

**BOROUGH OF OLD TAPPAN**  
**MAYOR & COUNCIL SPECIAL & EXECUTIVE MEETING**  
**April 1, 2024**

In compliance with the Open Public Meeting Law, notification of this meeting has been sent to our official newspapers and other publications circulated in the Borough of Old Tappan, and notice posted on the bulletin board at Borough Hall.

All meetings are videotaped and posted on the website.

Please note fire exits located at the main entrance to the Council Chambers and in the rear of the Council Chambers.

**REGULAR MEETING**

**MEETING CALLED TO ORDER:** 7:30 p.m.

<b>ROLL CALL:</b>	Mayor Thomas Gallagher	Present
	Councilman Ronald Binaghi, Jr.	Present
	Councilman William Boyce	Present
	Councilman Guy Carnazza	Present
	Councilman Cort Gwon	Absent
	Councilwoman Christine Massaro	Present
	Councilman Jin Yhu	Present

Also Present:	Borough Clerk Jean M. Donch
	Borough Attorney Brian Giblin

**SALUTE TO THE FLAG**

**PROCLAMATIONS**

**NVOT Varsity Competition Cheerleading Team**

Mayor Gallagher read the proclamation honoring the NVOT Varsity Competition Cheerleading Team.

**Chanel Hwang**

Mayor Gallagher read the proclamation honoring Chanel Hwang.

**Lauren Tong**

Mayor Gallagher read the proclamation honoring Lauren Tong.

## **PLANNING BOARD APPOINTMENT**

### **John Kramer - Alternate #4 - 2 Year Unexpired Term Ending 12/31/25**

Mayor Kramer appointed John Kramer to the Planning Board.

## **PUBLIC HEARING**

### **Ordinance 1250-24 – Amend LOSAP Ordinance - Fire Department – Resolution of Adoption**

Councilman Yhu described the ordinance and made a motion to open the meeting to the public.

Second – Councilman Binaghi

No Public Comment

Motion to close the meeting to the public – Councilman Binaghi

Second – Councilman Yhu

Discussion – None

On voice vote, all in favor, the motion carried.

Councilman Yhu read the resolution

Second – Councilman Carnazza

Discussion - None

Roll Call

Councilman Binaghi	Abstain
Councilman Boyce	Yes
Councilman Carnazza	Yes
Councilwoman Massaro	Yes
Councilman Yhu	Abstain

## **RESOLUTION**

### **2024 Municipal Budget Introduction**

Councilman Yhu read the 2024 Municipal Budget Introduction Resolution

Second – Councilman Binaghi

Discussion – None

Roll Call

Councilman Binaghi	Yes
Councilman Boyce	Yes
Councilman Carnazza	Yes
Councilwoman Massaro	Yes
Councilman Yhu	Yes

## **CONSENT RESOLUTION**

Councilman Yhu read the Consent Resolution

Second – Councilman Binaghi

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

## **NEW BUSINESS**

Mayor Gallagher explained that the Maya for All, Inc. presentation has been postponed until the next meeting.

### **Ordinance 1251-24 – Capital Ordinance - Various Improvements & Acquisitions – Resolution of Introduction**

Councilman Yhu read the resolution

Second – Councilman Binaghi

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

### **Ordinance 1252-24 – Capital Ordinance - Various Sewer Improvements & Acquisitions – Resolution of Introduction**

Councilman Carnazza read the resolution

Second – Councilman Binaghi

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

**Ordinance 1253-24 – Capital Ordinance - Various Improvements & Acquisitions  
(Fully Funded) – Resolution of Introduction**

Councilman Yhu read the resolution

Second – Councilman Carnazza

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

**Ordinance 1254-24 – Exceed Municipal Budget Appropriation Limits & Establish a  
Cap Bank – Resolution of Introduction**

Councilman Yhu read the resolution

Second – Councilman Carnazza

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

**Ordinance 1255-24 – Exceed Municipal Budget Appropriation Limits & Establish a  
Cap Bank – Resolution of Introduction**

Councilman Carnazza read the resolution

Second – Councilman Binaghi

Discussion – None

Roll Call	Councilman Binaghi	Yes
	Councilman Boyce	Yes
	Councilman Carnazza	Yes
	Councilwoman Massaro	Yes
	Councilman Yhu	Yes

## **OLD BUSINESS**

### **School Traffic**

Councilman Binaghi explained that there was an accident involving pedestrians a couple of weeks ago on Kay Street. There was also an accident yesterday on Central Avenue and Old Tappan Road. Accidents seem to be increasing so he has asked the Police Chief to come tonight to give his thoughts.

