a description of the common elements or general common elements, and a statement of the proposed initial rentals or sales prices of the dwelling units according to type and of any rental lease or resale restrictions to apply to any dwelling units respecting low or moderate income housing;
- (J) A schedule of the estimated completion date of the Project; and
- (K) Such other pertinent information as may be required by the Borough.

**-5. APPROVAL OF TAX AGREEMENTS FOR EXEMPTIONS OF PROJECTS; NEW CONSTRUCTION OF MULTIPLE DWELLINGS**

Applications for tax agreements for exemption of Projects shall be filed with the Assessor prior to commencement of the Project and shall be approved or denied by ordinance of the Borough Council. Prior to consideration by the Borough Council for approval, all applications shall be reviewed by the following Borough officials:

(A) Development Review

Upon receipt of an application, the Development Officer shall conduct a complete review of the proposed Project

and/or subject property. The review shall take into consideration the property and appropriateness and adequacy of the description(s), plan(s) and estimate(s) submitted, the degree to which the Project and/or property complies with the Borough's development goals as expressed in the master plan, zoning ordinance, redevelopment plans and rehabilitation plans, as applicable. Upon completion of the review, the Development Officer shall submit a recommendation for approval or disapproval of the application to the Borough Attorney. The recommendation shall include any changes to the Project and/or subject property that may be deemed necessary by the Development Officer, as well as any analysis performed or relied upon.

(B) Financial Review

Upon receipt of an application, the Chief Financial Officer shall conduct a financial review of the application including a cost and benefit analysis of the proposed Project subject to the application.

Upon completion of the review, the Chief Financial Officer shall submit a recommendation for approval or disapproval of the Application to the Borough Attorney. The recommendation shall include any analysis performed or relied upon by the Chief Financial Officer.

(C) Legal Review

Upon receipt of an application, the Borough Attorney or other designated counsel shall conduct a review as to the form and legality of the application. In addition, the Borough Attorney shall obtain written certifications from Borough officials as necessary to substantiate the information contained in an application.

The Borough Attorney shall make a determination as to the propriety of an application. Applications shall be deemed proper in those cases where they are presented in the proper form, satisfy the requirements of this ordinance and all other applicable statutes and ordinances, and for which no delinquency has been reported regarding any payments due to the Borough as certified by the Tax Collector or other municipal officials.

Where an application is deemed to be complete and conforming pursuant the requirements of this ordinance, the Borough Attorney shall prepare an ordinance in the form necessary to authorize the exemption and shall prepare the form of the tax agreement. All tax agreements shall be in the form filed with the Clerk at the time of adoption of this ordinance. The ordinance shall be signed by the Borough Attorney as to form and legality and submitted, together with the form of the tax agreement, the full application, and the recommendation of the Chief Financial Officer and the Development Officer, to the Business Administrator for his/her consideration.

In those cases where an application is deemed improper, the Borough Attorney shall prepare correspondence outlining those aspects of the application found to be deficient and shall forward that correspondence, together with the application and the recommendations of the Chief Financial Officer and the Development Officer to the Business Administrator for consideration.

(D) Business Administrator Review

Upon receipt of an application and the recommendation of the Borough Attorney, the Business Administrator shall determine the action to be taken in regard to the application. When the application has been deemed proper by the Borough Attorney, the Business Administrator shall determine whether to recommend the adoption of the authorizing ordinance and its attachments by the Borough Council, or to recommend the denial of the application as not being in the best interests of the Borough. Where the application has been deemed improper by the Borough Attorney, the Business Administrator shall determine whether the deficiencies can be corrected, and if so may direct the applicant and/or the appropriate municipal official as to the actions required. If the deficiencies cannot be corrected or if the application is deemed not in the best interests of the Borough, the Business Administrator may recommend the denial of the application.

In those cases where the Business Administrator affords the applicant the opportunity to correct certain deficiencies, the application may be reconsidered after submission of the corrected application to the Assessor, after which the process outlined in this §\_\_\_-5(D) shall be followed again.

In those cases where the Business Administrator has recommended the denial of an application without condition and where such formal action to deny an application has been taken by the Borough Council, the application may only be reconsidered by re-application to the Assessor, which application shall be treated in its entirety as a new application.

(E) Form of Tax Agreement.

The tax agreement shall include the identification of the affected property by the tax map designation and street address, the nature and scope of the structure to be constructed thereon, the formula for computing payments in lieu of taxes, the duration of the Agreement and the grounds for termination. The tax agreement shall require timely payment of any and all municipal taxes, fees and charges arising from or related to a property granted an exemption.

The tax agreement shall in all cases further provide that any change made in the ownership of the Project or which would materially change the terms of the tax agreement shall be deemed a material breach of the agreement, which shall be cause

for termination of the tax agreement. The tax agreement shall provide that the failure to make payments in lieu of taxes as required or to comply with any provision, term or condition of the agreement shall be grounds for the Borough to terminate the tax agreement, and/or to exercise such other remedies as may be provided by statute, this ordinance or the tax agreement.

(F) Payment in Lieu of Taxes.

All owners of Projects subject to exemption pursuant to the approval and execution of a tax agreement shall be charged and obligated to make payments in lieu of full property taxes of an annual amount computed by one of the formulas authorized by Section 10 of the Act (C.40A:21-10).

(G) Execution of Tax Agreement.

Upon adoption of an ordinance by the Borough Council authorizing the Borough to enter into a tax agreement, the Clerk shall insure that the tax agreement is circulated to the appropriate persons or entities for execution. No tax agreement shall be considered to be in force and effect unless and until it has been signed by the applicant and the Mayor of the Borough, after which it shall be dated and certified by the Clerk by her/his signature and the affixing of the Borough seal.

(H) Distribution of Executed Agreements.

Once a tax agreement has been fully executed, the Clerk shall distribute executed copies thereof to the applicant, the Assessor, the construction code official, the Business Administrator and the Borough Attorney. The Clerk shall retain one executed copy which shall be placed on permanent file within her/his office and made available for examination pursuant to the Open Public Records Act (C. 47:1A-1 et seq.).

-6. **DURATION AND TERMINATION OF TAX AGREEMENTS; CONFORMANCE WITH OTHER LAWS; FILING OF TAX AGREEMENT**

(A) Duration of Tax Agreement; Termination.

All tax agreements authorized pursuant to this ordinance shall be in effect for five full years next following the date of completion of the Project.

If the owner of a property that is subject to a tax agreement pursuant to this ordinance ceases to operate or disposes of the property without prior approval of the Borough Council, or fails to meet the conditions for qualifying for

exemption, then the taxes which would have otherwise been assessed and payable for each year during which the tax agreement was in effect shall become due and payable as if no exemption had been granted. In the event a property owner fails to meet the qualifications and conditions for exemption, the Assessor, on behalf of the Borough, shall provide notice of such act or omission to the property owner and the Tax Collector. Within fifteen days of the notice from the Assessor the Tax Collector shall provide notice to the property owner of the amount of the real estate taxes that are due.

Where it is determined that a new owner of a Project or property will continue to use the Project or property pursuant to the conditions which qualified the Project or property for exemption, no tax shall be due, the exemption shall continue, and the tax agreement shall remain in effect in accordance with its terms.

Upon the termination of a tax agreement, a Project shall be subject to all applicable real property taxes, as provided by general laws.

(B) Conformance with other laws.

All projects subject to tax agreements as provided herein shall be subject to all applicable federal, state and local laws and regulations on pollution control, worker safety, discrimination in employment, housing provision, zoning, planning and building code requirements.

(C) Filing of Tax Agreement.

Within thirty days after the execution of a tax agreement the Clerk shall file a copy with the Director of the Division of Local Government Services within the New Jersey Department of Community Affairs.

§ \_\_\_-7. **COMMENCEMENT DATE**

The effective date of an exemption granted pursuant to this ordinance shall relate back to, and take effect as of, the date of completion of the construction of property for which the exemption is granted, and shall continue for five annual periods from that date. The grant of the exemption or tax agreement shall be recorded and made a permanent part of the official tax records of the Borough, which record shall contain a notice of the termination date thereof.

§ \_\_\_-8. ASSESSMENT OF PROPERTY

The Assessor shall determine, on October 1 of the year following the date of the completion of construction, the true taxable value thereof. Except as otherwise provided, the property shall continue to be treated in the appropriate manner for each of the four tax years subsequent to the original determination by the assessor and shall be pro rated for the final tax year in which the exemption expires.

§ \_\_\_-9. INELIGIBLE PROPERTY

No exemption shall be granted, or tax agreement entered into, pursuant to the Act with respect to any property for which property taxes are delinquent or remain unpaid, or for which penalties for nonpayment of taxes are due.

§ \_\_\_-10. APPLICABILITY OF EXEMPTION TO TAXES

The exemption of real property taxes provided by the Borough pursuant to this ordinance shall apply to property taxes levied for municipal purposes, school purposes, county government purposes and for the purposes of funding any other property tax exemptions.

