

MINUTES
Regular Council Meeting
Monday, January 23, 2023
Council Chambers 7:30pm

CALL THE MEETING TO ORDER

Council President Criscuolo called the meeting to order at 7:30pm.

SALUTE TO FLAG

Council President Criscuolo asked all in attendance to join him in a Salute to the Flag.

SUNSHINE LAW STATEMENT

Council President Criscuolo read the Sunshine Statement into the record, as follows:

"In accordance with the provisions set forth in the Open Public Meetings Law, notification of this meeting has been sent to all officially appointed Township newspapers and notice is posted at the Municipal Office."

ROLL CALL

Councilman Tolomeo, Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo were present.

Also present: Mayor Mark Bromberg, Business Administrator/CFO Gennaro Rotella, Township Attorney Michael Caulfield, Township Engineer Lisa Nieman, and Township Clerk Karen Campanelli.

Mayor's Comments

Mayor Bromberg extended his condolences on the passing of former River Vale Business Administrator Roy Blumenthal. He reported that Roy served the Town for many years and most notable is credited with having formed the Joint Municipal Excess Insurance Fund along with Attorney David Grubb. Mayor Bromberg added that this was quite an accomplishment and benefited many Towns throughout New Jersey. Additionally, Roy served for seven (7) different Mayors.

He reported that he attended the Pascack Valley Mayor's meeting. Mayor Bromberg reported that the Mayors' will be seeking support from the water company to conduct a drone study on the waterways throughout the area, for potential de-snagging projects which may help reduce flooding. Mayor Bromberg added that Assemblymembers Bob Auth and Deanne DeFuccio will also assist with this issue and possibly help organize an audience with the Governor.

Council Comments

Councilman Tolomeo had no comments this evening.

Councilman Ben-Yishay had no comments this evening.

Councilman Donovan commented that he was saddened by the passing of Roy Blumenthal. He recalled Roy being a fixture while growing-up in River Vale. Councilman Donovan commented that he got to know Roy when he was a Scout with Troop 335. Roy and his group sponsored him for Boys State, and he was also a recipient of a Rotary Club Scholarship. Councilman Donovan added that Roy was also a friend to his family, and expressed his condolences to his family, adding that Roy will be missed.

Councilwoman Sieg commented that she had known Roy for a very long time and was very sad to hear of his passing. She extended her condolences to his family.

Council President Criscuolo echoed the Council's comments, thanking Roy Blumenthal for his service to the Town and condolences to his friends and family.

Business Administrator Report

Mr. Rotella commented on Resolution 64, the Green Acres grant enabling resolution for the Golf Course. He reported that they have secured approximately \$5 million in grant funding over the years. Mr. Rotella explained that this is an additional and possibly final grant, as we have reached the maximum amount eligible. Mr. Rotella also noted the ordinance for introduction this evening, Bob Rusch is proposing updates to our Construction Code fees.

Township Engineer Report

Ms. Nieman reported that the 2022 Road Program is substantially complete, the only outstanding item is the installation of a catch basin on Central Avenue. She next reported that the school zone dynamitic warning signs have been installed, 5 out of 6 are working well. Ms. Nieman further reported that a contractor is coming out to repair the one sign that isn't working, they believe it's a wiring issue.

Ms. Nieman next reported that the Township received a Municipal Aide grant award for the Brookside Avenue bikeway project and they have just starting surveying for this project.

1st Hearing of the Public

Motion by Councilman Donovan; second by Councilwoman Sieg to open the meeting to the public.

There being no questions or comments from the public. Motion by Councilwoman Sieg; second by Councilman Donovan to close the hearing of the public.

RESOLUTIONS

Resolution #2023-56

Motion by Councilman Donovan; second by Councilman Ben-Yishay to approve Resolution #2023-56 as follows:

RESOLUTION APPROVING MINUTES JANUARY 3, 2023, SINE DIE MEETING

BE IT RESOLVED, by the Township Council of the Township of River Vale that the minutes of the January 3, 2023, Sin Die meeting of the Township Council are hereby approved.

ROLL CALL VOTE

Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo voted yes. Councilman Tolomeo abstained.

Motion by Councilman Donovan; second by Councilwoman Sieg to approve Resolutions #2023-57 through #2023-65 as a Consent Agenda as follows:

Resolution #2023-57

RESOLUTION SUPPORTING MUTUAL AID PLAN AND RAPID DEPLOYMENT FORCE

INTERLOCAL SERVICE AGREEMENT

WHEREAS, the police departments in Bergen County have a day-to-day responsibility to provide for the security of lives and property, for the maintenance and preservation of the public peace and order; and,

WHEREAS, Law Enforcement Officials also have a responsibility to provide for preparedness against natural emergencies such as floods, hurricanes, earthquakes, major storms, etc., man-made causes, civil unrest, and civil disobedience such as riot, strikes, jail or prison riots, train wrecks, aircraft crashes, major fires, riots, terrorist incidents and bombings, state, and national emergencies; and,

WHEREAS, the Bergen County Police Chief's Association has proposed a Mutual Aid Plan and Rapid Deployment Force to deal with these emergencies; and,

WHEREAS, this plan is adopted in accordance with the provisions of N.J.S.A. 40A:14-156, N.J.S.A. 40A:14-156.1, N.J.S.A. 40A14-156.4 and N.J.S.A. APP. A: 9-40.6; and

WHEREAS, this Plan will provide a uniform procedure for the coordination of the requesting, dispatching, and utilization of law enforcement personnel and equipment whenever a local law enforcement agency requires mutual aid assistance from any other jurisdiction, both contiguous and non-contiguous, in the event of an emergency, riot or disorder, in order to protect life and property; and,

WHEREAS, it is also recognized that the River Vale Chief of Police, in accordance with the provisions of N.J.S.A. 40a:14-118 and under the Bergen County Prosecutor, has the authority to assign officers to a Task Force, Rapid Deployment Team, or Regional SWAT Team in conjunction with the Bergen County Prosecutor's Office; and,

WHEREAS, it is the desire of the Mayor and Council of the Township of River Vale to participate in Mutual Aid Plan and Rapid Deployment Force in accordance with the Plan as submitted by the Bergen County Chief's Association.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Township of River Vale that the Police Department of the Township of River Vale under the direction of the Chief of Police, cooperate with the Bergen County Police Chief's Association to create an Interlocal Services Agreement with all municipalities in the County of Bergen in order to put into place the Mutual Aid Plan and Rapid Deployment Force.

