

Hoboken Observer

WEDNESDAY, MAY 1, 1985 27 PAGES

Steve Cappiello

Housing

Low- and moderate-income housing is the lifeblood of Hoboken. It sustains the city's ethnic and economic diversity, the source of our vitality. My record of providing affordable housing is the best in America. And I propose a four-point program to continue this record.

1. Back strong rent control laws, protecting tenants against economic displacement. The laws, however, must not be so onerous as to force owners to withdraw rental units from the market and replace them with condominiums.
2. Support the state law that prevents conversion of subsidized rental units to condominiums, and ensure they are strictly enforced (Applied Housing, Clock Towers, Church Towers, Marineview Plaza, and Hoboken Housing Projects, and Senior Citizen Housing). These buildings cannot and will not go to condominium under the law. The city will join with the State Attorney General to enforce the law.
3. Support the creation of a low- and moderate-income housing fund that shall derive its revenue from the private development sector pursuant to an equitable tie-in formula.
4. Continue to promote publicly assisted programs which provide affordable housing opportunities — and that stabilize rents.

Waterfront development

Four demands must be met before I agree to the waterfront development.

1. The city must realize substantial guaranteed net revenues from the entire development and a good share of annual profits. We have hired the best legal, planning and accounting experts to protect our interests in this

STEVE CAPPIELLO, seeking his fourth term as mayor of Hoboken, is in the somewhat paradoxical position of running on his record while defending his administration against constant attacks.

In his campaigning, Cappiello notes changes that have turned the city of Hoboken around. Where there were once slums, there is decent housing, he says. Where there was high crime, there is security.

At the same time, though, his opponents note the displacement of the poor through gentrification — a problem that has become increasingly obvious in the last 12 years.

Cappiello responds by pointing to the 4,000 units of subsidized housing in the city and

regard.

2. The people of Hoboken must be given prime consideration for construction and permanent job opportunities during the development period and thereafter. We shall establish a local office to assist in job training and placement.

3. The waterfront must be open and accessible to the public with walkways, open spaces, fishing bulkheads, sitting areas, greenery and parkland. Today, the waterfront is inaccessible. Tomorrow, it will be open, belonging to all of us.

4. Accords must be reached with the developers establishing "tie-in" agreements concerning housing, sewerage and recreation in the city's interior. The city's infrastructure will be improved dramatically by capital investment.

Education

I will propose the following recommendations to the Board of Education:

1. The superintendent of schools and Compensatory Education Department conduct a thorough evaluation of student achievement in basic skills.
2. An Alternate School Educational Program be developed to meet the needs of the disaffected students.
3. That teacher in-service training workshops be established to strengthen our comprehensive math and English skills program.
4. A supervisor of teacher evaluation be appointed to fairly oversee and regulate teacher evaluations.

Parking and infrastructure

The tremendous private investment in Hoboken provides us a golden opportunity to solve parking and sewerage problems, which are common to old cities.

premises of more affordable housing units through negotiations with the Port Authority.

The new term is needed, he has said, "to complete the job that has been started in rebuilding programs."

A Hoboken native, Cappiello, now 61, attended local schools and went on to the city's police force where he served 13 years and attained the rank of sergeant.

He entered politics in 1963 when he was elected to the Third Ward council seat. Ten years later he made his successful bid for the mayoralty.

The highlight of his term has been the proposed \$600 million development of the idle waterfront by the Port Authority.



Steve Cappiello in reelection bid

Tom Kennedy

Housing

A Kennedy administration would favor:

1. Strict enforcement of rent control ordinance with monitoring and revision by citizen's advisory panel and aggressive code enforcement with non-compliance fined and prosecuted.
2. The creation of a housing office to provide assistance in establishing low cost cooperative ownership opportunities through federal grants and private developers.
3. A plan to implement training and educational programs for tenants and homeowners.
4. Full support of the Mt. Laurel II decision and the principle that our government must assume responsibility for providing affordable housing for low income residents.

Education

A Kennedy administration would support:

1. Maintenance of the appointed board to assure municipal responsibility for the quality of education.
2. Reconstitution of the board of education with minority and parental representation and the requirement that all board members receive state offered training about their responsibilities.
3. An aggressive search for a qualified educational expert as our next superintendent.

4. A commitment to a political "hands-off" policy and the end of patronage in the school system.
5. The creation of a blue-ribbon panel of educators, parents and community members under the re-constituted board to research and propose changes to restore the system to educational excellence.
6. A thorough evaluation of the school system and a complete re-structuring of the public school administration. The elimination of elected officials from administrative and policy making positions.

Economic Development

The Kennedy team would:

1. Stabilize and reduce tax rates by aggressively attracting light industry, commerce and small businesses, particularly to the western sector.
2. Create a five-year, "20-60-80-100" tax base assessment phase-in as an incentive to new industry providing needed employment.
3. Create "Re-evaluation task force" to prepare, under emergency conditions, a plan to implement the re-evaluation following the moratorium, to offset its impact on residents by proposed budget reductions across all departments, and a plan to attract commercial ratables by the end of the moratorium period.
4. Be committed to return the Community Development Agency (CDA) to its major role as the department responsible for developing, implementing and a newly constituted planning board, zoning board and waterfront development.

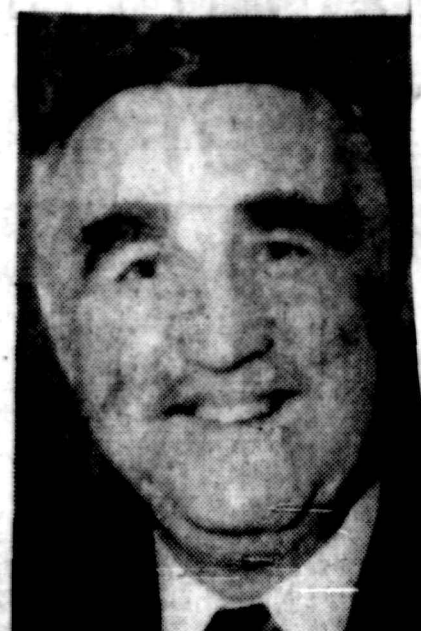
When TOM KENNEDY won an at-large council seat in 1977, he did it on Steve Cappiello's ticket. He repeated the feat in 1981.

Now, Kennedy is a former Cappiello ally who is challenging the mayor in the upcoming race.

"When he served as mayor and freeloader," Kennedy explains, "I don't think he responded to the problems of Hoboken."

Cappiello, he says, spent too much time bickering with countywide factions to notice the problems of the poor. The mayor, who held the freeloader seat from 1975 until his defeat last November by Republican Roger Darion, has responded that he has devoted "all the time at my disposal" to the city.

Kennedy adds that he sees



Tom Kennedy Challenges mayor

5. No issue tax abatements for waterfront commercial developments.
6. Seek and support developments like Pathmark, which benefit the entire city.

Waterfront development

We will not support the development unless:

1. Adequate recreation for all Hoboken is guaranteed.
2. Repair/replacement of infrastructure throughout Hoboken is a contingency of the development.
3. Guarantees are provided for training and employing Hoboken residents in the construction of the development and in jobs it generates.

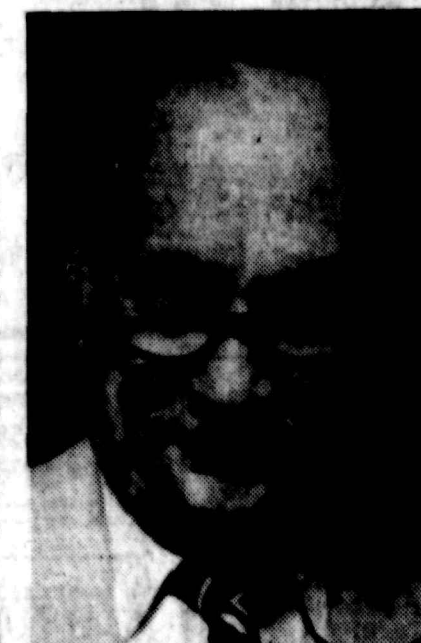
We must see a complete study of the impact the proposed development will have on housing, education, city services, parking, sewage and property values. In particular, the impact on small businesses along Washington Street must be examined. We do not support the existing marina plans.

his job as mayor as keeping Hoboken residents in the city rather than watching them displaced through gentrification. Among his campaign proposals is the establishment of a community and Hispanic relations office outside City Hall.

The councilman, whose term expires with the election, was a Hoboken detective before entering politics. As a policeman, he received 11 citations for rescue and other efforts.

Kennedy now holds the council post and is chief of security for Hudson County Employment and Training where he also does community relations work.

The Hoboken native is a former longshoreman and served in the Marine Corps from 1958 to 1956.



Tom Vezzetti Seeks overhaul

educational and institutional needs; and hiring and promotional practices based exclusively on merit.

Open government

As his record on the City Council clearly illustrates, Tom Vezzetti's administration will be committed to open and honest government. To put teeth into this commitment, the Municipal Code of Ethics so eloquently promoted by Councilman Pasculli this year will be enacted.

Jersey Prep, Newark, where he took state exams to receive his diploma in half a year.

"That's when I got the idea," he explains, "that I could conquer the unconquerable."

After 11 years as an undergraduate student of history at New York University and another 10 to get his masters, Vezzetti, who had acted as unofficial tutor for years, ran for council and upset then council president Walter Cramer.

As councilman, Vezzetti has generally voted in the minority with Sixth Ward Councilman Patrick Pasculli. No answers are given to his ideas haven't been followed through to programs by saying he hasn't been able to cut through the administration.

Cappiello raises \$100,000 for run

Hoboken Mayor Steve Cappiello has raised nearly \$100,000 in his campaign for reelection in the May 14 municipal election.

Contributors gave Cappiello \$4,190 in the past two-and-one-half weeks, boosting his war chest to \$96,635 for the campaign. None of the three challengers — Thomas Vezzetti, Tom Kennedy, Nunzio Malfetti — are close to Cappiello's total.

The candidates outlined campaign contributions and expenses in reports filed with the Hudson County clerk. The State Election Law Enforcement Commission required the reports be filed by yesterday.

Contributions for the candidates reflected little change from last month's reports. Vezzetti raised \$2,970 during the period, Kennedy \$7,070 and Malfetti \$2,270.

Cappiello also was far ahead in spending, with disbursements

of \$83,720. Vezzetti spent approximately \$29,000. Kennedy's expenditures were approximately \$10,000 and Malfetti spent about \$3,200.

Because of the relatively moderate total, there were few large contributions.

The financial report was the last required before the municipal election. Candidates must file again 20 days and 60 days after the vote — Mike Garrity

Hoboken council

Yesterday we endorsed Mayor Steve Cappiello for reelection partly for his record in Hoboken's revitalization, partly for his skill as an administrator that is seriously lacking in the other candidates.

However, we feel that the mayor's attitudes have not always been in the best interests of the people of Hoboken and that a city council comprised of fiercely independent and thoughtful people is a real key to progress for the city.

We find Cappiello's running mates, Robert Ranieri, George W. Crimmins and Edwin Duroy, seem to lack the independence that will be so crucial in the years ahead.

In fact, not one of the four tickets offers a slate that is well rounded with intelligence, competence and independence.

We therefore endorse the following council candidates: Pat Pasculli, Helen Manogue and Mary Gaspar. In them we see the blend that will not only work well together but be most effective with those who already serve on the council.

As sixth ward councilman Pat Pasculli has made an important contribution to the city by introducing an ethics code which would require all city councilmen to state their earnings and investments. It is a step toward honesty in government, one desperately needed in Hoboken.

Mary Stack Gaspar's family has been in Hoboken since 1840. A member of Tom Kennedy's ticket, Gaspar is feisty and direct, qualities no doubt brought to the forefront while she was raising six children here. And as a mother of six she may feel six times as keenly the city's lack of good public schools and decent recreation facilities. She has served the Hoboken Library Board with distinction and was also the first woman elected to the Board of Education. She is also the first woman to serve as president of the board.

Helen Manogue, 53, is best known in Hoboken as the chairwoman of the Hoboken Environment Committee, which she resigned from to campaign for public office. During most of the 24 years she has lived here in Hoboken she has worked hard and long for the community. Intelligent and articulate, the bank vice president is particularly well versed on environmental issues and has led the public protest on tank farms and amusement parks for the waterfront. Her background in both areas will make her an invaluable member of the city council as the Port Authority's waterfront development is considered for review.

Historic unit meets in Hoboken

A public meeting on the proposed northern Hoboken historic district will be held 7 p.m. Wednesday at the Elks Club, 1005 Washington St.

A member of the office of New Jersey Heritage staff will be there to explain the implications of an area being designated as a historic site and placed in state and national listing of such protected areas.

The area's nomination is scheduled for presentation to the New Jersey Review Board for Historic Sites on Thursday June 20.

The area under consideration is bounded by Castle Point Terrace on the east, Park Avenue to the west, and sections of streets from Seventh to 14th streets.

Nunzio Malfetti

The major problems facing the people of the City of Hoboken are the lack of housing, high taxation, substandard education, crime and the decline of service. No one problem can be addressed in a vacuum, but all are the result of disastrous policies and poor administration.

Housing

There is a need for low- and moderate-income housing because of the conversion of existing housing units into condominium apartments. The poorer people, who have made Hoboken their home for many years, will soon have no place, within their means, to live. The alternatives should not be substandard housing or high rise or luxury apartments. Hoboken can exist with a mix of housing as it has existed in the past with a mix of different ethnic groups and different financial stratas.

The replacement of fleeing industry with luxury housing development places additional burdens onto the taxpayer to provide school, police, fire and other essential services. As a result the level and quality of such services have declined, while Hoboken has the highest tax rate in the state. Tax abatements may have attracted development in the past, but the price to the individual taxpayer is too high.

Waterfront development

A Malfetti administration would use the powers of the mayor's office to negotiate with the Port of New York and New Jersey Authority to include low and moderate income housing in its current Waterfront Development Plan. At the same time, the Port Authority should be made aware that the waterfront is a natural resource belonging to all the people of Hoboken. Recreational facilities, whether passive or active, are for all the people. I would establish a Waterfront Development Commission to be responsible for planning and development studies relating to the waterfront.

Education

An elected Board of Education is also a plank in the election platform of the Malfetti for Mayor Committee. Since the creation of an appointed board, education has not improved but continued to decline. A Malfetti Administration would seek out quality and qualified candidates

ballot, Malfetti contends it was simply a pro-Malfetti vote.

A former councilman who served two terms, Malfetti, 53, has stressed the poor and middle classes in his campaign.

"I'm for the little guy," he says, "not the rich. They can take care of themselves."

He is the only mayoral candidate to support a change from an appointed Board of Education to an elected one.

Malfetti, who served the Sixth Ward until his 1983 defeat by Councilman Patrick Pasculli, heads a political club. He works as a cargo checker with Mar Terminals, Port Elizabeth.



Nunzio Malfetti Promises change

for an elected board.

While politics can never entirely be removed from any board, whether elected or appointed, Board of Education members should be responsible to the majority of the people, and should bring their policies directly to the people periodically for electoral review.

City services

At present nearly half of the Hoboken Police Department is composed of officers and administrators, leaving only half free for patrol and street duty. While rank is encouraged and dispensed to qualified police officers, we must get policemen out of the stationhouse and into the streets where they can serve the people of our city.

A reorganization of the department, carried out with the police chief, would assure that officers and their supervisors perform the functions for which they were employed. The Fire Department has similar staffing problems and should also be reorganized. In addition, immediate plans should be undertaken to fight fires in buildings over 10 stories to prevent loss of life.

Almost from the beginning of his term as second ward councilman, Tom Vezzetti has framed the critical issue for 1985 — who's going to live in Hoboken? That he has been right all along is demonstrated most clearly by the administration's election eve call for a moratorium on all residential construction... and therein lies the fundamental difference in this campaign.

Housing

Hoboken's current housing emergency could have been avoided had the administration been genuinely concerned about displacement and competent enough to produce a new generation of housing programs. What is needed is a comprehensive housing initiative similar in scope to that begun in the early 1970's by the late former Mayor Louis DePascale. The Vezzetti administration will launch a two-fold approach: holding the line on rents, the granting of zoning variances, condo conversions, and taxes in the short run; while establishing new housing programs and broadening the tax base for permanent relief.

The first initiative requires closing loopholes in rent control, professionalizing and augmenting the staff in the rent control office, establishing an all-out campaign to inform tenants of their rights under state and local laws, and reducing public expenditures by the elimination of unnecessary top jobs, effective planning to avoid expensive crises, and across the board cuts in discretionary expenditures.

The long range solutions involve first accepting the proposals made recently by the Campaign for Housing Justice. These include requiring waterfront, residential, and commercial developers to participate in creating affordable housing, establishing a housing trust fund, and lobbying in Trenton for local control of condo conversion.

Tom Vezzetti

Waterfront development

The Vezzetti administration will restore control of waterfront development to the people of Hoboken. A waterfront development ordinance will be signed into law which requires independent impact studies prior to City Council consideration; provides standards for revenues, recreation, parking, infrastructure repair, and affordable housing; and ensures Hoboken decision-making in every stage of the development. The Waterfront Advisory Committee will be reconstituted with new, independent citizens and given legal status to propose, monitor, and evaluate the entire project.

The school system will be given immediate priority in the Vezzetti administration. A Vezzetti-appointed Board of Education will be committed to: conducting a nation-wide search for a new superintendent with a track record of effective urban school reform; developing and implementing a comprehensive plan for fundamental improvement which has the demonstrable support of parents and teachers; proposing school budgets based on provable

TOM VEZZETTI, every day last week, tramped up and down Washington Street to bring his campaign for mayor to the people.

Bullhorn raised, he proclaims, "It's not that I'm this good. But they're that bad."

The maverick councilman from the Second Ward has based his campaign on what he sees as mismanagement and a lack of compassion at City Hall.

Vezzetti, who will turn 57 in July, was born and raised in Hoboken. (Actually, he says, he was conceived in Hoboken but born while his family was vacationing at Bradley Beach.)

He attended St. Peter and Paul School and started high school at Seton Hall Prep. He entered the Navy in 1950 and on his discharge in 1953 attended

Mayoral hopefuls court Hispanics

H.D. 5/2/85

By BRAD KELLY
Staff Writer

HOBOKEN—City Councilman Thomas F. Vezzetti, a mayoral candidate, is having literature printed in Spanish that explains his decision not to include an Hispanic on his ticket.

City Councilman Thomas M. Kennedy, also a mayoral hopeful and the first candidate in this election to put an Hispanic on his ticket, has promised to create an office of Hispanic affairs if he is elected May 14.

Mayor Steve Cappiello is running for re-election with a ticket that includes Edwin Duray, an Hispanic who is principal of the Thomas Connors school. A thick binder containing the addresses of every registered Hispanic voter in Hoboken has been compiled by Cappiello campaign workers. They have been ordered to visit every name on that list — twice.

The city's Hispanics — most of whom are Puerto Rican and who have managed to stay here despite an aggressive redevelopment policy by the Cappiello administration — consider this election crucial to their survival.

The mayorality and three council-at-large seats are up for grabs in the election.

The city's Hispanic vote — which numbered 5,236 (26 percent) in the Nov. 6 election — is considered by the candidates to be crucial to winning the mayorality.

"It's unique (that) three of the four mayoral tickets are carrying Hispanics," Duray said recently. "It demonstrates that the people running for office need to court the Hispanic... there are 5,000 votes that could swing an election," he said.

Former City Councilman Nunzio Malfetti was the second candidate to put an Hispanic on his ticket. Malfetti is the only candidate to deny that the decision was made specifically with the Hispanic voting block in mind.

Kennedy said recently he put Aaron Miranda-Forman, a Hudson County delegate to the Puerto Rican Congress of New Jersey, on his ticket at the urging of members of the Hispanic community.

"They're telling us they want to be recognized. In (the) 1977 and 1981 (mayoral elections) you just asked them to support you. Now they meet with you and ask questions... and you better have answers," he said.

The biggest question being asked by the city's Hispanics this municipal election is whether they can afford to stay in Hoboken after the voting.

Cappiello set the stage for the city's gentrification years ago, when his administration took advantage of the federal government's subsidized housing program, which turned rows of tenement buildings into thousands of units of low-to-moderate-income housing for the people who were living there.

But the city's redevelopment, which has accelerated in the past three years because of a loophole in the local rent control ordinance, also has displaced hundreds of others who no longer can afford their high rents. Many of the city's Hispanics have blue-collar jobs.

Some 30 Hispanic voters from various wards were asked this week by The Dispatch what they think is the most important issue facing Hispanics in the immediate future. All of them said it is the need for affordable housing.

Louis Lopez and two of his friends stood outside a tavern in the city's 4th Ward one afternoon this week and discussed the upcoming election.

"The rent is so high. They're trying to get the Hispanic people out of this city," Lopez said, pointing to a Cappiello campaign poster tacked on the wall of the tavern.

"Without the Spanish people, this town is nothing. We buy clothes here. We buy furniture here...," he said.

The promise to create affordable housing has passed the lips of each mayoral candidate during this election, and the Hispanic population still is deciding which one to believe, according to political observers and the Hispanics interviewed.

The Campaign for Housing Justice, a tenant advocate group, this month presented Cappiello with its proposal to create an affordable housing trust fund that would have to be maintained by private developers.

Several days later, Cappiello announced at a gathering of Marine View apartment complex tenants, many of whom are Hispanic, that he was going to propose at the next City Council meeting a moratorium on all residential construction in the city until such a trust fund is established.

Cappiello's proposal, criticized

as a political ploy by his two challengers on the council, failed to get a second sponsor at last week's meeting.

The idea of an affordable housing trust fund has been brought to the forefront of each candidate's campaign since Cappiello's announcement.

"This election is probably the most important for them (Hispanics)," Kennedy said. "I think they will come out in force... or they will be the ones who are gone," he said.

Election '85

Damian Borges, a member of the Agustin Sotelo Club on First Street, recently said the Hispanic community "... is thirsty for representation in City Hall."

He said many Hispanics in the 4th Ward — which has the heaviest number of such voters — supported Vezzetti until the councilman announced a ticket that did not include an Hispanic.

"When he first came here, it seems everybody was with him. Now a lot of people are disillusioned with the ticket," he said.

Vezzetti recently said his campaign is printing literature in Spanish that explains why there is no Hispanic on his ticket. Vezzetti has said he asked several Hispanics to run, including Jaime Munoz, the president of Hispanics United for Progress, but they declined. Munoz later decided to run with Malfetti.

Vezzetti defended his decision last week by referring to the theme of his campaign.

"They're being chased out," Vezzetti said, referring to the Hispanic population. "The election is one thing, do you want to stay in Hoboken?" he asked.

"I think the Hispanic voters represent the most crucial block of votes for any of the candidates running," said Mario Mercado, a key campaigner for Cappiello.

Mercado said he and other Cappiello supporters spent a month compiling a list of addresses of Hispanics who are registered to vote. He said he expects each voter will be visited twice by campaign workers.

"We have to coordinate the Hispanic vote so that we can bring out as many registered voters as we



Photo by Gary Higgins
CARLOS LOPEZ, left, Antonio Figuero and Mayda Sarabria are three of the Hispanics who live in Hoboken. Mayoral candidates there are courting the Hispanic vote.

can," he said. According to Mercado and other Hispanics, the Hispanic vote traditionally has been split in municipal elections.

"Our downfall has always been that we've been split," Mercado said, referring to past attempts by Hispanics to gain public office. All have been unsuccessful.

"It's crucial to our getting a representative on the City Council to have the Hispanics vote as a block," he said.

In 1973, Frank Duray Sr., the brother of Edwin Duray, mounted a challenge for the mayorality against incumbent Louis DePascale and got 2,717 votes. DePascale, however, was defeated in

that election by Cappiello, then a councilman, who received 7,424 votes.

Duray got more than 4,000 votes when he ran again in 1977, this time as an independent for an at-large council seat. He was defeated by the three at-large candidates that ran on Cappiello's ticket.

The two Hispanics who ran for at-large seats in 1981 were defeated by the same Cappiello slate.

City Business Administrator Edwin Chius recently said one of the reasons Duray was asked to run on Cappiello's ticket was to appeal to the "low to middle-income working Hispanic."

According to Mercado, "It's im-

portant that we convince the Hispanic voter to vote for the entire ticket."

Based on the interviews with Hispanic voters and political observers, it is unclear if the majority of the Hispanics who vote will split their tickets.

"I will split my ticket," Borges said. "But we have a lot of people here who don't know how to split the ticket."

Regardless of how they vote, the Hispanics are expected to vote in greater numbers in this municipal election than in past ones.

Duray characterized the Hispanic vote this way. "To ignore it is a fatal mistake."

Shipyard that left Hoboken gets big job in Bayonne

By Margaret Schmidt

The Bayonne division of Braswell Shipyards has received a \$7.6 million contract from the federal government to overhaul the USS McCloy.

According to a spokesman for Rep. Frank Guarini, the Navy awarded the contract to Braswell Shipyards Inc., a South Carolina firm that has filed for reorganization under Chapter 11.

A federal bankruptcy judge approved the sale of the company's Hoboken Shipyards earlier this year. Private developers, who have offered a reported \$13.2 million for the 45-

acre site, plan a mixed-use project for the tract.

The McCloy project is scheduled to start in September and end in April 1986, said Conrad Vuocolo, Guarini's spokesman.

It will require 300 steady jobs — for the duration of the project — and 114 subcontractor jobs, he added.

Representatives of Braswell Shipyards could not be reached for comment last night.

A representative of the Hoboken developers said he was unaware of the contract award

See SHIPYARD — Page 22.

Shipyard 8-8-5/1/85

Continued from Page 1.

and didn't know what impact it would have on the Hoboken deal. When the Hoboken Shipyards virtually closed last summer, most of the several hundred workers were relocated to the Bayonne division. The relocation was expected to be complete by yesterday.

Braswell bought the two shipyards in 1983 for a reported \$8.5 million. They were formerly owned by Bethlehem Steel Corp.

Bayonne Mayor Dennis P. Collins said last night he was pleased to learn of the contract and said it would help the economy of both Bayonne and all of Hudson County.

Collins said that in August, of last year, the Hoboken Shipyards employed 15 persons, but the number had risen to 400 by February. He said most of those employed are from Bayonne and the county.

Hoboken board OKs variance

The Hoboken zoning board last night approved a variance for Church of God of Prophecy to build a new church at 319-321 Jackson St. The church is presently at 357 First St.

Board chairman Frank Cameron said that the board also approved a variance to build an eight-story, 44-unit building at 825-833 Adams St.

In other action, the board approved variances to add three units to an existing 12-unit building at 850 First St. and to build an extension in the rear of 720 Bloomfield St.

Dear Mayor Cappiello

We've got some good news and some bad news for Hoboken Mayor Steve Cappiello.

The good news is that we think he should be re-elected. The bad news is that this choice is based more on what Cappiello is capable of doing — and on what his opponents are not — than on the job he has done for the past four years.

If editorial boards wrote letters instead of endorsements, ours would go like this:

Dear Mr. Mayor, You're a smart guy. You know what the problems are. How come more doesn't get done?

Maybe you've been worried about stepping on toes, and maybe you've been worried about bursting the bubble of the city's renaissance. You don't have to worry about that anymore, and you should give up worrying about the toes.

Because the hard part is yet to come. Prosperity is returning, but a lot of tough decisions have to be made to make sure it stays, and to make sure the people who live in town now can stay there to benefit.

This is your last election, you say, so why not start paying attention to some of the things that matter but don't vote, like sewer pipes and water mains. And you can stop handing out favors like variances that exempt a builder from providing required off-street parking for new housing units. Favors like that make one guy happy but get the whole block mad.

Too many problems — from cleaning the streets to putting together the budget — have been handled on a crisis or piecemeal basis. It's time for you to stop worrying about making friends and start working on leaving a legacy of an efficient city government.

Here are the things we think need to be done:

- Beef up the machinery to enforce the rent control laws. More tenants have been displaced — more lives have been disrupted — by sheer ignorance about the law and lack of assistance than by the gaps you left in it. The city has to make landlords worry about compliance.

- Hoboken never will be a healthy city until its schools are better. The city only will be a way-station for its new arrivals unless it can offer them a chance to give their children a good education. And kids of the oldtimers will not be ready for a job in the new waterfront offices unless business as usual comes to an end at the school board. The slow progress there is too slow.

- The idea of a trust fund for affordable housing based on siphoning off some of the money flowing into new development is a good one. Make it more than an idea. Developers ranging in size from the Port Authority of New York and New Jersey to the guy who wants to add two rental units to his house should be made to realize — in cash — that those projects are only of lasting value if the city's social needs are met.

- Questions of infrastructure and traffic aren't going to go away. Nobody's going to solve them for Hoboken — not the PA, not the state, if Hoboken doesn't start trying to solve them itself.