§ \_\_\_-11. NOTICE TO PROPERTY OWNERS

The Borough shall include a notice in the mailing of the annual property tax bills to each owner of the properties where exemptions are authorized pursuant to this ordinance, advising such property owners of same before the end of the first year following adoption of this ordinance.

§ \_\_\_-12. INSPECTION

Any property granted an exemption pursuant to this ordinance shall be subject to an inspection by the Borough on an annual basis to ensure that the property is in compliance with all applicable ordinances, regulations and codes of the Borough. Any Project which is determined to be in violation of any ordinance, regulation or code governing health and safety standards, shall be subject to penalties and fines, as applicable, or any other remedial action permitted by state statute, including termination of the tax agreement.

§ \_\_\_-13. SEVERABILITY

If any provision of this ordinance is legally invalid or is hereafter found to be legally invalid, the remainder of the ordinance shall remain in full force and effect.

§ \_\_\_-14. NON-LIMITATION

Nothing contained in this ordinance shall be so construed as to limit or deprive the Borough of any rights or privileges which are now or in the future conferred on the Borough by state statute or federal laws.

§ \_\_\_-15. REPEAL

All prior ordinances or parts of prior ordinances inconsistent herewith are hereby repealed.

EXECUTIVE MEETING May 7, 2013

ORDINANCE NO.: 2013-11

AN ORDINANCE OF THE BOROUGH OF WOOD-RIDGE,  
STATE OF NEW JERSEY AUTHORIZING THE  
EXECUTION OF A TAX AGREEMENT FOR THE  
PAYMENTS IN LIEU OF TAXES FOR NEWLY  
CONSTRUCTED MULTIPLE DWELLINGS WITH PULTE  
HOMES OF NJ, LIMITED PARTNERSHIP WITH  
RESPECT TO A PORTION OF THE WESMONT STATION  
REDEVELOPMENT AREA.

WHEREAS, the Borough of Wood-Ridge, in the County of Bergen, New Jersey (the "Borough"), a public body corporate and politic of the State of New Jersey, is authorized pursuant to the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* (the "Redevelopment Law") to determine whether certain parcels of land within the Borough constitute an area in need of rehabilitation or an area in need of redevelopment; and

WHEREAS, the Mayor and Council of the Borough by Resolution No. 35-2001 authorized and directed that the Planning Board of the Borough conduct a preliminary investigation to determine whether the area in the vicinity of the south side of Passaic Street from the right-of-way commonly known as Burma Road to South Main Street, as more particularly shown on the schedule annexed to Resolution No. 35-2001, is or is not an area in need of redevelopment or in need of rehabilitation so as to prevent the existence of blighted conditions in accordance with the Redevelopment Law, and that the Planning Board of the Borough furnish notices and public advertisements, conduct a hearing, and render a report thereon to the Mayor and Council; and

WHEREAS, by Resolution dated April 25, 2001 the Planning Board of the Borough found and determined that the property commonly known as Block 320, Lots 1.01, 2 and 3 on the tax map of the Borough (the "Master Redevelopment Area") satisfy the criteria for an area in need of redevelopment pursuant to *N.J.S.A. 40A:12A-5*; and

WHEREAS, by Resolution No. 98-2001 the Mayor and Council of the Borough found and determined that the Master Redevelopment Area was an area in need of redevelopment pursuant to *N.J.S.A. 40A:12A-5*, and, in accordance with the statutory mandate set forth therein, served and/or mailed notice of such determination upon all interested parties required to receive notice of such determination; and

WHEREAS, by Ordinance No. 2003-6 the Mayor and Council of

the Borough adopted and approved the Master Redevelopment Area as the "West Side Wood-Ridge Redevelopment District" as more particularly set forth in that certain Redevelopment Plan dated June 16, 2003 (the "**Original Redevelopment Plan**") prepared by various entities and individuals as noted in the Redevelopment Plan acknowledgement page, and which Ordinance designated the Mayor and Council of the Borough as the redevelopment entity for such Redevelopment Plan in accordance with N.J.S.A. 40A:12A-4; and

**WHEREAS**, by Ordinance No. 2012-10 the Mayor and Council of the Borough adopted and approved the "Westmont Station Redevelopment Plan" dated July 16, 2012 (the "**Amending Redevelopment Plan**" and together with the Original Redevelopment Plan, the "**Redevelopment Plan**") prepared by various entities and individuals as noted in the Redevelopment Plan acknowledgement page in accordance with N.J.S.A. 40A:12A-7; and

**WHEREAS**, in accordance with the provisions of N.J.S.A. 40A:12A-8(f), the Mayor and Council of the Borough designated the Wood-Ridge Development, L.L.C. (the "**Master Redeveloper**") as the redeveloper for the planning, construction and undertaking of projects within the Master Redevelopment Area; and

**WHEREAS**, on April 5, 2005, the Borough entered into a redevelopment agreement with the Master Redeveloper, which redevelopment agreement was amended from time to time and, by Resolution No. B adopted on August 21, 2012, was amended and restated and executed by the parties thereto on March 1, 2013 (as amended and restated, the "**Master Redevelopment Agreement**"); and

**WHEREAS**, pursuant to the terms of the Master Redevelopment Agreement, the Master Redeveloper may request to have other developers qualified as redevelopers of all or a portion of the Master Redevelopment Area, all in accordance with the terms of the Master Redevelopment Agreement and the Redevelopment Law; and

**WHEREAS**, Pulte Homes of NJ, Limited Partnership, a Michigan limited liability company (the "**Entity**"), has made application to the Borough to be qualified as a redeveloper of that portion of the Master Redevelopment Area commonly known as Block 320, Lots 1.01 and 1.04; Block 333, Lots 17 - 23; Block 334, Lots 12 - 15, 28 - 31, 61.01 and 63.01; and Block 340, Lots 1 - 29 on the tax map of the Borough (the "**Pulte Redevelopment Area**") for purposes of constructing approximately 215 residential units including all amenities and infrastructure improvements relating thereto (the "**Project**"); and

**WHEREAS**, the Project shall conform to the Redevelopment Plan and will be in conformance with the master plan of the Borough; and

**WHEREAS**, by resolution adopted on May 7, 2013 the Municipal Council designated the Entity as the redeveloper (the "**Redeveloper**") for the Pulte Redevelopment Area to construct the Project pursuant to the Redevelopment Plan authorized the execution of a redevelopment agreement with the Redeveloper (the "**Pulte Redevelopment Agreement**") to establish the obligations of the Redeveloper to undertake the redevelopment of the Pulte Redevelopment Area, construct the Project within an agreed upon construction schedule and provide for remedies in the event of a default of any obligations of the Redeveloper, all as provided in the Pulte Redevelopment Agreement; and

**WHEREAS**, pursuant to the Five Year Exemption and Abatement Law, *N.J.S.A. 40A:21-1 et seq.* (the "**Five Year Law**") improvements to property located within an area in need of rehabilitation or redevelopment may qualify for short term tax exemptions; and

**WHEREAS**, on May 21, 2013, the Municipal Council adopted Ordinance No. 2013-10 authorized tax exemptions for the construction of 'multiple dwellings' (as defined in the Hotel and Multiple Dwelling Law, *N.J.S.A. 55:13A-1 et seq.*) in the Borough as authorized under *N.J.S.A. 40A:21-8* of the Five Year Law; and

**WHEREAS**, the Redeveloper has submitted an application to the Borough requesting a tax exemption under the Five Year Law seeking financial assistance in implementing the rehabilitation and redevelopment of the Pulte Redevelopment Area; and

**WHEREAS**, the Municipal Council has determined that the authorization of a tax exemption for the construction of new multiple dwellings in the Pulte Redevelopment Area and the execution of a tax agreement with the Redeveloper for the Pulte Redevelopment Area are in the best interests of the Borough and facilitate the rehabilitation and redevelopment of the Borough and the Pulte Redevelopment Area for productive use.

**NOW THEREFORE BE IT ORDAINED**, by the Municipal Council of the Borough of Wood-Ridge, in the County of Bergen, New Jersey, as follows:

**Section 1.** The aforementioned recitals are incorporated herein as though fully set forth at length.

**Section 2.** The Municipal Council hereby approves a tax agreement for the exemption of real estate taxes for the construction of multiple dwellings and payment in lieu of taxes for the Project (the "Tax Agreement"). The Tax Agreement shall be for no longer than five years following completion of the Project and shall be subject to all provisions of the Five Year Law and the Borough's Five-Year Exemption Ordinance. The Tax Agreement shall calculate payments in lieu of taxes in accordance with the tax phase-in basis and be in the form substantially on file with the Borough Clerk. The Mayor, in consultation with counsel to the Borough, is hereby authorized to execute the Tax Agreement, with such modifications or revisions deemed necessary by the Mayor, and prepare, amend or execute any other agreements necessary to effectuate the Tax Agreement and this Ordinance.