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to the County Executive, the Board of Commissioners, the County Prosecutor, and all municipalities in Bergen County.

Resolution #2023-58

RESOLUTION AUTHORIZING NOT TO EXCEED LIMITATIONS FOR THE FIRM OF CHIESA, SHAHINIAN & GIANTOMASI, PC (PILOT AGREEMENT WITH LAKE TAPPAN URBAN RENEWAL, LLC)

WHEREAS, on December 23, 2022, the firm of Chiesa, Shahinian & Giantomsi, PC submitted a proposal to serve as Counsel in connection with the negotiations and drafting of a Long-Term Tax Exemption Agreement (Pilot Agreement) with Lake Tappan Urban Renewal, LLC as part of a planned 24-unit 100% affordable housing development located at the Meskers site (Block 701, Lot 5) in the Township of River Vale; and,

WHEREAS, this development is in accordance with the Township's settlement agreement with the Fair Shar Housing Center; and,

WHEREAS, the Chief Financial Officer has certified the availability of funds in the Current Account.

NOW THEREFORE BE IT RESOLVED, by the Township Council of the Township of River Vale that not to exceed limitations are hereby approved and established in the amount of \$17,500 for the firm of Chiesa, Shahinian & Giantomsi, PC, with offices located at One Boland Drive, West Orange, New Jersey.

BE IT FURTHER REOLVED, that the Mayor is hereby authorized to sign the Retainer Agreement with Chiesa, Shahinian & Giantomsi, PC.

Resolution #2023-59

RESOLUTION APPROVING 2023 TOWING LICENSES FOR THE RIVER VALE POLICE DEPARTMENT

WHEREAS, the following towing companies have applied for a 2023 License to provide Towing services for the River Vale Police Department: and

WHEREAS, the Clerk has certified that all the documents and fees required have been received pursuant to the requirements of Chapter 223 of the Township Code.

NOW THEREFORE, BE IT RESOLVED, by the Township Council of the Township of River Vale that the following companies are hereby the designated Towers for the River Vale Police Department:

Emerson Towing, LLC	Bergen Brookside Towing	Rich's Automotive Specialist LLC
23 Chestnut Street	One Emerson Plaza E.	50 Chestnut Street
Emerson, NJ 07630	Emerson, NJ 07630	Emerson, NJ 07630

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to the Chief of Police.

Resolution #2023-60

RESOLUTION

(Refund Generator Permit)

WHEREAS, the owner of 204 Sunrise Court (Block 601, Lot 1.02) had applied and paid for a Generator Permit (#22-061); and

WHEREAS, the applicant has decided to not move forward with the project and is requesting a refund of the permit fee.

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of River Vale that the permit fee be refunded.

BE IT FURTHER RESOLVED, by the Township Council of the Township of River Vale that the Treasurer is hereby directed to issue a municipal check as follows:

Payable to:

"Jared Goldberger"

Mailing Address:

204 Sunrise Court

River Vale, New Jersey 07675

Refund Amount: \$ 340.00

Resolution #2023-61

RESOLUTION

(Escrow Refund)

WHEREAS, the owner of 567 Echo Glen Avenue (Block 1514, Lot 13) had posted escrow for a permit-by-rule letter issued by the Township Engineer as part of their fence permit application; and

WHEREAS, both the Township Engineer and Construction Code Official have inspected said project and deemed the project complete therefore the escrow balance may be released.

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of River Vale that the remaining Escrow Deposit be released.

BE IT FURTHER RESOLVED, by the Township Council of the Township of River Vale that the Treasurer is hereby directed to issue a municipal check as follows:

Payable to:

"John Javadi"

Mailing Address

567 Echo Glen Avenue

River Vale, New Jersey 07675

Refund Amount: \$ 390.00

Resolution #2023-62

RESOLUTION GRANTING TAX EXEMPT STATUS

DISABLED VETERAN AND AUTHORIZING REFUNDING PROPERTY TAXES PAID

WHEREAS, Shaun M. Hutchinson, who resides at and is the owner of 590 Delcina Drive (Block 403, Lot 8) in the Township of River Vale has been deemed a 100% permanently disabled veteran in accordance with the provisions of N.J.S.A. 54:4-3.30; and,

WHEREAS, Shaun M. Hutchinson made the appropriate claim for tax exemption through the River Vale Tax Assessor’s Office as a 100% permanently disabled veteran and was approved effective October 28, 2022; and,

WHEREAS, Mr. Hutchinson submitted an official letter from the Department of Veterans Affairs with the River Vale Tax Assessor confirming this information; and,

WHEREAS, Mr. Hutchinson is seeking a refund for property taxes paid as follows:

- **Q1 2022: \$3,539.36**
- **Q4 2023: \$5,309.04**
-

NOW THEREFORE BE IT RESOLVED, by the Township Council of the Township of River Vale that the property known as 590 Delcina Drive (Block 403, Lot 8) is hereby designated as a tax-exempt property as the property owner, Shaun M. Hutchinson, is a 100% permanently disabled veteran effective October 28, 2022.

BE IT FURTHER RESOLVED that all property taxes on said property are hereby cancelled.

