

**CARLSTADT SEWERAGE AUTHORITY  
CARLSTADT, NEW JERSEY  
REGULAR MEETING MINUTES OF OCTOBER 29, 2024**

This is a regular scheduled meeting of the Carlstadt Sewerage Authority being held at Carlstadt Sewerage Authority, 429 Hackensack Street, Carlstadt, New Jersey.

Chairman D. Ravettine called the regularly scheduled October 29, 2024, meeting to order at 7:00 p.m.

Chairman D. Ravettine directed Executive Director S. Lahullier to initiate roll call. Upon roll call, the following were noted present:

D. Ravettine, Chairman  
C. Lahullier, Vice Chairman  
S. Judge, Secretary/Treasurer  
V. DeSimone, Commissioner  
V. Fonseca, Commissioner

Also, present were Attorney John Napolitano, C3 Operator N. Villano, Engineer P. Carberry, Neglia Co., and Purchasing Agent R. Esposito.

Chairman D. Ravettine led those present in reciting the Pledge of Allegiance.

Chairman D. Ravettine recited the Public Meeting Law.

This meeting has been called pursuant to the Open Public Meeting Law and in accordance with a resolution adopted by this Authority on February 27, 2024 which was transmitted to The Record and Herald News on April 1, 2024 and posted on the Public Notice Bulletin Board of the Carlstadt Sewerage Authority and the Carlstadt Municipal Building. This is a regular scheduled meeting of the Carlstadt Sewerage Authority.

**Oath of Office**

John Napolitano – Swearing in Scott Judge as Commissioner for a term from 2/1/2024 through 1/31/2029.

John Napolitano – Swearing in Victor Fonseca as Commissioner for a term through 1/31/2027.

**APPROVAL OF MINUTES**

Chairman D. Ravettine asked for corrections, additions, comments and/or deletions to the regular meeting minutes of September 24, 2024. V. DeSimone made a motion to accept the minutes of September 24, 2024 as presented; seconded by D. Ravettine.

**ON ROLL (4-0-1)**

**COMMUNICATIONS**

1. Pump Hours through October 1, 2024
2. Q4 Backflow Test Results – Barell Ave Pump Station
3. Davis Family thank you card

**PROFESSIONAL REPORTS**

**Attorney:** John Napolitano, Esq. – No Formal Report

**Engineer:** Mr. Pat Carberry

**Meadowlands Rebuild (Relocated CSA Interceptor):** NEA has received a revised TWA package and takes no exception to endorsement by the CSA Commissioners, subject to concurrence by the Authority Attorney (Easement language).

**640 Gotham Pkwy Lateral:** The Applicant has revised the Connection Application to a “repair” in this matter. NEA has requested the information required for a Commercial or Industrial Sewer connection, including a site plan illustrating utilities.

**725 Washington Avenue:** The Applicant has submitted a Connection Application for a 1-acre warehouse. NEA has submitted a review letter dated September 16, 2024. Prior to an endorsement by the Commissioners, several items are required to be addressed by the Applicant.

**810 Washington Avenue:** The Applicant has submitted a flow Monitoring Study for a 0.5-acre warehouse/office building. The flow monitoring study is under review by NEA.

**PAYMENT OF BILLS**

Chairman D. Ravettine presented the Board with the October 29, 2024, Bills List Resolution #24-24 in the amount of \$274,217.72. C. Lahullier moved the motion to approve Resolution #24-24; seconded by S. Judge.

**ON ROLL (5-0)**

**RESOLUTIONS**

#24-25 2024 Budget Amendment  
Motion: C. Lahullier  
Second: S. Judge

**ON ROLL (5-0)**

#24-26 2025 Budget Introduction  
Motion: V. DeSimone  
Second: D. Ravettine

**ON ROLL (5-0)**

**OLD BUSINESS**

- Office window replacement in near future

**NEW BUSINESS**

- Street signs to identify manhole locations
- Possible damage to sewer line under Michele Place
- Removal of debris over manhole in easement
- Oil in sewer line on Paterson Avenue
- Sewer lateral issue on Commercial Avenue
- Approval for additional jetting & televising of line
  - Motion: S. Judge Second: V. Fonseca

**ON ROLL (5-0)**

**PUBLIC SESSION**

Public Session was opened at 7:55 p.m.

Thomas Maloney:

Mentioned possible conflict of interest with CSA Engineer.

Discussed using caution and having second person present when entering the meadows.

Mentioned past issues involving the doorbell camera on the CSA office door.

**CLOSED SESSION**

Motion to enter closed session at 8:02 p.m.: C. Lahullier

Second: D. Ravettine

**ON ROLL (5-0)**

C. Lahullier departed the meeting at 8:50pm.

Motion to exit closed session at 8:56pm: V. DeSimone  
Second: D. Ravettine

**ON ROLL (4-0)**

**Return to Open Session**

Motion to approve the following salaries effective January 1, 2025  
Executive Director - \$109,008  
Part-Time QPA/Secretary - \$13,800  
Motion: V. Fonseca  
Second: S. Judge

**ON ROLL (4-0)**

**ADJOURNMENT**

Upon motion made by S. Judge; seconded by D. Ravettine and unanimously passed on roll call vote, the meeting was adjourned at 8:57 p.m.

**ON ROLL (4-0)**

Respectfully Submitted