**Section 3.** Within 30 days of its execution, the Borough Clerk shall forward a copy of the Tax Agreement to the Director of the Division of Local Government Services in the Department of Community Affairs as prescribed by N.J.S.A. 40A:21-11(d).

**Section 4.** If any part of this Ordinance shall be deemed invalid, such parts shall be severed and the invalidity thereby shall not affect the remaining parts of this Ordinance.

**Section 5.** This Ordinance shall take effect in accordance with all applicable laws.

APPROVED:

ATTEST:

\_\_\_\_\_  
Paul A. Sarlo Mayor

\_\_\_\_\_  
Diane Thornley  
Borough Clerk

Intro: May 7, 2013  
Pub: May 10, 2013  
2<sup>nd</sup>&Fin: May 21, 2013  
Pub: May 24, 2013

EXECUTIVE MEETING MAY 7, 2013

ORDINANCE NO. 2013-12

AN ORDINANCE TO AMEND THE WOOD-RIDGE CODE SPECIFICALLY THOSE SECTIONS SET FORTH IN CHAPTER 232 BY THE MODIFICATION AND/OR ADDITION THERETO OF CERTAIN PROVISIONS TO VEHICLES AND TRAFFIC.

BE IT ORDAINED, by the Mayor and Council of the Borough of Wood-Ridge as follows:

SECTION 1: The above entitled Wood-Ridge Code is hereby amended by the modification to and/or inclusion of additional provisions to 232-56 Schedule XV: Parking Prohibited Certain Hours set forth as follows:

<u>Name of Street</u>	<u>Side</u>	<u>Time Limit:</u> <u>Hours/Days</u>	<u>Location</u>
Valley Boulevard Avenue	Both	15 min.;	Between North Avenue
		7:00am to 7:00 pm	and Wood-Ridge
Valley Boulevard Highland Avenue	East	1 hour	Between
		9:00 am to 9:00 pm	and Marlboro Road

SECTION 2: Section 232-82 is hereby amended by the addition thereto of the following:

If any streets conflicts with 252-56 Schedule XV then section 252-56 shall take precedence.

SECTION 3. All ordinances or parts of ordinances inconsistent herewith are hereby repealed.

SECTION 4. All ordinances of the Borough of Wood-Ridge to the extent that same are not inconsistent with this Ordinance and/or the Borough Form of Government Law shall remain in full force and effect until modified or repealed pursuant to law. All Ordinances or parts of Ordinances inconsistent herewith are hereby repealed as to such inconsistencies.

SECTION 5. If any section, subsection, paragraph, sentence, clause or word of this Ordinance shall be adjudged invalid by a Court of competent jurisdiction, then and in such event, said invalidity shall not affect the viability of the

remaining portions of this Ordinance.

**SECTION 6.** This Ordinance shall become effective immediately upon adoption and publication according to law.

APPROVED:

ATTEST:

\_\_\_\_\_  
Paul A. Sarlo Mayor

\_\_\_\_\_  
Diane Thornley  
Borough Clerk

Intro: May 7, 2013  
Pub: May 10, 2013  
2<sup>nd</sup>&Fin: May 21, 2013  
Pub: May 24, 2013

RESOLUTION NO.: A

A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE,  
STATE OF NEW JERSEY AUTHORIZING THE  
EXECUTION OF A REDEVELOPMENT AGREEMENT WITH  
PULTE HOMES OF NJ, LIMITED PARTNERSHIP WITH  
RESPECT TO A PORTION OF THE WESMONT STATION  
REDEVELOPMENT AREA.

WHEREAS, the Borough of Wood-Ridge, in the County of Bergen, New Jersey (the "Borough"), a public body corporate and politic of the State of New Jersey, is authorized pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (the "Redevelopment Law") to determine whether certain parcels of land within the Borough constitute an area in need of rehabilitation or an area in need of redevelopment; and

WHEREAS, the Mayor and Council of the Borough by Resolution No. 35-2001 authorized and directed that the Planning Board of the Borough conduct a preliminary investigation to determine whether the area in the vicinity of the south side of Passaic Street from the right-of-way commonly known as Burma Road to South Main Street, as more particularly shown on the schedule annexed to Resolution No. 35-2001, is or is not an area in need of redevelopment or in need of rehabilitation so as to prevent the existence of blighted conditions in accordance with the Redevelopment Law, and that the Planning Board of the Borough furnish notices and public advertisements, conduct a hearing, and render a report thereon to the Mayor and Council; and

WHEREAS, by Resolution dated April 25, 2001 the Planning Board of the Borough found and determined that the property commonly known as Block 320, Lots 1.01, 2 and 3 on the tax map of the Borough (the "Master Redevelopment Area") satisfy the criteria for an area in need of redevelopment pursuant to N.J.S.A. 40A:12A-5; and

WHEREAS, by Resolution No. 98-2001 the Mayor and Council of the Borough found and determined that the Master Redevelopment Area was an area in need of redevelopment pursuant to N.J.S.A. 40A:12A-5, and, in accordance with the statutory mandate set forth therein, served and/or mailed notice of such determination upon all interested parties required to receive notice of such determination; and

WHEREAS, by Ordinance No. 2003-6 the Mayor and Council of the Borough adopted and approved the Master Redevelopment Area as the "West Side Wood-Ridge Redevelopment District" as more

particularly set forth in that certain Redevelopment Plan dated June 16, 2003 (the "**Original Redevelopment Plan**") prepared by various entities and individuals as noted in the Redevelopment Plan acknowledgement page, and which Ordinance designated the Mayor and Council of the Borough as the redevelopment entity for such Redevelopment Plan in accordance with N.J.S.A. 40A:12A-4; and

**WHEREAS**, by Ordinance No. 2012-10 the Mayor and Council of the Borough adopted and approved the "Westmont Station Redevelopment Plan" dated July 16, 2012 (the "**Amending Redevelopment Plan**") and together with the Original Redevelopment Plan, the "**Redevelopment Plan**") prepared by various entities and individuals as noted in the Redevelopment Plan acknowledgement page in accordance with N.J.S.A. 40A:12A-7; and

**WHEREAS**, in accordance with the provisions of N.J.S.A. 40A:12A-8(f), the Mayor and Council of the Borough designated the Wood-Ridge Development, L.L.C. (the "**Master Redeveloper**") as the redeveloper for the planning, construction and undertaking of projects within the Master Redevelopment Area; and

**WHEREAS**, on April 5, 2005, the Borough entered into a redevelopment agreement with the Master Redeveloper, which redevelopment agreement was amended from time to time and, by Resolution No. B adopted on August 21, 2012, was amended and restated and executed by the parties thereto on March 1, 2013 (as amended and restated, the "**Master Redevelopment Agreement**"); and

**WHEREAS**, pursuant to the terms of the Master Redevelopment Agreement, the Master Redeveloper may request to have other developers qualified as redevelopers of all or a portion of the Master Redevelopment Area, all in accordance with the terms of the Master Redevelopment Agreement and the Redevelopment Law; and

**WHEREAS**, Pulte Homes of NJ, Limited Partnership, a Michigan limited liability company (the "**Entity**"), has made application to the Borough to be qualified as a redeveloper of that portion of the Master Redevelopment Area commonly known as Block 320, Lots 1.01 and 1.04; Block 333, Lots 17 - 23; Block 334, Lots 12 - 15, 28 - 31, 61.01 and 63.01; and Block 340, Lots 1 - 29 on the tax map of the Borough (the "**Pulte Redevelopment Area**") for purposes of constructing approximately 215 residential units including all amenities and infrastructure improvements relating thereto (the "**Project**"); and

**WHEREAS**, the Project shall conform to the Redevelopment Plan and will be in conformance with the master plan of the

Borough; and

**WHEREAS**, the Municipal Council desires to designate the Entity as (i) a "Qualified Entity" as defined in the Master Redevelopment Agreement and (ii) the redeveloper (the "Redeveloper") for the Pulte Redevelopment Area to construct the Project pursuant to the Redevelopment Plan; and

**WHEREAS**, the Municipal Council further desires to authorize the execution of a redevelopment agreement with the Redeveloper in the form on file with the Borough Clerk (the "Pulte Redevelopment Agreement") to establish the obligations of the Redeveloper to undertake the redevelopment of the Pulte Redevelopment Area, construct the Project within an agreed upon construction schedule and provide for remedies in the event of a default of any obligations of the Redeveloper, all as provided in the Pulte Redevelopment Agreement; and

**WHEREAS**, the Municipal Council has determined that the execution of the Pulte Redevelopment Agreement with the Redeveloper for the Pulte Redevelopment Area is in the best interests of the Borough and will facilitate the rehabilitation and redevelopment of the Borough and the Pulte Redevelopment Area for productive use.