BE IT FURTHER RESOLVED, by the Township Council of the Township of River Vale that a refund of property taxes paid is hereby granted and the Treasurer is authorized to issue a municipal check payable as follows:

Payable to:

“Shaun M. Hutchinson”

590 Delcina Drive

River Vale, New Jersey 07675

Total Refund Amount \$ 8,848.40

Resolution #2023-63

RESOLUTION

(TRANSFERS)

WHEREAS, there exists a need to make transfers in the 2022 Budget Appropriations Reserves, and there exists balances from which to make said transfers,

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of River Vale that the Chief Financial Officer hereby be authorized to make the following transfers to the 2022 Budget Appropriations Reserves.

Inside CAP:

From:

Group Health OE	\$ 15,000.00
<u>Solid Waste & Recycling OE</u>	<u>\$ 27,600.00</u>
Total	\$ 42,600.00

Inside CAP:

To:

Garage OE	\$ 26,000.00
Law OE	\$ 15,000.00
Clerk OE	\$ 1,600.00
Total	\$ 42,600.00

Resolution #2023-64

GREEN ACRES ENABLING RESOLUTION

WHEREAS, the New Jersey Department of Environmental Protection, Green Acres Program ("State"), provides loans and/or grants to municipal and county governments and grants to nonprofit organizations for assistance in the acquisition, development, and stewardship of lands for outdoor recreation and conservation purposes; and

WHEREAS, the Township of River Vale has previously obtained a loan of \$ 0 and/or a grant of \$ 2,212,000 from the State to fund the following project(s):

#0253-96-141 Watershed Property Acquisition

WHEREAS, the State and the Township of River Vale desires to further the public interest by obtaining additional funding in the amount of \$66,650, in the form of a \$ 13,750,000 matching grant and, if available, a \$ 0 loan, from the State to fund the project(s) at a cost of \$ 13,020,000;

NOW, THEREFORE, the governing body/board resolves that Gennaro Rotella or the successor to the office of Business Administrator is hereby authorized to:

- (a) request such a loan and/or such a grant,
- (b) provide additional information and furnish such documents as may be required, and
- (c) act as the authorized correspondent of the above-named applicant; and

WHEREAS, the State shall determine if the supplemental funding request is complete and in conformance with the scope and intent of the Green Acres Program, and notify the applicant of the amount of the funding award; and

WHEREAS, the applicant is willing to use the State's funds in accordance with such rules, regulations and applicable statutes, and is willing to enter into an agreement with the State for the above-named project;

NOW, THEREFORE, BE IT FURTHER RESOLVED BY THE Township Council of the Township of River Vale:

1. That the Business Administrator of the above-named body or board is hereby authorized to execute an agreement and any amendment thereto with the State known as Watershed Property Acquisition;
2. That the applicant has its matching share of the project, if a match is required, in the amount of \$ 13,750,000.
3. That, in the event the State's funds are less than the total project cost specified above, the applicant has the balance of funding necessary to complete the project;
4. That the applicant 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.

Resolution #2023-65

PAYMENT OF BILLS

BE IT RESOLVED by the Township Council of the Township of River Vale

that the Business Administrator is hereby authorized to pay the following claims:

CURRENT ACCOUNT claims in the amount of:	\$	63,776.63
RESERVE CURRENT ACCOUNT claims in the amount of:	\$	280,924.70
GOLF COURSE UTILITY OPERATING ACCOUNT claims in the amount of:	\$	21,655.95
RESERVE GOLF COURSE UTILITY OPERATING ACCT claims in the amount of:	\$	16,197.27
FEDERAL/STATE GRANT ACCOUNT claims in the amount of:		
ANIMAL TRUST ACCOUNT claims in the amount of:	\$	701.00
SNOW REMOVAL TRUST ACCOUNT claims in the amount of:	\$	22,292.00
RECREATION TRUST ACCOUNT claims in the amount of:	\$	6,660.00
PRIVATE DUTY TRUST ACCOUNT claims in the amount of:	\$	51,947.29
TRUST ACCOUNT claims in the amount of:	\$	5,900.00
HOUSING TRUST ACCOUNT claims in the amount of:		
JUNIOR POLICE ACADEMY TRUST ACCOUNT claims in the amount of:		
GOLF COURSE UTILITY CAPITAL ACCOUNT claims in the amount of:	\$	1,490.00
OPEN SPACE TRUST ACCOUNT claims in the amount of:	\$	140.00
CAPITAL ACCOUNT claims in the amount of:	\$	21,913.57
PLANNING BOARD TRUST ACCOUNT claims in the amount of:	\$	840.00
SPECIAL TRUST ACCOUNT claims in the amount of:	\$	1,745.00
ZONING BOARD TRUST ACCOUNT claims in the amount of:	\$	300.00
TOTAL CLAIMS TO BE PAID	\$	496,483.41

BE IT FURTHER RESOLVED by the Township Council of the Township of River Vale that the following claims

have been paid by the Business Administrator prior to the Bill List Resolution in the following amounts:

CURRENT ACCOUNT claims in the amount of:	\$	3,546,426.63
RESERVE CURRENT ACCOUNT claims in the amount of:	\$	1,684,690.30
GOLF COURSE UTILITY OPERATING ACCOUNT claims in the amount of:	\$	33,523.92
RESERVE GOLF COURSE UTILITY OPERATING ACCT claims in the amount of:	\$	235,185.92
ACCUMULATED ABSENCES TRUST ACCOUNT claims in the amount of:		
ANIMAL TRUST ACCOUNT claims in the amount of:	\$	2.40
SNOW REMOVAL TRUST claims in the amount of:	\$	7,500.00
RECREATION TRUST ACCOUNT claims in the amount of:	\$	18,882.90
PAYROLL AGENCY TRUST ACCOUNT claims in the amount of:	\$	9,581.50
PRIVATE DUTY TRUST ACCOUNT claims in the amount of:	\$	40,614.77
TAX SALE REDEMPTION TRUST ACCOUNT claims in the amount of:		
TAX SALE PREMIUM TRUST ACCOUNT claims in the amount of:		
UNEMPLOYMENT TRUST ACCOUNT claims in the amount of:	\$	5,751.13