Chief Tracy gave a brief history of the Kay Street area. The DPW Superintendent used his drone to give them an aerial view of the traffic in the morning and afternoon. Gave the enrollment numbers of the elementary and middle schools of the past couple of years. Discussed the streets that they are having issues on and what they have tried to do to bring down the congestion. The drivers do not adhere to the traffic laws in that area, and many are driving distracted. Parents are not using the crosswalk where the crossing guard is. They have increased their enforcement in that area, especially in the afternoon. Suggested putting jersey barriers on Kay Street to prevent people from making that left turn during the school year. The town and school could also conduct a traffic study. We are eventually going to have to look at Leonard Drive and put the same restrictions there as on Charles Place.

Discussion ensued on potential solutions to this traffic issue. All the new developments in town could soon add to the problem.

Councilwoman Massaro suggested speaking to the one resident on Kay Street who would be affected by the placement of the jersey barriers.

Mayor Gallagher asked that this topic be placed on the next meeting's agenda so that residents in the area can come in and voice their opinions and concerns. Suggested that, for now, we use the sawhorse barriers until this matter can be discussed with the public. The number one goal is the safety of the children, parents, and teachers in that neighborhood.

### **First Aid Corps**

Councilman Yhu prepared a statement that provided the history of the OTFAC providing emergency medical services in town. This legacy of service is a point of pride for the members. Recently the corps has witnessed a change in the make up of their membership that makes it difficult to respond to as many calls as they used to. The evening and overnight hours are well covered but there are very few members around during the day. This is why they made the proposal to move to daytime paid services in conjunction with another town such as River Vale. Does not believe that contracting with a hospital is a good idea and listed the reasons. Discussed a potential stipend program. At our next meeting he will be presenting a resolution stating that the Borough recognizes that the OTFAC proposal is the best path forward for our residents. He will write it so that it is an open invitation to River Vale or another adjacent town to join us in this endeavor.

Councilman Boyce asked if the OTFAC Mayor and Council committee members will be involved in the writing of this resolution.

Councilman Yhu answered yes.

Mayor Gallagher stated that there seemed to be some interest at the last meeting of exploring per diem EMTs. They would be paid an hourly rate that would need to be decided on. Asked that Councilman Yhu include this in his discussion with the committee.

## **PUBLIC'S OPPORTUNITY TO SPEAK**

Motion to open the meeting to the public – Councilman Carnazza

Second – Councilman Binaghi

Discussion – None

Robert Wanat, 19 Stonegate Road, would like to see the town make improvements to the playing fields. Is a current Recreation Commission member and volunteer coach. Spoke about the benefits of youth sports. There are limited and sometimes no options when field closures occur, and mid-week games are impossible since there are no illuminated playing fields. After meeting with the DPW he learned that a program was developed to address the infield rework at Gallagher Field. Believes that the repurposing of Chestnut Field and upgrades at the fields behind the middle school need attention. This will address field availability and achieve the standard of today.

Mayor Gallagher explained that the fields at the schools are not town property and that he would have to address the Board of Education for any work done to those fields.

Mr. Wanat explained the work needed at the Gallagher Field baseball infield. Would like to see a turf field as well as lighting installed at Chestnut Field and gave his reasons. Feels that there should be some type of group facility that all the surrounding towns can work together to address.

Councilman Carnazza explained the history of the Borough trying to install lights at the playing fields and the objections raised by residents.

Mayor Gallagher explained that the budget is already set for 2024. Field upgrades and lighting can be discussed for future budgets. Asked Mr. Wanat to have conversations about these projects with the Recreation Commission and include the DPW Superintendent so a long-term plan can be put together.

William DeCordova, 28 Wilbur Road, explained that he parks on Kay Street when dropping his sons off at school. He sees the issues on Leonard Drive and Charles Place every day. Feels that eliminating the left turn from Charles Place onto Kay Street would be a good idea. Also believes that making Kay Street a one-way street from Charles Place

to Leonard Drive would help. Is concerned with all the parking that has been taken away recently. The end result is that families like his who have to drive across town to drop their kids off are being pushed farther away from the schools.

Mayor Gallagher will share Mr. DeCordova's concerns and ideas with the Police Chief.

Motion to close meeting to the public – Councilman Binaghi

Second – Councilman Yhu

Discussion – None

On voice vote, all in favor, the motion carried.

Motion to adjourn Regular Meeting – Councilman Binaghi

Second – Councilman Yhu

On voice vote, all in favor, the motion carried.

### **EXECUTIVE MEETING**

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### **MEETING CALLED TO ORDER**

<b>ROLL CALL:</b>	Mayor Thomas Gallagher	Present
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	Councilman William Boyce	Present
	Councilman Guy Carnazza	Present
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Also Present:	Borough Clerk Jean M. Donch
	Borough Attorney Brian Giblin

### **ENGINEER'S REPORT**

#### **Carriage Estates Bond & Escrow Release Request**

Mr. Skrable explained that the Carriage Estates request is for the Koch Lane subdivision. They are asking for the release of their bonds and escrow and have submitted as-built plans and all the infrastructure improvements are complete. Upon release of the

performance bond, they will need to submit a 2-year maintenance bond in the amount of 15% of the original bond amount.