**NOW THEREFORE BE IT RESOLVED**, by the Municipal Council of the Borough of Wood-Ridge, in the County of Bergen, New Jersey, as follows:

**Section 1.** The aforementioned recitals are incorporated herein as though fully set forth at length.

**Section 2.** Pulte Homes of NJ, Limited Partnership is hereby designated as (i) a Qualified Entity under the Master Redevelopment Agreement and (ii) the Redeveloper of the Pulte Redevelopment Area, subject to the execution of the Pulte Redevelopment Agreement with the Borough in the form on file with the Borough Clerk.

**Section 3.** The Mayor, in consultation with counsel to the Borough, is hereby authorized to execute the Pulte Redevelopment Agreement, with such modifications or revisions deemed necessary by the Mayor, and prepare, amend or execute any other agreements necessary to effectuate the Pulte Redevelopment Agreement and this Resolution.

**Section 4.** The Project shall conform with all federal, state and Borough laws, ordinances and regulations relating to its construction and use.

**Section 5.** If any part of this Resolution shall be deemed invalid, such parts shall be severed and the invalidity thereby shall not affect the remaining parts of this Resolution.

**Section 6.** This Resolution shall take effect in accordance with all applicable laws.

Approve:

\_\_\_\_\_  
Paul Sarlo, Mayor

Attest:

\_\_\_\_\_  
Diane Thornley, Borough Clerk

Executive Meeting, May 7, 2013

A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF A REDEVELOPMENT AGREEMENT WITH INGERMAN DEVELOPMENT COMPANY, LLC WITH RESPECT TO A PORTION OF THE WESMONT STATION REDEVELOPMENT AREA.

RESOLUTION NO.     B    

WHEREAS, by Ordinance No. 2003-6 the Mayor and Council of the Borough adopted and approved the "West Side Wood-Ridge Redevelopment District" as more particularly set forth in that certain Redevelopment Plan dated June 16, 2003 (the "Original Redevelopment Plan"), and which Ordinance designated the Mayor and Council of the Borough as the redevelopment entity for such Redevelopment Plan in accordance with N.J.S.A. 40A:12A-4, all pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40:12A-1 et seq. (the "Redevelopment Law") and the procedures contained therein; and

WHEREAS, by Ordinance No. 2012-10 the Mayor and Council of the Borough adopted and approved the "Westmont Station Redevelopment Plan" dated August 21, 2012 (the "Amending Redevelopment Plan" and together with the Original Redevelopment Plan, the "Redevelopment Plan") prepared by various entities and individuals as noted in the Redevelopment Plan acknowledgement page in accordance with N.J.S.A. 40A:12A-7; and

WHEREAS, in accordance with the provisions of N.J.S.A. 40A:12A-8(f), the Mayor and Council of the Borough designated the Wood-Ridge Development, L.L.C. as the master redeveloper for the planning, construction and undertaking of projects within the Redevelopment Area (the "Master Redeveloper"); and,

WHEREAS, the Borough and the Master Redeveloper entered into a redevelopment agreement dated April 5, 2005 which has been amended from time to time (collectively, the "Original Master Agreement"); and

WHEREAS, by Resolution No. B, the Mayor and Council of the Borough approved an "Amended and Restated Redevelopment Agreement" by and between the Borough and the Master Redeveloper dated August 21, 2012; and

WHEREAS, pursuant to the Original Master Agreement, the

Master Redeveloper has requested that the Ingerman Development Company, LLC (the "Redeveloper") be deemed a "Qualified Entity" as such term is defined in the Original Master Agreement for the purpose of redeveloping a portion of the Redevelopment Area to address the affordable housing obligation set forth in the Original Master Agreement (the "Affordable Housing Redevelopment Area") and upon which will be constructed affordable homes (the "Project"); and

WHEREAS, the Borough has determined that the Redeveloper possesses the proper qualifications, financial resources and capacity to implement and complete the Project on the Affordable Housing Redevelopment Area in accordance with the Original Master Agreement, the Redevelopment Plan, and all other applicable laws, ordinances and regulations and; and

WHEREAS, the Borough believes the Project to be in the vital and best interests of the Borough, and that it promotes the health, safety, morals and welfare of the Borough's residents.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Borough of Wood-Ridge (the "Council") that:

1. General. The aforementioned recitals are incorporated herein as though fully set forth at length.

2. Qualified Entity. The Council finds that the Redeveloper is a "Qualified Entity" as such term is defined in the Restated Master Agreement.

3. Execution of a Redevelopment Agreement.

(a) The Council hereby authorizes the execution of a "Redevelopment Agreement" by and between the Borough, the Master Redeveloper and the Redeveloper in substantially the form on file with the Borough Clerk and by this reference incorporated herein (the "Redevelopment Agreement").

(b) The Mayor is hereby authorized to execute the Redevelopment Agreement in substantially the form attached hereto, with such additions, deletions and modifications as may be necessary in consultation with the Borough Attorney and the Borough's Redevelopment Counsel.

4. Designation of the Redeveloper. Upon execution of the Redevelopment Agreement, the Redeveloper shall be designated as the redeveloper of the Affordable Housing Redevelopment Area, pursuant to all of the agreements and plans set forth in the recitals, and the LRHL.

5. Severability. If any part of this Resolution shall be deemed invalid, such parts shall be severed and the invalidity shall not affect the remaining parts of this Resolution.

ATTEST:

**Borough of Wood-Ridge**

By: \_\_\_\_\_  
Name:  
Title: Municipal Clerk

By: \_\_\_\_\_  
Name:  
Title: Mayor

CERTIFICATION

I, \_\_\_\_\_, Municipal Clerk to the Borough of Wood-Ridge, hereby certify that the foregoing resolution is a true, accurate and complete copy of a resolution duly adopted by the Council of the Borough of Wood-Ridge at a meeting held on \_\_\_\_\_.

\_\_\_\_\_  
Municipal Clerk

**BOROUGH OF WOOD-RIDGE**

**A RESOLUTION OF THE BOROUGH OF WOOD-RIDGE, STATE OF NEW JERSEY AUTHORIZING THE EXECUTION OF AN AGREEMENT WITH INGERMAN DEVELOPMENT COMPANY, LLC PROVIDING FOR PAYMENTS IN LIEU OF TAXES WITH RESPECT TO A PORTION OF THE WESMONT STATION REDEVELOPMENT AREA.**

**RESOLUTION NO. C**

WHEREAS, Ingerman Development Company, LLC and its assigns (hereinafter referred to as the "Sponsor") proposes to construct and operate a maximum of a 120-unit affordable family apartment community (hereinafter referred to as the "Project") pursuant to the provisions of the New Jersey Housing and Mortgage Finance Agency Law of 1983, as amended (N.J.S.A. 55:14K-1 et seq.), the rules promulgated thereunder at N.J.A.C. 5:80-1 et seq., and all applicable guidelines (the foregoing hereinafter referred to as the "HMFA Requirements") within the Borough of Wood-Ridge (hereinafter referred to as the "Municipality") on a site described as a portion of Block 320, Lot 404, as shown on the Official Assessment Map of the Borough of Wood-Ridge, Bergen County; and

WHEREAS, the Project will be subject to the HMFA Requirements and the mortgage and other loan documents executed between the Sponsor and the New Jersey Housing and Mortgage Finance Agency (hereinafter referred to as the "Agency"); and

WHEREAS, pursuant to the HMFA Requirements, the governing body of the Municipality hereby determines that there is a need for this housing project in the Municipality; and

WHEREAS, the Sponsor has presented to the Council of the Borough of Wood-Ridge a revenue projection for the Project which sets forth the anticipated revenue to be received by the Sponsor from the operation of the Project as estimated by the Sponsor

and the Agency, a copy of which is on file with the Borough Clerk.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Borough of Wood-Ridge (the "Council") that:

- (1) The Council finds and determines that the proposed Project will meet or meets an existing housing need;
- (2) The Council does hereby adopt the within Resolution and makes the determination and findings herein contained by virtue of, pursuant to, and in the conformity with the provisions of the HMFA Requirements with the intent and purpose that the Agency shall rely thereon in making a mortgage loan to the Sponsor, which shall construct, own and operate the Project; and
- (3) The Council does hereby adopt the within Resolution with the further intent and purpose that from the date of execution of the Agency mortgage, the proposed Project, including both the land and improvements thereon, will be exempt from real property taxation as provided in the HMFA Requirements, provided that payments in lieu of taxes for municipal services supplied to the Project are made to the municipality in such amounts and manner set forth in the Agreement for Payments in Lieu of Taxes which is on file with the Borough Clerk and
- (4) The Council hereby authorizes and directs the Mayor of the Borough of Wood-Ridge to execute, on behalf of the municipality, the aforesaid Agreement for Payments in Lieu of Taxes in substantially the form on file with the Borough Clerk; and
- (5) The Council understands and agrees that the revenue projections are estimates and that the actual payments in lieu of taxes to be paid by the Sponsor to the municipality shall be determined pursuant to the Agreement for Payments in Lieu of Taxes executed between the Sponsor and municipality.