UCC CODE ENF TRUST ACCOUNT claims in the amount of:

UTILITY CAPITAL ACCOUNT claims in the amount of: \$ 25,488.00

CAPITAL ACCOUNT claims in the amount of: \$ 39,729.43

BOND TRUST claims in the amount of:

SPECIAL TRUST ACCOUNT claims in the amount of: \$ 390.00

ZONING BOARD TRUST ACCOUNT claims in the amount of:

TOTAL CLAIMS PAID \$ 5,647,766.90

TOTAL BILL LIST RESOLUTION \$ 6,144,250.31

MANUAL DISBURSEMENTS

BILL LIST FOR January 24, 2023

12/15/2022 Transfer Payroll \$ 377,467.31

12/30/2022 Transfer Payroll \$ 328,390.77

1/13/2023 Transfer Payroll \$ 355,409.69

TOTAL STATUTORY ACCOUNT DISTRIBUTIONS \$ 1,061,267.77

ROLL CALL VOTE

Councilman Tolomeo, Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo voted yes.

Ordinances for 1st Reading

ORDINANCE #408-2023

Motion to Introduce: Councilman Tolomeo

Seconded: Councilman Donovan

AN ORDINANCE OF THE TOWNSHIP OF RIVER VALE, IN THE COUNTY OF BERGEN, NEW JERSEY AMENDING CHAPTER 142 OF THE CODE ENTITLED "LAND USE" PART 9 ZONING, ARTICLE XLIX "ADMINISTRATION AND PROCEDURES"

BE IT ORDAINED by the Township Council of the Township of River Vale that the Chapter 142-216 of the Code is hereby amended as follows:

§ 142-216. Enforcement.

Add:

B. No parcel of land, building or structure shall be erected, added to or structurally altered in the Township of River Vale until there has been filed with the Zoning Officer a plan in duplicate, drawn to scale, showing the actual dimensions, radii and angles of the lot to be built upon, the exact size and location on the lot of the main and accessory buildings to be erected, the exact size and location of the sanitary plant and such other information as may be necessary to determine and provide for the enforcement of this Part 9. One

copy of such plan shall be returned to the owner when approved by the Zoning Officer. [Amended 2-23-1995 by Ord. No. 0-2-95]

This Ordinance shall take effect following adoption and approval in a time and manner prescribed by law.

ROLL CALL VOTE

Councilman Tolomeo, Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo voted yes.

ORDINANCE #409-2023

Motion to Introduce: Councilman Ben-Yishay

Seconded: Councilwoman Sieg

AN ORDINANCE OF THE TOWNSHIP OF RIVER VALE, IN THE COUNTY OF BERGEN, NEW JERSEY AMENDING CHAPTER 90 OF THE CODE ENTITLED CONSTRUCTION CODES, UNIFORM SECTION 90-4 "FEES"

BE IT ORDAINED by the Township Council of the Township of River Vale that the Chapter 90-4 of the Code is hereby amended as follows:

§ 90-4. Fees.

A. The fee for a construction or zoning permit shall be the sum of the subcode fees listed in Subsection **A(1)** through **(5)** of this section and shall be paid before the permit is issued.

(1) Building subcode fees:

(a) New construction or additions:

[1] Per cubic foot of volume: ~~\$0.06~~ \$0.07

[Amended 7-26-2021 by Ord. No. 384-2021]

[2] Minimum fee (principal building): \$950.

[3] Minimum fee (accessory building): \$750.

[4] Modular structures: \$30 per \$1,000 of estimated cost.

(b) Alterations, repairs, renovations, reconstruction and change of use:

[1] Per \$1,000 of estimated cost: \$25.

(c) Roofing, reroofing, and siding: Structures other than R5.

(1) Per \$1,000 of estimated cost: \$25

(d) Demolition:

[1] Residential.

[a] Principal building: ~~\$850~~ \$950.

[b] Accessory building: \$300.

[2] Nonresidential/mixed use.

[a] Principal: \$950.

[b] Accessory building: \$400.

[3] Interior demolition/alteration

(a) Per \$1,000 of estimated cost: \$25

(e) State surcharge: calculated upon current state fees N.J.A.C. 5:23-4.19(b).

(f) Lead hazard abatement with certificate of clearance: \$145 (state mandated).

(g) Asbestos abatement with administrative certificate: \$160 (state mandated).

(h) Certificate of occupancy - U.C.C.:

[1] Residential (new construction or rehabilitation): \$150.

[2] Nonresidential: \$250.

(i) Temporary certificate of occupancy - U.C.C., initial issuance: no fee.

[1] Each subsequent renewal and request for certificate of occupancy: \$30 (state mandated).

(j) Change of contractor: ~~\$35~~ \$85 plus any additional items or cost.

(k) Plan review fee: 20% of the anticipated permit fee which is nonrefundable (state mandated).

(l) Withdrawn permit administrative fee: 20% includes plan review (state mandated).

(m) Reinstatement of lapse permit fee: 80% of original fee.

(n) Certificate of continued occupancy - U.C.C., applicant requested:

[1] General visual inspection by all subcode officials: \$125 per subcode.

(o) Uniform Construction Code variations:

[1] Residential: \$150.

[2] Commercial/mixed use: \$300.

(p) Zoning review fee(s) (requires survey, a current survey depicts as exists):

[Amended 7-26-2021 by Ord. No. 384-2021]

[1] Habitable space: \$80.

[2] Non-habitable space: \$40.

(q) Retaining walls, plus zoning review fee:

[1] Under four feet in height, zoning permit: \$40.

[2] Over four feet in height, per \$1,000 of estimated cost: \$22.