In regard to this year's road program a meeting was held to decide which roads will be done and listed the roads.

Plans have been submitted to the state for the Fred Street drainage improvements. We will be more than the grant so we will break the bid up into a base bid and alternate bid. Explained the issues on Fred Street and what the project entails. He is hoping to receive those bids in May.

We just received a grant for Phase II of the Perry Street project. Explained the scope of the project and what is causing the issues. Now that one of the owners is not interested in the project that will save us some money and we might be able to cover the milling and paving. Explained what trees are going to be taken down. The residents will be brought in for a meeting to go over everything. Does not suggest replacing the trees because their roots are what was causing the problems in the first place. Any replantings would have to be set back at a reasonable distance and different species would need to be chosen.

Russell Avenue will be milled and paved the week of April 15<sup>th</sup> when the schools are closed. Another preconstruction meeting will be held with the emergency services invited.

The contractor for the DeWolf Road project will be pushed to the end of the month to leave enough time for settlement. We don't want to start the project too soon and then have a settlement issue later. The plans are to mill and pave the whole street. He will be in touch with Stokes Farm and the Golf Course with the schedule. If we are not able to fit it in before the farm and golf course get busy then the project will be pushed off until the fall.

## **COUNCIL COMMITTEE REPORTS AND REVIEW OF CORRESPONDENCE**

### **COUNCILMAN BOYCE – GOLF/PLANNING BD/ENVIRONMENTAL**

The golf course has received a qualified bid for the irrigation pump and panel project. Explained the new electrical upgrade project plan and timeline. Currently our membership is more than last year.

The Environmental Commission met with an environmentalist from Orange and Rockland, who are removing the high tower wires that run through town, and they are offering to install a giant pollinator meadow next to the Chestnut Field Community Garden. On Wilbur Road there is an open lawn area that can possibly be restored.

### **COUNCILWOMAN MASSARO - RECREATION/HEALTH/HISTORICAL**

The Board of Health will be hosting a guest speaker in April.



Opening day for baseball and softball is April 27<sup>th</sup>.

The Historical Committee will be meeting on April 9<sup>th</sup> at 7:00pm at the Borough Hall. They are having a guest speaker on May 7<sup>th</sup> at 7:00pm at the firehouse entitled 315 Miles of Revolution.

The Youth Council is working to set up technology lessons for our senior citizens.

#### COUNCILMAN BINAGHI - POLICE/ADMINISTRATION/GRANTS

Councilman Boyce created a rendering of the Oakes House. Explained what is being proposed in the rendering. More parking will be needed down the road. Needs to be sent to Green Acres to see if they approve of it.

Discussion ensued on the dimensions of the new building versus the old building, the amount budgeted, the Green Acres parameters and what the building can be used for.

Councilman Boyce explained that if Green Acres approves the project then we can hire a licensed NJ architect to draw plans and then we can have contractors bid on it along with the DPW providing their services.

Mrs. Haverilla will submit the rendering to Green Acres.

#### COUNCILMAN CARNAZZA – DPW/CONSTRUCTION

Read the March 2024 Construction Department activity report.

Read the March 2024 DPW activity report.

#### COUNCILMAN YHU – FIRST AID/FIRE/SENIORS/SCHOOLS

Both the local and regional Board of Educations have introduced their proposed 2024-2025 budgets.

On April 10<sup>th</sup> the Seniors will be taking a trip to The Brownstone for lunch and a show. On April 28<sup>th</sup> there will be a Lunch and Learn where a speaker will present about wills and estates.

The Fire Department is working on the budget for the light rescue truck that appropriations were made for last year due to a price increase. The Fire Department worked with the CFO to reappropriate money to cover the additional cost. This will have no effect on the budget.

Councilman Carnazza questioned the price increase.

Councilman Yhu explained that the purchase of the truck was approved last year but not yet ordered.

Read the OTFAC activity report. Congratulated Chief Hopfer and Lieutenant Thompson for a CPR save during the month of March. Thanked the crew for their quick response to the accident yesterday in town along with the Fire Department.

### **MAYOR'S COMMENTS**

Attended services tonight for the former Hillsdale mayor whose son is the current mayor of Park Ridge.

Thanked all involved for their hard work on the municipal budget that was introduced tonight.

Motion to adjourn – Councilman Binaghi

Second – Councilman Yhu

On voice vote, all in favor, the motion carried.

On voice vote, all in favor, none opposed, the motion carried.

Respectfully submitted,

Jean M. Donch, RMC  
Borough Clerk

Reviewed & Approved: April 15, 2024