ATTEST:

**Borough of Wood-Ridge**

By: \_\_\_\_\_  
Name:  
Title: Municipal Clerk

By: \_\_\_\_\_  
Name:  
Title: Mayor

CERTIFICATION

I, \_\_\_\_\_, Municipal Clerk to the Borough of Wood-Ridge, hereby certify that the foregoing resolution is a true, accurate and complete copy of a resolution duly adopted by the Council of the Borough of Wood-Ridge at a meeting held on \_\_\_\_\_.

\_\_\_\_\_  
Municipal Clerk

Resolution #D  
**GRANT AGREEMENT  
BETWEEN  
WOOD-RIDGE BOROUGH  
AND  
THE STATE OF NEW JERSEY  
BY AND FOR  
THE DEPARTMENT OF ENVIRONMENTAL PROTECTION**

**GRANT IDENTIFIER: PF13-094**

**GOVERNING BODY RESOLUTION**

The governing body of Wood-Ridge Borough desires to further the public interest by obtaining a grant from the State of New Jersey in the amount of approximately \$2,500.00 to fund the following project:

2012 Green Communities Grant  
Community Forestry Management Plan

Therefore, the governing body resolves that George G. Meglio or the successor to the office of Chairman STC is authorized (a) to make application for such a grant, (b) if awarded, to execute a grant agreement with the State for a grant in an amount not less than \$2,500.00 and not more than \$2,500.00, and (c) to execute  any amendments thereto  any amendments thereto which do not increase the Grantee's obligations.

\*The authorizes Wood-Ridge Shade Tree Commission and hereby agrees to match 100.0% of the Total Project Amount, in compliance with the match requirements of the agreement. The availability of the match for such purposes, whether cash, services, or property, is hereby certified. 100% of the match will be made up of in-kind services (if allowed by grant program requirements and the agreement).\*

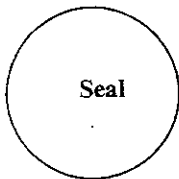
The Grantee agrees to comply with all applicable federal, State, and municipal laws, rules, and regulations in its performance pursuant to the agreement.

Introduced and passed \_\_\_\_\_

Ayes: \_\_\_\_\_

Noes: \_\_\_\_\_

Absent: \_\_\_\_\_



\* The portion of this form between the asterisks should only be completed if matching funds are required under the terms of the agreement. Where in-kind services are allowed and are stipulated by the Grantee, an attachment must be provided and appended hereto, breaking out the in-kind services to be provided by the Grantee.

EXECUTIVE MEETING OF MAY 7, 2013

CONSENT AGENDA RESOLUTION

Resolution #E

WHEREAS there has been presented to the Mayor and Council of the Borough of Wood-Ridge, the attached list of invoices requesting payment of the work, labor, services and materials supplied to the Borough, and;

WHEREAS said list and certification specify the exact line item in the Budget or Ordinance to be charged therewith;

NOW THEREFORE BE IT RESOLVED that payment of said invoices is hereby approved and authorized and the Chief Financial Officer is hereby authorized and directed to draw warrants in payment thereof, same to be signed by the proper officials of the Borough, who are hereby authorized to sign same, and;

BE IT RESOLVED that certification of the Chief Financial Officer of the availability of funds therefore shall be attached to the original copy of the Resolution and both are kept in the files of the Municipal Clerk.

APPROVED:

PAUL A. SARLO, MAYOR

ATTEST:

DIANE THORNLEY, Borough Clerk

The undersigned, being the Chief Financial Officer of the Borough of Wood-Ridge, County of Bergen, New Jersey, and the person charged with the responsibility of maintaining financial records of said Borough in accordance with N.J.S.A. 40:4-57 and the rules of the local Finance Board of the State of New Jersey adopted thereunder, does hereby certify that there are adequate funds available for the payment of the attached list of invoices, duly adopted by said Borough, and which said list indicates the specific line item of said budget to which expenditures shall be charged.

NICHOLAS FARGO, CFO

May 6, 2013  
12:01 PM

Borough Wood-Ridge  
Check Register By Check Date

Range of Checking Accts: CURRENT FUND to CURRENT FUND Range of Check Dates: 04/24/13 to 05/06/13  
Report Type: All Checks Report Format: Detail Check Type: Computer: Y Manual: Y Dir Deposit: Y

Check #	Check Date	Vendor	Amount Paid	Charge Account	Account Type	Reconciled/Void Contract	Ref Num Ref Seq
CURRENT FUND		CURRENT CASH - CHECKING					
58118	04/24/13	00000504 CHRISTOPHER ASSENHEIMER					6108
13-00623	1	5 HRS @\$50	250.00	3-01-20-130-099	Budget		2
				FIN ADM MISCELLEOUS EXPENSES			
58119	04/24/13	00000652 ENRITE					6108
13-00684	1	2012 CHGES FROM SANDY	1,588.07	2-01-26-290-099	Budget		3
				STREETS & ROAD MAINT MISC EXP			
58120	04/24/13	00002145 SCOTT RUSSO					6108
13-00553	1		190.54	3-01-25-255-102	Budget		1
				AID TO VOL FIRE DIN/PAR/INSP			
58121	04/24/13	00000083 WOOD-RIDGE FIRE DEPT					6109
13-00636	1	EVENT# E05050	9,100.00	3-01-25-255-102	Budget		1
				AID TO VOL FIRE DIN/PAR/INSP			
58122	04/30/13	00000403 MATTHEW BENDER & CO INC					6115
13-00643	1	INV. 43891454	146.94	3-01-25-240-033	Budget		1
				POLICE BOOKS & PUBLICATIONS			
58123	04/30/13	00001646 CAPITAL ACCOUNT					6116
13-00735	1	MONEY OWED TO CAPITAL	1,000,000.00	3-01-55-007-001	Budget		1
				Due to General Capital			
58124	05/01/13	00001332 AGE AUTOMOTIVE, INC.					6117
13-00571	1	INV 26330,26274,26533,26474,	5,051.38	3-01-25-240-099	Budget		1
				POLICE MISC EXP			
58125	05/02/13	00002523 VISUAL COMPUTER SOLUTIONS					6120
13-00090	1	ON SITE SYSTEM TRAINING	8,850.00	3-01-25-240-042	Budget		1
				POLICE EDUCATION & TRAINING			
58126	05/03/13	00000060 UNITED WATER NEW JERSEY					6121
13-00739	1	ACCT 10004196333333	747.38	3-01-31-445-099	Budget		1
				WATER			
58127	05/06/13	00000026 SO BERGEN MUN JOINT INS FUND					6122
13-00004	5	LIABILITY PORTION	45,438.09	3-01-23-210-099	Budget		2
				LIABILITY INSURANCE MISC EXP			
13-00004	6	WORKERS COMP	55,145.91	3-01-23-215-099	Budget		3
				WORKERS COMP INSURANCE MIS EXP			
			<u>100,584.00</u>				
58128	05/06/13	00000035 BERGEN CTY TREASURY DIVISION					6122
13-00746	1	MAY 2013 PRELIMINARY	674,000.00	3-01-55-001-004	Budget		93
				COUNTY TAXES PAYABLE			

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CURRENT FUND CURRENT CASH - CHECKING Continued							
58129	05/06/13	00000039 BARBIRE, PAUL ESQ.					6122
13-00031	7	APRIL / MARCH	9,872.00	3-01-20-155-099	Budget		4
				LEGAL SERVICES MISCELLANEOUS			
58130	05/06/13	00000060 UNITED WATER NEW JERSEY					6122
13-00561	1	FEB/MARCH HYDRANTS	14,284.18	3-01-31-436-099	Budget		44
				FIRE HYDRANT SERVICE			
13-00561	2	WATER CHGES FEB MAR	1,279.78	3-01-31-445-099	Budget		45
				WATER			
			<u>15,563.96</u>				
58131	05/06/13	00000080 VERIZON					6122
13-00627	1	201 933-0239 596 60Y	61.11	3-01-31-440-099	Budget		66
				TELEPHONE			
13-00716	1	201 v01-0180 081 06Y	54.52	3-01-31-440-099	Budget		84
				TELEPHONE			
13-00733	1	20143806890681013Y	38.97	3-01-31-440-099	Budget		87
				TELEPHONE			
			<u>154.60</u>				
58132	05/06/13	00000086 GENERAL CODE PUBLISHING LLC.					6122
13-00538	2	INV BILL010739	3,996.25	3-01-20-120-099	Budget		33
				MUN CLERK MISCELLANEOUS CHARGE			
58133	05/06/13	00000090 PUBLIC SERVICE ELEC & GAS CO.					6122
13-00564	1	FEB	9,382.48	3-01-31-446-099	Budget		47
				NATURAL GAS/ELECTRIC			
13-00566	1	ST LIGHTING	7,706.38	3-01-31-435-099	Budget		49
				STREET LIGHTING			
			<u>17,088.86</u>				
58134	05/06/13	00000098 HESS CORPORATION					6122
13-00563	1	H13500959,H13505816,H13505814	1,486.72	3-01-31-446-099	Budget		46
				NATURAL GAS/ELECTRIC			
13-00624	1	H13526607,H13526606	745.92	3-01-31-446-099	Budget		64
				NATURAL GAS/ELECTRIC			
			<u>2,232.64</u>				
58135	05/06/13	00000100 AGL INHALATION THERAPY CO.					6122
13-00546	1		113.00	3-01-25-260-103	Budget		34
				VOL AMB OXYGEN & REFILLS			
58136	05/06/13	00000109 TREASURER, STATE OF N J					6122
13-00548	1	2 subscriptions NJUCC	100.00	3-01-22-195-033	Budget		36
				UNIFORM CONST.CODE BOOKS&PUBL.			
58137	05/06/13	00000130 MICHAEL NEGLIA					6122
13-00573	1	WRIDMUN11.010 FOR DEC OWED	625.00	3-01-20-165-099	Budget		54
				ENGINEERING SERVICES-MISC EXP			