We could go on, but, like we said, you know what the problems are. Maybe it doesn't seem fair that in your final term you should be called on to work harder and do more than you've done before. But it's what's needed, and it's also the highest compliment we can pay you.

Best of luck.

Saving lives is full-time job for Corps

Volunteer crews answer 5,000 calls, fund raiser gala on May 4



Emergency Medical Technicians Thomas Molta, left, and Leonard Tridone are two members of the Hoboken Volunteer Ambulance Corps, which provides the city's residents with emergency medical services.

By Paul Cleary

A young, seedy and unshaven man sat on a bench outside Hoboken City Hall and his body began to quiver. The motions rapidly became more pronounced. He was having a seizure.

Emergency personnel from the Hoboken Volunteer Ambulance Corps were called. The emergency medical technicians evaluated the man's condition and strapped him into a rolling chair before placing him in the ambulance.

As the ambulance driven by EMT Lenny Tridone sped to St. Mary Hospital, EMT Thomas Molta held the man with one arm and kept a tongue depressor in the patient's mouth with his free hand so that the man would not swallow his tongue and choke to death.

The man slowly began coming out of the seizure as they neared St. Mary Hospital. He was out of danger.

The emergency care the man received didn't cost him a penny. Had the incident occurred in New York City, the bill probably would have been at least \$100.

In many towns without a

professional paid ambulance service, good-hearted members of the community drive the ambulance and try to patch the patients as best they can until they get to the nearest hospital.

In Hoboken, all the volunteers are either EMTs or have gone through advanced first aid courses, said Corps president Larry Cerbie.

There's no pay for the workers and no charge to the patients, but still there are bills. It takes about \$60,000 per year to answer the average 5,000 help calls the corps gets each year. The city pays the corps' utility bill for the 707 Clinton St. headquarters and gives another \$25,000. The remaining money for operations comes from donations made by grateful former patients and other community members.

The corps' annual fund raising ball will be this Saturday night at the Hoboken Manor, 600 Hudson St. Tickets are \$25 and can be purchased at the door, Cerbie said.

Entertainment at the fund-raiser will be provided by Larry and The Castaways. The \$25 ticket price includes an open bar and hors d'oeuvres, Cerbie said. The corps, now 30 members strong, had very humble begin-

nings. Organized in 1971 by Bill Matthews and Ed McIntyre, the first ambulance, an old, beaten Cadillac model, was purchased with a loan from one of the original members. "It had a little seat in the back and no work room," recalled Cerbie. Now, the corps has three modern ambulances and is outfitting a fourth vehicle as a rescue van, complete with extrication gear.

The city doesn't have many accidents when the power tools will be needed, but Cerbie said the corps is often called to accidents at the Lincoln and Holland tunnels, where the equipment could be vital.

The majority of the corps' calls are sick calls, said Molta. But that's not the way it always was, he said.

"Fridays and Saturdays were always good for a shooting or a stabbing," said Molta. Now, as the city's renewal process continues and the makeup of the population changes, the calls become more routine, the emergency personnel said.

But what may become routine to the emergency personnel, is not routine to the patients. And, Cerbie said, the emergency care is immediately available when needed.

Condos hang up Hoboken council

By Earl Morgan

The Hoboken City Council last night deadlocked in a 4-4 vote to suspend its rules and act immediately on an ordinance that would bar new building permits and suspend construction or conversion of rental apartments into condominiums of three or more units.

The 4-4 deadlock cancelled efforts to have the council waive the required 30-day study period.

Councilman Tom Vezzetti proposed a 120-day moratorium on the permits. The ordinance is an answer to one submitted by Mayor Steve Cappiello. He proposed a 45-day moratorium. Cappiello was criticized last

week by some council members, who called the move political. Cappiello is running for reelection. Several council members are running for the mayor's seat.

Councilman Robert Ranieri suggested a compromise to the Vezzetti ordinance to allow staggered times in the moratorium. He suggested a 30-day period, followed by two successive periods of 30 days each if the council needs that much time to fashion legislation to encourage developers to construct or renovate more apartments for low and moderate income people. He could get no support for the measure.

The council questioned city attorney Bernard Kenny Jr. on the legality of suspending the permits.

Kenny said the law department could find no precedent for barring permits.

Kenny said if a developer decides to simply convert an apartment building to condos he is protected by state law against being denied a permit. The permits are only necessary when a developer intends to upgrade the apartments before selling them.

Last night's action means there will be no vote until after the municipal election.



HOBOKEN ZOO TALK — Vince Sharp of the Educational Center from the Turtleback Zoo in West Orange shows a falcon to a group of kids and moms at the program at the Hoboken Public Library. More than 100 persons attended the Saturday morning program.

Artists are preparing for Waterfront Festival

There are lots of people who are hoping for good weather on Sunday and they're not all marathon runners.

In Hoboken, a lot of the folks who've crossed their fingers are artists who are preparing for the Waterfront Arts Festival at the Erie Lackawanna Terminal plaza.

Sponsored by the city's Community Development Agency, the event is scheduled to take place from noon until 5 p.m., beginning shortly after the marathoners run through Hoboken. If it rains, the event will be moved into the terminal.

More than 100 artists from Hoboken are expected to participate in the arts festival. The city's professional arts community will be represented as will amateur artists and art students from the city's senior citizens centers and public and private schools. Photography, sculpture, graphic arts, pottery, environmental pieces, jewelry, silk painting and tapestries will be among the works exhibited. Most will be available for purchase.

"Most people think of artists as newcomers but there are also lots of artists who have been working in Hoboken for a long time," said Carole McLaughlin, who estimates that there are more than 1,000 artists working in Hoboken.

To insure that the festival accurately represents the arts community the CDA formed a screening committee, which included local artists, to review the works submitted to the exhibit. The members of the committee are Paul Miller, a Stevens Institute professor; Kathleen Eckles, co-owner of Hopoghan Gallery; Kit Saller, muralist; Lauri Fabiano,



Susan Tiscornia, who designed the poster for the Hoboken Waterfront Arts Festival, poses one to the wall at the office of the Community Development Agency, which is sponsoring the event.

chairman of Hoboken's Celebration '82 and a Jersey Journal Woman of Achievement; Susan Tiscornia, an artist and festival coordinator; Nancy Berridge, curator, and Betsy Weisel of the Port Authority's public relations office.

Entertainment for the afternoon will be provided by the

Alan Quinn and the Two O'Clock Jump, a 13-piece swing band, and the Hoboken Renaissance singers.

Refreshments will be provided by food vendors from Day Care 100, Hopes Head Start, Mile Square Day Care, the Boys Club and the city's senior citizens centers.

Hoboken man buys town

Continued from Page 1.

dominion conversion. Instead, Fioretti plans to add a second story to each of the buildings and use the new units for seasonal rentals. They'll be "getaways" for individuals and companies.

Only three years out of college, Fioretti controls about \$5 million worth of Hudson County property through his companies, Waterfront Invest and Waterfront Properties, both of Hoboken. Condominium sales are estimated at \$10 million.

The \$85,000 Glasser deal, however, is strictly personal. "I've always wanted to own a community, or a town," he said matter-of-factly as he paced his Washington Street office excitedly.

"I read about it in the New York Times, just like everyone else," he said, referring to an article that appeared last month. Unlike most everyone, though, he contacted a real estate broker and went to the site. "That was about a week and a half ago," he continued. "It (the trip) confirmed everything I had imagined. I signed the contract on the spot — right on the dock."

Fioretti, who has a contract of sale and expects the purchase to be closed within 60 days, didn't bother to negotiate with the company handling the sale. He agreed to pay the asking price and was thus the highest bidder.

"It was a dream out there that popped right in front of me," he said of the "opportunity" that ERA Aero Realty, Real Estate, Bryan Township, couldn't move for a year.

He is currently negotiating to buy the Northwood Inn, a restaurant-bar next door with a \$302,000 price tag.

Fioretti calls the town "beautiful" and adds that much work is to be done. The property had been owned by the Glasser family since before 1920 and has been controlled by William Glasser Jr.'s estate since his death two years ago. In recent years, Fioretti said, the property has run down.

Glasser, on a tiered hill, will be completely renovated with new landscaping and docks and rehabilitated cottages. Fioretti hopes to have the townspeople pitch in and said he looks forward to meeting with them to get their ideas on the town's future.

Elmer Hobbs, postmaster of Glasser, described the area yesterday as not so much run-down but in need of maintenance.

Winter storms nearly destroyed the boat slips, said Hobbs, who lives across the lake in Landing.

"At one time it must have been a garden spot," he said. "I have pictures here that show, in the winter after World War II, parachute contests on the lake. More than a thousand people



Peter J. Fioretti, new proprietor of Glasser, N.J., outside his Hoboken development office. Fioretti, 25, has contracted to buy the town for \$85,000.

gathered for the events, he said, adding, "Things did happen here."

Once a thriving summer resort, Glasser, or Glasser's Landing as it used to be known, hosted many celebrities in seasons past.

Abbott and Costello, Bert Lahr and the Smith and Dale team were regulars, according to old newspaper clips.

William Glasser Sr. and his family moved there in 1911 and bought a grocery store in 1921. The grocer delivered residents' mail and was allowed to become postmaster in 1933 when the federal government conferred official status on the town property.

Glasser's son was postmaster and landlord from 1950. For decades the town was bypassed, Hobbs said. "Maybe the new owner will change that."

If Fioretti's Hoboken experience can be cited as proof, the changes will come.

A former real estate investor with E.F. Hutton, Fioretti and his partner, Kevin Wilk, own 15 Hudson County properties worth about \$5 million. They are negotiating for \$2 million worth of other buildings.

Although some of the buildings have rental units, most will become luxury condominiums under Waterfront Properties, which has its grand opening tomorrow.

"I started out \$2,000 in the hole," he said, speaking of his first investment two years ago when he bought the five-family Washington Street building he lives in through a joint venture with BT Investments, Hoboken. Now he speaks of his own town that he bought "not as a matter of money, but as a matter of concept."

Good Scout contributes to success of marathon

By Margaret Schmidt

To most scouts, the credo "Be Prepared" is a personal one.

To John A. Brissette it's more than personal — it applies to all Hoboken and the New Jersey Waterfront Marathon.

Brissette, 12, a Life Scout with Troop 20, has taken upon himself the task of coordinating Hoboken's scouts to help make the marathon's trek through the city a smooth and successful one.

In the last month he's attended more than a dozen meetings, helped distribute marathon posters and secured the volunteer services of about 50 boys who have helped advertise the event and will man lookout points and water stations Sunday.

"It's very exciting and interesting," the youth said. "It's something I've never done before."

Brissette devised the project as part of his work toward becoming an Eagle Scout, the highest rank he can achieve.

He needed to devote only six hours to a community service program in order to qualify — along with achieving 21 merit badges and appearing before a review board for testing — but wound up devoting about three times that. He hopes to be ready to receive the honor, which only one percent of all scouts achieve, next month.

Brissette's project began in March, when he presented a plan to Scoutmaster Philip P. Gazdale.

"It is my hope to provide the services of the Boy Scouts of America, namely the troops in the city of Hoboken, as aides, within the city of Hoboken, in the form of direction, lookout points, water stations and any other services that may apply within our realm," he wrote in a typewritten outline.

After the project was approved he met with Hoboken coordinator Maurice Fitzgibbons, who is also youth activities supervisor for the city, and began his work.

His diligence hasn't ended.



Hoboken's Boy Scouts will try to do their share to help the marathoners when they come through Hoboken Sunday. Tackling up a poster to publicize the marathon are from left Willie Torres, John A. Brissette, a Life Scout with Troop 20, and Christina Angudie.

Sunday he plans to be up early to call each scout who has volunteered to be sure the boys, who range in age from 11 to 18, know where they are to go, what they should do and when they should do it.

To be sure the Boy Scouts are recognized, Brissette has been working on identification methods — such as armbands or special clothing.

He'll probably wind up helping the elderly cross Washington or Hudson streets during lulls in the race through Hoboken.

Brissette's dedication to the

project hasn't surprised his parents, Loretta and Ernest, who say the youth has taken his scouting experience quite seriously — and gotten them involved as well.

They point to past honors, particularly when the seventh grade student at St. Peter and Paul School was the only Hoboken scout to receive the Ad Altare Dei award, a high honor for Catholic scouts, from the Archdiocese of Newark in February.

"He's worked at scouting very hard," his mother said. "Now it's a family effort."

Hoboken seen benefitting from strong Hispanic office

By Paul Cleary

The possible upgrading of the state's Office of Hispanic Affairs to a permanent division with a \$2.2 million budget could be a boon to Hoboken where Hispanics make up more than 40 percent of the population.

A legislative bill, which is being sponsored by state Assemblyman and Hoboken Councilman Robert A. Ranieri, would give the division official status on the state level.

On the local level, at least one Hispanic leader believes that Ranieri is working on a statewide plan while Hispanics in Hoboken go begging for aid.

Ranieri said the upgrading of the office, which includes adding staff members, will "very directly" impact on Hoboken. "As a sponsor of the bill and author of the funding, Hudson County will (get funding) because of the high concentration of Hispanics," he said.

Ranieri said he suggested the upgrading of the office as a

challenge to the office, which he considers inefficient and not meeting the needs of the state's estimated 800,000 Hispanics.

He said the aid Hoboken will receive may be augmented by city money. He said the city council is considering reviving an office of Hispanic Affairs at City Hall. The funding from the city could be as much as \$250,000, Ranieri said.

Both the state and city offices would act as liaison between Hispanics and government and will help with community services.

The city has not had an office of Hispanic Affairs since 1960 when federal money for the project dried up because of Reagan administration budget cuts. Hoboken Mayor Steve Cappiello said the city could not afford to continue the program and instead has Hispanic city employees working in areas — such as municipal court — to aid Spanish speaking residents. He

said he'd probably agree to fund a new office but that money for such services is not in his proposed budget.

John Garcia, executive director of Citizens United for New Action, said his organization has been filling the void since the city closed the Hispanic affairs office and agrees with Ranieri that there are problems with the state organization.

"My personal feeling is that it is a nothing office. We have gone to them with complaints about things that have happened here in Hoboken and nothing has happened," said Garcia.

Garcia said that Ranieri may have his priorities a bit backwards. Since the funding for a Hoboken office is not a sure thing, "his priority should be to get a Hispanic Affairs office in Hoboken. Right now, all he's doing is political posturing. We have been doing all of the work."

City Council endorsements in Hoboken

Hoboken's problem no longer is attracting money: its problem is coping with the changes that money has brought. Creating an effective rent control system, shaping waterfront development and steering money from the real estate boom toward long-standing needs in infrastructure and affordable housing should be the priorities for city government.

Of the 19 candidates aiming for the three open seats on the Hoboken City Council, only two stand out as having the ideas and independence needed to get the council off the mark and into the forefront of solving these problems.

Helen Manogue has been involved with the waterfront since she led the fight 13 years ago to keep oil tanks from going where parks and restaurants may one day go. She is a founding member of the Hoboken Environmental Committee and has worked on the Mayor's Waterfront Advisory Committee.

Manogue also has labored on the issue of rent control. As unsatisfactory as the current law is, it seems unlikely that any restriction of the substantial rehabilitation loophole that paved the way for hundreds of displacements would have been adopted without pressure from ranks in which she was front and center. With her on the council, the odds would increase for a better law to be passed.

Manogue was considered for Mayor Steve Cappiello's ticket, but was rejected as being too independent. That's an important part of why we think you should vote for her.

Jean Forest is another tenant activist who could bring ideas and an under-represented point of view — that of tenants — to the council. She and the Neighborhood Alliance she helped found have been constructive critics of the current administration. We think Forest should get a chance to try put some of the group's proposals into practice.

Young Hoboken man buys a town

By Margaret Schmidt

At 25, Peter J. Fioretti is about to own a town.

Well, it isn't really a town, just a residential community of 10 that has its own zip code — and the wunderkind Hoboken investor as landlord.

Glasser, N.J., situated on

7,500 square feet of Lake Hopatcong waterfront, consists of three cottages, a U.S. Post Office and about 20 boat slips.

Six families live in the town — actually a section of the Borough of Hopatcong — which has been listed on official maps since 1933 when the Post Office was designated. It later received

07837 as its zip code.

The families will continue paying rent under the new ownership, Fioretti said yesterday. Unlike the units in some of the Hoboken and Jersey City buildings he has developed, the cottages aren't slated for con-

See HOBOKEN — Page 12.

Elysian Fields nominated as historic site

By Paul Cleary

The northeast section of Hoboken flourished between 1874 and 1907. In 1943 P.T. Barnum held a "Grand Buffalo Hunt" and the river area was home to many yachting clubs including the New York Yacht Club beginning in 1945.

Elysian Fields, also part of the area, was the site of the first organized baseball game between two uniformed teams, July 18, 1846.

The area was a hotbed for development. Now, it's designated, or at least nominated, as a historic district in an effort to preserve the Gothic architecture, history, and turn-of-the-century landscaping.

A public meeting on the

proposed Northern Hoboken Historic District will be held 7 p.m. May 18 at the Elks Club, 1005 Washington St.

A member of the Office of New Jersey Heritage staff will be there to explain the implications of an area's being designated as a historic site and placed in a state and national listing of such protected areas.

The area's nomination is scheduled for presentation to the New Jersey Review Board for Historic Sites on Thursday, June 20.

The nomination of the area — bounded by Castle Point Terrace on the east, Park Avenue to the west, and section of streets from Seventh to 14th streets — was made by local developers, according to state documents.

Stevens grads aren't swooning over Frankie's degree

By Patricia Donnelly

A third of the 1985 graduating class of Stevens Institute of Technology has signed petitions objecting to Hoboken native Frank Sinatra receiving an honorary degree at the institution's commencement exercise May 23.

The petition, signed by 102 of the 325 undergraduates, referred to the honorary doctorate of engineering degree to be conferred

on Sinatra as "a mockery of Stevens Institute of Technology."

"An honorary degree is awarded to a former graduate or someone who has distinguished himself in a particular field," read the petition. "Frank Sinatra is recognized in the area of entertainment, not engineering, science or education; not any of the areas upon which Stevens is founded," said the students in the petition.

The petition which went to

the Board of Trustees also noted the entertainer's recent troubles with the state's Casino Control Commission and the fact that his presence at the commencement will cause security problems for both the graduates and their guests.

Audrey E. Ajalat of River Vale, one of the signers of the petition, said that press reports of Sinatra's honorary degree had distressed her.

"The stories say that Sinatra always wanted to go to

Stevens when he was growing up in Hoboken," said Ajalat. "If he wanted it that badly, why didn't he bother to graduate from high school?"

The petition also noted that Sinatra's childhood residence in Hoboken was "a poor excuse for bestowing this honor."

Amy Bass, a spokeswoman for the college, emphasized that the commencement is a very personal ceremony and "the focus of our commencement has

always been and will always be on our students. This is truly their day," she said.

Bass noted that the principal speaker for commencement is always the valedictorian and that every one of the undergraduates and the 600 graduate students at the ceremony will have the opportunity to walk up to the stage to receive their degree and be congratulated by college president Dr. Kenneth C. Rodgers.

Hoboken votes tomorrow

Hoboken residents will have the opportunity tomorrow to elect a mayor and three at-large members of the City Council.

Polls will be open from 7 a.m. until 8 p.m. in the city's 28 polling places.

The four mayoral candidates and the members of their slates are:

• Incumbent Mayor Steve

Cappiello and council candidates George Crimmins Jr., Edwin Duroy and Robert Ranieri.

• Thomas Kennedy and council candidates Mary Gaspar, Joseph Lisa and Aaron Miranda Forman.

• Nunzio Malfetti and council candidates Anthony Lisa, Jaime Munoz and Grace Scutellaro.

• Thomas Vezzetti and council candidates Helen Cuning, Annette Illing and Patrick Papaculi.

Independent candidates for the city council are Martin Brennan, Jean Forest, James Mancuso, Helen Manogue, Graciella McEwan, Frank Rain and Michael Sarullo.

Hoboken toasts its 'Toastmaster General'

By Paul Clatory

The Hoboken High School band warmed up the crowd at the Hoboken Boys Club Thursday with "Let My Love Open the Door," a fitting theme song for the rededication of the building as the Jerry Molloy Youth Center.

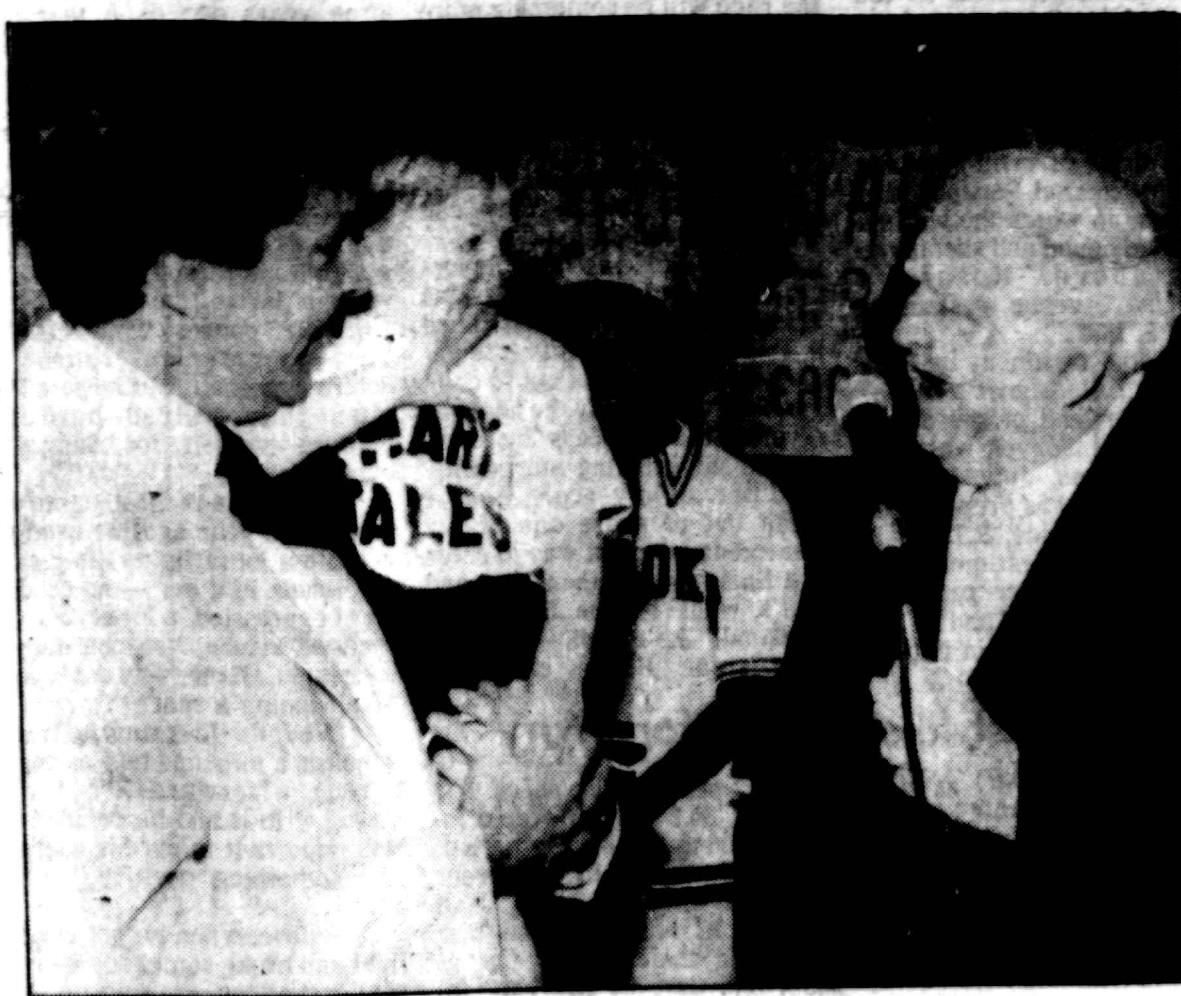
Molloy, New Jersey's "Toastmaster General," had the tables turned on him as he was honored by almost 200 friends from around Hudson County and the state.

The old friends were there for him but so were the children to whom he has committed most of his life.

After Molloy and his wife, Florence, were led to the front of the center's gym through two receiving lines of blaring band members, they were met at the end of the line by the littlest Molloy, their 2-year-old grandson, James. They were also greeted by twirlers and elementary school cheerleaders and representatives of all the teams Molloy has coached during the years.

Molloy and his wife walked into the gym as the band played a fight song, a melody Molloy has no doubt heard thousands of times during his years as a coach and referee.

See HOBOKEN — Page 34.



The "Toastmaster General" of New Jersey, Jerry Molloy of Hoboken, talks it up with son Jimmy and grandson James Jr. during ceremonies changing the name of the Jefferson Youth Center to the Jerry Molloy Youth Center.

Hoboken toasts Jerry Molloy

Continued from Page 1.

"Kids are what he's all about," said state Sen. Chris Jackman, D-33rd district. "Kids playing basketball and playing baseball... he always found the time to stop and show them in many cases the correct way to hold a bat or a ball," he said.

Molloy, a Hoboken native, has coached St. Peter's College baseball, and high school teams in Elizabeth and Paterson. St. Mary High School in Paterson won 508 baseball games with Molloy at the helm. He also was a driving force in the development of the Hoboken recreation department and programs.

By day — and some nights — he was a coach. But during the remaining time the parents of the children he coached spent hours laughing at Molloy's one-liners while he served as toastmaster at most major testimonials around the county and state.

The one-liners were in form Thursday. "I'm the Catholic and my wife is Protestant but we worship the same God... Steve Cappiello," shot Molloy, who

constantly interrupted master of ceremonies Maurice Fitzgibbons so he could spit out a joke.

Molloy told of one friend who was sitting in the audience that "he once kissed a deaf and dumb girl, then broke her fingers so she couldn't tell anyone."

Also, the brunt of some of his humor was Florence, his wife of more than 40 years. Asked how she put up with the jokes for so long, Florence said that whenever Molloy would crack a wise remark she'd sling one right back at him.

As with Molloy's love of sports, and all of the free time he gave, many times he'd play toastmaster just for the love of it.

"He never would ask for money," said one of the people at the Jefferson Street center to honor Molloy. "He never said 'Sure I'll do it. How much will you pay me?'" the man said.

Molloy often turned the money over to charitable groups, the friend said.

And, according to Molloy, he didn't need the money Thursday because "I have all these dear friends here. I'm a rich man."



Hoboken's Jerry Molloy, the "Toastmaster General" of New Jersey, entertains the crowd at ceremonies in his honor yesterday.

Who's running in election for Hoboken council seats

Francis "Pupie" Raia

Everybody calls him

"Pupie."

But the nickname picked up when Francis Raia was a boy belies the 33-year-old man who operates a multi-million-dollar textile company and has purchased and developed several Hoboken properties.

With two partners, he bought the Sadie Leinkauf School

— which he attended — for \$1.2 million last year.

"It's no secret I'm a millionaire," he says, adding that he would donate the \$11,000 city council salary to youth activities if elected.

Although Raia has stressed the need for youth recreation in some political speeches and advertisements, he says his real

concerns are with affordable housing and taxes.

His experience as head of Sassy Fabrics, he says, makes him "the only" candidate able to manage a budget to lower property taxes.



Robert A. Ranieri

Robert A. Ranieri is seeking his fourth term on the Hoboken City Council.

Also a state assemblyman for the 33rd District, Ranieri has been on the council since 1973 and in the state Legislature since last year.

Ranieri, 56, runningmate of

Mayor Steve Cappiello, who is also seeking a fourth term, has said in campaigning that the city residents are satisfied with the current administration.

Ranieri is a principal in Ranieri's Hoboken Furniture Co., a family business on Washington Street that was founded in 1903.



A graduate of St. Peter's College, he studied at Rutgers Law School and the San Francisco Law School. He is an Army veteran.

He serves as chief labor negotiator for Hoboken.

Michael Sarullo

Michael T. Sarullo was the first candidate in the upcoming Hoboken race to have his nominating petitions certified. His name heads the ballot as a result of the luck of the draw.

He hopes to continue the chain of "firsts" when the votes are tallied May 14.

Sarullo, 30, is running for council as an independent can-

didate, and won't, he says, be obligated to the next mayor.

One of the most active of the candidates, through regular advertisements in local newspapers, Sarullo has addressed several problem areas.

"Who pays for tax exemptions?" he asks in an ad regarding the sale of up town property to a developer rather



than a supermarket. "You pay through higher property taxes and rent while wealthy developers get richer and richer."

Sarullo manages a Jersey City Shop-Rite and is a 12-year member of a labor union. He is a lifelong Hoboken resident.