(r) Patios: \$60 plus zoning review fee.

(s) Fences, plus zoning review fee:

[1] Not associated with pool:

[a] Fifty feet of fencing or less in length:

[1] With a current property survey: \$40.

[b] More than 50 feet in length: \$60.

[2] Pool fence/barrier or fence over six feet high:

[a] With a current property survey, per \$1,000 of estimated cost: \$25.

[b] Without a current property survey: not permitted.

(3). Pool barrier fence: \$25 per \$1,000.00 or fraction thereof of the estimated cost of the work provided that the minimum fee shall be \$85 for use groups R-3 and R-5 and minimum fee for all other use groups shall be \$125.

(t) Swimming pool: Building permit only, does not include fence/barrier; permit also requires zoning review fee:

[1] Aboveground: \$200.

[2] Semi-in-ground: \$500. Also requires soil movement permit.

[3] Inground

(a) In-ground: per \$1,000 of estimated cost: \$25. Also requires soil permit. (Township Engineer plan review, soil moving application review and inspections shall follow ordinance 142-180)

(u) Signs, plus zoning review fee: (\$40.00)

[1] Up to 24 square feet: \$85 per sign.

[2] Twenty-five to 50 square feet: \$150 per sign.

[3] Fifty square feet and above: \$200 per sign.

[4] Freestanding sign: \$300 two sided.

[5] Other than free standing sign: \$100.

[6] Awning signs: \$150

(v) Trailers used for construction offices and storage, plus zoning review fee:

[1] Residential: \$100 each.

[2] Nonresidential/mixed use: \$300 each.

(w) Sidewalks:

[1] Public new/replacements/repairs over 25%: \$50.

[2] Private walkways: zoning review fee only.

(x) Driveways, plus zoning review fee:

[1] Resurface same size:

[a] With a current property survey: \$40.

[b] Without current property survey: \$70.

[2] Enlargement:

[a] With a current property survey: \$70.

[b] Without a property survey: not permitted.

[c] Curb cut and/or apron: \$25.

(y) Change of tenancy/occupancy zoning, plus fire prevention fees:

[1] Residential: \$100 plus \$50 each per additional unit.

[2] Nonresidential or mixed: \$200 plus \$100 per additional unit.

(z) Shed (only two permitted if under 150 square feet), plus zoning review fee:

[1] Under 200 square feet:

[a] Under 150 square feet with a current property survey: \$60.

[b] Over 151 square feet to 199 square feet with a current property survey: \$80.

[c] Without a property survey: not permitted.

[2] Over 200 square feet up to 600 square feet, plus zoning review fee; may also require soil movement permit and foundation:

[a] With a current property survey: \$25 per \$1,000 of estimated cost.

[b] Without a current property survey: not permitted.

(aa) Temporary tents:

[1] Over 900 square feet or 30 feet of length in one direction: \$200.

(bb) Storage tanks in gallons per installation:

[1] Up to 330: \$175.

[2] 331 to 660: \$250.

[3] 661 to 1,000: \$400.

[4] 1,001 to 5,000: \$800.

[5] 5,001 or more: \$1,500.

(cc) Tank demolition, per tank:

[1] Residential: \$125.

[2] All other uses and commercial: \$200.

(dd) Certificate of compliance, annual inspection for public swimming pools, spas and hot tubs: \$150.

(ee) Relocation of structure, plus zoning review fee: no permit required.

(ff) Special inspection fee request, for emergency/extraordinary situations:

[1]

Special inspection fees. Any person, partnership or corporation who requests and obtains a required code inspection either before or after regular Building Department hours of business or on holidays and weekends shall be required to pay, in addition to any established permit and certificate fees, the current contractual hourly compensation rate (1 1/2 times their normal hourly salary) for the Code Officials performing the inspections, plus an administrative surcharge of 20% of said calculated amount. Said fee shall be calculated and based on the amount of time required for said inspections with payment for a minimum inspection time of no less than two hours with the calculated surcharge.

(gg) Search of Township records. Current year and back two years: no retrieval fee, only the per page copy charges. Beyond two years from the date of request: \$50 per hour or part thereof retrieval fee, plus copy charges per page.

Minimum Building Fee Residential: \$80

Minimum Building Fee Commercial: \$150

(2) Electrical Subcode Fees.

(a) Receptacles and fixtures (lighting fixtures, receptacles, switches, detectors, light poles, motors-fractional horsepower, emergency and exit lights, communication points and alarm devices/fire alarm control panel):

[1] One to 25 units: \$70.

[2] Each additional 25 or fraction thereof: \$30.

(b) Motors and electrical devices over one horsepower up to:

[1] One horsepower to 10 horsepower: \$75.

[2] From 11 horsepower to 50 horsepower: \$150.

[3] From 51 horsepower to 100 horsepower: \$300.

[4] Greater than 101 horsepower: \$450.

(c) Transformers and generators over one kilowatt up to (equipment and appliances, including electrical range oven, dishwasher, dryer, water heater, boiler, furnace, baseboard heat, space heaters, transfer switches, or any other fixed or plug in appliance) each:

[1] One kilowatt to 10 kilowatts: \$75.

[2] Over 11 kilowatts to 45 kilowatts: \$150.

[3] Over 46 kilowatts to 112.5 kilowatts: \$300.

[4] Over 112.5 kilowatts: \$450.

(d) Service panels, entrances and subpanels:

[1] Less than or equal to 200 amps: \$100.

[2] 201 amps or equal to 400 amps: \$300.

[3] 401 amps or equal to 1,200 amps: \$450.

[4] Over 1,201 amps: \$1,000.

[5] Additional meters included in service: \$75.

(e) Air-conditioning units (disconnect, compress/condenser and air handler):

[1] Each: \$75.

[2] Replacement of any system part: \$50.

(f) Burglar alarm system (complete): \$75.