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PO #	Item	Description					Ref Seq
CURRENT FUND		CURRENT CASH - CHECKING		Continued			
58138	05/06/13	00000160 REGAL STAMP & SEAL CO., INC.					6122
13-00555	1	INV#'S 43354	280.00	3-01-25-255-036	Budget		42
				AID TO VOL FIRE OFFICE SUPP			
13-00701	1	NAME STAMP JIM CONNORS	31.00	3-01-22-195-036	Budget		82
				UNIFORM CONST.CODE OFFICE SUPP			
			<u>311.00</u>				
58139	05/06/13	00000177 B.C.U.A.					6122
13-00388	3	FEB RECYCLING	18,673.55	3-01-26-305-099	Budget		20
				SOLID WASTE COLLECTION MIS EXP			
58140	05/06/13	00000187 STAN'S SPORT CENTER INC					6122
13-00511	1	Invoice #043618	380.00	3-01-28-370-202	Budget		22
				PARKS & RECE BABE RUTH LEAGUE			
58141	05/06/13	00000202 PAPER CLIPS					6122
13-00205	2	INV. 039439/039406/039391I..	4,924.92	3-01-20-120-036	Budget		14
				MUN CLERK OFFICE SUPPLIES			
13-00205	3	INV. 039632/039559	78.30	3-01-20-120-036	Budget		15
				MUN CLERK OFFICE SUPPLIES			
			<u>5,003.22</u>				
58142	05/06/13	00000218 WEST					6122
13-00454	1	INV 0826460235 NJ PR V17	60.00	3-01-43-490-099	Budget		21
				MUN COURT MISCELLANEOUS EXP			
58143	05/06/13	00000221 WOOD-RIDGE LIBRARY					6122
13-00244	4	MAY & JUNE	60,351.66	3-01-29-390-099	Budget		16
				MUNICIPAL LIBRARY MISC EXP			
58144	05/06/13	00000242 KEVIN METCALFE					6122
13-00629	1	RX REIMBURSEMENT	336.00	3-01-23-220-100	Budget		67
				RX & FSA			
58145	05/06/13	00000245 THOMAS FAIVRE					6122
13-00632	1	RX REIMBURSEMENT	216.00	3-01-23-220-100	Budget		70
				RX & FSA			
58146	05/06/13	00000250 NOREEN PATORAY					6122
13-00743	1	4/18/13,5/2/13	250.00	3-01-43-490-099	Budget		90
				MUN COURT MISCELLANEOUS EXP			
58147	05/06/13	00000258 DENNIS BRUBAKER					6122
13-00527	1	Instructors Fee 3/11/13	75.00	3-01-28-370-219	Budget		26
				PARKS & REC INSTRUCTORS FEES			
58148	05/06/13	00000269 GRAND HOTEL					6122
13-00376	1	BURLINGTON CTY 13TH ANNUAL	411.00	3-01-43-490-041	Budget		19
				MUN COURT CONFERENCES & MTGS			

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PO #	Item	Description					Ref Seq	
CURRENT FUND CURRENT CASH - CHECKING			Continued					
58149	05/06/13	00000270 CLEAN AIR COMPANY					6122	
13-00570	1	INV 13-0194	2,538.00	3-01-26-310-099	Budget		53	
				BLDG & GROUNDS MISC EXP				
58150	05/06/13	00000288 PRESTIGE AWARDS					6122	
13-00549	1	Invoice #12673	1,320.00	3-01-28-370-205	Budget		37	
				PARKS & REC BIDDY BASKETBALL				
58151	05/06/13	00000306 FEDEX					6122	
13-00581	1	INV 2-224-40463	26.42	3-01-20-130-099	Budget		55	
				FIN ADM MISCELLEOUS EXPENSES				
58152	05/06/13	00000335 GANN LAW BOOKS					6122	
13-00137	1	zoning and landuse 2013	105.00	3-01-21-185-099	Budget		9	
				ZONING BOARD MISCELLANEOUS EXP				
58153	05/06/13	00000339 CERTIFIED SPEEDOMETER SER INC					6122	
13-00199	3	INV. 13826	296.00	3-01-25-240-114	Budget		13	
				POLICE TRAFFIC BUREAU				
58154	05/06/13	00000358 BRENDAN METCALFE					6122	
13-00631	1	RX REIMBURSEMENT	95.00	3-01-23-220-100	Budget		69	
				RX & FSA				
58155	05/06/13	00000399 NRG					6122	
13-00626	1	ACCT 9 522 327-7	519.18	3-01-31-446-099	Budget		65	
				NATURAL GAS/ELECTRIC				
58156	05/06/13	00000456 STAN ENGRAVING					6122	
13-00517	1	NIV/18931	71.00	3-01-25-260-056	Budget		24	
				VOL AMB FIRE & OTHER SAFETY EQ				
58157	05/06/13	00000459 VERIZON WIRELESS					6122	
13-00582	1	INV 9702496230,9702496229	642.59	3-01-31-440-099	Budget		56	
				TELEPHONE				
58158	05/06/13	00000531 WILLIAMS CENTER FOR THE ARTS					6122	
13-00662	1	2013 Summer Rec. DEPOSITS 7/9	250.00	3-01-28-370-209	Budget		97	
				PARKS & REC SUMMER PROGRAM				
13-00662	2	2013 Summer Rec. DEPOSITS 7/10	250.00	3-01-28-370-209	Budget		98	
				PARKS & REC SUMMER PROGRAM				
13-00662	3	2013 Summer Rec. DEPOSITS 7/12	250.00	3-01-28-370-209	Budget		99	
				PARKS & REC SUMMER PROGRAM				
13-00662	4	2013 Summer Rec. DEPOSITS 7/25	250.00	3-01-28-370-209	Budget		100	
				PARKS & REC SUMMER PROGRAM				
13-00662	5	2013 Summer Rec. DEPOSITS 7/26	250.00	3-01-28-370-209	Budget		101	
				PARKS & REC SUMMER PROGRAM				
13-00662	6	2013 Summer Rec. DEPOSITS 7/30	250.00	3-01-28-370-209	Budget		102	
				PARKS & REC SUMMER PROGRAM				
			<u>1,500.00</u>					