Grace Scutellaro

"It's just getting out of hand," says Grace Scutellaro of Hoboken government.

Education is poor; services are nil; rents are soaring, she says.

"I'm interested in the people — the people that live here," she adds in explaining her candidacy.

Scutellaro, who sent her four children to private schools because she had no confidence in

the public system, names education as her top concern.

The 48-year-old head of the accounting department at Resources Trucking, Secaucus, says she would bring managerial and accounting experience to the council.

A native of Union City, Scutellaro has lived in Hoboken since her marriage 20 years ago. She unsuccessfully ran for



council-at-large four years ago and the Third Ward seat two years ago.

She is running on the ticket headed by mayoral candidate Nunzio Malfetti.

Hoboken official fired after drug bust

Continued from Page 1.

Dempsey and his three co-defendants were released by Bayonne Municipal Judge Harvey Birne. They will appear at Hudson County Central Judicial Processing Court, Jersey City, today at 1:30 p.m.

Dempsey was charged with possession of a controlled substance,

Palloccybin "mushrooms." He was released on a personal recognizance bond. Mark Veca was charged with possession of a controlled substance, cocaine, with intent to sell and possession of nar-

cotics paraphernalia. He was released on \$1,000 bond. Costello was charged with unlawful possession of a knife. He was released on \$250 bond. Thomas Veca was charged with possession of marijuana and paraphernalia. He was released on \$250 bond.

Elizabeth Fire Director Joseph Sullivan said he was unaware of Costello's arrest and will investigate. "We'll certainly have to look at this and if he is involved with this there will be a hearing and he will be fired,"

Sullivan said. Costello is a probationary firefighter who joined the department March 6, Sullivan said.

According to police reports, officers observed men in a car smoking what the officers believed to be marijuana. They went to investigate and found a duffie bag containing what the officers believe to be \$20,000 worth of cocaine and the mushrooms, which are used for smoking, worth about \$45.

The Veca brothers work for a chemical plant in Kearny according to police, with Mark

working as a warehouseman and Tom working as a bookkeeper.

The charge against Dempsey is a high misdemeanor and is punishable, with up to five years in prison and a fine up to \$15,000, or both. The cocaine charge against Mark Veca is also a high misdemeanor but is punishable with up to life in prison, a \$25,000 fine or both.

The charges against Thomas Veca and Costello are both low level misdemeanors that carry jail terms of up to six months, fines of up to \$500, or both.

19 fighting for 3 seats on Hoboken City Council

By BRAD KELLY
Staff Writer

HOBOKEN—Former City Clerk Anthony Amoroso could never understand those municipal elections when it seemed everybody was running for public office.

"They knew they couldn't win," he said, referring to the scores of candidates he saw go down in defeat in his 18 years as city clerk.

When asked about this year's election, Amoroso just shakes his head.

"Whatever in the hell are they doing it for?"

Nineteen people are running for three seats on the City Council this municipal election — 12 with the four mayoral candidates and seven independently.

Mayor Steve Cappiello's defeat at the hands of a Weehawken councilman in the 6th District Hudson County freeholder election last November may have prompted many to run.

Past records have shown that ballots are longer during an election where the incumbent mayor either has stepped down or has lost support his last term in office.

When John Grogan decided not to seek re-election in 1985, a total of six mayoral and 18 at-large candidates ran for office.

The field swelled to five mayoral and 26 at-large candidates in 1973, when incumbent Mayor Louis DePascale ran what many considered was an apathetic campaign.

This year's election also involves controversial issues that did not exist in Hoboken four years ago — the demand for affordable housing, the displacement of both low- and middle-income residents and a \$500 million waterfront development project that is less than two years away from being started.

Jean Forest said at a recent forum that her candidacy is a matter of survival as a resident of the city.

"My ability to remain here is seriously threatened," the founder of the Hoboken Neighborhood Alliance community activist organization said.

A tight housing market and a large demand for housing has driven rents up and forced many low- and middle-income residents out of Hoboken since the last mayoral election, in 1981.

As a result, the need for affordable housing has become one of the biggest issues this municipal election.

Election '85

"People ask me, what do you propose to do about housing?" independent Helen Manogue said recently.

Manogue, a founding member of the Hoboken Environment Committee, advocates the creation of an affordable housing program funded by private developers. She also would hire housing experts to oversee that program.

Hispanics were among the first to be affected by Hoboken's gentrification, as row after row of apartment buildings were emptied and then renovated.

The four Hispanic council candidates, independent Graciello A. McEwen, Aaron Miranda Foreman, Edwin Duroy and Jaime Munoz, have brought the affordable housing issue to the forefront of their campaigns.

"We have to find funding for affordable housing," Foreman, who is running on Councilman Thomas M. Kennedy's ticket, said recently. Foreman, a delegate to the Puerto Rican Congress of New Jersey, said that without affordable housing, "you can say goodbye to your poor, your working man."

Duroy, principal of the Thomas Connors School, is looking to the \$500 million Port Authority of New York and New Jersey mixed-use

development plan as generating revenues for the construction of affordable housing in the city. Duroy was instrumental in securing federal subsidies for the construction of the Caparra homes project, which provides 20 units of low-income housing.

Munoz, who is running on former Councilman Nunzio Malfetti's ticket, said the conversion of former industrial properties to condominiums not only impacts on the existing rental market, but takes away potential jobs.

The Hispanic candidates also have been critical of the quality of education in the public schools and are quick to point out that the district failed the state's certification evaluation because of below-average basic skills scores.

Councilman Thomas F. Vezetti's ticket, consisting of community activist Helen A. Canising, Annette E. Illing, leader of the Marine View Tenant Association, and Councilman Patrick Pasculli, have spoken out on the importance of having a code of ethics ordinance that would require public office holders to disclose their finances.

They also have urged a revamping of the city's current rent control ordinance that allows buildings vacated voluntarily to become free of rent control. Canning said recently that the clause will prompt landlords to let buildings run down until the tenants move out.

The ticket has been one of the most outspoken and critical of the Cappiello administration this campaign. The candidates have blamed Cappiello for the displacement problem and point to the former rent control ordinance that allowed landlords to invest a small amount of money to become free of rent control as an example.

Joseph M. Lisa, owner of Lisa's restaurant, said recently he fears business will slow down for himself and others if the industrial section of town continues to lose out to residential developers. Lisa, who is

running with Kennedy, said if he is elected he would not allow it to continue.

His running mate, Mary C. Gaspar, Hoboken Library Board trustee, has said that the PA's waterfront plan should not be approved until its impact on infrastructure and traffic has been assessed and dealt with. She also advocates that prospective citizen board members submit resumes.

The Cappiello ticket is running on the experience issue.

George W. Crimmins, the Hudson County Utilities Authority comptroller, feels his expertise in finance is something that is lacking on the City Council.

Councilman-at-Large Robert A. Ranieri points to his 12 years as a councilman and his two years as an assemblyman as an example of the experience needed to help run the city. Ranieri was the first council member to propose an ordinance that eliminated the controversial

substantial rehabilitation clause.

Independent Michael T. Sarullo has made the waterfront his main campaign issue, saying that the city needs to have studies conducted on the impact such a development would have on traffic, parking and the city's aging infrastructure.

The project calls for three office towers, 1,200 residential units and a 400-room hotel.

Martin J. Brennan, former City Council president, has said he would like to see plans for the city's southern waterfront properties submitted by other developers.

"We're stuck with one developer," he said, referring to the Port Authority. The authority currently holds the lease on Piers A, B and C, where the core of the development is planned.

James Mancuso, a Hoboken police officer, has said that New Jersey Transit and Stevens Tech should be made to pay their fair share of taxes if they become part of the Port Authority development. Both

NJT and Stevens pay minimal property taxes. The 400-room hotel is expected to be built on NJT property, while a series of research facilities is planned for the Stevens campus.

Grace Scutellaro, who heads the accounting department of a Secaucus trucking firm, said the Hoboken school system should "start from scratch." She advocates cutting administrative salaries in the Board of Education budget.

Francis P. Raia, owner of Sassy Fabrics and a partner in the Citadel development company, has said he is one of the few candidates running who understands million-dollar budgets. Raia, who is converting the vacant Sadie Leinkauf School into condominiums, said he wants to be able to create affordable condominiums for the city's middle class.

Raia has said he will not accept the \$11,000 yearly salary if elected to the council.

Where to find the candidates

HOBOKEN—For those voters who have not decided whom they will pull the lever for May 14, this weekend should be a good time to meet the mayoral candidates.

Councilmen Thomas M. Kennedy and Thomas F. Vezetti and Mayor Steve Cappiello all plan to be at the city's Special Olympics, scheduled to begin at 1 p.m. today at the Hoboken Little League field on Hudson Street.

The three candidates also are expected to appear at the Ambulance Corps Dance, slated to be held at the Hoboken Manor at 9 tonight.

Cappiello is scheduled to appear at a rally being held at the Church Towers housing complex at Fifth and Grand streets at about 2 p.m. today and at a rally at the Matty Ronga Democratic Club at Fourth and Jefferson streets at 2:30 p.m.

Tomorrow, Cappiello is scheduled to appear at an

11 a.m. parade at 13th and Willow streets and then at a 2:30 p.m. luncheon of the Hoboken Chapter of DeBoreh at the Hoboken Manor.

Nunzio Malfetti said yesterday he will be campaigning extensively throughout the city today. Vezetti is scheduled to be at the St. Peter and Paul School craft show that runs from 11 a.m. and 5 p.m. today. He is expected to walk Washington Street at 2 p.m. and then attend an NAACP banquet at 7 p.m. at the Hoboken Manor.

Tomorrow, Vezetti and Kennedy are slated to appear at the Hoboken Benevolent Protected Order of the Elks Scholarship Fund banquet at 5 p.m. at the Washington Street club.

Kennedy is scheduled to appear at a rally outside of Lisa's restaurant at 10th Street and Willow Avenue today at 3 p.m. and at a rally at the Jackson Street projects at noon.

Hoboken official is fired after drug bust

By Paul Clatory and Mary Fitzgibbon

A Hoboken health department official was fired from his \$19,000-a-year job yesterday following his arrest with three men in Bayonne Friday night for alleged possession of controlled and dangerous substances.

Jack Dempsey, 33, sanitation first grade, was terminated Monday, Mayor Steve Cappiello said. Cappiello said Dempsey was a probationary employee, hired Jan. 24 of this year. Therefore, the city can terminate him without notice.

Probationary periods for city employees are six months.

Dempsey confirmed he had been fired but declined further comment. Dempsey, a graduate of Cook College, said he retained a lawyer, Al Avignone of Maplewood.

Avignone said he has requested details of the arrests and could not comment until he studied that information.

Arrested with Dempsey were Robert Costello, 31, an Elizabeth firefighter; Mark Veca, 32, of Hollis; and Veca's brother, Thomas Veca, 28, also of Hollis. They were arrested outside Dempsey's Bayonne residence, 930 Avenue C, about 7:20 p.m., police said.

See HOBOKEN — Page 16.

Who's who in campaign to run the city

By Margaret Schmidt

On May 14, Hoboken residents will vote for three at-large council members and mayor. Nineteen men and women, whose profiles appear today, are vying for the four-year council posts, while four men are running for mayor. Fifteen profiles appear on this page. Four others are on page 15. The council posts are now held by Robert A. Ranieri.

Martin J. Brennan

Independence and experience — those are the qualities Martin J. Brennan feels qualify him for an at-large seat on the Hoboken City Council. "I come before you as an experienced and independent candidate," the 67-year-old Hoboken native has said. Brennan served eight years as Fifth Ward councilman from 1971 to 1979. From 1973 to the end of his second term, he was president of the body. During his tenure he authored the city's first rent control ordinance.

His greatest concerns for the city involve the development of the waterfront. "I worry about the waterfront conversion," he has said, asking questions on sewerage, taxes and revenues. A linotype operator with Jersey Print, Bayonne, Brennan will retire this summer when his job is phased out by computerization. "I'll have full time to devote to City Council business," the "politician by avocation" says. "to do what I like to do best."



Edwin Duroy, 34, has identified housing, waterfront development and recreation as the three major problems facing Hoboken. The city, he has said, "is lacking an aggressive program for moderate- and low-income housing." He points to the Caparra Homes Project, which combined public and private financing to provide 20 moderate-income families with their own homes and 20 low-income families with subsidized rental units as a model for the type of housing

Edwin Duroy

that is needed. A planner for the project who has spoken against displacement, Duroy was pressed at a recent debate to "justify" his running with Cappiello. As a councilman, he replied, he will be able to use his talents to address the housing needs. A native of Puerto Rico, Duroy moved to Hoboken while still an infant. Formerly bilingual supervisor for the city school system, he is now principal of the Thomas Connors School.

Annette E. Illing

"The time is right for change, now. The time is right for reform." Annette E. Illing has focused her campaign for council on the problems facing Hoboken, which she sees as direct results of the current administration. A member of the slate running with Councilman and mayoral candidate Tom Vezzetti, Illing has spoken of political interference hampering city life.

Political infighting over the selecting of Illing as a Vezzetti team member caused a stir in March. A Republican, she was chosen over a Hispanic and the selection led several key campaign members to defect, although some have since returned. Illing, 39, has spent much of the last several years fighting for better conditions and lower rents at Marineview Plaza apartments.



Since James Mancuso has been campaigning for council, he has been surprised by the number of people who have come to his headquarters to ask for help with tenant-landlord problems. "People just don't know their rights," the independent said, adding that it isn't a question of intelligence but one of being informed. One of his intentions, if elected to the council, is to help create programs to keep tenants informed so they

James Mancuso

aren't tricked into leaving apartments because their landlord or landlord's lawyer falsely tells them they must go. Mancuso, 48, a Hoboken police officer for 15 years, was born in Jersey City but has lived in Hoboken since he was six months old. The development buzzing in the city in recent years is all well and good, he said, but who profits? That is a question he hopes to address in office.

Aaron Miranda Forman

Aaron Miranda Forman, 23, asks who has benefitted from the Hoboken renaissance. "Is it for us," he says, "or for a select group of people?" To him, the answer is the latter, and that has been the basis of his campaign. He has spoken often of displacement and says many low-income families have sought his aid while at the offices of the Alliance of Tenants Organizations.



Miranda Forman, a Hudson County representative to the Puerto Rican Congress of New Jersey, worked in the campaign for Nidia Davila Colon, a county freeholder. He has said the Jersey City forces in county government are his "friends." Miranda Forman, who works in a Jersey City real estate business, is running on the slate headed by Councilman-at-Large and mayoral candidate Tom Kennedy.

who is seeking re-election, Thomas Kennedy, who is running for mayor, and Helen Macri, the council president, who has decided against seeking a new term.

The at-large council members represent the entire city on the nine-member panel. Six ward representatives were elected in 1983; their terms expire in 1987. In order for the at-large council members to be elected May 14, one of them must garner 50 percent of the vote plus

George W. Crimmins

George W. Crimmins, 35, considers his experience as comptroller of the Hudson County Utilities Authority a major asset in his council candidacy. The sewerage problems in Hoboken and the effects of rapid development in the city and on the waterfront are areas he feels qualified to address. "I feel that I am uniquely qualified to serve as a city council member," he has said during the campaign. Crimmins also lists past experience as planner-



program officer of the Model Cities Agency, 1972 to 1974, and supervisor of 190 city employees from 1974 to 1981. A member of the slate headed by three-time Mayor Steve Cappiello, Crimmins was nominated for the post by Anthony Russo, whose unsuccessful campaign for Third Ward representative Crimmins headed two years ago. Crimmins, who holds degrees from St. John's University and the University of Bridgeport, received a masters degree in business administration in February.



Jean Forest

Jean Forest has lived in Hoboken only five years. But, she says, "You don't have to be born in Hoboken to love Hoboken."

Forest, who is running a "kitchen campaign" from her railroad apartment, says that she has chosen to live in Hoboken and enjoys what she describes as a healthy mix of different classes, types and personalities.

The city's future, she adds, must be carefully planned to ensure that the mix is preserved.

Forest has been active in the community for several years and was particularly vocal as founder and chairwoman of the Hoboken Neighborhood Alliance. She has often expressed her views through letters to the editors of various local newspapers.

An independent candidate, she has said she would be free of any political debts if elected and could serve "in the public interest" without having to worry about patronage.

Anthony Lisa

Anthony Lisa, 54, has been a Hoboken firefighter for 26 years. He is a member of the International Firefighters Union, Local No. 1078. Lisa, a member of the Nunzio Malfetti slate, is a Hoboken native who attended local schools. He was graduated from Demarest High School. He is no relation to Joseph "Giga" Lisa, another council candidate. A former homeowner,

Lisa is now a tenant, so, he says, he is familiar with problems facing both of the groups in Hoboken.

As a member of the Malfetti team, Lisa has proposed a change to an elected school board (now an appointed body) as part of his platform.

Lisa is a veteran of the Korean War and was honorably discharged with the rank of corporal.



Helen Manogue

Having attended Hoboken City Council meetings, Helen Manogue thinks that some compare favorably with Ringling Bros. events. It's free entertainment, she says, but is that why council members were put in office? "It seems to me that we could be doing a lot more on that City Council," the bank vice president says. "As council member, I will try to get the council to understand that they have to stop playing politics and start working on good government."

Aside from acting as a force for unity, Manogue, 53, plans to bring her expertise on environmental matters to the job. She has spearheaded many fights, particularly having to do with uses of the waterfront, in her 24 years in Hoboken. Education and housing are other issues she considers top priorities. An independent, she adds that the upcoming election will set the city's course for the next 30 years.

Jaime Munoz

When mayoral candidate Tom Vezzetti chose a Republican over a Hispanic to be on his slate, Jaime Munoz, came out from behind the political scene. Rather than working for other candidates, he decided to run for council at-large. The 60-year-old leader of Hispanics United for Political Progress joined the ticket headed by former Councilman Nunzio Malfetti. "Together," he said when announcing his decision, "we will bring a new dimension to Hoboken."

A Hoboken resident for 34 years, Munoz, a Puerto Rican native, has said that he is fighting for the disadvantaged of the city.

He won't bend to outside pressures, he said, which is how he perceives the Vezzetti decision.

Munoz has said he can garner large numbers of Hispanic voters — a group which accounted for 25 percent of the vote in last year's general election.

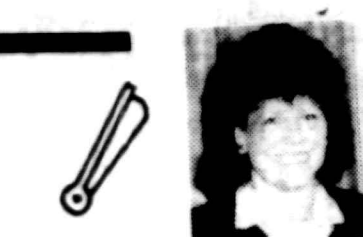


Helen A. Cuning

Helen A. Cuning, 25, has spoken of government reform in this, her first political campaign. "This administration," she said at a recent candidates' forum, "will claim that somehow we are better off now than we were four years ago." She then cited high taxes and what she called poor city services and public education that "prove otherwise." She is running with anti-administration councilman and mayoral candidate Thom



Mary Gaspar has raised six children in Hoboken. She's served on community boards, in church groups and with school organizations. Five years ago she returned to the work force and joined the staff of the Samuel C. Williams Library, Stevens Institute of Technology. Her activities, she has said, have made her aware of certain problems facing the city. She has particularly voiced concerns over the lack of impact statements released so far on the \$600



million waterfront development planned by the Port Authority and over the need for organized, supervised youth recreation. Gaspar, 45, is the former Mary Stack. Her family came to Hoboken in 1840. A Jersey Journal Woman of Achievement, she was the first woman elected to the Hoboken Board of Education and the body's first woman president in 1978-79. She is running with Councilman-at-Large Tom Kennedy who is seeking the mayoral seat.

Mary Gaspar

left the city. His own children, he fears, will be forced out when they try to live on their own. A homeowner, Lisa is a Hoboken native. His restaurant, Lisa's, has been in business 33 years. Lisa was a code enforcer for the city but was fired for what he describes as "putting my foot down" and speaking against practices he declined to specify. He is running on a slate headed by Councilman-at-Large Tom Kennedy.

Joseph M. Lisa

It used to take Joseph M. Lisa half an hour, he says, to walk down the block. He was constantly stopped by people he knew and stood to talk with each of them. Now, "Giga" Lisa says, he can go from corner to corner unimpeded. Lisa, 50, is running for the citywide position because he is disappointed with some of the changes attendant to the rebirth of the city's housing stock. Friends and relatives he's known for years have sudden-



ly left the city. His own children, he fears, will be forced out when they try to live on their own. A homeowner, Lisa is a Hoboken native. His restaurant, Lisa's, has been in business 33 years. Lisa was a code enforcer for the city but was fired for what he describes as "putting my foot down" and speaking against practices he declined to specify. He is running on a slate headed by Councilman-at-Large Tom Kennedy.

Graciella A. McEwen

Hoboken Environment Committee, but she resigned to run for office. She is still a general member. She is on the executive board of the Jersey City-Hoboken chapter of the American Red Cross and was named 1980 Volunteer of the Year by the group. The Fourth Ward resident was a committeewoman in the First Ward when she lived there. Her current bid for an at-large council seat is as an independent candidate.



Pat Pasculli already has a seat on the Hoboken council. Why is he seeking another? The Sixth Ward councilman, whose term expires in 1987, and mayoral candidate Tom Vezzetti explain that Pasculli has a large following in his ward and can bring extra strength to the ticket. Pasculli, who has generally voted with Councilman Vezzetti in the last two years, has said legislative ineffectiveness is a result of the council voting "not on the merits" of a resolution or ordinance "but on the sponsor's name." He has described identical resolutions that have failed with the Vezzetti stamp, but passed when another council member has sponsored it. That is the kind of situation he hopes to change with a Vezzetti victory. Pasculli, 36, was elected to the council two years ago when he beat incumbent Nunzio Malfetti. He has taught in the public school system 16 years and is currently at the Wallace School.

Pat Pasculli

Pat Pasculli already has a seat on the Hoboken council. Why is he seeking another? The Sixth Ward councilman, whose term expires in 1987, and mayoral candidate Tom Vezzetti explain that Pasculli has a large following in his ward and can bring extra strength to the ticket. Pasculli, who has generally voted with Councilman Vezzetti in the last two years, has said legislative ineffectiveness is a result of the council voting "not on the merits" of a resolution or ordinance "but on the sponsor's name." He has described identical resolutions that have failed with the Vezzetti stamp, but passed when another council member has sponsored it. That is the kind of situation he hopes to change with a Vezzetti victory. Pasculli, 36, was elected to the council two years ago when he beat incumbent Nunzio Malfetti. He has taught in the public school system 16 years and is currently at the Wallace School.

Cappiello for Mayor

Steve Cappiello should be reelected mayor of Hoboken. He's not the ideal man for the job, but he's the most able administrator in an unspiring field. To his credit, Cappiello has orchestrated a stunning turnaround for the city during the past 12 years, a city that shared bleak prospects with most cities in the Northeast. The piers were abandoned, the factories were closing, unemployment was rising and the housing stock was deteriorating.

The early Cappiello years were impressive. As mayor, he wisely carried forth his predecessor's plans and developed one of the largest and best federally subsidized housing programs in the country. There were low-interest home improvement loans available for home owners and construction of housing for seniors.

Cappiello has been impressive, too, when he attacks the Reagan administration budget cuts. He raises his voice clearly and consistently about the injustice.

However, during his administration special favors have been handed out to developers like dime cigars and every plan for the waterfront (including oil tanks) has won his automatic and enthusiastic approval. Though a tough politician, Cappiello hasn't always been tough enough when it comes to Hoboken's best interest.

The topic of greatest concern now is the Port Authority's \$600 million waterfront project and, although the mayor has appeared to be a skillful negotiator and has wisely hired experts to review the legal and fiscal arrangements, he still has no guarantees that the Port Authority has resolved the traffic and infrastructure problems that come with this slick development. And he does not yet have a plan to earmark some of the profits for low-cost housing, which the city so desperately needs. His toughness with the Port Authority is not as evident as it should be.

Ironically, he's plenty tough with those who aren't always strong enough to defend themselves — the homeless, the poor, the children. Cappiello does little to shroud his contempt for the homeless or his pride in the fact that the city's welfare rolls are smaller. The diminishing welfare rolls are partly the result of abrupt — and often illegal — displacement of the poor during his administration. He likewise points his finger at the minority enrollments in the schools as a reason for their failure and not at the politically appointed school administration and ranks of ineffective teachers.

Even the hardworking middle class homeowners who were so loyal through Hoboken's lean years haven't escaped the mayor's callous attitude. They've been stuck with one of the highest tax rates in the state and municipal services that are disgraceful.

To add further insult and burden to his taxpayers he has handed out several hefty tax abatements to big developers.

As one of our readers has pointed out to us, "When people talk of progress in Hoboken, they talk about buildings, not people." This is a sad commentary and a true one. Now that Hoboken's buildings are largely rehabbed, what about the people?

Despite these serious flaws in the Cappiello administration, only he, in the current field, has the experience and ability to tackle Hoboken's problems in the next four years.

This is not to say that the other three candidates do not have qualities that have and would serve the city well. In particular, Tom Vezzetti has been an important, vocal watchdog on the city council. Although he has not yet learned enough of the fine art of compromise to be the city's leading official, we are glad he will be continuing in his role on the council.

It's important that a fourth Cappiello administration listen to opposition voices, such as Vezzetti's. It's imperative that Cappiello make people a priority, this time around.

Many Hoboken voters undecided

Continued from Page 1. five years. Cappiello received 14.7 percent of that segment and Kennedy 8.8 percent. Malfetti was not selected by any respondent of less than five years. But, again, 47 percent of the newcomers said they were undecided. Breaking the percentages down by sex, Cappiello was named by 16.6 percent of the female respondents and 27.4 percent of the males who responded. Vezzetti was more popular with women than Cappiello, receiving support from 20.8 percent of the women polled and 14.5 percent from men. Six percent of the women polled supported Kennedy compared to 3.2 percent of the men. Malfetti had no support from men and only 2 percent from women.

Poll shows Hoboken voters undecided

By Paul Clotery

Voters who have yet to make their decision on how they will vote in Tuesday's Hoboken mayor and council races are the largest block and could spell victory for the candidate who garners their support. A Jersey Journal poll taken Thursday and Friday showed 27 percent of the persons contacted, either by telephone or in

person, have yet to decide on incumbent Mayor Steve Cappiello, councilman Tom Vezzetti, councilman Tom Kennedy or Nunzio Malfetti.

Of those contacted who would reply to the questions, 16.2 percent supported Cappiello, 12.3 percent Vezzetti, 3.2 percent Kennedy and 0.6 percent Malfetti.

A large 27.2 percent of the respondents have lived in

Hoboken more than a few months but are not registered to vote. And, 12.9 percent of the respondents declined to identify their choice.

The percentages are based on 300 telephone calls or in-person contacts. There were 154 respondents. The 300 attempts represent 1 1/2 percent of the 21,060 registered Hoboken voters. Contacts were made in all six of the city's wards.

See MANY — Page 15.

Better housing Hoboken's top concern 88 5/7/85

By Margaret Schmidt

What's to keep Hoboken from becoming a city strictly for the very rich and for a few thousand low-income families living in subsidized apartments?

That was the basic question posed last night as three of the four mayoral candidates debated the issue of housing.

In a forum sponsored by the Campaign for Housing Justice, Mayor Steve Cappiello, who is seeking a fourth year term, and Councilmen Tom Vezzetti and Tom Kennedy talked about the working classes, historically Hoboken's mainstay.

They talked about escalating rents, displacement, illegal landlord demands, code violations and enforcement and housing funds.

They spoke of the city's new rent control ordinance.

Addressing a group of about 100 residents, they discussed what appears to be the most important issue of the campaign, the one about which residents seem to feel most strongly. Former Councilman Nunzio Malfetti, the final candidate, didn't attend.

Cappiello took advantage of his five-minute opening statement to compare the city's current housing stock with the slums that were evident 12 years ago, when he took office. He took credit for programs that utilized federal funds to create "a better quality of life."

Much of the housing reform, he said, "catered" to the poor and led to the creation or upgrading of thousands of subsidized units.

Speaking of the future, he added, "I cannot put the homeowner or taxpayer aside." He alluded to ongoing negotiations with the Port Authority on how the city will benefit from the \$600 million waterfront development. Money will be put aside, he promised, to develop housing for the poor and middle-classes.

Kennedy, who has been a councilman-at-large eight years,

Campaign '85

said "the real problem" in Hoboken is that there are people who have been forgotten.

"Our responsibility," he added, "is to keep poor people, living now in slums, to keep them living in Hoboken with better housing."

Vezzetti, who said the fundamental issue of the campaign is whether "we" will be able to remain in Hoboken, used the opening statement to say he would have been tougher than Cappiello in fighting against the displacement of Hoboken residents through gentrification.

He also called for a tighter rent control law and pointed to a clause in the recently adopted ordinance that, he claimed, allows landlords to run down tenements to make the tenants move.

