

## MINUTES

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### RADBURN CITIZENS' ASSOCIATION MEETING

Date: September 23, 2009  
Time: 7:30pm  
Location: Grange Hall  
Number in attendance (signed in): 26

President Art Murray called the meeting to order.

Pledge of Allegiance.

### SPECIAL DALY FIELD REPORT:

Art Murray reported on the Radburn Association trustees meeting of Monday, which was attended by all trustees. There was a long discussion on Daly Field. No Daly Field contract revision has yet been presented, but a real contract to evaluate is expected in the next week or so. There have been elements of discussion but no concrete proposal or contract. There will be a public vote on any actual contract extension, however, the upcoming October 19 Open Trustees Meeting will only be to vote on the minutes of the previous meeting. RA Trustee Marion Paganello stated that both the previous and revised (reduced) design plans for the Landmark project will be displayed in the Grange for the public to see. Art Murray stated that the contract extension is only for the right to buy Daly Field. Originally, the contract is to expire this November 16, but at any time the contract can be terminated by either party. A letter received from the Trust for Public Land (TPL) has been discussed. The TPL is a private non-profit organization that works with municipalities to put together land deals. Art Murray stated that Fair Lawn Borough has made a monetary offer to Landmark. Maureen Moriarty stated that according to the contract, Landmark can sell Daly Field the minute they buy it; she also stated that Landmark has come to the Borough with a proposal for senior housing and that Landmark has only responded with a reduced density proposal because of the threat of eminent domain. Hayward is owned by Landmark and as such the matter is between the Borough and Landmark. Art Murray stated that no formal eminent domain has yet been filed by the Borough. Murray stated that the first letter to the Radburn Association from the Borough was greeted with a degree of enthusiasm by the RA Board, as it expressed the willingness of the Borough to acquire Daly Field and to match the monetary offer of Landmark. A second letter from the Borough followed which was met with great disappointment by the Board, as it included a sketch for 168 units with high density on Hayward. Ron Coll observed that the contract specifies if 15 units per acre or more is provided, then Radburn will get a bonus from Landmark, thus providing a powerful incentive for Radburn to try to allow as many units to be built as possible. Maureen Moriarty noted that the contract does not specify a maximum number of units. Felice Koplik said the Borough is coming to recognize that the "ratables chase" is ultimately counterproductive and that the Borough now appears more concerned with the issue of overtaxed municipal services. Mark Wall feels that the Special Master is not looking at the real impact of his actions on the community.

Minutes of the June, 2009 meeting were read by Secretary Larry Koplik and were approved.

Treasurer's Report was given by Marshall Chandler.

President's Report was given by Art Murray as follows:

**PRESIDENT'S REPORT:**

Art Murray thanked everyone whose efforts have made our community activities a continuing success. Family Day and the Annual Golf Outing enjoyed favorable weather and, as noted by Treasurer Marshall Chandler, both ended in the black, in addition to providing a good time for all participants. The popular Movies-In-The-Park had only one rain-out this season.

The Fall Garage Sale will take place on October 10.

The Annual Halloween Costume Party and Treasure Hunt will be on October 25.

Ron Coll continues his good work with the Eva's Kitchen project.

Art Murray noted that in January the Radburn trustees voted to renew the Radburn contract with the Ferro law firm. He stated that his vote of yes at the time was based on a misunderstanding, that he did not fully know all aspects of the issue before the vote and would have voted against it if he had more and timely information. Murray offered the recommendation that new trustees be made better informed about issues before a vote. In response to a question from Jim Caramanna, Murray responded that the nominal rate for the Ferro firm is \$475 / hour down to perhaps \$200 / hour.

**PARKS, GARDENS AND GROUNDS COMMITTEE REPORT:**

Felice Koplik, Committee Chair, updated the status of work performed in "R" park in response to a previous report issued by the committee. Don Morris requested a copy of that report. Also requested, by the Chair, was new input from residents on conditions in "A" and "B" park for an upcoming report.

Ron Coll will be receiving nominations for the upcoming election of Radburn Citizens' Association officers running for Vice President, Secretary and Treasurer. Secretary Larry Koplik cannot run for a third term. President Art Murray continues for the second year of his term. The vote will be taken at the November Citizens' Association meeting.

Phil Plotch reported on the status of the Radburn Democracy Survey. Plotch stated that the survey was being conducted by private individuals, and is not an activity of CCRF or the Radburn Citizens' Association. A letter is being sent to Governor Corzine including the responses to the survey of residents of 269 Radburn households.

The next meeting time and place will October 28, 2009 to take place at 7:30pm at Grange Hall. The meeting was adjourned by Art Murray.

Respectfully submitted this 28th day of October, 2009 by,  
Laurence ("Larry") Koplik  
Radburn Citizens' Association Secretary