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CURRENT FUND CURRENT CASH - CHECKING Continued							
58159	05/06/13	00000560 NEXTEL COMMUNICATIONS					6122
13-00568	1	INV 806288399-051	232.13	3-01-31-440-099	Budget		51
				TELEPHONE			
13-00742	1	ACCT 806288399	414.49	3-01-31-440-099	Budget		89
				TELEPHONE			
			<u>646.62</u>				
58160	05/06/13	00000682 JACKIE GOLDKLANG					6122
13-00551	1	Reim. Sr. Coffee & Conv.	43.86	3-01-27-355-099	Budget		38
				SENIOR CITIZENS MISC EXP			
13-00618	1	Reim. senior 3/28	37.50	3-01-27-355-099	Budget		60
				SENIOR CITIZENS MISC EXP			
13-00618	2	Reim. 4/9/13 Gift	25.00	3-01-27-355-099	Budget		61
				SENIOR CITIZENS MISC EXP			
13-00618	3	Reim. 4/9 Bingo - Michelle	9.12	3-01-27-355-099	Budget		62
				SENIOR CITIZENS MISC EXP			
			<u>115.48</u>				
58161	05/06/13	00000698 ERIC YAPLE					6122
13-00547	1		79.95	3-01-25-260-102	Budget		35
				VOL AMB DINNERS/PARADES/INSP			
58162	05/06/13	00000706 KAY PRINTING & ENVELOPE CO.					6122
13-00680	1	File Folders UCC	138.94	3-01-22-195-036	Budget		79
				UNIFORM CONST.CODE OFFICE SUPP			
58163	05/06/13	00000717 HEIGHTS AUTOSHINE					6122
13-00197	3	JANUARY & FEBRUARY	215.00	3-01-25-240-099	Budget		12
				POLICE MISC EXP			
58164	05/06/13	00000746 NICHOLAS VALDEZ					6122
13-00630	1	RX REMBURSEMENT	183.00	3-01-23-220-100	Budget		68
				RX & FSA			
58165	05/06/13	00000750 OLYMPIC GLOVE & SAFETY CO. INC					6122
13-00637	1	INV# 639323	190.00	3-01-25-255-056	Budget		71
				AID TO VOL FIRE SAFETY EQUIP			
58166	05/06/13	00000780 MODULAR SPACE CORPORATION					6122
13-00583	1	INV 500143110	472.00	3-01-26-310-099	Budget		57
				BLDG & GROUNDS MISC EXP			
13-00732	1	INV 500178693	472.00	3-01-26-310-099	Budget		86
				BLDG & GROUNDS MISC EXP			
			<u>944.00</u>				
58167	05/06/13	00000785 BERGEN COUNTY UTILITIES AUTH					6122
13-00371	3	2ND QTR	141,521.00	3-01-31-455-099	Budget		18
				SEWERAGE PROCESSING & DISPOSAL			
58168	05/06/13	00000790 NANCY PEREZ					6122
13-00679	1	REFUND - MICHAEL PEREZ	75.00	3-01-28-370-202	Budget		78
				PARKS & RECREATION LEAGUE			

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CURRENT FUND CURRENT CASH - CHECKING Continued							
58169	05/06/13	00000822 INTERNATIONAL SALT CO.					6122
13-00054	4	INV#423010,415154	2,938.68	3-01-26-290-099	Budget		5
				STREETS & ROAD MAINT MISC EXP			
58170	05/06/13	00000829 DMK APPAREL					6122
13-00529	1	Bball Sponsor T's, Equipment	1,170.00	3-01-28-370-205	Budget		28
				PARKS & REC BIDDY BASKETBALL			
13-00529	2	Basketball	52.00	3-01-28-370-205	Budget		29
				PARKS & REC BIDDY BASKETBALL			
13-00529	3	Basketball	801.00	3-01-28-370-205	Budget		30
				PARKS & REC BIDDY BASKETBALL			
			<u>2,023.00</u>				
58171	05/06/13	00001019 JUMPONIN					6122
13-00575	1	July 17th 10 a.m. Deposit	100.00	3-01-28-370-209	Budget		96
				PARKS & REC SUMMER PROGRAM			
58172	05/06/13	00001023 GRAINGER INDUSTRIES & COMM EQP					6122
13-00350	1	TRAFFIC SAFETY VEST (14)	406.50	3-01-26-310-099	Budget		17
				BLDG & GROUNDS MISC EXP			
58173	05/06/13	00001073 MARTIN SALES, INC.					6122
13-00530	1	Invoice # EG13-2053	269.94	3-01-28-370-208	Budget		31
				PARKS & REC GIRLS SOFTBALL			
13-00653	1	#EG13-2042	5,149.33	3-01-28-370-208	Budget		74
				PARKS & REC GIRLS SOFTBALL			
13-00653	2	# EG13-3010	1,172.50	3-01-28-370-208	Budget		75
				PARKS & REC GIRLS SOFTBALL			
13-00653	3	# EG13-3111	117.15	3-01-28-370-208	Budget		76
				PARKS & REC GIRLS SOFTBALL			
			<u>6,708.92</u>				
58174	05/06/13	00001086 SUBURBAN DISPOSAL, INC.					6122
13-00158	4	MARCH	27,750.00	3-01-26-305-099	Budget		10
				SOLID WASTE COLLECTION MIS EXP			
58175	05/06/13	00001101 POLAND SPRING					6122
13-00066	4	3/13/13-4/12/13	86.92	3-01-20-100-099	Budget		7
				GENERAL ADM MISCELLANEOUS			
58176	05/06/13	00001135 INFORMATION DESTRUCTION SYS					6122
13-00622	1	INV 526765	438.00	3-01-20-120-099	Budget		63
				MUN CLERK MISCELLANEOUS CHARGE			
58177	05/06/13	00001204 STAPLES CREDIT PLAN					6122
13-00715	1	SUPPLIES	250.00	3-01-20-120-099	Budget		83
				MUN CLERK MISCELLANEOUS CHARGE			
58178	05/06/13	00001246 BARBARA FISCHKELTA					6122
13-00528	1	Instructors Fee 3/11/13	75.00	3-01-28-370-219	Budget		27
				PARKS & REC INSTRUCTORS FEES			

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PO #	Item	Description					Ref Seq
CURRENT FUND CURRENT CASH - CHECKING Continued							
58179	05/06/13	00001260 CENTER FOR OCCUPATIONAL					6122
13-00558	1	INV#69041	428.00	3-01-25-255-099	Budget		43
				AID TO VOL FIRE MISC EXP			
13-00649	1	INV. 67733	50.00	3-01-25-241-099	Budget		73
				POLICE AUXILIARY MISC EXP			
			478.00				
58180	05/06/13	00001294 PITNEY BOWES					6122
13-00744	1	INV 451719	19.99	3-01-20-120-099	Budget		91
				MUN CLERK MISCELLANEOUS CHARGE			
58181	05/06/13	00001301 KOVATCH MOBILE EQUIPMENT					6122
13-00660	1	INV#134250-PARTS	18.25	3-01-26-315-099	Budget		77
				VEHICLE MAINT MISC EXP			
58182	05/06/13	00001316 TCTA MEMBERSHIP SERVICES					6122
13-00565	1	2013 SPRING CONFERENCE	330.00	3-01-20-145-041	Budget		48
				REVENUE ADMIN CONF & MEETINGS			
58183	05/06/13	00001317 COUNTY OPEN SPACE TRUST FUND					6122
13-00745	1	MAY 2013 OPEN SPACE	8,000.00	3-01-55-001-004	Budget		92
				COUNTY TAXES PAYABLE			
58184	05/06/13	00001332 AGE AUTOMOTIVE, INC.					6122
13-00195	2	INV. 26330,26274,26533,26474	5,051.38	3-01-25-240-099	Budget		11
				POLICE MISC EXP			
58185	05/06/13	00001391 NATALE MACHINE & TOOL CO INC					6122
13-00641	1	QUOTE 804	775.20	3-01-25-240-099	Budget		72
				POLICE MISC EXP			
58186	05/06/13	00001596 VERIZON SELECT SERVICES, INC.					6122
13-00587	1	ACCT 000131833213 58Y	101.21	3-01-31-440-099	Budget		58
				TELEPHONE			
58187	05/06/13	00001635 METTEL					6122
13-00059	4	APRIL	3,051.98	3-01-31-440-099	Budget		6
				TELEPHONE			
58188	05/06/13	00001654 THE STANDARD INSURANCE CO					6122
13-00065	5	APRIL	541.54	3-01-23-220-099	Budget		94
				EMPLOYEES GROUP INS MISC EXP			
58189	05/06/13	00001965 BCMCAA					6122
13-00588	1	2013 DUES FOR SHARON GRIMALDI	30.00	3-01-43-490-044	Budget		59
				MUN COURT PORF ASSOC DUES			
58190	05/06/13	00002018 CREATIVE PRODUCT SOURCING, INC					6122
13-00686	1	INV 58807 2013-154	1,125.31	3-01-30-423-099	Budget		80
				A.D.A.C. PROGRAM			