The candidates were asked repeatedly what specific plans they had to keep low- and moderate-income families in Hoboken and to enforce current laws.

Cappiello listed several points. First, he said, "we must depend on the ingenuity of some of our planners to develop housing schemes."

He pointed to projects such as Caparra Homes, in which 20 middle-income families own homes and rent to 20 low-income families. Such schemes must be created to counteract the effects of federal budget cuts to housing programs.

A reorganization of the rent leveling office will come in October, he added, when a committee reviewing the new rent control law makes its recommendations.

tions. Further, computers will be put in to make sure all landlords properly register their buildings, and a new employee will be hired to enforce the ordinance.

Kennedy stressed enforcement in his responses.

Without strict adherence to the housing and rent leveling laws, he said, "It's like putting a bandaid on cancer."

He suggested hiring more housing inspectors and enforcing city codes — while levying high fines — rather than state codes. The change, he said, will circumvent court fines which amount to "a slap of the wrist" for slumlords.

Vezzetti called for an even tighter rent control law than the one he voted for earlier this year.

His record, he said, shows an ongoing fight for tenants. He and Councilman Patrick Pasculli have consistently voted for pro-tenant measures, he added, questioning the timing of candidates' concern for the poor.

He added that funds can be drawn "from a multitude of areas," particularly the Port Authority, to set up affordable housing.

Kennedy and Vezzetti both suggested the creation of an office for tenants to receive information on their rights and help with landlord problems.

In response to a question by Norman Horing, a professor at Stevens Institute of Technology, both said they would "absolutely" support the creation of an endowed office set up with the first \$5 million in revenues from the Port Authority project.

Cappiello said he would reject such a plan because the funds could be used instead to create about 100 units for poor families.

Horing later said he believed his proposal would be more effective than construction because the office would work — autonomously — to keep residents in their buildings.



Cranes, beams and scaffolding, shown here along First Street, have become commonplace in Hoboken as the housing boom continues. Rising market values for Hoboken property have been credited for the so-called renaissance while being blamed for skyrocketing rents and displacement of the poor and middle classes.

Condo conversion trend gets the 'once-over'

One of the housing issues touched only peripherally in last night's debate among three of the four Hoboken mayoral candidates is the trend toward condominium conversion.

As more and more vacant tenements are reopening, signs advertising "luxury condominiums" are becoming commonplace.

All of the candidates seem to agree that the trend hurts tenants, but few alternatives have been suggested.

The question of illegal — "unethical" conversions — in which tenants aren't advised of their rights — hasn't even

come up in the campaign.

Proper conversions — in which the landlord registers with the state, then informs tenants of his plan while offering insider purchase prices and informing tenants of their right to stay on for three years, 40 years for senior citizens — have presented enough of a problem for officials to worry.

Mayor Steve Cappiello, who is seeking a fourth term, has suggested lobbying in Trenton for changes in state law.

He had suggested a moratorium on condo conversions but was advised by the Law Department that such a

move would be considered unconstitutional.

According to state law, municipalities have no control over conversions. However, if an owner has more than three condominium units, he is considered a landlord subject to local rent leveling laws.

Cappiello suggested last night that strict rent control encourages conversions because developers and landlords prefer not to hassle with such laws. Instead, they sell each apartment to make their profits.

Local tenants' activists have contested the point.

Pupils' test scores climb in Hoboken 88 5/13/85

By Paul Clolery

Sixty nine percent of the Hoboken High School ninth-graders who took the state-mandated basic skills exam passed the reading area and 83 percent passed in mathematics, according to statistics obtained Friday by The Jersey Journal.

The percentages are a quantum leap from 1980 when only 41 percent of the students passed the reading test and 48 percent passed the mathematics portion.

School system administrators were overjoyed at the results.

"Six years ago 60 percent were failing. Now six short years later 70 percent are passing the state standard, not just in urban districts," said Dr. George Maier, superintendent of the Hoboken school system.

Maier has consistently

drawn a distinction between urban and suburban districts. He contends that many urban districts must first address a language barrier problem before properly educating students.

In Hoboken, Maier said, 70 percent of the students come from backgrounds where English is not the first language used at home.

The passing score needed for reading was 75. According to the State Department of Education report, the average Hoboken score was 81.6. Hoboken's average mathematics score, where a 65 grade is considered passing, was 78.8.

A comparison of how Hoboken stacked up against other school districts will not be available until July when that information is released to the

See PUPILS — Page 1.

Pupil's test scores climb 88 5/13/85

Continued from Page 1.

state Board of Education by the state Department of Education, said Carl Johnson, manager of the state's basic skills program in Trenton.

Passing the state's basic skills exam is required before a state graduation certificate will be issued. Students have four shots at passing the exam, once in each of the four years in high

school. According to the state report, released to the school system Thursday, two seniors did not pass the reading section of the exam and will not be receiving certificates.

In all, 354 ninth graders took the reading exam, given March 26 and 27, with 245 passing. And, of the 341 ninth-graders who took the mathematics exam, 284 passed.

Hoboken historic debate boils over 88 5/16/85

By Dominick Calicchio

It was only fitting that last night's "public informational meeting" to discuss the proposed Northern Hoboken

National Register Historic District was held at the Elks Club, because the evening ended with two distinct factions having locked horns in a very vocal, often hostile confrontation.

Jackman, Ranieri rap water rules

TRENTON—Gov. Thomas H. Kean's emergency water rationing in 93 Northeast communities—including all of Hudson County—came under attack on two fronts yesterday.

Voicing criticism were Sen. Christopher J. Jackman of West New York, and Assemblyman Robert A. Ranieri of Hoboken.

Both were critical of the 50-gallon limit imposed on the 83 communities last Thursday. Violators face surcharges.

Jackman, assistant Democratic majority leader in the Senate, joined bipartisan legislative leaders in a State House drought briefing by Kean.

Jackman said he brought to the administration's attention the unfairness of charging a two-family home one third more than one-family homes, even though "both have the same amount of members in the families."

Citing an editorial Tuesday in The Jersey Journal, Jackman related that Kean "agreed to look at this and agreed to make a correction."

State-Environmental Protection Commissioner Robert E. Hughes responded "I feel pretty confident we can make some arrangement to correct this and make an adjustment," Jackman reported.

Ranieri called Kean's May 16 drought emergency order "inequitable, arbitrary and capricious."

In a letter to the governor, Ranieri urged "It must be replaced by a state policy that is equitable, and that is predictable as to application, effect and results."

Ranieri told Kean he "cannot justify the variance in treatment between urban and suburban dwellers. 'If 50 gallons per day is the emergency rate for one segment of society, it must be for all.'"

Calling for an immediate revocation of the double standard established by the week-old order, Ranieri declared its "inequitable, arbitrary and capricious nature" show an "insensitivity to multi-family homes" and, yes, to semi-suburban two and three-family homes.

Ranieri called for a legislative session to act on emergency legislation on providing an equitable application to the problem "well based in reason and logic."

Meanwhile, Democratic legislative leaders questioned why Kean administration's did not implement the \$350 million water bond issue approved to ease the drought four years ago.

One hundred Hoboken homeowners had come in response to letters sent to most of them by the Office of New Jersey Heritage, part of the state Department of Environmental Protection, and gained an extension of the opinion-gathering period of the application process until 60 days after those who did not receive the initial mailing receive a letter.

The application was scheduled to go before the New Jersey Review Board for Historic Sites on June 20.

Terry Karschner, senior historical preservation specialist for the heritage office, and chairman of the meeting, introduced the plans for the creation of the district, which would include, roughly, the area from Seventh Street between Hudson and Washington streets in the south, to 14th Street between Washington Street and Park Avenue in the north.

Karschner's introduction was followed by a 10-minute slide presentation by Patricia Florio, consultant to Andrew L. Pettit Corp., the New York architectural firm sponsoring the application for inclusion in both the New Jersey and National Registers of Historic Places.

It was during the subsequent question-and-answer period that the discussion reached a near-boiling point.

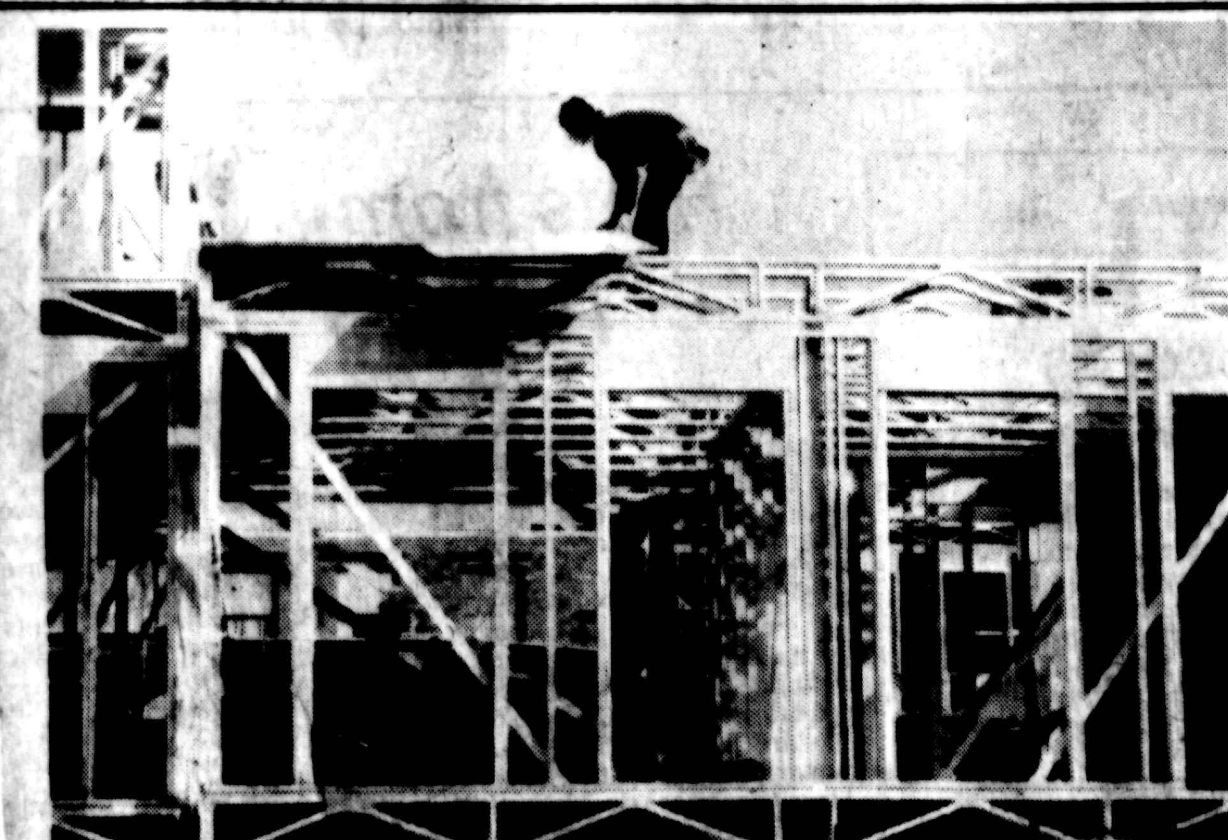
Many opponents to the historic designation of the district were angered when Andrew L. Pettit, president of the New York firm, said he began the application process to obtain a tax credit on two Washington Street buildings his firm is developing. One opponent was applauded for saying, "One man makes an application, and a thousand people have to write letters to stop it."

Another homeowner, however, said that Pettit's attempt to "make a few bucks" on his buildings was not the important factor. "Your house is going to be worth more with this (historic designation)."

Karschner explained that a 25 percent tax credit could be derived only by the owners of income-producing property who do not alter their buildings beyond local guidelines. He said the state and federal agencies could not restrict homeowners from altering their buildings.

He said that while owners of privately-used, non-income producing property would receive no financial benefit, those homeowners would be protected from public construction or the exercise of eminent domain.

One member of the gathering expressed a wait-and-see attitude. He advised other owners to wait until real estate speculation in Hoboken dies down, then apply for the historical designation.



As Hoboken housing becomes more and more in demand, construction is popping up in areas once considered blighted. Workers pictured here are in the western section of the city at Seventh and Jefferson streets.



Margarita Quinones is all smiles after receiving a trophy at the Hoboken Olympics for Special People at the Hoboken Little League Field.

Special People Special Olympics 88 5/16

By Pat Donnelly

For the sixteen youngsters in the Olympics for Special People, the Hoboken Little League Field was their Olympic stadium on Saturday.

There was last minute coaching before the seven events, lots of cheering and clapping and trophies for the winners. In fact, every youngster won an award.

"The purpose here is participation, not competition," said Mary Ellen Gallo, coordinator of the Hoboken recreation program.

The young people, ages 6 to 23, participating in soccer ball kick, broad jump, softball throw, dash, basketball shoot, football throw and an obstacle course before picking up their trophies before a cheering crowd.

All of the youngsters attend weekly recreation programs on Saturdays at the Calabro School including socialization and arts and crafts classes.

Those participating in Saturday's Olympics were Barbara Feliciano, Enrique Fernandez, Octavio Fernandez, Khabira Jones, Kelly Kavanaugh, Eddie McLaughlin, Joseph Maccagnano, Patrick O'Brien, Stephen O'Connor, Mary Pendrick, Margarita Quinones, Ramon Rivera, Loida Roman, Luke Terminiello, Joseph Theresa and George Zapata. Donna Sara served as honorary coach.

First prize winners in the various events were George Zapata and Margarita Quinones for soccer kick, Joseph Theresa and Stephen O'Connor for broad jump, Ramon Rivera and Luke Terminiello for softball throwing, Joseph Theresa, Pat O'Brien and Stephen O'Connor for the 60, 40 and 30 yard dashes, respectively, and Kelly Kavanaugh for the obstacle course.

Special awards were given to Joseph Theresa for sportsmanship, Eddie McLaughlin for best athlete and Luke Terminiello for being the most enthusiastic.

More pictures on Page 4.



Octavio Fernandez tosses the football during Hoboken Olympics for Special People at the Hoboken Little League Field.

Yuppies turned off by election

Hopefuls pitching for votes

By BRAD KELLY
Staff Writer

HOBOKEN—The young professionals who have helped change the character of the city over the past four years are not likely to change its politics next week.

Although the candidates in this year's municipal election have campaigned hard to gain the support of the "new vote" — the several thousand young, upwardly mobile professionals who have moved into Hoboken since the 1981 municipal election — their efforts may amount to little more than friendly lip service.

Election '85

The new Hoboken resident has heard about the corruption and machine politics that marked Hudson County politics in the past and feel little has changed. Most do not want to get involved.

"This is too political a town. I wouldn't want to get involved in the local politics," said 25-year-old Chris Leggiero, one of the few newcomers interviewed last week who would allow his name to be used. Most said they were afraid they would be harassed or otherwise pressured if they were quoted in the newspaper.

Leggiero, a finance manager for an oil company, said he doubts that the other newcomers his age will cast ballots on May 14.

Paul Rottkopf, a 28-year-old advertising manager for a New York City magazine, said his "cynicism" about Hudson County politics will keep him away from the polls on election day.

"Nothing I do is going to change that," he said.

Rottkopf questioned the timing of the city's recent clean streets campaign.

"The streets look a little cleaner now than they were three months ago. I mean, Hoboken is generally a pigsty," he said.

Rottkopf said defeat for Mayor Steve Cappiello next week in his bid



Photo by Daniel Dutka

Two of Hoboken's new voters talk about politics at an art fair yesterday.

Cynicism expected to bring sweeping Hoboken boycott

for a fourth consecutive four-year term will only lead to "Steve Cappiello, Version II."

Despite the lack of enthusiasm exhibited by many of the city's supplies, as they have come to be labeled, City Councilman Thomas F. Vezzetti, who is running for mayor, said he considers them essential for a victory and has been campaigning near the PATH tubes during peak commuter hours.

"This is one of my major blocs. It will put me in City Hall," Vezzetti said recently.

Cappiello and Councilman Thomas M. Kennedy said they are not sure what impact the bloc will have on the outcome of this election, but both are courting the yuppie vote as diligently as Vezzetti.

"I don't know if they feel this election is important for them," Kennedy said recently. "Many of them, no matter what the rents are, they're not complaining."

The newcomers have been blamed, in part, for the city's real estate boom that has driven rents up sharply and made affordable

housing one of the biggest issues of the campaign among low- and middle-income residents.

Still, Kennedy said he has been campaigning at the corner of First and Washington streets during evening rush hours, while Cappiello campaign workers have been handing out literature during the morning rush hour.

Cappiello last week held an open bar political rally at Maxwell's Restaurant on Washington Street, a favorite drinking spot for the city's young professionals.

Top Cappiello campaign strategists recently decided to scrap the idea of taking out a political advertisement in the New York Times, a favorite newspaper for the city's young professionals.

They decided to use the money that it would have cost for a half-page advertisement in The Times to take out a number of ads in a local weekly newspaper that is left in restaurants and bars frequented by that crowd.

Several newcomers interviewed last week said they have been

paying attention to the campaign literature being handed out and may base their decisions on it.

Others, like Rottkopf, have been avoiding the candidates altogether. "It's been a fairly common experience," Rottkopf said, referring to the campaigning. "But you do what every New Yorker does — put your head down and ignore them. And if they try to hand you literature, step on their foot."

"They're a different type of people," Kennedy said recently. "They just don't shake your hand and say, 'We're with you 100 percent.' They say, 'good luck,' and walk on."

The young professionals more likely to vote are those who have purchased homes here or those who cannot afford to have their rents raised beyond the \$400-to-\$500-per-month range.

But according to one newcomer who asked not to be identified, most of the new residents "don't pay attention (to local politics). They don't think it affects their lives."

Several newcomers interviewed last week see themselves as transients.

"We're a transient community... between one place and another. We're trying to save enough money to move to Manhattan or to buy a house in the country," Rottkopf said.

Affordable housing unit proposed

A Hoboken councilman is proposing the creation of a committee for affordable housing.

The committee, which would consist of nine volunteers, would have the legal status of autonomous groups such as the zoning board or the Historic District Commission, said Robert Ranieri, an at-large councilman seeking reelection.

However, its responsibilities would include assessing needs and making recommendations, not determining or implementing policy.

Ranieri was immediately attacked by anti-administration Councilman Tom Vezzetti, who is running for mayor in the June 11 runoff.

"Where was Mr. Ranieri on this two years ago?" Vezzetti asked. "He learned from his mentor," he added, referring to Mayor Steve Cappiello, who is seeking reelection. "He's doing it only as a charade for election time."

Affordable housing has been identified as one of the campaign's major issues. The renaissance of the city's housing stock and accompanying gentrification have sent rents spiraling.

Ranieri, however, said that he asked the Law Department to draw up an ordinance to establish the committee because of the city's "severe, critical" need for affordable housing.

Ranieri said his proposal would have four members of the committee appointed by the mayor, four by the City Council president and one by the Community Development Agency.

Four would be tenants in the city, while two would be homeowners. The others would be a planner, developer and CDA representative, each with experience in creating housing for low- and moderate-income families.

"I'm not against any committee," Vezzetti said when asked if he would support the idea. "But when I become mayor, we're going to do actions, actions, actions, not just (set up) committees to study."

Hoboken in fine shape

From time to time, The Jersey Journal publishes visiting editorials by qualified individuals on specific subjects. Today's guest editorial is by Edwin Chin, Hoboken business administrator and treasurer in the campaign for reelection of Mayor Steve Cappiello. The opinions of the writer are not necessarily the opinions of this newspaper.

In Steve Block's visiting editorial (The Jersey Journal, April 26), he presents a distorted, biased view of what is "really" happening in the Hoboken municipal election.

Steve Block has appointed himself the savior of Hoboken. When he purchased his home in Hoboken in the mid 1970s, he displaced a tenant, and took advantage of a tax exemption for his improvements. He induced Mayor Cappiello to appoint him to two terms on the Board of Education which turned out to be disastrous for the schools, since this idler doesn't know how to do anything but agitate and use his poison pen for phony charges.

Our savior Steve Block also ran for public office, completely distorting Fifth Ward Councilman E. Norman Wilson's

record, and was soundly defeated. Still a rebel without a cause, Steve Block found the perfect fool who would spend his inheritance and mouth all his unfounded accusations in Tom Vezzetti. A perfect pair — Edgar Bergen and Mortimer Snerd (Charlie McCarthy had too much class for this team). Two idlers without the ability to function in normal society set out to abuse Hoboken, its people, school children and now St. Ann's Church.

Attacking St. Ann's Church, Block suggested money was given to the parish in order to honor Mayor Steve Cappiello, a lifelong member of the parish. It would be expected that Tom Vezzetti would disavow himself from Block's accusation and underlying discrimination against the church.

But that isn't all. Our savior Block now promises a second coming to save Vezzetti and Hoboken. Redemption is possible for Vezzetti only if he accepts Block as his personal savior and "he shows the guts to reform his campaign organization." In other words, Tom Vezzetti should abandon his friends and let Block take control.

Steve Block couldn't get control of the school system while a member of the Board of Education nor could he get himself elected so he feels he could control all the power in town if he could elect Vezzetti. But even in his last evangelistic appeal for power, Block continues to insult all that is Hoboken including Tom Vezzetti himself. It was always Steve Block who with pen in hand would suggest that others would question Tom Vezzetti's stability, or lack thereof. The editorial was insulting to Tom Vezzetti. He needs Steve Block like he needs another bullhorn.

Basically, the editorial was the usual Block false accusation like the St. Ann's Church's honor being bought. The sad truth is neither Block nor Vezzetti has ever had time to say something nice about Hoboken. They haven't ever said how Hoboken is doing so well for all who live and work here; how we have five senior citizens residences and neighborhoods where slums were rehabilitated into hundreds of affordable units of housing (Vezzetti opposed each of these projects), and how major crime has declined 50 percent during Cappiello's years as mayor. The city and its people have a new sense of belonging. Our streets are safe, our people happy.

I remember as a child growing up in Hoboken, the massive displacement of people in the late 1980s fleeing a deteriorating city to the suburbs. Today, under Mayor Cappiello's strong leadership, Hoboken has become a safe, wholesome city. Hoboken is now an attractive and proud place to live, work and enjoy.

Hoboken needs a stable and progressive mayor to continue rebuilding Hoboken. Our waterfront must be carefully developed to provide the necessary revenues to reduce the property tax burden and to finance the infrastructure of our city. Obviously, Steve Cappiello is clearly the sound choice for mayor.

COUNCIL

Continued from Page 1

The two finalists from the Vezzetti slate are incumbent Councilman Patrick J. Pasculli and community activist Helen A. Canning. Pasculli, the second highest vote getter, received 3,697 tallies. Canning got 2,343.

Rounding out the list of runoff candidates is independent Helen Manogue, a founding member of the Hoboken Environment Committee. She garnered 2,547 votes.

The losing candidates and their vote totals are: Annette E. Illing, 1,884; Martin J. Brennan, 1,430; Mary C. Gaspar, 1,241; Jean Forest, 1,124; Joseph M. Lisa, 1,055; Jaime Munoz, 1,087; Francis P. Raia, 919; Anthony Lisa, 900; Michael T. Sarullo, 789; Grace Scutellaro, 556; James Mancuso, 530; Aaron Miranda Forman, 493; and Graciella A. McEwen, 238.

Nineteen candidates ran for the three council-at-large seats up for grabs this year. The seat carries with it a four-year term and represents all six wards.

Some, such as Jean Forest, a member of the Hoboken Neighborhood Alliance organization, considered their candidacy a matter of survival as residents.

The redevelopment of the past 12 years has made Hoboken an attractive location for people who work in New York but cannot quite afford to live there.

A tight housing market and a large demand for housing has driven rents up and forced many low- to middle-income residents out of Hoboken.

Hoboken polls open until 8

By Paul Cleary and Margaret Schmidt

By tonight there will be nothing left of the Hoboken election but the winner collecting his spoils and the losers planning for another day — or so the candidates think.

Although many political observers predict a runoff in today's race for mayor and three at-large council seats, the word "runoff" will never be heard from the candidates' lips.

In the mayoral race, incumbent Steve Cappiello, Councilman Tom Vezzetti and Tom Kennedy and former Councilman Nunzio Malfetti all believe they will win on today's ballot. Thus, in their views, there will be one victor and the rest will either be plotting for another run four years from now or retiring from public life.

Polls close tonight at 8 p.m. Superintendent of Elections Joseph Brady has predicted that 14,000 to 15,000 of the city's 21,000 registered voters will cast ballots today. A heavy turnout is

generally considered to be in the favor of anti-administration candidates, although some Cappiello supporters are predicting a landslide for the mayor.

Vezzetti is seen as running a close second to Cappiello, according to numerous independent polls.

Both Cappiello and Vezzetti are claiming they will do well in the other's home ward.

"We'll even take the Second Ward," Cappiello said yesterday. "That's Vezzetti's."

Vezzetti represents the Second Ward on the council. He won the seat two years ago in an upset against Cappiello supporter Walter Cramer. His term ends in 1987.

"I think we are going to sweep the city," Vezzetti said. "We'll even do well in Steve's home, the Third Ward."

Cappiello, 61, a lifelong resident of the Third Ward, represented the ward on the council for 10 years before being elected mayor.

See HOBOKEN — Page 8.

Hoboken polls open until 8 p.m.

Continued from Page 1.

Malfetti is relying heavily on last June's Democratic freeholder primary when he defeated Cappiello in the Hoboken portion of the district. Of Hoboken's six wards, four are in the district and Malfetti won three. He lost the primary, however, and Cappiello went to November's race against Republican Roger Dorian who won.

"We won one district in the Third Ward," Malfetti said. "We are running good in (Wards) Two, Five, Six and Three."

Cappiello agrees that there may be some problems in those wards but said he is using the freeholder loss as a reference point for this campaign. He is confident, he said, that he will win the First through Fourth wards.

The Fourth Ward, where former Councilman Louis Francome has been campaigning heavily for Cappiello, is also the ward with the greatest percentage of Hispanic voters, 43 percent, according to statistics gathered in the 1984 general election.

Vezzetti did especially well among the Hispanics in the Second Ward when he won the council seat, but it is not known how he will fare with the sector today because of his refusal to put a Hispanic on his ticket. Cappiello said he is weakest in the Fifth and Sixth Wards.

6 Hoboken council candidates in runoff

By GAIL FRIEDMAN
Staff Writer

HOBOKEN—Although no single candidate in yesterday's City Council race proved strong enough to score a first-ballot win, all three members of Mayor Steve Cappiello's ticket appeared last night to be assured a place on the June 11 runoff ballot.

They are scheduled to face two members of mayoral challenger Thomas F. Vezzetti's slate and an independent candidate who ran strongly on housing issues.

In a crowded field of 19 contenders, no one garnered the 50 percent

of the vote needed to win one of the three at-large council seats up for grabs. Two of the three top vote getters ran on the Cappiello slate. They are incumbent Councilman Robert A. Ranieri and Edwin Duray, the principal of the Thomas Connors School. Based on unofficial returns, Ranieri, also the 33rd District state assemblyman, drew 3,981 votes and Duray got 3,429 votes.

The third Cappiello-backed contender to make the runoff is George W. Crimmins, the Hudson County Utilities Authority comptroller. With 3,224 votes, he ran fourth in the overall council balloting.

See COUNCIL, Page 25

Malfetti's a street man

By BRAD KELLY
Staff Writer

HOBOKEN—Nunzio Malfetti is not one to debate city issues in an auditorium full of supporters and hecklers.

The 58-year-old former councilman feels much more comfortable on the streets.

"I leave it to the people," the gray haired, bespectacled Malfetti said yesterday. "I always did."

Malfetti, a mayoral candidate in Tuesday's municipal election, has avoided the four debates that have been held during the past several weeks.

Election '85

He likes to discuss the issues person to person.

"I'm a door-to-door man. Personal contact with the people," Malfetti, dressed in a black sports jacket and white dress shirt said, placing a hand on this reporter's shoulder to get the point across. "People look you straight in the eye... they know if you're lying. If I can't give people the answers, let them vote against me."

It was this old style of politicking that helped Malfetti beat Mayor Steve Cappiello in Hoboken in the June 6 Democratic primary for the 6th District seat on the Hudson County Board of Freeholders.

Malfetti beat Cappiello, who was then the incumbent, by 254 votes in the 6th Hoboken wards represented in the 6th District. Cappiello however, gained the nomination with a strong showing in the Union City wards that are part of the 6th District.

Political observers believe Malfetti will not do as well in a mayoral election that includes all six wards of Hoboken. They also point out that 5,735 out of 12,152 registered voters cast ballots in the primary.

But Malfetti is not listening.