(g) Hydromassage tub (interior whirlpool tub/spa): \$50.

(h) Swimming pools (includes receptacle, switch, trench, bonding and equip potential bonding matt):

[1] Aboveground: \$100.

[2] Semi-in-ground: \$150.

[3] In-ground: \$300.

[4] Light, each: \$50.

(i) Hot tub or spa (exterior): \$150.

(j) Certificate of compliance (annual inspection for public swimming pools, spas and hot tubs): \$150.

(k) Photovoltaic Systems

1. Solar Modules

a. 1 to 20 modules: \$75.

b. Each additional module: \$35.

2. Solar Systems & Energy Storage Systems KW

a. 1 to 10 kilowatts: \$75.

- b. 11 to 45 kilowatts: \$150.
- c. 46 to 112.5 kilowatts \$300.
- d. Greater than 112.5 kilowatts: \$450.

3. Disconnects, solar meters & inverters

- a. Up to 100 amps, each: \$75.
- b. 101 to 200 amps, each: \$125.

Minimum Electrical Fee Residential: \$80

Minimum Electrical Fee Commercial: \$150

(3) Plumbing Subcode fees.

(a) Fixtures Which Include the Following (This Is Not an All-Inclusive List)

- 1 Water Closet/Bidet/Urinal: \$25 each
- 2 Bathtubs: \$25 each
- 3 Lavatory/Sink: \$25 each
- 4 Shower/Floor Drain: \$25 each
- 5 Washing Machine: \$25 each
- 6 Dishwasher – Residential: \$50 each
- 7 Dishwasher – Commercial: \$100 each
- 8 Water Heater All Fuels (Residential) New Install Otherwise Mechanical: \$100 each
- 9 Water Heater (Commercial) All Fuels New and Replacement: \$150 each
- 10 Hose Bibs: \$30 each
- 11 Water Cooler: \$30 each
- 12 Garbage Disposal: \$30 each
- 13 Indirect Connection: \$30 each
- 14 Stacks: \$40 each
- 15 Drinking Fountain: \$25 each
- 16 Gas Piping – Residential
 - a. First Appliance: \$75 each
 - b. Every Appliance After That: \$30 each
- 17 Gas Piping - Commercial
 - a. First Appliance: \$150 each
 - b. Every Appliance After That: \$40 each

(b) Special Devices

1. Grease Trap: \$100 each
2. Oil Separators: \$100 each
3. Water-cooled air conditioners: \$100 each
4. Refrigeration Units: \$75 each
5. Water Service connection: \$100 each
6. Sewer Service Connection: \$100 each
7. Backflow Preventer (Residential): \$75 each
8. Backflow Preventer (Commercial): \$100 each
9. Hot Water Boiler/Steam Boiler (Residential) New Install Otherwise Mechanical: \$100 each & fee
10. Hot Water Boiler/Steam Boiler (Commercial) New and Replacement: \$175 each
11. Gas Connection (per connection): \$50 each
12. Active solar systems: \$50 each
13. Sewer Pump – residential: \$75 each

14. Sewer Pump - commercial/industrial: \$125 each
15. Interceptors – residential: \$75 each
16. Interceptors - commercial/industrial: \$125 each
17. Fuel Oil Piping: \$100 each
18. Medical gas piping (per station): \$100 each
29. Condensate lines: \$50 each
20. Storm Drain line systems: \$75 each
21. AC Condensate Drains, Condenser and Air Handler New System Only (New House)
Otherwise, Mechanical: \$75 each new line
22. Commercial HVAC Systems Including RTU Systems: 150 each
23. Heating and Colling Equipment Such as Ground Source, Heat Pump Systems, Heat
Pumps, Solar Thermal Systems but Not Limited to These Systems: \$125 each
24. Liquid Propane Tank: \$50 each
25. Water Softener and Filtering Equipment: \$75 each
26. Sump Pump and Pits (New Only): \$75 each
27. Inground Pool/Main Drains: \$100 each
28. Above Ground Pool: \$75 each
29. Pool Heaters: \$100 each
30. Hydronic & Radiant Heat Piping: \$100 each
31. Septic Tank Abandonment: \$100 each
32. Ice Maker (Residential): \$25 each
33. Ice Maker (Commercial): \$100 each

Minimum Plumbing Fee Residential: \$80

Minimum Plumbing Fee Commercial: \$150

(4) Fire Protection Subcode Fees.

- 1) Fire protection fees.
 - (a) Sprinklers.
 1. One to 20 heads: \$100.
 2. Twenty-one to 100 heads: \$200.
 3. One hundred one to 200 heads: \$300.
 4. Two hundred one to 400 heads: \$600.
 5. Four hundred one to 1,000 heads: \$750
 6. Over 1,000 heads: \$900.
 - (b) Heat/smoke detectors.
 1. One to 12 detectors: \$125.
 2. Each additional five: \$35.
 - (c) Each standpipe: \$300.
 - (d) Each independent pre-engineered system: \$150.
 - (e) Each kitchen exhaust system: \$100.
 - (f) Each gas- or oil-fired appliance: \$75.
 - (g) Hot-tar kettle roof: \$75.
 - (h) Fireplace/wood stoves: \$75 each.
 - (i) Emergency lights/exit signs: \$10 each.
 - (j) Minimum fee: \$80.
 - (k) Fire main:
 1. Pipes up to 4 inches: \$250
 2. Pipes over 4 inches: \$400
 - (l) Fire alarm panel installation: \$250
 - (m) Radio/cellular communicator: \$100

- (n) Automatic fire alarm system
 - (1) 1 to 10 devices: \$150
 - (2) 11 to 50 devices: \$250
 - (3) 51 to 100 devices: \$350
 - (4) 101 to 200 devices: \$450
 - (5) 201 to 400 devices: \$550
 - (6) 401 to 1000 devices: \$650
 - (7) Over 1000 devices: \$850
- (o) Fuel storage equipment & tanks: installation, removal, or abandonment:
 - (1) Tanks under 1001 gallons: \$150
 - (2) Tanks over 1001 gallons: \$300
- (p) Active solar system installation: the fee shall be \$200 for use groups R-3 and R-5 and all other groups \$400.
- (q) Penalty for failure to obtain a certificate of smoke detector and carbon monoxide alarm compliance: \$150

Minimum Fire Fee Residential: \$80

Minimum Fire Fee Commercial: \$150

(5) Mechanical Subcode Fees.