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CURRENT FUND CURRENT CASH - CHECKING Continued							6122
58191	05/06/13	00002079 EZIO ALTAMURA					39
13-00554	1	Reim. Track & Field-Canopy	78.09	3-01-28-370-234	Budget		
				PARKS & REC TRACK & FIELD			
13-00554	2	Track & Field-TurboJav/ShotPut	341.55	3-01-28-370-234	Budget		40
				PARKS & REC TRACK & FIELD			
13-00554	3	Track & Field-USATF 2013 Mem.	30.00	3-01-28-370-234	Budget		41
				PARKS & REC TRACK & FIELD			
			<u>449.64</u>				
58192	05/06/13	00002105 NEW JERSEY YOUTH SPORTS ALLIAN					6122
13-00526	1	Coaches Cert GSB, T & F	350.00	3-01-28-370-201	Budget		25
				PARKS & REC COACHES CERT			
58193	05/06/13	00002151 MUNICIPAL CAPITAL CORPORATION					6122
13-00567	1	13 OF 60	1,195.00	3-01-20-100-099	Budget		50
				GENERAL ADM MISCELLANEOUS			
13-00731	1	14 OF 60	1,195.00	3-01-20-100-099	Budget		85
				GENERAL ADM MISCELLANEOUS			
			<u>2,390.00</u>				
58194	05/06/13	00002161 AVESIS THIRD PARTY ADMIN, INC					6122
13-00029	5	APRIL	631.01	3-01-23-220-099	Budget		104
				EMPLOYEES GROUP INS MISC EXP			
58195	05/06/13	00002322 PARADISO EMPIRE					6122
13-00700	1	WRPD-101	350.00	3-01-25-240-106	Budget		81
				POLICE DETECTIVE BUREAU			
58196	05/06/13	00002415 FIREFIGHTERS EQUIPMENT CO.INC.					6122
13-00516	1	INV/20124336	401.00	3-01-25-255-026	Budget		23
				AID TO VOL FIRE MAINT EQUIP			
58197	05/06/13	00002478 GARDEN STATE AWARDS					6122
12-01767	1	Invoice #7953	70.00	2-01-28-370-200	Budget		1
				PARKS & RECREATION ADULT SOFTBALL			
58198	05/06/13	00002498 ADOPT A HIGHWAY					6122
13-00569	1	INV 90133	275.00	3-01-41-720-099	Budget		52
				CLEAN COMMUNITIES GRANT			
13-00741	1	INV 90729	275.00	3-01-41-720-099	Budget		88
				CLEAN COMMUNITIES GRANT			
			<u>550.00</u>				
58199	05/06/13	00002524 PASSAIC VALLEY SEWERAGE					6122
13-00096	3	INV1446455 2ND QTR	1,870.04	3-01-31-455-099	Budget		8
				SEWERAGE PROCESSING & DISPOSAL			
58200	05/06/13	00002539 NEW JERSEY LOCAL BOARDS OF					6122
13-00535	1	NEWSLETTER MEMBERSHIP	95.00	3-01-27-330-099	Budget		32
				PUB HEALTH SVC MISC EXP			

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PO #	Item	Description	Amount Paid	Charge Account	Account Type	Contract	Ref Seq	
CURRENT FUND			CURRENT CASH - CHECKING					Continued
Checking Account Totals			<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount</u>	<u>Void</u>	
	Checks:		83	0	2,155,000.80		0.00	
	Direct Deposit:		0	0	0.00		0.00	
	Total:		<u>83</u>	<u>0</u>	<u>2,155,000.80</u>		<u>0.00</u>	
Report Totals			<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount</u>	<u>Void</u>	
	Checks:		83	0	2,155,000.80		0.00	
	Direct Deposit:		0	0	0.00		0.00	
	Total:		<u>83</u>	<u>0</u>	<u>2,155,000.80</u>		<u>0.00</u>	

May 6, 2013  
12:01 PM

Borough Wood-Ridge  
Check Register By Check Date

Fund Description	Fund	Budget Total	Revenue Total
CURRENT FUND	2-01	1,658.07	0.00
CURRENT FUND	3-01	2,153,342.73	0.00
Total of All Funds:		<u>2,155,000.80</u>	<u>0.00</u>

Executive Meeting, MAY 7, 2013

## RESOLUTION F

### *CLOSE OF CONTRACT*

Introduced by Councilperson:

Seconded by Councilperson

Be it resolved by the Mayor and Council of the Borough of Wood-Ridge, Bergen County, New Jersey that the contract for Civic/Senior Center Access Improvements was constructed by JG Drywall 303 Molnar Drive Elmwood Park NJ, in accordance with the Plans and Specifications and any approved Change Orders, as directed by the Borough Engineer.

The said construction is hereby accepted and final payment has been remitted to contractor.

This Resolution to take effect immediately.

Dated: \_\_\_\_\_

Approved:

\_\_\_\_\_  
Mayor

### CERTIFICATION

I, Diane Thornley, Clerk of the Borough of Wood-Ridge, Bergen County, New Jersey, do hereby certify that the Mayor and Council of the Borough of Wood-Ridge, at a regular meeting held, adopted the foregoing resolution \_\_\_\_\_.

Dated: \_\_\_\_\_

\_\_\_\_\_  
Clerk

**RESOLUTION G**

***CLOSE OF CONTRACT***

Introduced by Councilperson:

Seconded by Councilperson

Be it resolved by the Mayor and Council of the Borough of Wood-Ridge, Bergen County, New Jersey that the contract for Union Avenue Section 3 and 4 and 2011 Road Program was constructed by Smith-Sondy Asphalt Construction Co., Inc., 150 Anderson Avenue, Wallington, New Jersey, 07075, in accordance with the Plans and Specifications and any approved Change Orders, as directed by the Borough Engineer.

The said construction is hereby accepted and final payment has been remitted to contractor.

This Resolution to take effect immediately.

Dated: \_\_\_\_\_

Approved:

\_\_\_\_\_  
Mayor

**CERTIFICATION**

I, Diane Thornley, Clerk of the Borough of Wood-Ridge, Bergen County, New Jersey, do hereby certify that the Mayor and Council of the Borough of Wood-Ridge, at a regular meeting held, adopted the foregoing resolution \_\_\_\_\_.

Dated: \_\_\_\_\_

\_\_\_\_\_  
Clerk

## Resolution H

### 2012 ENDORSING RESOLUTION FOR BERGEN COUNTY OPEN SPACE-PROJECT AMENDMENT

WHEREAS, the Bergen County Open Space, Recreation, Farmland & Historic Preservation Trust Fund ("County Trust Fund"), provides matching grants to municipal governments and to nonprofit organizations for assistance in the development or redevelopment of municipal recreation facilities; and,

WHEREAS, the *Borough of Wood-Ridge* desires to further the public interest by **AMENDING** a matching grant of \$80,000.00 from the County Trust Fund to fund the following project: 14<sup>th</sup> Street Field Neighborhood Basketball Court to be revised so that the existing playground equipment can be modernized and in lieu of the Basketball Court and,

WHEREAS, the governing body/board has reviewed the County Trust Fund Program Statement, and the Trust Fund Municipal Program Park Improvement application and instructions and desires to make an amendment for such a matching grant and provide information and furnish such documents as may be required; and,

WHEREAS, as part of the application process, the governing body board will hold public hearing on May 7, 2013 to receive comments with respect to the proposed amendment ; and,

WHEREAS, the County of Bergen shall determine whether the amendment is complete and in conformance with the scope and intent of the County Trust Fund; and,

WHEREAS, the applicant is willing to use the County Trust Fund in accordance with such rules, regulations and applicable statutes, and is willing to enter into an amended agreement with the County of Bergen for the above named project(s).

NOW, THEREFORE, BE IT RESOLVED by the *Borough of Wood-Ridge* :

1. That it is hereby authorized to submit the above amendment project to the County; and,
2. That, in the event of a County Trust Fund award that may be less than the grant amount requested above, *the Borough of Wood-Ridge* has, or will secure, the balance of funding necessary to complete the project, or modify the project as necessary; and,
3. That *the Borough of Wood-Ridge* is committed to providing a dollar for dollar cash match for the project; and,
4. That *the Borough of Wood-Ridge* agrees to comply with all applicable federal, state, and local laws, rules, and regulations in its performance of the project; and,
5. That this resolution shall take effect immediately.

**PROPER SIGNATURES & CERTIFICATION BY MUNICIPAL OFFICERS**

Executive Meeting, MAY 7, 2013

RESOLUTION I

Be it resolved by the Mayor and Council of the Borough of Wood-Ridge of Bergen County, New Jersey upon recommendation of the Asbestos Safety Control Firm/Project Designer, Environmental Connection, Inc., Trenton, NJ, that the Change Order for the Contract listed below be and is hereby approved.

The Basis of the requested Change Order is to cover and secure 2,753 square feet of window openings using 2x4x96 kiln dried studs and 11/32 inch x 4 feet x 8 feet RTD Sheathing Syp. Coverings to be installed at the completion of abatement activities, to facilitate repairs to the window openings.

**TITLE OF JOB:** Facility Upgrades and Elevator Addition for Wood-Ridge Intermediate School

**CONTRACTOR:** Savic Construction Corp.,

Change Order ENV-3

AMOUNT OF CHANGE THIS RESOLUTION: \$11,200.00

This resolution to take effect upon certification by the Borough Treasurer that sufficient funds are available.

Dated:

Certified: \_\_\_\_\_

Treasurer

Dated:

Approved: \_\_\_\_\_

Mayor

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I, Diane Thornley, Clerk of the Borough of Wood-Ridge, Bergen County, New Jersey do hereby certify that the forgoing Resolution was adopted by the Mayor and Council of the Borough of Wood-Ridge at a regular meeting held \_\_\_\_\_.

Dated:

\_\_\_\_\_  
Clerk