"The people have been beautiful, just wonderful. Tony (running mate Anthony Lisa) and I were out campaigning the other day and two people, I don't even know them, came up to us and said, 'We're

Candidate has avoided four debates

voting for you Mr. Malfetti... because we know what you stand for."

Malfetti considers himself a man of the people. The door to his Willow Avenue clubhouse is always open.

"I have a phone here," he said pointing to a white telephone that shares a wall of his clubhouse with newspaper articles, voting lists and numbers of Hudson County agencies. "I have a phone at home. I've never ducked away from anyone. I don't avoid the people."

Malfetti was an independent city councilman from 1975 to 1983. A constant critic of the Cappiello administration, he rarely was able to get his ideas approved by the majority of the City Council.

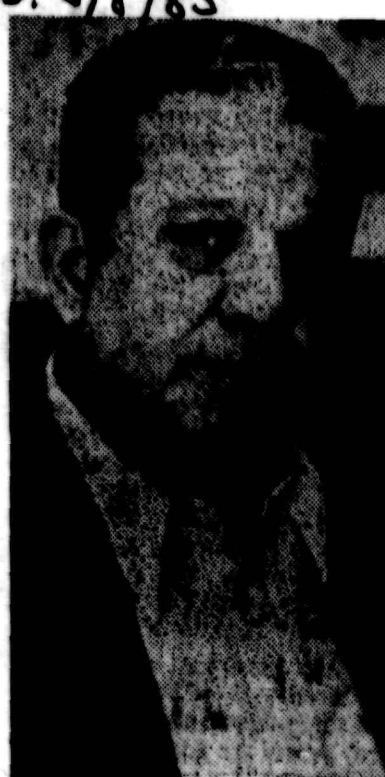
As councilman he took credit for establishing the cross-town bus for the disabled and senior citizens. He also pushed for a return to a commission form of government, which he said would save the taxpayers money. He tried unsuccessfully to get the council to investigate the application procedures of Applied Housing Associates, the city's largest holder of subsidized housing units.

He was defeated in 1983 by schoolteacher Patrick Pasculli. His opponents, while they knock each other, find little to criticize Malfetti about. Malfetti tries to return the favor.

"I don't believe in slandering," Malfetti said, taking a drag off his cigarette. "I believe in issues." He said the biggest issue in this election is housing.

"These condos should be stopped. There's a limit to everything," he said, referring to the real estate boom that has been blamed by administration critics for the displacement of hundreds of residents.

"Where are these people going? When is it going to stop? What's happening to the middle class?"



Nunzio Malfetti
Hoboken mayoral hopeful

Malfetti said, pausing to take another drag off his cigarette. "In plain English... what's happening to us?"

Malfetti said the first thing he would do as mayor is try to get federal funds for more subsidized housing units in the city. He said he also would put a halt to developers turning existing apartment buildings into condominiums.

"There are people crying, walking the streets and saying, 'Where can I go? A woman with two kids. What are you going to do, shoot the kids?' Malfetti asked, his face turning red with anger. "These people are the backbone of the city... who put that... into office," he finally exploded.

"I could say so much. I could say so much," Malfetti said, his voice suddenly calmer.

Malfetti, a cargo checker at the Maher Terminal in Port Elizabeth, picked up a plaque that was given to him several years ago by members of the Malfetti Association.

"A man amongst men! A man of his word," he read from the inscription. "That's me, that says it all. I am a people's man. I never was a man for myself."

Vezzetti colorful and caustic campaigner



Dispatch File Photo

CITY COUNCILMAN Thomas F. Vezzetti, who is challenging Hoboken Mayor Steve Cappiello, uses a bullhorn during a campaign swing during a previous election race.



Photo by Joe Brady

THE CAMPAIGN HEADQUARTERS of Thomas F. Vezzetti, city councilman-at-large and Hoboken mayoral hopeful, are next to the headquarters of incumbent Mayor Steve Cappiello.

Kennedy claims Hoboken advantage

H.D. 5/9/85

By BRAD KELLY
Staff Writer

HOBOKEN—Councilman Thomas M. Kennedy thinks the anti-administration sentiment in the upcoming municipal election is strong enough to unseat Mayor Steve Cappiello.

The only problem is capturing more anti-administration votes than the other guy. And in this election there are two other guys.

But according to Kennedy, who is forfeiting his at-large City Council seat for a shot at the Cappiello's job May 14, "I will have the advantage."

I know the pulse of this town more than anyone — from Castle Point to the last house in the projects near the railroad tracks," boasted Kennedy, a longtime police officer who has been on leave of absence during his eight-year stint on the council.

"I am not anti-administration just to be anti-administration," he said. "I have voted for regulations (sponsored) by administration members if I thought they were for the good of the city."

Election '85

The 51-year-old councilman said he does not like to talk about the other two candidates who are hoping to stop Cappiello from being elected to a fourth consecutive term. Unless, of course, he is asked to do so by a discerning voter or a curious reporter.

I think (Thomas F. Vezzetti's) brash way of campaigning has hurt him," Kennedy said yesterday about his outspoken opponent, who uses a bullhorn to get his message across.

A lot of people are just sick and tired of the show. In the beginning, people thought it was funny, but now you're running for the most important position in the city. All the laughing and kidding and jostling around is a thing of the past now," he added.

Kennedy said he thinks Nunzio Maffetti's failure to participate in four public forums this election has hurt that candidate's chances.

But not attending the debates has hurt him tremendously. Kennedy said, stroking his gray, bushy mustache. Facing 200 people who are asking you questions proves if you can take the pressure," he added.

After discussing what he believes are the weaknesses of Maffetti and Vezzetti, Kennedy



Photo by Don Smith

MAYORAL CANDIDATE Thomas M. Kennedy speaks to Linda Diaz Murphy at the Castle Point Diner in Hoboken yesterday as Murphy's 2-year-old daughter stays close by.

'I know the pulse of this town more than anyone'

turned his attention to Cappiello.

He really didn't know the pulse of the city until he lost the election," Kennedy said, referring to Cappiello's November defeat in the Hudson County Board of Freeholders election. "If he did, we wouldn't be in the mess we're in."

Kennedy, like his opponents, has singled out housing as the biggest issue. The city's real estate boom has been blamed for the displacement of hundreds, if not thousands, of residents.

His opponents have advocated the creation of more housing units

examples of that. They're all giving out jobs here," he said.

It is a disgrace to the city of Hoboken," Vezzetti charged as he continued his criticism of what he feels has been a "misrepresentative" local government under Cappiello's leadership for the past 12 years.

Do you know how many people have been driven out because of misgovernment in this city here?" he asked. "I bet you in my lifetime I can never remember one administration like Steve Cappiello's chasing out at least half the people here, if not more."

Election '85

When Vezzetti meets people on the street he asks them one question: "Do you want to stay in Hoboken?"

People are being chased out. There are no apartments. That's the overriding issue. We want to live in our city," Vezzetti said.

And this administration has contributed vitally to making this situation so bad. The rent control law could have been passed two years ago if the mayor would have pushed it with his rubber stamp council," he said referring to the city's current rent control ordinance that eliminates the substantial rehabilitation loophole.

Between 1981 and 1984, the loophole was used to free hundreds

Councilman slugs it out with archfoe Cappiello

H.D. 5-7-85

of apartments from rent control, drive up the rental market in this city and displace residents, according to administration critics.

Pro-Cappiello council members Helen Macri, Anthony Romano, Mary Francone and Salvatore Cemelini and Councilman Thomas M. Kennedy consistently voted against ordinances that would have eliminated the loophole. The council switched its stance and eliminated the loophole several months before Cappiello ran in November for reelection to his 6th District seat on the Hudson County Board of Freeholders.

Vezzetti's outspoken criticism of the administration and his ideas for a better one have done little to change Hoboken government in the past two years.

Not one of Vezzetti's ordinances has ever been passed by the majority of the council. In fact, most of them have never gotten more than two votes — Vezzetti's and fellow dissident Councilman Pat Pasculli's.

"And remember this. I was the one who came up with the original plan to consolidate departments," Vezzetti said, referring to his ordinance to eliminate the director of public safety and the director of revenue and finance, which he contends are a duplication of jobs.

"How come when we wanted consolidation, Mr. Ranieri (Councilman Robert A.) and the mayor's lackeys wouldn't go for it. But when they came up with it, we went for it, even with all its imperfections," he said.

The council last year voted to merge the positions of director of public works and director of health and welfare into the position of director of environmental services.

The position was created without a salary guideline and has yet to be filled. William Van Wie, former public works director, Van Wie has been serving as temporary director without pay.

Vezzetti and Pasculli have consistently voted as a minority. The two have teamed up to oppose Cappiello in next Tuesday's election of a mayor and three at-large council members.

Ordinances that Vezzetti and Pasculli have sponsored called for:

- The resignation of Macri as council president.
- The elimination of the director of revenue and finance and public safety.
- The creation of a code of ethics that would require public officials to disclose their finances.

tenant advocates for his voting record on rent-control ordinances. Last year, along with a majority of the council, he consistently voted against a series of rent-control ordinances that eliminated the substantial rehabilitation loophole.

Substantial rehabilitation clauses allow landlords to become free of rent control if they made improvements to a building that equal the building's assessment. Assessments in Hoboken are characteristically low.

Kennedy said he voted against those ordinances after he was told by several leading institutions they would cut off loans for improvements.

It's not that I was worried about the banks," Kennedy said. "I was worried about the people living in (deteriorated) buildings."

Kennedy said he voted in favor of the city's current rent control ordinance because it was "80 percent in favor of the tenant and 20 percent in favor of the landlord."

The ordinance, which was passed unanimously by the council earlier this year, has been criticized by tenant advocates who say it opens new loopholes, including a clause which allows landlords to become free of rent control if they rehabilitate a building that has been voluntarily vacated.

The advocates have said the clause will force landlords to let their buildings run down until the tenants move out.

Kennedy said he also is concerned about the level of spending by the Board of Education.

Since 1977 the school population has gone down. We have closed one school, and there are rumors that another may soon be closed. Yet there are more employees now than in 1977. They are more people on the payroll," he complained.

And every time we (the council) cut our budget... the teacher's aid goes, the maintenance man goes, the non-tenured teacher goes," he said as he counted off his fingers. "The little man is always cut."

Kennedy, a security guard at the county's Employment and Training office here, said as a councilman he fought unsuccessfully for a playground and recreation area on Observer Highway.

That doesn't matter to me," Cappiello said when told about the ballots being impounded. "I know

• Requiring department heads to attend council meetings.

• The elimination of tax abatements for commercial and industrial properties.

The ordinances have been brought up time after time by the two men and always go down in defeat.

But Vezzetti said at least the ordinances are put up for a vote. "I get seconded. That goes on the record now. Now at least everything we do is on the record. They can't eradicate that," he said.

Vezzetti said his ordinances bring issues before the council that might otherwise fall through the cracks of city government.

"You see, what I've done, if nothing else... I've revealed their true character," he said referring to the council members who vote along administration lines.

"I've stripped them of all their... what I call... their facade and stripped them down to what they really are. I just go for the jugular. I have no mercy on them," he said.

When Vezzetti can't get things done at the council table, he often goes to the county Prosecutor's Office in Jersey City.

"He knows me intimately," Vezzetti said about Prosecutor Harold J. Ruvidt Jr. "Harold calls me Tom. I call him Harold. It is an intimate relationship," he said.

Since Vezzetti was elected to office two years ago, he has asked Ruvidt to look into conflicts of interest, dual job-holding and a tax abatement ordinance that had never been approved by the council, all with scant results.

But it was revealed during Vezzetti's investigation into tax abatements that Ranieri was one of the 26 people who received them.

Romano last year requested immunity from prosecution before he was questioned by a federal grand jury sitting in Newark in connection with a lengthy investigation into the Hudson County Utilities Authority by the U.S. Attorney's Office.

The 2nd Ward councilman has been campaigning hard for the mayoralty since last fall, when he helped Weehawken Councilman Roger Dorian defeat Cappiello in the 6th District freeholder race.

Vezzetti's relentless campaigning seems to have turned off many residents. The outspoken councilman is confident, however, that it has brought the support of many more.

"I'm an honest man in a corruptible profession. That shows the quality of the man. What other person would have the courage to say something like that?" he asked.



Photo by Paul Simkin

HOBOKEN MAYORAL CANDIDATE Thomas F. Kennedy makes a point last night during the fourth and final Hoboken mayoral debate as Mayor Steve Cappiello, left, and candidate Thomas F. Vezzetti wait their turns.

In Hoboken mayoral campaign Hopefuls debate housing issues

H.D. 5/7/85

By BRAD KELLY
Staff Writer

HOBOKEN—Housing issues were the center of a public forum held by a local tenant advocate group last night as mayoral candidates defended their past records on rent control and vowed to vigorously enforce current rent laws.

The forum, the fourth and final to be held here before next Tuesday's municipal election, was sponsored by the Campaign for Housing Justice. Three of the four mayoral candidates attended. Nunzio Maffetti was not present and did not attend the previous debates.

"Why should I vote for you if my landlord can pass 60 percent of the cost of repairing code violations on to me?" a tenant asked Mayor Steve Cappiello.

The city's current rent control ordinance, which all but eliminates the substantial rehabilitation clause — has a number of other loopholes, according to both critics and supporters of the ordinance. The tenant who questioned Cappiello was alluding to one of those loopholes.

The tenant also said his landlord was letting his building run down in an attempt to force tenants out.

Another loophole that has been cited by tenant activists is exempts a landlord from rent control if his building is voluntarily vacated by tenants.

"Why should I vote for you... the tenant repeated.

"Well, you should vote for me," Cappiello answered. "If you came to City Hall, I would get involved. I would take you by the hand to our Law Department," Cappiello added.

The City Council last year passed the city's current rent control or-

dinance with the support of Cappiello.

Councilman Thomas M. Kennedy, who is seeking to oust Cappiello, was asked why he consistently voted against an ordinance to eliminate the substantial rehabilitation clause last year. That loophole allowed landlords to become free of rent control once they had made repairs on their building that equalled the building's assessed value. Because assessments in Hoboken are characteristically low, it was not uncommon for a landlord to invest \$20,000 and double the rents.

Kennedy said he believed substantial rehabilitation was one of the few mechanisms that landlords could use to upgrade the city's decaying housing stock. He also said he favored spreading out a rent increase rather than that provision for three years but that his idea never was accepted by the administration.

Councilman Thomas F. Vezzetti, another mayoral candidate, was

asked what he will do to preserve the preservation of low-income housing here. He said he will look to the Port Authority of New York and New Jersey to help create affordable housing. The authority is planning a \$500 million mixed-used waterfront development here.

Vezzetti said he would also like to see the prospective developer of two residential highrises, planned for 14th Street, be required to construct approximately 20 apartments for low- to moderate-income residents.

All the candidates were asked by one resident to disclose any residential properties they owned in Hoboken. Kennedy said he was a renter in Hoboken and owned no property there. Cappiello, when pressed by Steve Block, a former Board of Education trustee, said, "I have less than you." Vezzetti did not answer the question, but said he, unlike Cappiello, was using his own money to fund his campaign.

Politicians reprieved on financial reports

H.D. 5/8/85

Candidates in the June 11 runoff elections in Jersey City and Hoboken don't have to file state contributions and expenditure reports until the end of the month.

Fred Herrmann, executive director of the New Jersey Election Law Commission, said the commission has decided to waive the 28-day pre-election report for candidates in the runoff. The candidates will not have to list their financial resources and spending until May 31, Herrmann said.

State statute requires can-

didates to file disclosure reports, 29 days and 11 days before an election, as well as 30 days and 60 days afterward.

This year, because of a scheduling quirk, candidates in the runoff were technically required to file May 13, the day before the general election. At that time, the candidates did not know who would be in the runoff.

Herrmann said that because of the scheduling, the commission agreed not to require candidates to file on May 13. He said candidates must file their next report by May 31.

Fired Hoboken aide free on bond on drugged mushroom charge

H.D. 5/8/85

By John J. Farrell Jr.

Jack Dempsey, 35, who was fired from his \$10,000-a-year job as a Hoboken health inspector after his arrest in Bayonne for alleged possession of a drug, now awaits Hudson County Grand Jury action.

Dempsey, arrested Friday night in front of his Bayonne home with three other men on

drug charges, appeared with them in the Hudson County Central Judicial Processing Court before Judge Edward F. Zampella.

In holding all of them for grand jury action, Zampella accused Dempsey, accused of possession of a bag of hallucinogenic mushrooms, free in a personal recognizance bond. Bail of \$10,000 was continued on Mark Anthony Veca, 32, of

Holmdel, charged with possession of six bags of rock from cocaine with an estimated \$30,000 street value, intending to sell it, and possession of narcotics paraphernalia; \$2,500 bail on his brother, Thomas D. Veca, 29, also of Holmdel, accused of possession of narcotics paraphernalia and less than 25 grams of marijuana, and \$2,500 bail on Robert E. Costello, 31, of Elizabeth, knife possession.

Hoboken Mayor Steve Cappiello announced Dempsey was terminated from his city health department job Monday because he was a probationary employee, hired last Jan. 24, and a notice to him is not required. Dempsey, confirming that he was fired, said his lawyer is Al Avignone of Maplewood. The latter reported he is looking into the case.

Hoboken absentee ballots impounded

H.D. 5-15-85

By FRANCES ANN BURNS
Staff Writer

Hudson County's chief judge yesterday impounded all absentee ballots cast in Hoboken's municipal election to give Joseph T. Brady, the county superintendent of elections, time to investigate them.

The absentee ballots will not affect yesterday's mayoral election. Even if every one of the almost 800 absentee votes is counted and is a vote for Mayor Steve Cappiello, there still will be a runoff election.

"I intend to investigate every single ballot," Brady said.

Assignment Judge Barrell Ives Humphreys of Superior Court in Jersey City ordered the county Board of Elections to process all ballots sent in by 8 p.m. last night and then hold them under seal until 1:30 p.m. Friday.

At that time, the ballots are to be stripped of their certificates, opened and counted unless Humphreys orders a delay.

"That doesn't matter to me," Cappiello said when told about the ballots being impounded. "I know

that the people doing it for us have been instructed to work according to the official procedures laid down by the superintendent of elections."

The judge originally delayed stripping the ballots until noon yesterday after City Councilman Thomas F. Vezzetti, one of three challengers to Mayor Steve Cappiello, charged there was widespread fraud. Humphreys extended the stay after Brady told him "significant indication of fraud is present."

Vezzetti was represented by Matthew Burns, a Jersey City attorney, who is also counsel to the county's Regular Democratic Organization, led by Jersey City Mayor Gerald McCann.

As of 8 p.m. yesterday, Brady said 789 absentee ballots had been returned and 130 had been challenged, mostly by Vezzetti. More than 100 of the challenged ballots were investigated and 68 were thrown out. In many cases, his investigators found ballots had been mailed to garages.

Late yesterday afternoon, Humphreys heard testimony from Luis

Lopez, a young man who said he was barred from voting when officials at the polls told him he had returned an absentee ballot.

Lopez said he, his parents and two siblings had been sent ballots and said an unknown man picked up the ballots and persuaded his sister to sign his name while he was in the shower.

Humphreys signed an order allowing Lopez to vote at the polls. Brady disallowed the five absentee ballots reportedly cast by the Lopez family.

The ballots were mailed in, Brady said, "so we have no record of who delivered them."

One candidate for City Council, Aaron Miranda-Forman, and members of his family were blocked from voting temporarily yesterday when a neighbor charged they actually live on Communipaw Avenue in Jersey City, not at 116 Bloomfield St. in Hoboken. Judge James W. Taylor of Superior Court allowed the Formans to vote "after they

produced car insurance papers and registrations with the Hoboken address."

Hoboken race mellows in lighter moments

By Margaret Schmidt

As in every campaign, the events leading to Tuesday's municipal election in Hoboken have so far included some "dirty tricks" and, on the lighter side, some ironies and amusing situations.

Following are vintage 1985 tableaux involving mayoral candidates Steve Cappiello, the incumbent; Councilman Tom Kennedy and Tom Vezzetti and former Councilman Nunzio Malfetti.

Some of the 19 council candidates, competing for three at-large seats, are also spotlighted.

• "Who did that?" mayoral candidate Tom Vezzetti must have wondered after realizing one day that he had spent the afternoon campaigning with a Cappiello button pinned to his jacket.

• With Cappiello, Vezzetti and Kennedy headquarters all at the intersection of Sixth and Washington streets, there were bound to be confrontations. During Cappiello's "whirlwind tour" to open headquarters in the wards, running mate Robert Ranieri reportedly stood in front of Vezzetti's and shouted in a long speech ending with a debate challenge.

• Not to be outdone, Vezzetti took his bullhorn down to Second and Washington and stood across from Ranieri's Furniture Store nearly every day one week to harangue the council candidate, an assemblyman, who was probably in Trenton much of the time.

• Vezzetti didn't miss a chance to campaign. Just about every luncheon, social function, etc., was visited. At one Community Development Agency event, Vezzetti delivered a diatribe to a crowd rapt in attention. He left. Silence. "Who was that," mayoral candidate Tom Kennedy quipped, "E.F. Hutton?"

• The newcomer votes which many believe are non-existent because of non-registration among young professionals who recently moved to Hoboken was courted by all candidates with Mayor Steve Cappiello taking the old wives'-tale approach: he hit the PATH station with coffee and doughnuts during the morning rush hoping that the way to the newcomers' vote is through their stomachs.

• When Vezzetti announced his running mates for the council with the conspicuous omission of an Hispanic, an anonymous former supporter sent a funeral wreath to campaign headquarters.

• Story ideas? There were plenty of story ideas suggested by the partisans. Some that didn't hit the newsstands: How about one on the best-dressed campaign headquarters? (Cappiello's would have won hands down.) If we put the candidate in a rabbit suit for Easter, will you take a picture? Perhaps if he's buying a paper from a newsboy. All the candidates will be out in running

Election misconduct questioned

Charges of irregularities concerning at least 178 votes to be cast in Tuesday's municipal election in Hoboken, are being investigated by Joseph T. Brady, Hudson County superintendent of elections and registration commissioner.

Brady, who confirmed the complaints were made by various factions, but would not identify them at this time, said 98 complaints concern regular voters and 82 absentee ballots. His investigators are checking a list of names mentioned in the complaints, which challenge the right of the persons to vote at the polls or by absentee ballot.



STEVE BLOCK, a former Hoboken Board of Education trustee who left the camp of mayoral candidate Thomas F. Vezzetti several months ago, reads vote totals last night at Vezzetti headquarters.

suits for the marathon. Promises, promises. Ribbon-cutting. Charges without basis. Etc., etc.

• Prizes for the most amusing campaign ads ends in a tie between Kennedy's political triva game and Nuzio Malfetti's cigar-smoking octopus caricature of Cappiello.

• Political people not even in he running this time around took some of the sharpest criticism of the campaign. Cappiello supporter Anthony Russo was called a "fair weather friend" in various and sundry ways by various and nebulous characters. That was serene, though, in comparison to the lambasting Vezzetti supporter

Steve Block took from Cappiello and some of his followers. He was called everything from a sarcastic "our saviour" to a fat-cat do-nothing.

• Several readers pointed out the coincidence: Public works personnel took to Washington Street on Sundays during the campaign. Who are those men in red? the readers wondered.

• Another: A general mailing last month of "Insights," the board of Education newsletter. "First time I've seen it in my eight years in Hoboken," one resident said.

• Liberated women are supposed to get out of the kitchen. Not independent council can-

didate Jean Forest, who set up headquarters in her breakfast nook. Thus, "the kitchen campaign."

• While another independent, Helen Manogue, was canvassing one part of Hoboken on a Sunday afternoon, one of her three sons was handing out campaign literature in another. One passerby refused. The conversation was something like: "But, sir, won't you just consider her?" "I'm sorry," came the reply. "I don't think you know me. I'm Steve Cappiello."

• As campaign posters started appearing, one reader called to report that Cappiello team placards were on abandoned buildings. "Do dead

buildings vote too, now?" he asked.

• Vezzetti was charged with assault of a woman he claims he never met. The municipal court trial was transferred to county court, then put off until after the election because of verbal charges that the complaint was politically motivated.

• Campaign literature critical of Jaime Munoz, a former Vezzetti supporter who later joined Malfetti's team, was passed out in front of Our Lady of Grace Church one Sunday and had Kennedy's name on it. The candidate denied any knowledge of it and apologized to the church.

• Campaign mailings last

week added more than 100,000 pieces to local delivery, reports the post office.

• The effect on voters wasn't always impressive: "One's a crook," an astute reader said; "the other's crazy."

• Relying on astuteness, one 3-year-old who was particularly naughty at a dinner-time campaign visit by the Cappiello team was scolded because the visitors were "very important people." Referring to City Council President Helen Macri, the mother said, "And that woman is president . . . Whereupon the child interrupted and shot back, "Oh yeah, what happened to Reagan?"

Cappiello, Vezzetti to spar in mayoral race debate

Readers and Hoboken residents will have their chance to ask the Hoboken mayoral candidates what they want to know at a debate sponsored by The Dispatch.

Mayor Steve Cappiello and Councilman Thomas F. Vezzetti will square off at a forum set for June 6 at 7:30 p.m. in the Hoboken High School auditorium on Clinton Street.

Readers are encouraged to mail questions for either or both candidates to Dispatch Debate, 409 39th St., Union City, N.J. 07087.

Questions will be screened and supplemented by The Dispatch editorial board.

The topics to be covered will be

the topics that have dominated the campaign and runoff race: development and displacement, education, rent control and waterfront projects, to name a few.

Disinterested citizens and supporters of either side are invited alike to attend, but audience participation will be barred at the debate. Questions will be posed by a panel of Dispatch reporters.

Cappiello, seeking his fourth term, led the voting in the May 14th election with 46 percent of ballots cast, but fell short of the 50 percent plus one vote requirement for a first ballot victory.

Vezzetti earned his spot in the

See DEBATE, Back Page

Council candidates warn of waterfront politics

Campaign '85

The issue: The waterfront

By Margaret Schmidt

Helen Manogue, a candidate for the Hoboken City Council, has said the coming election will be the most important in recent years — and will affect the city into the next century.

The reason: The next council will have final approval of plans for the redevelopment of the city's waterfront.

The Port Authority of New York and New Jersey has proposed a \$600 million project for the southern portion of the waterfront from NJ Transit property on Observer Highway to Stevens Institute of Technology, Sixth Street.

The master plan, as developed by New York architects Cooper Ekstut, calls for a 400-room hotel, more than 1,600 units of luxury housing, three office buildings, a marina for up to 800 boats, research facilities and public access space.

Negotiations are now underway between city representatives and the Port Authority to determine how Hoboken will profit from the deal.

The development has sparked heated debates among the four mayoral candidates and 19 persons seeking three-at-large seats.

Councilmen Tom Vezzetti and Tom Kennedy, two incumbent challengers in the mayoral race on Tuesday, charged that the council has been kept in the dark about negotiations.

"I can't give you the answers," Kennedy has said on numerous occasions during the campaign, because he doesn't have them.

Many candidates say they fear the project, saying the city won't have enough control to ensure it benefits Hoboken.

"Development is great," said council candidate James Mancuso, a police officer, "but for who?"

Vezzetti and running mate Councilman Pat Pasculli have expressed similar qualms in the last two years. Last year they voted, in the minority, against accepting \$1.5 million from the P.A. for the purchase of the piers from the federal government. They feared, they said, that the deal would give the bistate agency too much leverage in negotiations.

Council candidate Annette Illing, running on Vezzetti's slate, has questioned whether the plans, as presented to the public and criticized by the council, will be those implemented. Or, she asks, can the P.A. make any changes it sees fit?

Cappiello seems more confident about the negotiations and the city's bargaining power.

The development, which only few had envisioned before the last decade, is probably the highlight of his term, since it came about during his 12-year tenure.

"We've worked this thing all the way from inception," said Cappiello, noting that demolition of the piers is underway and negotiations are nearing the point where final deal will be given to the Mayor's Waterfront Advisory Committee and the council. "I want to help guide it through to the end."

Although nothing specific has been released about the negotiations, Cappiello has said the city is fighting for a "tie-in" package through which the P.A. would fund affordable housing projects, contribute to the upgrading of the aged sewer system and provide a job training program for residents.

Most of the candidates have said they support such measures. Several, however, have called for more independent studies on the impact the project will have on sewerage, water systems, parking and traffic.

"My basic fear is that this is too big a project for Hoboken," Monogue has said. She particularly cited traffic flow and parking among her concerns.