1. Mechanical Fee Is For R-3-R-5 Only Minimum Fee: \$100
2. Replacement of Heating and Cooling Equip Such as Ground source, Heat Pump Systems, Heat Pumps Solar: \$150
3. Furnace Central: Direct Replacement/New Installation Existing Dwelling R-3, R-5: \$125
4. Boiler Central All Fuels: Direct Replacement/New Installation, Existing Dwelling R-3, R-5 Includes Backflow: \$150
5. Gas Piping: Direct Replacement/New Installation, Existing dwelling R-3, R-5
 - a. First Appliance: \$75
 - b. Every Appliance After That: \$30
6. Condensing Unit Ac Units and Mini Splits, Direct Replacement/New Installation, Existing Dwelling R-3, R-5
 - a. First Unit: \$150
 - b. Every Unit After That: \$75
7. Water Heater - All Fuel Direct Replacement/New Installation, Existing Dwelling R-3, R-5
 - a. First Heater: \$100
 - b. Every Heater After That: \$50
8. Oil Piping - Direct Replacement, New Installation, Existing Dwelling R-3, R-5: \$100
9. Heating Venting System, Chimney Liners, Direct Replacement New Installation, Existing Dwelling R-3, R-5: \$125
10. Duct System - New Installation Existing Dwelling R-3, R-5: \$100
11. Gas Fireplace Logs & Decorative Fireplaces/Direct Replacement New Installation, Existing Dwelling R-3, R-5: \$100
12. Generator - Direct Replacement/New Installation, Existing Dwelling R-3, R-5 Includes Gas Piping: \$150
13. Pool Heaters - Direct Replacement, New Installation, Existing Dwelling R-3, R-5: \$100
14. Refrigeration Systems - Direct Replacement, New Installation, Existing Dwelling R-3, R-5: \$75
15. Liquid Propane Tank Direct Replacement, New Installation, Existing Dwelling R-3, R-5: \$75
16. Hydronic and Radiant Heat Piping/New Installation, Existing Dwelling R3, R5: \$100

Minimum Mechanical Fee Residential: \$80

Minimum Mechanical Fee Commercial: \$150

(6) Elevator Subcode Fees. NEW SECTION

1. The fee for elevators will be the third-party fee, plus additional fee of 15% with the minimum Township fee being \$25.
2. 95% OF D.C.A. (A/O 2017) NEW ELEVATOR FEE SCHEDULE
3. 40% ADMINISTRATION FEE

A = client fee B = DCA fee C = admin. fee

1.The fee for a permit to install an elevator device shall be a flat fee. The fee may vary for different types of inspections, tests, and elevator devices. N.J.A.C. 5:23-4.18(g)1.

2.The categories of municipal elevator fees shall be identical to the categories of elevator fees listed in N.J.A.C.5:23-12.6(a) and (b).

3.The fee for Plan Review for elevator devices in structures use group R-3, R-4 or R-5 and for elevator wholly in dwelling units in structure of group R-2 shall be: N.J.A.C. 5:23-4.20(C)6.

- A: \$ 94.00
- B: \$ 67.00
- C: \$ 27.00

4.The fee for Plan Review for elevator devices in structures in use groups other than R-3, R-4 or R-5 shall be: N.J.A.C. 5:23-4.20(c)7.

- A: \$486.00
- B: \$347.00
- C: \$139.00

5.Acceptance tests, Fees for witnessing acceptance tests and performing inspections on new and altered elevator devices shall be as follows: The basic fees for elevator devices in structures not of Group R-3, R-4, or R-5, or in an exempted structure of Group R-2, shall be:

	A	B	C
Traction and winding drum elevators;			
One to ten floors	\$452.00	\$323.00	\$129.00
Over ten floors	\$755.00	\$539.00	\$216.00
Hydraulic elevators	\$402.00	\$287.00	\$115.00
Roped Hydraulic elev.	\$452.00	\$323.00	\$129.00
Escalator & Moving walks	\$402.00	\$287.00	\$115.00
Dumbwaiter	\$101.00	\$72.00	\$29.00
Stairway Chair, incline and vertical			
Wheelchair lift and man lifts	\$101.00	\$72.00	\$29.00

5a. Additional charges for devices equipped with the following features shall be as follows: N.J.A.C.5:23-12.6(A)2. i thru iii.

	A	B	C
Oil Buffers	\$80.00	\$57.00	\$23.00
Cwt. governor and safeties	\$200.00	\$143.00	\$57.00
Auxiliary power generator	\$151.00	\$108.00	\$43.00

6.The witnessing acceptance fee for elevator devices in structures Use Group R-3, R-4 or R-5 or otherwise exempt devices in structures of Group R-2, shall be: N.J.A.C. 5:23-12.6(a)3.

A	B	C
\$302.00	\$216.00	\$86.00

6a. Dumbwaiters, stairway chairlifts, and inclined and vertical wheelchair lifts shall be:

A	B	C
\$101.00	\$72.00	\$29.00

7.The fee for witnessing acceptance tests of minor work shall be: N.J.A.C. 5:23-12.6(a)4

A	B	C
\$101.00	\$72.00	\$29.00

8. The fee for Routine, six-month tests and inspections of escalators shall be as follows: N.J.A.C.5:23-12.6(b)1. i thru iv.