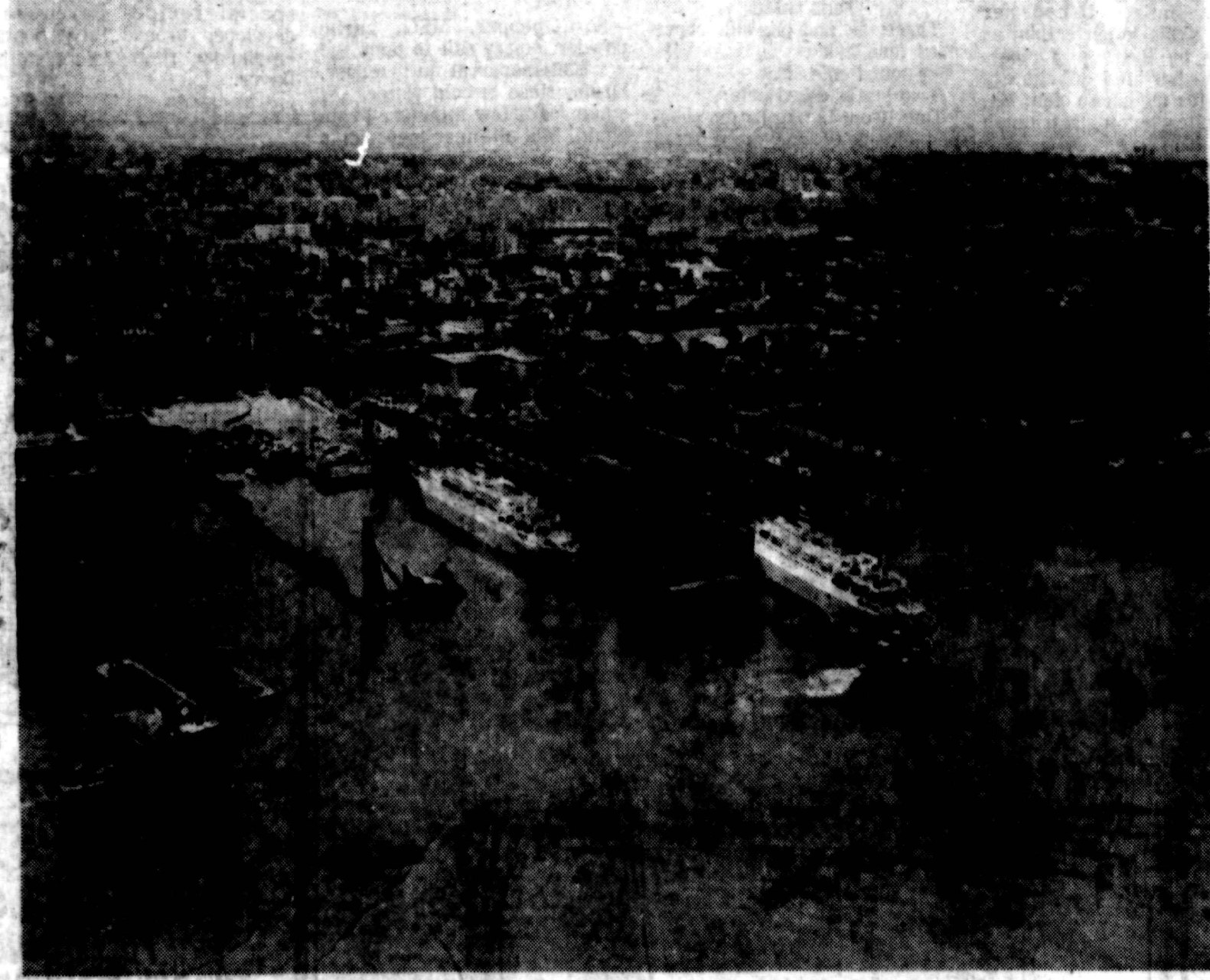
Vezzetti and Kennedy have referred to the project as monstrous.

"Tom has taken the position that the proposed project, as presented to the council, may overwhelm Hoboken with traffic and parking problems and overtax our fire and police departments," according to Vezzetti's platform. "This huge project has inadequate provisions for recreation."

Kennedy has spoken against NJT and Stevens in discussing the project. The two property owners, who are exempt from taxes, should be forced to make more contributions to the city than their in-lieu-of tax payments, he said.

The next administration, Manogue said, "will have one hell of a lot of power" when it comes to completing plans.

"If they are going to play politics with it," she added, "they are dooming the City of Hoboken for the next 30 years."



Once a mecca for the shipping industry, the Hoboken waterfront, pictured here in 1934 with ships from the Holland America Line, has been mostly idle for decades. The Port Authority has proposed a \$600 million development that has become a focal point of the mayoral election.

What happens to waterfront plan if Cappiello loses this election?

By Margaret Schmidt

Hoboken Mayor Steve Cappiello has been a central figure in plans for the redevelopment of the city's waterfront for about five years.

As he heads for his fourth term, the question arises: "What would happen to the proposal if Cappiello loses?"

The answer depends on who is asked.

Cappiello has said he prefers not to comment on that scenario.

"If anybody else gets in," he said, "I would pledge my full support to assist and

guide them."

Some political observers worry that none of the three candidates challenging Cappiello could handle the giant bistate Port Authority, which has proposed a \$600 million development.

The opponents — Councilmen Tom Vezzetti and Tom Kennedy and former Councilman Nunzio Malfetti — contended the opposite is true, that they would be better able to deal with the P.A.

Vezzetti and Kennedy have called the project too big for the city and indicate they

would fight for a scaled-down version.

They also contend that they would be tougher in the fight for the needs of current Hoboken residents.

Their insistence that the people of Hoboken be given opportunities to live on the waterfront and to have recreation facilities there prompted Cappiello to take out a double-page political advertisement yesterday that defends the current plan.

Port Authority officials, for their part, have stressed that Cappiello has been very cooperative in the effort.

They declined to say how they would alter their plan.

Would any agency back out?

"It's unlikely," observers said, noting that the agency has put millions of dollars into studies and planning. Further, the P.A. is convinced that the redevelopment will be very lucrative.

Besides, one anti-administration observer said, maybe it would be better if the agency did pull out. Then the city would have complete control.

2 more students suing Hoboken board over food

Two more suits, making a total of 17, have been instituted by Hoboken High School students against the Hoboken Board of Education alleging negligence in causing the students to become ill from food served at a sports award dinner in the school.

Patrick Burke and Wilfred Torres, joined by their mothers,

Mrs. Lucille Burke and Mrs. Irma Torres, all Hoboken residents, are represented by Kim R. Onsdorff in the Superior Court action, which also names the Service Dynamics Corp., a food caterer, as a defendant.

The plaintiffs seek damages, claiming they became ill after eating the food on May 31 and June 1, 1984.

Brady wants time to check absentee Hoboken ballots

By John Farrell Jr.

An application is being made today to Superior Court Judge Burrell Ives Humphreys by Joseph T. Brady, Hudson County's elections superintendent and registration commissioner, to give him more time to investigate charges of fraud and other irregularities in a number of absentee ballots cast in Tuesday's municipal election in Hoboken.

Brady, after reporting to the judge Tuesday that he found some 50 absentee ballots which should be declared invalid on various grounds, was given until tomorrow (Friday) to complete his investigation of 55 other ballots, challenged by Councilman Thomas Vezzetti, a candidate for mayor. (Vezzetti now faces a June 11 runoff against Mayor Steve Cappiello.)

However, Brady now seeks more time to finish his investigation because his office is conducting recounts of the Hoboken and Jersey City elections, preparing for both cities' June 11 runoffs and the June 4 county-wide primary election and is involved in the North

Bergen recall court case.

Judge Humphreys also issued an "unprecedented" order during Tuesday's election that the Hudson County Board of Elections should impound all absentee ballots cast in Hoboken—close to 800—until tomorrow afternoon so Brady could complete his probe. The judge specified that none of the certificates bearing voters' names and addresses should be separated from the sealed envelopes containing the ballots.

Brady is notifying all parties involved in the Hoboken election that he is seeking an extension (which could also delay counting the absentee ballots). However, he has indicated that there was not a sufficient number of absentee ballots cast to affect the election.

Ballots which Brady has recommended to the court should be invalidated involved persons whose addresses his investigators found were garages and storage rooms. He also has reported some persons claiming they were "ill" were actually in good health and not entitled to vote by absentee ballots.

"They said 'address undeliverable,'" Zampella said. The county tried to investigate them, but if a person wasn't reached, a challenge went in the book.

Thousands of sample ballots from Jersey City and Hoboken were returned when the county mailed them last month. They will be investigated, Zampella said, and if persons cannot be located, they will be challenged.

It wasn't sure if the challenges would be ready by the June 11 runoffs in the cities, but said they would definitely be done for the November election of state officials.

Vezzetti said yesterday he didn't think people should blame him if they were challenged. "We did our job to the best of our ability," he said. "When we got things back, we sent them to the county."

The first mention

The name Hoboken appears in writing for the first time in a deed signed on July 12, 1630. Signed at Fort Amsterdam on the island of Manhattan, the document gave Michael Pauw, burgomaster of Amsterdam and Lord of Actienhoven, the land known as Hoboken. Pauw retained title to the lands for five years.

8.8.84/85



QUITTING TIME — Workers pass through a steel scaffolding on their way home from a First Street construction site in Hoboken.

Hoboken candidates agree sewers need lot of help from developers

Campaign '85

By Margaret Schmidt

Every candidate seems to agree — Hoboken's infrastructure needs help.

That's been a given, though, for decades. The question is, how does the city solve its problems.

The four mayoral candidates, who go against each other in the election Tuesday, noted that the overhaul, particularly of the aged sewerage system, will be a multi-million-dollar operation that the city can't afford.

Mayor Steve Cappiello, who is seeking his fourth year term, said yesterday that unless federal grants could be obtained, the cost of reconstructing the

system would be "absolutely prohibitive."

The Port Authority, which is planning a \$600 million development of the city's waterfront, is being asked to make contributions, he noted.

Among the items which the city is reportedly seeking from the P.A. are new tidal gates — the eight now placed along the river are stuck in the open position so rather than stopping river water from entering the system they allow it — new lines to the 11th Street transfer station and contributions toward upgrading the sewage plant for secondary treatment.

Also, the development will have all new lines which separate sewage from rainwater, construction that is expected to somewhat alleviate flooding problems Downtown by collecting rainwater that now enters the system.

Cappiello challenger Councilman Tom Vezzetti, however, said the P.A. contributions won't be enough. All developers should be forced to give to an in-

frastructure fund, he said, an idea that has been brought up in the past.

Councilman Robert Ranieri, who is seeking reelection, has also supported the creation of such a fund.

It is currently under study as part of a master plan review by the city's Planning Board.

Cappiello, however, wouldn't give blanket support to the idea. "That we would have to look at," he said, adding that he would probably support it for major developments which definitely strain the system.

Councilman Tom Kennedy, who is running for mayor, also suggested creating a full-time sewer maintenance crew detail.

"Their job," he said, "their specific detail, would be to clean out the sewers."

The current sewerage maintenance program isn't as extensive. However, Cappiello and other city officials recently went to Cleveland to price sewer vacuums.

Kennedy also called for

Absentee ballots probe extended

By John J. Farrell Jr.

Superior Court Judge Burrell Ives Humphreys extended until Tuesday an investigation into charges of fraud and irregularities in some absentee ballots cast in the Hoboken municipal election.

The recording of 789 absentee ballots is also delayed again under the judge's latest order. They remain impounded so that certificates bearing voters' names and addresses, attached to the sealed envelopes containing the ballots, will not

be separated from them by the Hudson County Board of Elections.

Joseph T. Brady, county elections superintendent and registration commissioner, was supposed to report on his investigation today under an order issued during Tuesday's election by Judge Humphreys. However, because Brady explained he is busy with recounts of the Jersey City and Hoboken elections, preparations for the June 4 primary election and other mat-

See ABSENTEE — Page 6.

Absentee ballots probe extended

Continued from Page 1.

ters, the judge gave him more time to complete his investigation.

Brady has indicated that the 789 absentee ballots would not affect the election's outcome.

In earlier hearings before Humphreys this week, Brady recommended that at least 50 of them should be declared invalid because his investigators found garages and storage rooms had been given as absentee voters' addresses. He also reported that some persons, applying for the ballots on grounds they were ill, were actually healthy and not entitled to such.

In addition to the 50

absentee ballots challenged by Thomas Vezzetti, who finished second and faces a runoff June 11 against Mayor Steve Cappiello, at least 50 other ballots are being investigated by Brady.

Mauro Minervini, counsel for Cappiello, agreed Brady should be given more time to complete this investigation, but urged Judge Humphreys to permit the Board of Elections to count the majority of the ballots which are "not under a cloud." The court decided to keep all ballots intact until Brady completes his investigation.

Hoboken seniors, who'll be at shore, get absentee ballots

By Paul Clorley

A block of more than 100 potential votes of senior citizens — a group generally supportive of Mayor Steve Cappiello — almost went south on the mayor and his challenger, Tom Vezzetti.

About 122 miles south, to be exact, one mile per senior citizen who signed up for the ninth annual jaunt to Wildwood Crest, sponsored by the city's senior citizens program.

Seniors, 122 of them, will be based for a 5-day vacation to the New Jersey coastal resort on June 10. They are scheduled to return the evening of June 14, missing the June 11 runoff election for mayor and three council-at-large seats.

But state law requires that for an absentee ballot that person must be ill, at work, at school or out of state on election day. "Maybe we'll take them on a side trip to see the Liberty Bell (in Philadelphia)," joked one Cappiello supporter.

The side trip became unnecessary when Hudson County Superior Court Judge Burrell Ives Humphreys ruled that if the seniors signed affidavits that they will be on the trip, absentee ballots will be issued. Vincent Barbo, director of seniors' programs for the city, is notarizing affidavits. However, the seniors are individually sending the requests for absentee ballots to Superintendent of Elections

See HOBOKEN — Page 2.

Hoboken seniors get absentee ballots

Continued from Page 1.

Joe Brady. "We don't want to handle them (the applications) then have someone accuse us of something," said Barbo.

Vezzetti said he is opposed to the seniors getting the absentee ballots because he alleges that Humphreys' decision does not strictly conform to state law. "The law says they have to be out of state. I'm only quoting the law," said Vezzetti.

The seniors going to Wildwood Crest will be staying at the Reges Hotel which annually holds a senior citizens jamboree in June and September.

The cost of the trip is \$171. For the money, the seniors will receive round-trip transpor-

tion, breakfast and dinner each day, a trip to Atlantic City, a trip to Cape May and other daily events, Barbo said.

"We didn't plan it this way. These people started signing up for the trip in January. We've never run into this problem before," he said.

'Oak Hill' at Cafe

"Oak Hill," a drama by Hoboken playwright Peter LaVilla about three women from show business in a rehabilitation facility, will continue this weekend and next at The Beat 'n Path Cafe, 125 Washington St., Hoboken.

The play will be performed at 8 p.m. Saturdays and Sundays and proceeds will be donated to the Hoboken Little League.

Reservations are suggested and may be made by calling the Beat 'n Path Cafe.

Four Hoboken Actors, Maria Martin, Renee Jones, Meg Scott and James Link are featured in the production. Stage manager is Ann Curtis and lighting director is Jeff Sussman, both of Hoboken.

Contract settled

The Hoboken Housing Authority yesterday accepted the union contract of its maintenance employees which includes a \$1,000 increase.

The two-year pact includes an 8 percent pay increase and a \$500 a year clothing allowance.

In other business, the authority awarded a contract to John C. Weldin of Bergenfield, the authority's engineer, to draw up specifications for the rehabilitation of elevators at its housing projects.

Also, during its annual reorganization, the authority reelected Chairman Andrew H. Scherer to his 19th consecutive third term, and reelected Vice Chairman Orlando Addeo to his sixth term.

Francone is campaigning for the mayor's team in the fourth ward.

An old tradition of restoration being restored at Trinity Church



With the stencil taped to the wall, Norman Wehrle uses a paint roller to apply the paint to the cut-out design.



Ray Guzman and Norman Wehrle confer on the design for a stencil that will be used in decorating the interior of Trinity Church in Hoboken. The two artists have been painting and stenciling the altar area of the church for the past month.

By Pat Donnelly

In days past, church restoration was the work of highly trained artisans, who inched their way along from an apprenticeship to more responsible — and more visible work.

Thanks to the efforts of Hoboken artist Ray Guzman, that long-gone tradition is being revived, most noticeably in the work in progress at Hoboken's Trinity Church.

Guzman heads a business called "Murals and Other Art Forms" that specializes in restoration. He is self-taught in restoration techniques including masonry repair, marbling, and mural work. He started the business to support his real love, work in the fine arts.

"We run the business as a Renaissance studio. All of the employees are artists and many of them use this work to buy the time to work on their painting or sculpture," said Guzman. "Some are actually working as apprentices in various crafts."

The current project, the interior restoration of one of the area's most beautiful and historic churches, has brought out some of the group's most specialized skills.

Guzman's partner in the Trinity project is Norman Wehrle of Lyndhurst, who has worked on church restorations in Germany, restoring statues and frescoes in churches in Bavaria.

The main focus of the Trinity restoration has been the stenciling of the church's interior, which has required research on the church's original decor. Making of the original stenciling and bits of the original color were found under layers of plaster. Old photographs of the church's interior and research on the paint colors used during that era were also considered in plotting out the colors and the stencil designs.

Guzman also researched the stenciling craft, selecting the materials, design and even the technique with a historic and artistic perspective.

"Sometimes the research on a project can be fairly extensive," said Guzman, noting a recent project that led him to art books in Old English that had been translated from Italian.

The walls surrounding the altar at Trinity Church were painted in a deep blue and earthy rose, the tones nicely offset by the gold-colored stenciling. Selected areas of the pattern virtually glow with a layer of 23-karat gold leaf.

The stencil designs were also selected for their religious symbolism. Flames, tulips, stars and crowns are incorporated in the pattern that surrounds the main altar area and the two artists have also designed a border stencil with a pomegranate pattern. The fruit's overabundance of seeds makes it the perfect symbol for life and fertility, Guzman explained.

Working on a scaffold, the pair of artists have completed the stenciling of the altar area. The vaulted ceiling overhead sparkles with stars, the lower walls are stenciled with a grid pattern and the rounded archways are lined with a more complex border. Their work will continue into the rest of the church, including a small baptistry which may be converted into a chapel.

All of the stencils used at Trinity Church were designed, drafted and cut by the two artists. The stencils were then placed over clean, painted walls and the design was painted on with rollers and thick, stubby brushes. In corners and other problem areas, the artists worked free-hand to insure the continuity of the design.

Guzman, who was born in the Bronx, lived in Jersey City for 14 years before moving to Hoboken seven years ago. A graduate of Dickinson High School and the School of Visual Arts, Guzman also led his firm's restoration of the New York Bar building's lobby and the top floor of the Chrysler Building in New York, which has been converted from an observation deck into an architect's office.



Hoboken artist Ray Guzman touches up part of the stencil design. Some sections of the pattern will be highlighted with 23-karat gold leaf.

A notable history

Hoboken's Trinity Church at Seventh and Washington streets was built in 1855 and designed by Richard Upjohn, who also designed the famous Trinity Church in New York's Wall Street area. It is part of All Saints Episcopal parish, which includes Holy Innocents Church at Sixth Street and Willow Avenue.

The parish has launched a \$140,000 capital fund drive to repair and restore Trinity Church and almost half of that amount has already been raised. A second drive may be necessary to restore the church's century-old stained glass window.

While much of the money for the restoration project has come from the church's 120-member congregation, some of it was also raised by the sale of extra religious artifacts that were removed from St. Paul's Church on Hudson Street which was sold by the parish and is being converted into condominiums. Proceeds from the parish's annual Restoration Ball have also been earmarked for the Trinity Church project and last November's event raised \$6,000.

Although the church's interior was replastered and repainted sometime after World War II, its last serious restoration took place in the 1880's, according to the Rev. Geoffrey B. Curtiss, pastor.

Manogue neutral between Cappiello and Vezzetti

By Paul Clorley

Hoboken city council candidate Helen Manogue, who won a place on the June 11 council runoff election ballot while running as an independent, will not endorse a mayoral candidate.

Manogue finished fifth in a

field of 19 for one of three council-at-large spots. Six candidates will battle in the runoff for the three spots.

The other five candidates, councilman Robert Ranieri, George Crimmins, Edwin Duroy, Pat Pasculli and Helen

Cunning, all are affiliated with mayoral candidates, either incumbent Steve Cappiello or councilman Tom Vezzetti.

Cappiello and Vezzetti finished first and second, respectively, in a field of four candidates. Neither man received fifty percent plus one

vote, forcing the runoff.

"When an issue is critical, I'd like to be able to break the deadlock," Manogue said.

"I thought that since I proclaimed independence I should stay that way," Manogue said. She said hard feelings sometimes result from an endorsement and since she hopes

to be working with other council members, she'll remain neutral.

The 53-year-old vice president of City Federal Savings and Loan said she will continue her door to door campaign and expects to do little advertising due to low financial resources.

She said that she hopes to

run strongly in all wards but conceded that Cappiello and his slate of Crimmins, Ranieri and Duroy will run very strong in the third and fourth wards. The Scherer to his 19th consecutive third term, and reelected Vice Mayor Louis Francone is campaigning for the mayor's team in the fourth ward.

Cappiello confident on election

By BRAD KELLY
Staff Writer

HOBOKEN—Everyone agrees there has been an economic boom here. The question is whether Mayor Steve Cappiello will be praised or blamed for it when voters take to the polls Tuesday.

Newspaper advertisements and campaign literature paid for by the Cappiello Campaign Committee tout Hoboken as "America's comeback town," and portray Cappiello as the man who has helped bring the city from a "stagnant, deteriorating urban center to a vibrant, healthy city."

His opponents say the turnaround has been at the expense of the city's low- and moderate-income families. They claim thousands of residents have been displaced over the 12 years that Cappiello has been mayor.

"Hoboken may be the comeback town, but for whom?" an opponent recently asked.

The city's transformation began in 1971, under the administration of Mayor Louis DePascale, and was continued after Cappiello defeated DePascale in the 1973 mayoral election.

Rows of tenement houses were torn down and replaced with federally subsidized, low- and moderate-income apartments. Low-interest loans and tax abatements were given out to homeowners who fixed up their properties.

Moderate rents and a public transportation system linking Hoboken with Manhattan made it attractive to New York City residents and artists and paved the way for the city's first wave of gentrification.

A strong demand for housing and a loophole in the city's rent control ordinance have allowed developers and speculators to buy out tenants paying \$250 to \$300 a month and replace them with people willing to pay between \$600 and \$800 per month.

Houses that were bought for \$20,000 10 years ago can be sold for \$250,000 today. One- and two-bedroom condominiums are commanding between \$100,000 and \$200,000.

"We are building up the confidence of the people who live here. This city has undergone the greatest housing rehabilitation program in the United States, which, in effect, gave us the greatest improvement of a crime rate in any of the urban areas," Cappiello said yesterday.

"We have maintained and kept the neighborhood structure by preserving the housing stock and maintaining the historic areas," he added.

But as the city's fortunes go up, Cappiello's political fortunes may be going down.

The three-term mayor narrowly beat former Councilman Nunzio Malfetti for the Democratic nomination to the 6th District Hudson County Board of Freeholders seat last June. Malfetti actually took the four Hoboken wards represented in

the 6th District by 254 votes, but was defeated overall.

In the November election however, Cappiello lost the freeholder seat he had held for six years when he was defeated by Weehawken Councilman Roger Dorian, a Republican.

The mayor's opponents have said the defeat is an indication there is a strong anti-Cappiello sentiment in Hoboken.

They also point to the proposals and promises Cappiello has made over the past several months, including:

Election '85

- A temporary moratorium on residential construction in the city.
- An affordable-housing fund.
- A teacher training program.
- A computerized rent registration system.
- A parking fund for the construction of a garage.

"He hasn't done this much in 12 years," an opponent said recently. "He's running scared."

Cappiello yesterday dismissed his opponents' claims with a chuckle, and talked about his next four years as mayor.

"We took a town from a sad state of affairs in 1973 and made it somewhat healthy. We need a few finishing touches to carry it through to the 21st century, and I intend to do that," opponent Thomas M. Kennedy, a city councilman and former police officer, said.

Those finishing touches include the development of the city's southern waterfront and the upgrading of the city's school system, he said.

The Port Authority of New York and New Jersey has proposed a \$500 million mixed-use development that includes three office towers, 1,200 luxury housing units, a marina, a waterfront walkway and a 400-room hotel.

The plan has the full support of Cappiello, who is looking for it to bring in much-needed revenues and help solve the city's housing, parking and infrastructure problems.

The city's school district earlier this year failed the state Department of Education monitoring system after it received a rating of unacceptable in the following areas:

- Less than 75 percent of the city's ninth grade students passed the state's Minimum Basic Skills Test.
- Less than 75 percent of the city's third- and sixth-graders passed state reading and math tests.

• Tenured and non-tenured teaching and administrative staff were not being evaluated according to state law.

Cappiello said he intends to focus attention toward the prob-



Steve Cappiello
Predicts first-ballot win

lems that have not yet taken us to the certification. "He said he would recommend to the Board of Education that it start a teacher training program and create adult education classes.

Responding to criticism that gentrification has done the city more harm than good, Cappiello said, "I'd be naive not to say that there were some people who were hurt in the process. Development always hurts somebody. If you want to build a new road, you sometimes have to move people."

"The greatest number of people who were displaced or disrupted were put in subsidized housing in our housing program," Cappiello said. "The 1,500 units of applied housing certainly took a load, as did our own Housing Authority," he added.

When asked about the substantial rehabilitation loophole, Cappiello replied, "That's out."

The loophole, which allowed landlords to become free of rent control if they made improvements on their buildings that equalled that building's assessment, was taken out of the rent control ordinance earlier this year.

"Looking back ... the checks and

balances should have been figured out, perhaps," Cappiello said, referring to the loophole. "But you have to remember that rehabilitation caused a great deal of investment in this city."

He said he thinks the loophole was abused by only a handful of developers, and that many of them have been prosecuted for it.

"That was (why) we created the new board, which is now doing a study on the rent control law ... where there could be differences in it," he said, referring to the current law that eliminates the old loophole, but which, according to tenant advocates, creates new ones.

But as Cappiello points out, "I put some of those people (tenant advocates) on this rent review board and I welcome their input."

The cigar-smoking mayor yesterday predicted he will win on the first ballot for two reasons: His opponents are unqualified and his constituents are happy with being "America's comeback town."

"There is a confidence people have that makes them want to stay ... or others to come here to want to live," he said. "It's the result of the ... improvements in the quality of our housing stock the past 12 years."

Hoboken campaign climaxes

By BRAD KELLY
Staff Writer

HOBOKEN—City residents this weekend were bombarded with literature and rhetoric as the campaigns of 19 City Council candidates and four mayoral hopefuls came to a climax.

The mayoral candidates barked campaign promises through loudspeakers strapped to the backs of station wagons and the hoods of cars, while many of the council hopefuls walked quietly from door to door.

The three council-at-large seats and the mayor's job are up for grabs today, and voters here have 23 names to choose from.

Mayor Steve Cappiello, who is running for a fourth four-year term, has kept his campaign relatively free of personal attacks on his opponents. He is touting Hoboken as the

Pasculli

Continued from Page 1. J.J. 5/14/85
honest mistake. If it had been widespread it would be another story," Farina said.

The recount was completed free, courtesy of the Hudson County Superintendent of Elections, Joseph Joseph Brady said he gave the recounts to clear the machines for the June 4 primary.

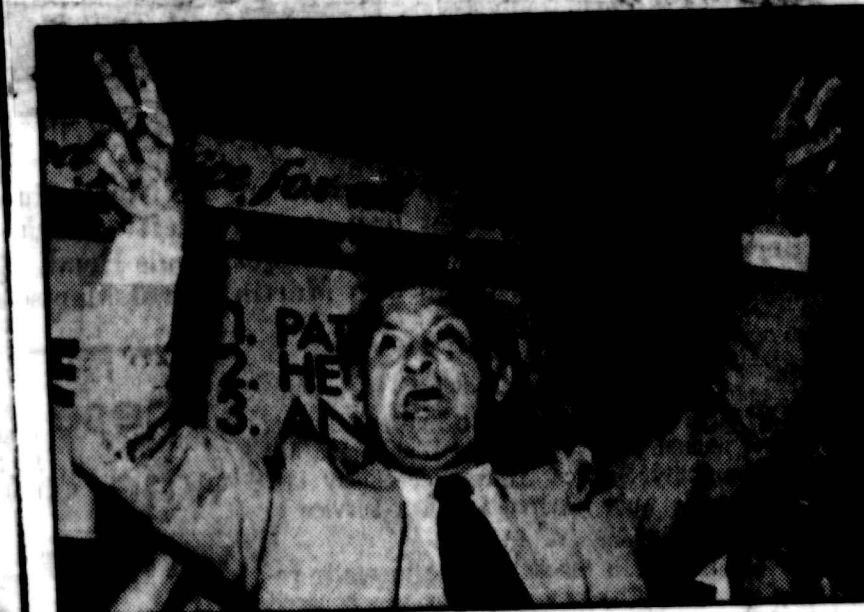


Photo by Paul Simkin

THOMAS F. VEZZETTI is ebullient last night after learning he had forced Hoboken Mayor Steve Cappiello into a runoff election.

HOBOKEN

Continued from Page 1
"comeback town" and has taken credit for the city's redevelopment.

His challengers include two council members — Thomas F. Vezzetti and Thomas M. Kennedy — and former Councilman Nunzio Malfetti.

Vezzetti has accused the Cappiello administration of mismanagement, political favoritism and creating unnecessary jobs in municipal government.

The Cappiello administration also has been accused of forgetting the city's poorer residents.

Malfetti and Kennedy have blamed Cappiello for the displacement of hundreds of low-income residents. They point to a loophole in the rent control ordinance that existed for years before it was abolished several months ago.

Cappiello has countered that

criticism by pointing to the thousands of low- to moderate-income housing units constructed during his 12 years in office.

Running on Cappiello's ticket are: Councilman Robert A. Ranieri, who is also a Democratic assemblyman from the 33rd District; school principal Edwin Duroy; and George W. Crimmins, comptroller of the Hudson County Utilities Authority.

Vezzetti's running mates are: Councilman Patrick J. Pasculli; Helen A. Canning, a founder of the Hoboken Neighborhood Alliance Organization; and Annette E. Illing, a member of the Marine View Tenants Association.

Malfetti is running with Hispanic leader Jaime Munoz, firefighter Anthony Lisa and Grace Scutellaro, head of the accounting department for a trucking warehouse in Secaucus.

On Kennedy's ticket are: restaurant owner Joseph M. Lisa; Mary C. Gaspar, a former Board of Education member; and Aaron Miranda Foreman, Hudson County delegate to the Puerto Rican Congress of New Jersey.

Running independently are: Helen Manogue, past president of the Hoboken Environment Committee; developer Frank P. Raia; Martin J. Brennan, a former council president; Jean Forest, a founding member of the Hoboken Neighborhood Alliance; city Police Officer James Mancuso, supermarket manager Michael T. Sarrullo; and Graciella McEwen, an investigator for Hudson County.

H.D. 5/14/85

Recount ups Pasculli's vote

By Paul Clery

Hoboken council candidate Pat Pasculli picked up 50 votes during a recount of voting machines Thursday.

His total increased to 3,747. The additional 50 votes came from the Third Ward where Mayor Steve Cappiello's slate of candidates polled extremely well since it is the mayor's home ward.

The additional votes came from the fourth district of the ward. Cappiello lives in the second district.

The additional votes do not change the order of finish or the council runoff. The six challengers for the three at-large seats in order of finish are Councilman Robert Ranieri, Pasculli, candidates Edwin Duroy, George Crimmins, Helen Manogue and Helen Canning.

In the only other vote total changes, council candidates Grace Scutellaro and Mary Gaspar lost votes.

Hoboken City Clerk James Farina said that the machine for Scutellaro read 24 votes in the Fifth Ward, fifth district and

the tally sheet showed 37, a net loss of 13 votes. Her final vote total is 543.

Gaspar lost one vote in the Second Ward, Farina said. Her total minus the vote is 1,240. There was one write-in vote for mayor. In the fifth ward, one vote was cast for James Marchetti.

Farina said he will contact the poll workers to ascertain why the tally sheets and the machine totals are different.

"I think it probably was an

See PASCULLI — Page 6.

Cappiello, Vezzetti will clash June 11

By JOE MALINCONICO
and BRAD KELLY
Staff Writers

HOBOKEN—Three-term mayor Steve Cappiello and Thomas F. Vezzetti, the man who has made a career of attacking him, are headed for a runoff confrontation after yesterday's general election.

Unofficial final returns showed Cappiello ahead by a 5,227-4,282 margin, but not far enough ahead to give him his fourth term unless he wins the June 11 runoff. The other two mayoral challengers, Councilman Thomas M. Kennedy and former Councilman Nunzio Malfetti,

trailed with 1,671 and 862 votes, respectively.

A total of 21,060 registered voters. The candidates said they considered it a low turnout.

Cappiello and Vezzetti, a full-time councilman, engaged in a spirited campaign in which personalities often loomed as large as the issues. When not calling each other names, the two leading candidates vigorously debated over the impact of the city's waterfront development and increasing gentrification.

The nature of the campaign was

See CLASH, Page 25

CLASH

Continued from Page 1
reflected yesterday by a decision by Hudson County's chief judge to impound all absentee ballots because the superintendent of elections found "significant indication of fraud."

About 230 of the 789 absentee ballots returned were challenged, mostly by Vezzetti. About 100 were investigated, with 88 thrown out. Superior Court Judge Burrell Ives Humphreys said he will unseal the ballots Friday afternoon.

All three of Cappiello's council candidates emerged from the field of 19 and will join an independent candidate and two backed by Vezzetti in a runoff.

Councilman Robert A. Ranieri, Cappiello's right-hand man, led all council hopefuls with 3,981 votes, while Patrick J. Pasculli, Vezzetti's top council candidate, was second with 3,697.

The rest of the runoff field includes Edwin Duroy, who could become the city's first Hispanic council member, with 3,429 votes; George W. Crimmins, comptroller of the Hudson County Utilities Authority with 3,227; Helen Manogue, the only independent out of seven to make the runoff, with 2,547 votes; and Helen A. Canning, the other Vezzetti candidate, with 2,343.

By 9:15 p.m. the results from five of the city's six wards had been tallied on a board in the cramped Vezzetti headquarters and indicated one thing — a runoff.

Vezzetti celebrated by kissing some supporters and shaking hands with others outside his campaign

headquarters at Sixth street and Washington Avenue.

His supporters celebrated by popping the corks on champagne bottles and chanting "Bye Bye, Stevie, Bye Bye Stevie ..."

Vezzetti walked across the street to Kennedy headquarters to give his condolences to his opponent and was greeted by honking car horns and cheers from a crowd of people milling outside.

"The people have rejected the mayor," Vezzetti said, waving the victory sign above his head. "The mayor of this city has not done his job," he added before walking to Malfetti's headquarters on Willow Avenue.

Cappiello also played the role of victor in the Hoboken Manor's smoke-filled banquet room.

He and his three council candidates clasped hands and raised them over their heads as approximately 200 supporters chanted "four more years, four more years."

Cappiello beat Vezzetti in the 1st Ward, 937 to 568; took the 3rd Ward, 1,212 to 647; and won in the predominantly Hispanic 4th Ward, 797 to 351.

Kennedy placed second in the 4th Ward with 400 votes. It was the only ward he finished second in.

Vezzetti beat Cappiello in the 2nd Ward, 963 to 766; won the 5th Ward, 863 to 718; and won in the 6th Ward, 870 to 797.

The 2,733 votes that were cast for Kennedy and Malfetti are expected to become an important factor in the June 11 runoff.

Hoboken absentee ballots ordered impounded

By FRANCES ANN BURNS
Staff Writer

Hudson County's chief judge yesterday ordered Hoboken's absentee ballots impounded until noon today, pending another hearing on charges of widespread fraud.

Although the 26 ballots disallowed by Joseph T. Brady, the county superintendent of elections, are only a small percentage of the total, "significant indication of fraud is present," Assignment Judge Burrell Ives Humphreys of Superior Court in Jersey City said.

The judge's decision was a compromise, giving Councilman Thomas F. Vezzetti, one of four candidates for mayor in today's election, some of the delay he sought to give himself more time to decide if impounding all absentee ballots is

necessary.

Brady said his investigators, checking out reports that non-residents had given false Hoboken addresses in order to vote in the election, found some ballots had been delivered to garages. In one case, an investigator climbed a steel ladder to find a storage room, which had been used as an address.

Vezzetti and Nunzio Malfetti, another mayoral candidate, asked Humphreys to delay the stripping of the ballots — the separation of certificates from the envelope containing the ballot. Lawyers for Mayor Steve Cappiello opposed the motion.

As of 7:30 p.m. yesterday, 168 out of 897 ballots returned had been challenged. Ten were challenged by Cappiello and the rest by Vezzetti.

Brady said. But only the first 76 challenged by Vezzetti had been investigated.

"I have investigators out all over Hoboken," Brady said.

In court, Vezzetti's attorney, Matthew Burns of Jersey City, spoke of the many close elections in Hoboken recently and argued that stripping the ballots, which must be done before they can be counted, would mean fraud never could be traced to its source.

Bernard Kenny, Cappiello's attorney, argued that impounding the ballots could delay getting election results unnecessarily. He suggested one of Cappiello's three opponents could have engaged in ballot fraud to set the mayor up.

As the irrepressible Vezzetti tried to thank the judge for yesterday's

decision, Burns told him to sit down and made pushing motions at him. Earlier, sheriff's officers removed one of Vezzetti's supporters from the courtroom after he said, "I object, your honor," to one of Kenny's statements.

The furor about Hoboken's absentee ballots was in marked contrast to the calm in Jersey City, which also has scheduled a municipal election for today. Although Jersey City has about five times Hoboken's population, only 1,200 absentee ballots were cast there, or about seven per election district, compared to almost 900 in Hoboken, or about 32 per election district.



These facades at 417-419 Washington St. in Hoboken appear to be buckling outward and in danger of collapsing yesterday.

Buckling bricks cause concern

By Paul Clery

The facades of two Hoboken buildings buckled and were in danger of collapsing Monday. Barricades were erected to keep pedestrians from walking near them.

Hoboken Building Inspector Al Arezzo said the exact cause of the buckling will not be determined until at least Wednesday.

He did say that the building beams at 417, 419 and 423 Washington Street may not be strong enough to support the facades because they run north and south and the brick facades face west. None of the bricks had fallen by late yesterday.

Arezzo said a crane will be used to remove the loose bricks

and, at that point, a decision will be made whether the complete facades on the thirds and fourth floors, which are over stores, should be removed.

Tenants of the two buildings will be evacuated when work on the facades begins, Arezzo said.

Police Chief George Crimmins said he will have a 24-hour police guard posted at the site.

The Hoboken Health Department's case against a local garbage hauler has been postponed indefinitely while the city coordinates witnesses' schedules.

Eight complaints against Allegro Carting Inc., 1024 Jefferson St., were scheduled to be heard in municipal court yesterday.

Allegro is accused of illegal

Dumping case stymied

The Hoboken Health Department's case against a local garbage hauler has been postponed indefinitely while the city coordinates witnesses' schedules.

Eight complaints against Allegro Carting Inc., 1024 Jefferson St., were scheduled to be heard in municipal court yesterday.

Allegro is accused of illegal

dumping in connection with more than a dozen bags of used medical supplies found bulldozed in a vacant Madison Street lot. The materials, which were in red bags indicating possible contamination, included items such as hypodermic needles, operating room gowns and bandages from Hahnemann University Hospital, Philadelphia.

Fire officials seek cause of Sunday's tenement blaze

By Margaret Schmidt

Hoboken fire officials were working yesterday to determine the cause of Sunday night's spectacular tenement fire that left two persons injured and 18 homeless.

The homeless were from 223 Madison St., which sustained heavy water damage and is next door to the vacant tenement that was the scene of a general alarm fire.

Thirteen persons were being sheltered by Hudson County Welfare last night while five were relocated by the Jersey City-Hoboken Chapter of the American Red Cross, said

Joseph Lecowitch, executive director of the chapter.

The injured were identified as Daniel Morales, 32, address unknown, who jumped from a window in the burning building, and Carmelo Diaz, 53, of Garden Street, who suffered smoke inhalation.

Morales was taken to St. Mary Hospital but refused treatment, officials said, while Diaz was released at 2:35 a.m. yesterday.

Officials said Morales was a vagrant sleeping on the premises.

The two buildings, owned by BT Investments, Hoboken, were

purchased last year for \$132,000, according to tax records.

Robert Tatom, one of six partners in the company, said that 221 Madison had been vacant several months but wasn't undergoing rehabilitation. There had been no decision as to what would be done with it, he said.

The fire was reported 11:35 p.m. Sunday and was fought by six Hoboken fire companies.

Three companies from Jersey City and Union City relocated to Hoboken fire stations while the blaze was being fought. They were relieved at 2:07 a.m. yesterday, officials said.

"Gemini" to be played

The Hoboken Civic Theatre will present the comedy "Gemini" at the Stevens Theater, Fifth and Hudson streets, for three weekends beginning May 31. The nine per-

formance will include Fridays and Saturdays at 8 p.m. and Sunday matinees at 2:30 p.m. The final performance will be June 16.

Anthony DeVito, the theater

company's artistic director, has designed the set and will direct the play.

Tickets may be purchased at People's Photos, 510 Washington St.

Anthony DeVito, the theater

Elevator breakdown blamed on politics

Continued from Page 1.

"I'd like to see before we make any charges. It's ironic something like that could happen," Valente said.

Al LaBook, a Kennedy supporter, said it is not unusual for elevators to break down on election day and that many of the instances are deliberate.

"It happens every time the administration is in trouble. They turn off the elevators so the people on the top floors won't vote," he said.

None of the residents approached by The Jersey Journal said that the inoperable elevators prevented them from voting.

Gallo said the housing authority has received \$300,000 in federal money to repair elevators citywide and that the authority has applied for an additional \$400,000. He said the money will be spent to revamp

and place 28 elevators in city-operated housing structures. He said the project will take about two years to complete.

Also at the projects, there were allegations of unfair challenges to voters, said Cappiello campaign workers Maurice Fitzgibbons.

Fitzgibbons called the challenges "nightriding" by the Vezzetti organization and reasoned that the councilman's decision not to put a Hispanic on his ticket made him unpopular with minorities and this was an effort to keep the backlash in check.

A Vezzetti worker who acknowledged the camp has some problems in the Fourth Ward dismissed the argument as "absurd." He added that Vezzetti did well with minorities in other wards but that Kennedy's strong showing in the projects took votes away from Vezzetti.

Mayoral candidates take look at education

By Paul Cleary

As a political campaign winds to a close, the voices of office seekers become louder, brasher and more imperative. Except for housing, the issue that has evoked the most passionate attention from the candidates in Hoboken's municipal election campaign is the education of the city's children.

Although standardized test scores of Hoboken's children have steadily increased during the last few years, the scores — while nearly competitive with other urban districts — still lag behind statewide averages.

And, although the high school has an excellent tracking program for getting its students jobs and technical training, the fact that the school system's state certification was revoked may have a negative affect on students attempting to gain entrance to major colleges and universities.

Each of the four mayoral candidates, incumbent Steve Cappiello, Councilman Tom Vezzetti, Councilman Tom Vezzetti and Nunzio Malfetti, have made education a priority.

Mayor Steve Cappiello says the school system has needs but that it is not doing too badly considering the obstacles educators face in the classroom. He said the main difficulty is the high number of students for whom

Campaign '85

English is a second language and who hear only Spanish spoken at home.

"Having come from such a (foreign) background, I know the difficulties one can encounter. I had to learn from people outside of school and from other urban districts — still lag behind statewide averages."

Cappiello said to remedy the problem he'd like the board of education to institute a program for parents to learn English, making it a cooperative effort in the home.

Vezzetti blames the system for not addressing the needs of the students. "Nobody knows what education is better than Tom Vezzetti," the master's degree holder said.

He said he believes the problem is with the board of education, that the board, which is appointed by the mayor, is too politicized. "You need to appoint good, caring people to the board of education. I will attend every one of those meetings," Vezzetti said. He supports an appointed board of education.

Cappiello said he will "go with the will of the people" on the question of having an elected or appointed board.

Kennedy said he believes in the appointed board. He said one of his first moves to improve the educational system in Hoboken would be to replace several board members. He said he'd immediately find out from the board whose term is about to expire and begin planning a replacement. Once he replaced board members with people he could be confident in, he'd leave

them alone, Kennedy said. If a citizen complained at a city council meeting that the schools are not adequate, he said, he'd tell them they were in the "wrong building" and send them to the board.

Malfetti said he supports the idea of an elected board of education. "I'd like to have each one to have his own way of thinking," Malfetti said. He also said he would not support a slate of candidates running for board positions.

As for the low test scores at

tained by Hoboken students, Malfetti said he was unsure what should be done but that the board should be monitoring the situation and taking action.

According to Malfetti, the test scores may not be a reflection of the board of education or the teachers in the system.

"I think it is up to the individual to do the work," he responded when asked about the test scores of third and sixth graders. "Maybe there's too many children in the classroom," Malfetti said.

Kennedy said one way the education in the schools will not get better is by cutting its budget. "People think that the best way to get back at the board of education is to cut its budget. But only the low-level people get hurt, the aides, non-tenured teachers and custodians. The guys on top never get a pay reduction," Kennedy said.

He said the mayor needs to get people to examine the systems, people with children in the system, to find a way for it to be run.

Local residents are stars in political commercials

By Margaret Schmidt

"I don't care if he wears orange ties," says 64-year-old Eleanor Fredericks.

Fredericks is one of three local residents who appear and star in a radio-broadcast political advertisement for colorful Hoboken mayoral candidate Tom Vezzetti.

The retired school teacher, who proudly tells all those people out there in radioland that she's lived in Hoboken all

her life, has the final piece of the minute-long commercial that began airing yesterday. Her delivery rivals the "Where's the Beef?" punchline by now-famous Clara Peller.

Also appearing in the commercial are Vincent Yannone, who tells the audience Vezzetti once woke him up with his campaign bullhorn, and Lance Larkin, who speaks of Vezzetti's City Council resolutions.

Vezzetti, believed to be the first Hoboken candidate to hit the airwaves for a municipal election, is spending about \$2,000 for several daytime spots on WNEW-AM, WYNY-FM, and WKTU-FM, campaign organizers said.

The ad capitalizes on Vezzetti's reputation as an eccentric.

"I really thought he was nuts," Yannone says about his first encounter with the Second Ward councilman who

was unofficial town crier until his upset victory in 1983.

The narrator, a professional announcer, explains that everyone thought Vezzetti was crazy until he won the council seat. Then, he says, everyone thought the people were crazy.

Vezzetti, 58, is running against Mayor Steve Cappiello, Councilman Thomas Kennedy and former Councilman Nunzio Malfetti in Tuesday's race.

Elevator stall blamed on politics

By Paul Cleary

Dominic Gallo, Hoboken Housing Authority executive director, branded as "silly" charges from two political camps yesterday that elevators were taken out of service on election day to discourage residents from voting.

"They (the elevators) will be repaired by this afternoon (Thursday)," said Gallo. The inoperable elevators were at 655

Sixth St. and 501 Marshall Drive, both on the city's west side in the Fourth Ward.

Gallo said the elevator at 655 Sixth St. had a damaged door spring which prevented it from closing properly and moving. The elevator at 501 Marshall Drive had minor mechanical problems, Gallo said.

Angelo Valente, coordinator of Tom Vezzetti's campaign, said he will investigate. Valente

is a member of the Housing Authority.

"If it was intentional, we'll get to the bottom of it," Valente said. He stopped short of charging that the breakdowns, in districts where Vezzetti finished third behind Mayor Steve Cappiello and Councilman Tom Kennedy, were deliberate. Cappiello and Vezzetti are

See ELEVATOR — Page 6.

Mustard Seed School concerts

The annual Mustard Seed School spring student concerts will be held Thursday and Friday at 7:30 p.m. in the Church of the Holy Innocents, Sixth Street and Willow Avenue, Hoboken. Proceeds will be donated to the school's scholarship fund.

Country dances, city songs and the contemporary cantata "The Creation" will be featured in the program which will include performances by the entire student body.

The following students will be soloists: Jonathan

Butler, Joseph Rodriguez, Lea Angelopoulos, Mariena Colon and the Ortiz Sisters, all of Hoboken; Lys Lopez of Newark; Laura Norman of Jersey City and Nestor Mediavilla of North Bergen. Tickets may be purchased at the door.

HOBOKEN

H.D. 5/16/85

Continued from Page 1

campaigning behind them, the city's two remaining mayoral candidates took time out to relax yesterday. But their thoughts never were far from the upcoming campaign and the 2,733 votes that were cast for the other two mayoral candidates — Councilman Thomas M. Kennedy and former Councilman Nunzio Malfetti — in Tuesday's election.

Cappiello got 5,227 votes, 945 more than Vezzetti's 4,282. Kennedy got 1,871 and Malfetti 883. Some 900 absentee ballots have been ordered impounded by a Assignment Judge Burrell Ives Humphreys of Hudson County Superior Court in Jersey City, but even if all of those went to one candidate, it would not alter the runoff situation.

The mayor said yesterday he thinks the people who voted for Kennedy and Malfetti were voting for those candidates, not against him.

"I've spoken to people from both camps, and I see ourselves getting wide support," Cappiello said, referring to himself and his three council running mates.

All three of Cappiello's council candidates — Councilman Robert A. Ranieri, school principal Edwin Duroy and George Crimmins, the Hudson County Utilities Authority comptroller — got enough votes to be in the runoff.

Two of Vezzetti's candidates, Councilman Patrick Pasculli and Helen Canning, as well as independent candidate Helen Manogue also qualified for the runoff.

However, according to former Board of Education Trustee Steve Block, who left the Vezzetti camp early in the campaign but recently returned, a vote for Kennedy or Malfetti was a vote against Cappiello.

"You had an anti-Cappiello sentiment expressed three ways," Block said yesterday. "For us to win, we assume we have to scratch and claw for every vote. We have to be confident, but we can't take anything for granted," he said.

Vezzetti yesterday said the 2,733

votes that went to the other two candidates will be crucial to the outcome of the runoff. "It means the election," he said.

Vezzetti said yesterday he already has asked for support from Malfetti and Kennedy, but has not received an answer.

Malfetti said yesterday he has not made up his mind who he will support. Kennedy could not be reached for comment.

Kennedy supporter Rocky Cavallo said Tuesday night that Kennedy's support will decide who will become the next mayor of Hoboken.

"We will pick the next mayor. A little bit of good comes of something bad sometimes," he said just moments after Kennedy delivered a tearful speech in his Washington Street headquarters.

Both Vezzetti and Cappiello said yesterday they think a large voter turnout Tuesday would have helped them. Out of 21,000 voters, 12,541 went to the polls.

"We were hoping for about 14,000," Cappiello said. "I've spoken to people today who said, 'I didn't think it would be that close. We thought you had it in the bag, so we didn't vote.'"

Cappiello said he would maintain the campaign he started months ago, sticking to the issues rather than attacking Vezzetti's character.

The Cappiello campaign has touted Hoboken as "America's comeback town," and the mayor has taken credit for the redevelopment and gentrification that has taken place during the 12 years he has been in office.

He also has said he is the only candidate qualified to see the Port Authority of New York and New Jersey's \$500 million mixed-use development project through the planning and approval stages.

Vezzetti said yesterday he will campaign harder in the city's predominantly Hispanic 4th Ward, the only one in which he did not place first or second.

Vezzetti acknowledged yesterday

that his decision not to put an Hispanic on his ticket may have hurt him in the 4th Ward.

He said he would continue to campaign on the issue of affordable housing, and that he hopes to do better in the ward, where many of the people cannot afford high rents.

The outspoken councilman yesterday said "Vezzetti-mania" has taken hold of Hoboken. "Do you know what Vezzetti-mania is?" he asked. "It's the desire to bring into Hudson County an honest man in a profession that warrants a lot of improvement."



Having fun with a fence

A group of Hoboken youngsters scramble toward the top of a chain-link fence on Jefferson Street as they enjoy the clear and sunny spring weather.



Stormy Weather

The drama of a stormy spring sky was captured by photographer Wally Hennig in Hoboken at Stevens Institute of Technology.

\$1.5 million city pay hike

Hoboken municipal salaries will increase by nearly \$1.5 million this year, according to the proposed 1985 budget.

City employees will receive a total of \$10,640,988 in 1985, as compared to \$8,574,583 last year. City Business Administrator Edwin Chius said that most of the increase is due to negotiated pay raises. The rest is slated for additional police officers and new jobs.

The \$23 million budget is currently under review by the City Council. Two public hearings — which drew only a handful of residents — and one council workshops have already been held.

The budget, which is submitted by the mayor, was introduced last month and could go to the council for final approval later this month.

The two highest paid city

employees are the police and fire chiefs, who each earn \$60,000 a year, Chius said.

After Police Chief George Crimmins and Fire Chief Joseph Houn, the highest paid employee is City Attorney Laurence Florio, who earns \$45,114.

Other top paid officials are: Comptroller Matthew Cannarozzi, \$43,138; Chius, \$42,683; Mayor Steve Cappiello, \$42,388; Health Officer Patricia Mitten, \$39,174; Tax Collector Louis Picardo, \$38,082; Public Safety Director James Giordano, \$37,620; Tax Assessor Woodrow Monte, \$37,280 and City Clerk James Farina, \$35,768.

The budget, as proposed by Cappiello, would decrease the municipal portion of the \$156 tax rate by about \$7 per \$1,000 of assessed valuation. When schools and county portions are added in, the saving is about \$3.



New Orleans?

No, it's Hoboken. The intricate ironwork railing on this Tenth Street porch is draped with a lavender wisteria vine this time of year, although recent rains have taken a toll on the fragile blossoms. (Photo by Mark Wyville)

Cappiello, Vezzetti prepare for Round 2 Vets to decorate graves

By BRAD KELLY

Staff Writer

HOBOKEN—Mayor Steve Cappiello sat back in a chair, stretched his arms and yawned.

"We're going to reorganize, get a breath of fresh air... a little two or three-day rest," the 61-year-old

Cappiello said in an interview yesterday in his City Hall office. The three-term mayor, who Tuesday night watched his fiercest critic force him into a runoff election, was visibly tired.

"...and then we'll start again," he added.

His opponent, City Councilman Thomas F. Vezzetti, sat in his cramped headquarters on Washington Street yesterday and, thinking about the upcoming runoff election, shook his head.

"This 57-year-old body, I don't know how much it can take," he

said, eyeing himself before slumping farther back in a brown easy chair.

"I was out this morning thinking people, asking for their support," he added.

Four public debates and hours of See HOBOKEN, Back Page

The Hoboken Joint Memorial Committee, a group of veterans' organizations, is planning two events this weekend in conjunction with Memorial Day.

On Saturday, the group will

gather at 9:30 a.m. in front of Hoboken City Hall and will visit and decorate several veterans' monuments around the city.

On Sunday, the group will leave from the American Legion Hall at 13th Street and Willow

Avenue to visit veterans' graves at the Hoboken Cemetery in North Bergen. The public is invited to participate in both events, according to Albert LaBook, secretary.

Organizations affiliated with the memorial committee are the Jewish War Veterans Post 55, World War I Barracks 3258, Veterans of Foreign Wars Mohr Christie Post 158, American Legion Post 107, Hudson County Vets Post 288, Disabled American Veterans 7, Hoboken Exempt Firemen and Amvets Post 107.

Absentee ballots snag Hoboken election

By John J. Farrell Jr.

As voters in Hoboken's municipal election went to the polls today, a fight in Superior Court continues on allegations by Councilman Thomas Vezzetti, a candidate for mayor, that because 26 of 76 absentee ballots were obtained by fraud, counting of all such ballots should be held up, pending further investigation.

Superior Court Judge Burrell Ives Humphreys issued

an injunction early last night against counting of some 700 absentee ballots until noon today. Ordinarily, the Hudson County Board of Elections would begin counting them at 9 a.m. today, Election Day.

"A three-hour delay won't do any harm," the judge said in also ordering that the 26 ballots "challenged in good faith" should be impounded for a reasonable length of time in a room sealed by the county elec-

tions board. He set a hearing this morning to determine if those ballots represent "isolated or widespread fraud" requiring all absentee ballots to be impounded.

He agreed there should be a decision before the certificates bearing voters' names and addresses, attached to the sealed ballots, are removed, making challenges impossible.

Matthew Burns, Vezzetti's counsel, argued that a pattern of

fraud was developing since Joseph T. Brady, Hudson County's elections superintendent and registration commissioner, had found fraud in 26 of 76 absentee ballots challenged by Vezzetti. Burns said a second batch of 79 absentee ballots were being investigated by Brady and he would submit more today.

Burns said all the absentee ballots should be impounded since it would be an unfair

burden on Brady and his staff to try to complete an investigation promptly. "There will be no harm if Mr. Brady continues his investigation," Burns added. Burns ordinarily represents the Hudson County Regular Democratic Organization, of which Jersey City Mayor Gerald McCann is county chairman. Hoboken Mayor Steve Cappiello, running for re-election today, is supporting the Regular Organization (anti-McCann) Democrats in the June 4

primary election. Bernard F. Kenny Jr., representing Hoboken, and Robert C. Matule, appearing for Cappiello, opposed the application, claiming that some allegations had been made about less than 10 percent of the absentee ballots.