	A	B	C
Escalator and Moving Walk	\$280.00	\$200.00	\$80.00

9. The fee for one-year Periodic Inspection and Witnessing of tests of elevator devices, shall be: N.J.A.C. 5:23-12.6(b)2. i thru vii.

Traction and winding drum elevators:	A	B	C
One to ten floors	\$402.00	\$287.00	\$115.00
Over ten floors	\$482.00	\$344.00	\$138.00
Hydraulic elevators	\$302.00	\$216.00	\$86.00
Roped hydro	\$402.00	\$287.00	\$115.00
Escalator, Moving walk	\$644.00	\$460.00	\$184.00
Dumbwaiters	\$160.00	\$114.00	\$46.00
Manlifts, stairway chair lifts, incline and vertical wheelchair lifts	\$244.00	\$174.00	\$70.00

10. Additional yearly Periodic inspection charges for elevator devices equipped with the following features shall be as follows: N.J.A.C.5:23-12.6(b)3. i thru iii.

	A	B	C
Oil Buffers, per buffer	\$ 80.00	\$ 57.00	\$23.00
Cwt. governor and safeties	\$160.00	\$114.00	\$46.00
Auxiliary power generator	\$101.00	\$ 72.00	\$29.00

10a. The fee for the three year or five-year inspection of elevator devices shall be as follows: N.J.A.C. 5:23-12.6(b)4. i and ii.

Traction and winding drum elevators:	A	B	C
One to ten floors (five-year inspection)	\$682.00	\$487.00	\$195.00
Over ten floors five-year inspection)	\$860.00	\$614.00	\$246.00
Hydraulic and roped hydraulic elevators:			
Three-year inspection	\$515.00	\$368.00	\$147.00
Five-year inspection	\$302.00	\$216.00	\$ 86.00

11. The fee for any reinspection of an elevator device shall be billed separately from the above fees upon the issuance of a Notice of Violation necessitating a reinspection.

	A	B	C
Reinspection of an elevator device	\$270.00	\$193.00	\$ 77.00

(7) Items not covered. NEW SECTION

Any items not covered in the above fee schedule shall be charged as per N.J.A.C. 5:23-4.20 of the New Jersey Uniform Construction Code.

B. Certificate fee schedule shall be:

(1) For a certificate of ~~continued occupancy (CCO)~~: resale and/or rental:

(a) Residential: \$100 in addition to Fire Prevention fees.

(b) Commercial: \$200.

C. The Construction Official shall, with the advice of the subcode officials, prepare and submit to the Township Council biannually a report recommending a fee schedule based on the operating expenses of the agency and other expenses of the municipality fairly attributable to the enforcement of the State Uniform Construction Code Act (N.J.S.A. 52:27D-119 et seq.).

D. In order to provide for the training, certification and technical support programs required by the State Uniform Construction Code Act and regulations, the enforcing agency shall collect, in addition to the fees specified hereinbefore, a surcharge of \$0.00190 per cubic foot of volume of new construction and additions. The fee for all other construction shall be \$0.00371 per \$1,000 of value of construction.

E. Exemption from fees for improvements to aid disabled persons.

(1) Definition. "Disabled person" means a person who has the total and permanent inability to engage in any substantial gainful activity by reason of any medically determinable physical or mental impairment, including blindness, and shall include, but not be limited to, any resident of this state who is disabled pursuant to the Federal Social Security Act (42 U.S.C. § 416) or the federal Railroad Retirement Act of 1974 (45 U.S.C. § 231 et seq.), or is rated as having a 60% disability or higher pursuant to any federal law administered by the United States Veterans' Act. For purposes of this subsection "blindness" means central visual acuity of 20/200 or less in the better eye with the use of a correcting lens. An eye which is accompanied by a limitation in the fields of vision such that the widest diameter of the visual field subtends an angle no greater than 20 degrees shall be considered as having a central visual acuity of 20/200 or less.

(2) No person shall be charged a construction permit surcharge fee or enforcing agency fee for any construction, reconstruction, alteration, or improvement designed and undertaken solely to promote accessibility by disabled persons to an existing public or private structure or any of the facilities contained therein.

(3) A disabled person, or a parent or sibling of a disabled person, shall not be required to pay any municipal fee or charge in order to secure a construction permit for any construction, reconstruction, alteration or improvement which promotes accessibility to his own living unit.

This Ordinance shall take effect following adoption and approval in a time and manner prescribed by law.

ROLL CALL VOTE

Councilman Tolomeo, Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo voted yes.

There were no Ordinances for 2nd Reading this evening.

2nd Hearing of the Public

Motion by Councilman Ben-Yishay, second by Councilwoman Sieg to open the meeting to the public.

There being no questions or comments from the public. Motion by Councilwoman Sieg, second by Councilman Ben-Yishay to close the hearing of the public.

RESOLUTION

Resolution #2023-66

Motion by Councilwoman Sieg; second by Councilman Donovan to approve Resolution #2023-66 as follows:

RESOLUTION AUTHORIZING THE COUNCIL TO ENTER INTO CLOSED SESSION

BE IT RESOLVED, pursuant to the Open Public Meetings Act, N.J.S.A. 10:4-6 *et seq.* the Township Council of the Township of River Vale will now convene into Closed Session to discuss Litigation matters.

BE IT FURTHER RESOLVED that upon adjourning from Closed Session no action will be taken.

ROLL CALL VOTE

Councilman Tolomeo, Councilman Ben-Yishay, Councilman Donovan, Councilwoman Sieg and Council President Criscuolo voted yes.

Motion by Councilman Tolomeo, second by Councilman Ben-Yishay to adjourn from Closed Session.

ADJOURNMENT

Motion by Councilman Ben-Yishay; second by Councilman Donovan to adjourn the meeting at 8:30pm.

Council President Paul Criscuolo

ATTEST:

Karen Campanelli, Township Clerk