Judge Humphreys, in his interim decision, noted that Brady found the 26 challenged absentee ballots were obtained from addresses where there are only garages and storage areas.



Steve Cappiello shows confidence

Cappiello, Vezzetti in runoff

By Margaret Schmidt

Steve Cappiello and Tom Vezzetti will face each other June 11 in a runoff election for mayor of Hoboken.

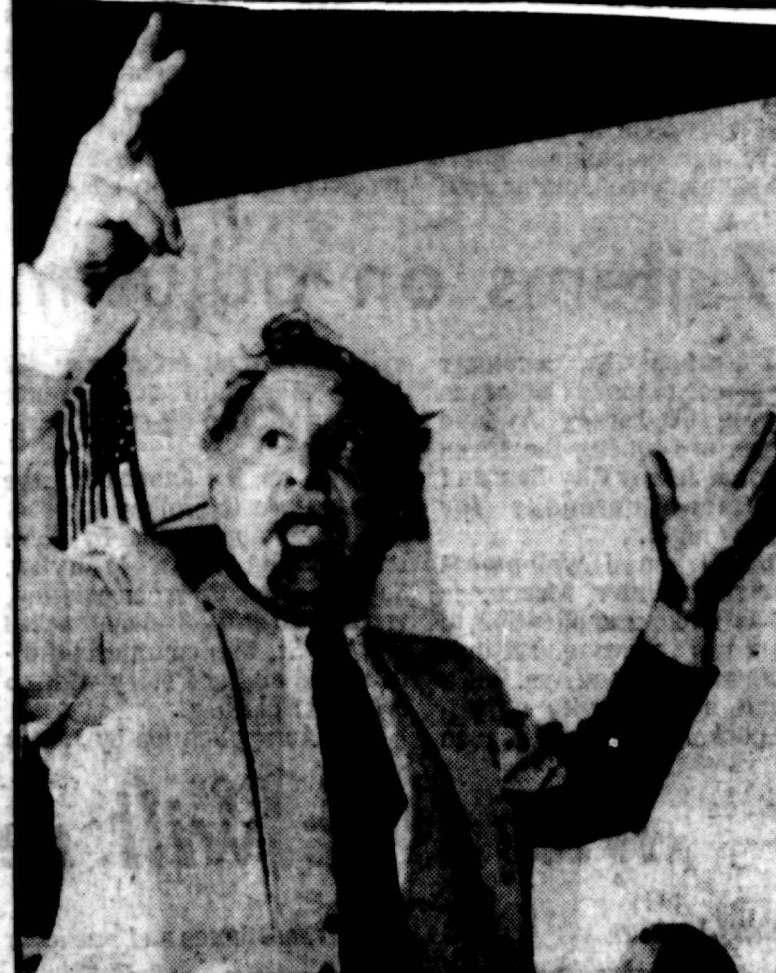
Mayor Cappiello, who is seeking his fourth term, and Councilman Vezzetti garnered the highest number of votes in yesterday's election. They fell short, however, of the 50 percent plus-one majority needed to win on the first ballot.

who is an at-large councilman, and former Councilman Nunzio Malfetti were knocked out of the race.

Yesterday's results also ended in a runoff for six candidates vying for three at-large council seats.

The mayoral runoff will be the first in Hoboken since 1955, when Louis DePasquale beat Eddie Barrone in the head-to-head match.

Challenger Tom Kennedy, who is an at-large councilman, and former Councilman Nunzio Malfetti were knocked out of the race.



Tom Vezzetti is ecstatic

Cappiello, Vezzetti in runoff

Continued from Page 1.

All the candidates in yesterday's race had predicted they would win on the first ballot.

Cappiello supporters said the mayor fared less well than they had expected. With 5,227 votes, Cappiello took 42 percent of the 12,541 votes cast. Some supporters had expected the mayor to get at least 40 percent.

Vezzetti, meanwhile, pulled way ahead of the other Cappiello challengers and took 34 percent of the vote with 4,282 ballots cast.

Kennedy, whom many had expected would run close to Vezzetti, took only 15 percent at 1,871 votes. Malfetti, considered by most to be a longshot, received 862 ballots, or 7 percent.

Both Kennedy and Malfetti said they were undecided last night whether they would endorse a candidate in the runoff.

But Cappiello and Vezzetti both predicted wins for the upcoming race.

"We're way out in front," the mayor said at a party in the Hoboken Manor, better known as the Union Club. "We're still waiting for the results of the absentee ballots. That's part of the game."

The 900 absentee ballots have been impounded after County Assignment Judge Burrell Ives Humphreys found evidence of possible fraud. They are scheduled to be opened Friday at noon. The numbers, however, aren't significant enough to affect yesterday's results.

Vezzetti, who acknowledged that he and his slate have a battle ahead in the next four weeks, said campaigning would start all

over again today. "Now we're going to knock on doors and work twice as hard," he said at his Washington Street headquarters.

Vezzetti, the maverick councilman from the Second Ward, and Cappiello, formerly a Third Ward representative, said they would stress the same issues already addressed in the campaign.

Affordable housing in the renaissance city is the top issue for both candidates.

Vezzetti, a vehemently anti-administration voice, has accused the Cappiello administration of neglecting the poor and middle classes while catering to developers of luxury housing and condominiums. He says the issue of displacement through gentrification hasn't been tackled.

Cappiello, meanwhile, has stressed the change from a housing stock riddled with slums to one that actually attracts people nationwide. He acknowledges the need for more affordable housing while noting that the city already has 4,000 units specifically for low- and middle-income families.

Planning for the waterfront is another major issue.

Cappiello has worked closely with the Port Authority, the giant bistate agency that has developed plans for a \$600 million redevelopment of the southern portion of the waterfront.

Negotiations, which are under way, will result in deals that will provide funds for the creation of affordable housing and the upgrading of the city's infrastructure, Cappiello has said. The reclaiming of the piers, confiscated by the government

in World War II, was a highlight of his term.

Vezzetti, however, maintains that the proposed project is too big for Hoboken and that answers to important questions such as what kinds of revenues the city will realize are only answered with "that's under negotiation."

He has also expressed the fear that the P.A. will have too much control over the project and Hoboken and its residents will be overlooked.

Cappiello, who along with his supporters sent up a cheer when news that Anthony Cucci took a plurality in the Jersey City race, said he felt Jersey City Mayor Gerald McCann's loss will have a good effect on his changes in the runoff.

McCann, who now goes to his own runoff, won't have time to enter the Hoboken race in opposition to his political enemy, Cappiello, the Hoboken mayor said.

It was also believed many of the opposition workers in the city were from the McCann organization, although the Vezzetti team denied it. Further, neither McCann nor any of his top supporters appeared on the financial disclosure listings of Cappiello's challengers.

Kennedy and Malfetti were shocked last night, and Kennedy seemed near tears as he addressed his supporters in their Washington Street headquarters.

"I tried to do something for the people of Hoboken," Kennedy said, "and at this point I failed."

"No, you didn't," the supporters shouted back, with one adding, "The voters failed." Kennedy, who served two

terms on the council, added that he was upset that his workers had labored day and night and contributed funds to what turned out to be a loss.

"This is an emotional moment in my life," he continued. "I have been soundly defeated and I accept the defeat. The people have spoken. But I will never, ever desert you people." Malfetti expressed similar feelings.

"The people spoke out, and this is it," he said. "I'm still a bit shocked. This is what they wanted, and this is what they got."

Malfetti, who won the Hoboken portion of the county freeholder district in the Democratic primary last June, had thought his defeat of Cappiello in the city would signal a repeat performance in the mayoral race.

Cappiello said last night he felt the substance of Kennedy's and Malfetti's campaigns were similar to his own and added that he expected many of their supporters to join him.

However, one of the top issues for both men was what they consider mismanagement at City Hall. Both included attacks on Cappiello in their campaigning.

Absentee ballots impounded

By John J. Farrell Jr.

All absentee ballots cast in Hoboken's municipal election have been impounded and will not be counted until Friday by order of Superior Court Judge Burrell Ives Humphreys, so that Hudson County election officials can investigate possible fraud and other irregularities.

Humphreys issued the "unprecedented" order shortly after noon yesterday in the midst of Hoboken's election, on application of Thomas Vezzetti, a candidate for mayor, represented by Matthew Burns, who had turned over to Joseph T. Brady, county elections superintendent and voter registration commissioner, challenges to 155 absentee ballots.

Brady recommended that 50 of them should be declared invalid because his investigators found garages and storage rooms were given as voters' addresses and many persons claiming they were "ill" were actually in good health — not needing such ballots.

Judge Humphreys, in making his decision, said there were challenges to 55 other absentee ballots, but he could not disclose details because they were still under investigation.

At the time of Humphreys' order, it was estimated that the Hudson County Board of Elections would receive over 800 absentee ballots in the Hoboken election. In an earlier order, issued Monday night, the judge issued an injunction barring the board from beginning to count such votes until noon yesterday, a three-hour delay from the usual starting time. Now, they are impounded and will remain uncanceled — with the certificate bearing a voter's name and address remaining attached to each of the sealed ballots.

Early last night, after hearing testimony in a case where a Hoboken voter claimed an unidentified person tried to get all five members of his family to vote by absentee ballots, Humphreys indicated that if Brady finds "substantial fraud" the entire Hoboken absentee ballot case will be turned over to Prosecutor Harold J. Ruvolet Jr. for appropriate action.



Senior leaders get raves

Vincent J. Barbo, above, director of senior citizens programs for the City of Hoboken, and Frances Coccolicci, his assistant, inspect a listing of services, while below, in another part of the Hoboken Multi-Purpose Center, Carmello Verducci, left, arts and crafts instructor, shows some seniors several of her creations. (Story on Page 19)

Readers' queries sought for mayoral debate

Staff Writer

HOBOKEN—Dispatch readers are being asked to mail in questions for the two mayoral candidates who are scheduled to debate next Thursday.

Questions for the candidates, Mayor Steve Cappiello and Councilman Thomas F. Vezzetti, will be asked at the Debate.

sponsored debate in the Hoboken High School auditorium at 7:30 p.m.

Reader's queries for either or both of the candidates should be sent to: Dispatch Debate, 400 Main St., Union City, N.J. 07087. All questions will be screened and supplemented by staff.

The Dispatch editors

The debate will center on issues that have dominated the mayoral campaign, including: development and displacement, education, rent control and waterfront projects.

Supporters of either side, interested citizens and the general public are invited. There will be no audience participation in the debate. Questions to the candidates will be posed by a panel of Dispatch reporters.

Cappiello, seeking his fourth term as mayor, garnered 46 percent of the vote in the May 14 election, but fell short of the 50 percent plus one vote requirement for a first-ballot victory. Vezzetti came in second, receiving 34 percent of the vote.

Hoboken to alter summons handling

By BRAD KELLY

Staff Writer

HOBOKEN—The head of the city Parking Authority yesterday assured a Municipal Court Judge that disposal of all parking tickets will be according to state law and not past procedure.

Judge Peter Giordano of Municipal Court last week found that authority officials had voided 107 parking tickets during the past 17 months in violation of state law and ordered officials to stop.

The tickets were being sent to the court Violations Bureau with brief explanations, such as "meter jammed," written at the top and were initiated by authority employees.

According to Giordano, anytime the authority returns a ticket to the bureau, it must send proof that a meter was out of order and a letter of explanation signed by Joseph Hotendorff, the authority's executive director.

Once this procedure has been followed, the tickets are forwarded to a Municipal Court judge who then dismisses them.

In a letter sent to Giordano yesterday, Hotendorff wrote that he would make sure any ticket returned to the bureau would include a letter, signed by him, verifying that a meter was checked and repaired.

Hotendorff said in a telephone interview yesterday that he also will attach a copy of the work order to the ticket and the letter if it is required by Giordano.

He said the authority had been returning tickets without accompanying paperwork for years under the instructions of past judges.

Hotendorff said he no longer will require people who return tickets to print their name on the back of the summonses, indicating a guilty plea. Hotendorff said last week he had people write their names on the back of their summonses so he could keep a record of who had received them.

He said the authority will make up forms that include the ticket number, the meter location and the name and address of the person ticketed.

Hoboken race for Mayor

	1st Ward	2nd Ward	3rd Ward	4th Ward	5th Ward	6th Ward	Totals
*Cappiello	937	766	1212	797	718	797	5227
*Vezzetti	588	963	647	351	863	870	4282
Kennedy	296	238	344	490	315	188	1871
Malfetti	93	126	210	167	101	165	862

* Will be in runoff

Council candidate had to fight to cast ballot

By Paul Clotery

One of the more than 1,000 challenges of voter eligibility in Hoboken during Tuesday's mayoral and council races was against unsuccessful council-at-large candidate Aaron Miranda Forman in the city's first ward, first district.

Forman and three members of his family were forced to get court orders from a superior court judge before they were permitted to vote.

"It was a practical joke," Forman said at the Tom Ken-

edy for mayor headquarters after the final vote tally showed the Kennedy ticket, which Forman anchored, had been soundly defeated.

But poll workers in the first ward said that their challenge was far from a laughing matter. In fact, four of the poll workers challenged Forman's voting status.

"His name isn't even in the book," said one poll worker, referring to the signature book of registered voters. "He lives in Jersey City. I can take you to his house," she said.

Forman listed his address as 116 Bloomfield St. "I live in Hoboken and my family lives there. I expected anything from them (opponents) today," Forman said. He said he did not know why poll workers accused him of living in another city.

Hudson County Superintendent of Elections Joseph Brady said there were 1,071 challenges in Hoboken. Also, he said there will be an investigation into why some of the challenges — lodged against some well known citizens — were made.

Election frenzy closes council meet amid shouts

By Margaret Schmidt

Election fever closed the Hoboken City Council meeting before the public portion was completed Wednesday night.

"The Steve and Bob Show," one resident said, referring to disputes between Steve Block and Councilman-at-large Robert Ranieri, who chaired the meeting.

Block is a vocal supporter of Councilman Tom Vezzetti who is challenging incumbent Steve Cappiello in the mayoral race.

Ranieri, who is seeking reelection, is a member of Cappiello's ticket and is in the runoff for council.

The agenda for the meeting included only 12 resolutions, all on routine city business. Council president Helen Macri left the meeting because of illness. She asked Ranieri to take over as chairman. The council approved the move above Vezzetti's protest.

When the public portion of the meeting opened, Block was the first speaker — and, it turned out, the last.

Election-year sparring took place with Block, Vezzetti and Vezzetti's running mate Councilman Pat Pasculli denouncing what they saw as tyrannical tactics. Meanwhile, Ranieri and Cappiello supporters Louis Francione, a former councilman, called for order and noted that Vezzetti hadn't won yet.

"I just wanted to have fun," Block said yesterday. Ranieri ended the meeting because of the shouting and left speechless five persons who had signed up to speak.

"Block was his rather jovial, illogical self, attempting to assassinate characters," Ranieri said in explaining his move. "I put a stop to it."

The closing elicited what Ranieri described as "tantrums" from Block, Vezzetti and Pasculli.

A fistfight between two partisans reportedly erupted later outside City Hall.

Vezzetti received 4,282. Councilman-at-Large Tom Kennedy, 1,871 and former Councilman Nunzio Malfetti 862. Since none of the candidates received more than 50 percent of the vote, the top two enter the June 11 runoff.

In the council runoff, the top six candidates from Tuesday's field of 19 compete for three seats.

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Cappiello got 5,227 votes in the mayoral race Tuesday while

Kennedy to back Vezzetti

By Margaret Schmidt

Hoboken Councilman Tom Kennedy is expected to endorse Tom Vezzetti in the city's mayoral runoff.

Kennedy, who finished third behind Mayor Steve Cappiello and Councilman Vezzetti in the May 14 election, was unavailable for comment yesterday. Sources in the Cappiello camp, however, were sure Kennedy will go with Vezzetti.

"It seems encouraging," was Vezzetti's comment. He added that he and his campaign workers are still meeting with Kennedy.

"We've been talking," he said.

Kennedy received 1,871 votes in the May 14 election for mayor. Cappiello got 5,227 votes, and Vezzetti received 4,282. Former Councilman Nunzio Malfetti, a fourth candidate, received 862 votes. Since no candidate received 50 percent of the vote, a runoff was forced.

Malfetti said yesterday he plans to make an endorsement in the next several days. He is still discussing the issue with his three running mates.

The runoff for mayor and three-at-large council seats is June 11.

Running for the council are Robert Ranieri, an incumbent, Edwin Duroy and George W. Crimmins, all on Cappiello's ticket; Pat Pasculli and Helen Manogue, both on Vezzetti's ticket, and independent Helen Manogue.

Kennedy said Thursday at the city's Memorial Day Parade that he expected to make an endorsement within several days.

The runoff takes center stage

In vino veritas, maybe, as patrons discuss election in Hoboken bars

By Patricia Donnelly

The old saying that politics is too volatile a topic for discussion goes right out the window when you're with the regulars in a Hoboken bar on election night.

In bars filled with working class Hobokenites, the election was indeed a worthy topic last night. Opinions flowed as openly as the beer, and those willing to discuss their vote were nearly all anti-Cappiello voters.

"I've been with Cappiello since 1969, but he has forgotten all about the people who were with him then," said Edward Johnson, 46, who was at Kelly's Bar at Washington and 14th Streets. The issue closest to Johnson's heart is rent control. "I've watched my rent climb from \$150 to \$730 a month," said Johnson. "What has he (Cappiello) done to help me?"

Tom Vezzetti and his ticket won the vote of Gerald Smith, 54, a retired Hoboken fireman who said that he was only for Cappiello for the first of the mayor's three terms.

Another member of the bar crowd at Kelly's, Patrick Higgins, suggested that the politicians were making a big mistake courting the newcomer vote. "They don't vote," said Higgins. "They're not involved. They're nothing but affluent squatters."

A couple of blocks south on

Washington Street at Eddie's Place, Ed Harrigan was bartending during a dinner-time lull and said that, although there had been plenty of talk at the bar and even some candidate-sponsored parties, he really couldn't put a political label on his customers except to say that they're "anti-Cappiello."

Downtown, at Shannon's Bar across the street from City Hall, the anti-Cappiello sentiment was just as strong.

Donald Barrett, who has lived in Hoboken for 25 years, cast his vote for Tom Vezzetti. The reason? "He's honest. He'll represent the people of Hoboken, the real people."

From a nearby stool, James Greene added his vote for Vezzetti.

"I love the guy," said Greene with unabashed sentiment. A Hoboken resident for 46 years, Greene said he had never cast a vote for Cappiello.

Affordable housing was the issue Fireman Larry Wallington saw the center of the election.

"If anybody rents in Hoboken they're crazy to vote for Cappiello," said Wallington, a Hoboken resident since birth. "When I go out (retire) at 60 percent of my pay, where will I be able to live?"

Fred Binetti, a 29-year-old postal worker, and his friend, Cathy Mitchell, both cast their votes for Vezzetti. "He's

honest," said Binetti, "and we need a change."

But Cathy and Bob Edgar bucked the bar vote trend with their Cappiello votes.

"Vezzetti just doesn't have the experience. Cappiello is the only one who can manage the waterfront development," said Bob.



THAT WINNING SMILE — Hoboken Mayor Steve Cappiello with running mates Edwin Durey, left, and Robert Ranieri, center, respond to supporters' applause at a victory party last night at The Union Club. The three, along with George Crimmins, will all be in the runoff election June 11.



DEFEATED CANDIDATE — Hoboken Councilman Tom Kennedy, who only received 15 percent of the votes in the Hoboken mayoral election, shows signs of the strain at his Washington Street headquarters last night.

Council at-large races

	1st Ward	2nd Ward	3rd Ward	4th Ward	5th Ward	6th Ward	Totals
*Crimmins	544	472	790	565	411	445	3227
*Durey	649	480	743	717	427	413	3429
*Ranieri	719	572	870	665	510	645	3981
*Cunning	333	510	407	170	418	505	2343
Illing	308	412	279	137	347	401	1884
*Pasculli	473	753	609	268	666	928	3697
Ferman	191	102	161	201	152	86	893
Gaspar	171	262	202	177	226	203	1241
J. Lisa	148	140	229	180	224	134	1055
A. Lisa	88	178	199	153	132	130	900
Munoz	141	238	198	229	172	109	1087
Scutellaro	41	94	166	84	79	92	556
Brennan	170	291	195	175	412	187	1430
Sarullo	162	129	156	149	100	93	789
Forest	177	211	142	78	229	287	1124
Mancuso	162	41	104	70	83	70	530
Manogue	434	544	313	199	529	548	2567
McEwen	49	45	16	42	45	41	238
Rain	68	97	375	145	114	120	919

* Will be in runoff

Vezzetti, Pasculli have double shot

Hoboken Councilmen Pat Pasculli and Tom Vezzetti, whose current council posts expire in 1987, have made it to runoffs in the municipal elections.

If Vezzetti wins the mayoral race, his Second Ward council seat would become vacant. Pasculli, who represents the Sixth Ward and is running for an at-large seat, would have a choice

of positions if he wins June 11.

The new council, which takes office July 1, will have the responsibility of filling two seats if Pasculli and Vezzetti are successful.

Anyone can submit names for the council's consideration. The council will vote, and the mayor will only get involved if voting is deadlocked at 4-4. The mayor would then decide who

should fill the seats.

The persons taking the partial terms will only be temporary, however. The seats would be the subject of voting in the November elections.

No matter what, the four-year ward terms will expire in 1987 and the at-large seats will go to balloting in 1989, when the mayoral term is up. — Margaret Schmidt

Housing cost was overriding issue, poll says

By Rose Duger

Hoboken residents may have split their sympathies between Mayor Steve Cappiello and Councilman Tom Vezzetti in yesterday's mayoral race, but their opinions rang loud and clear on one issue — housing.

A Jersey Journal exit poll of 53 voters at five Hoboken sites indicated that housing and rents reigned as the all-important issue, trailed by the proposed waterfront development and education.

Like the actual mayoral race, the informal poll ended in a virtual tie,

with Vezzetti garnering 15 votes, Cappiello 14, Tom Kennedy 10, and Nunzio Malfetti one. Thirteen voters refused to respond.

While 11 Hoboken residents said no major issue governed their choice in the mayoral race, 31 made their choices because they thought their candidate made a firm stand on leveling the city's skyrocketing rents.

"There are a lot of older people in Hoboken who are being forced to move because of the high rents," said one man, a city resident of four years who voted at city hall. "I'm fortunate

because I make good money. But what about them?"

Other lifelong residents agreed.

"I've seen a lot of changes in my 29 years in the city," one Cappiello supporter at a Sixth Ward polling center said. "Most are good except for the rents. I feel bad for the people, especially the senior citizens who live alone and have to find the means to support themselves here. That's my only qualm."

Another voter at the Elks Lodge in the Second Ward said, "There's a desperate need for housing, and nothing's being done for the middle

class and the poor."

Most voters who cited education as a key issue — 10 in the survey — said Hoboken's public school system needed to be upgraded. The 11 people most concerned about waterfront development were split in their sentiments about the issue.

"It's OK to develop the waterfront, but I'd like to see it benefit the people of Hoboken," a voter at Fourth and Garden streets said. "I don't want politicians to control it and out of town developers to benefit. And while they're at it, they should upgrade the sewer system."

"I can see how the waterfront development has changed the town for the better," said one man at Eighth and Hudson streets. "I hope my mother will move into the developments there. Overall, I can see how it's helping the town."

Of the voters surveyed, two said no one particular issue helped them to make their choice, while two others cited personal dislike for all candidates but the ones they chose.

Another supporter, who voted for Vezzetti, merely shrugged after exiting the YMCA polling site. "Whoever wins, I still have to pay my rent. They won't pay it for me."

Ward voters divided as expected

By Paul Cleary

In a ward-by-ward breakdown, Mayor Steve Cappiello and Councilman Thomas Vezzetti ran strongly in the areas where they were expected to have a solid showing.

Vezzetti won uptown, Cappiello downtown and they split the difference. Each man won three wards, shutting out the other two candidates, Councilman Tom Kennedy and Nunzio Malfetti. Cappiello took the first, third and fourth wards while Vezzetti cleaned up in the second, fifth and sixth wards.

Fewer than 1,000 votes — of more than 12,000 cast Tuesday — separated the two men. Cappiello had a slight edge at 5,227

to 4,282.

But the slight margin could evaporate if the majority of the Malfetti supporters are strongly anti-administration.

And most of the Malfetti vote is anti-Cappiello. Vezzetti ran strongest in the districts that Malfetti won last year when he defeated Cappiello in the Democratic primary Freeholder race.

Vezzetti won by 197 votes in his home second ward and by 79 votes in running mat Pat Pasculli's home, the sixth ward. He took the fifth ward by 145 votes.

Cappiello won his home district convincingly and those votes positioned him at the top

for the runoff. He won the district by 565 votes, the largest margin of victory in any district. Cappiello scored well in the predominantly Hispanic fourth ward. There, with the help of former Councilman Louis Francione, he outpaced Kennedy, the second-place finisher in that ward, by 307 votes, 797 to 490.

What it all came down to was visibility during the last weekend of the election, when independent polls showed that more than 25 percent of the electorate was undecided. Vezzetti paced Washington Street gladhanding while Cappiello hit the already committed social clubs. Vezzetti ran radio spots on stations targeted at young listeners while Cappiello relied

heavily on newspaper advertising.

But most apparent was a desire for a change. Malfetti supporter and campaign organizer William Roth said voters were intoxicated with Vezzetti's unpredictable style and voted for the different approach.

Also a determining factor in the race was money. Vezzetti and Cappiello stopped their opponents and turned it into a two-man race simply by outspending Kennedy and Malfetti. Most of Cappiello's nearly \$100,000 came via donations and fund-raisers. The majority of Vezzetti's \$40,000 came from his own pocket. Kennedy raised about \$20,000 and Malfetti about \$5,000.

Vezzetti supporters cheer 34% 'victory'

By Paul Cleary

As 200 supporters chanted "mayor, mayor," Councilman Thomas Vezzetti was carried on the shoulders of his supporters out of his Washington Street headquarters in a victory march.

Nobody there seemed to care that Vezzetti had finished second with 34 percent of the Hoboken votes.

At the Union Club, several hundred people cheered as Mayor Steve Cappiello and his running mates, Edwin Duroy, George Crimmins and Robert Ranieri, walked in. The mayor said that he will wait until Friday, when absentee ballots are counted, before he concedes that the election was not won on the first ballot. He had 42 percent of the votes cast and 50 percent plus one is needed to win without a runoff.

The crowd applauded, gave a few chants of "four more years," and quietly filed out of the club. Hardly the stuff of which a first-place celebration is made.

At the headquarters of Tom Kennedy and Nunzio Malfetti there was shock and deep disappointment that their candidates had been defeated by more than 2,000 votes.

"Is there anybody inside the Kennedy headquarters?" asked one Kennedy supporter of another as they stood outside the Washington Street campaign storefront watching the party at the Vezzetti headquarters directly across the street.

"Not if they are smart," the other man replied. Malfetti, who soundly defeated Cappiello in Hoboken districts during the Democratic primary for freeholder last year, seemed dazed as he talked outside his 700 Willow Street club.

Malfetti received less than 8 percent of the votes cast. Vezzetti received 15 percent.

It was obvious that, if fun was to be had last night, it was at Vezzetti's.

Before the vote totals began trickling in, Vezzetti's office manager Mike Acquaviva was worried. "It's a low turnout (12,242). And that generally is good for the administration," he said grimacing.

Across at Kennedy's, the beer and ginger ale were flowing and so was confidence that, not only would there be a runoff, but that Kennedy would be in it.

The moods swiftly walked across Washington Street and switched residences.

"It's a damn revolution," screamed school critic and Vezzetti supporter Steve Block as he jumped on a table and called out ward results.

A hoarse-throated Vezzetti stood atop that same table and proclaimed: "The people have repudiated the mayor. This is going to be government of the people, by the people and for the people."

"Get the bullhorn," shouted one of Vezzetti's supporters when it seemed the councilman could not get another word past his larynx.

He flashed his characteristic "V" sign and continued slowly, "We want to stay in our city."

Councilman Pat Pasculli, who represents the Sixth Ward and was running for an at-large seat on the Vezzetti ticket, jumped in the air and said the second place finish for the Vezzetti team — should it win in June — will mean better schools. "And we are going to start at the top with the superintendent; no more from the bottom with the teachers getting laid off. And you can put that in capital letters." He finished second for the council runoff.

While Vezzetti and his supporters

finish which forces a June runoff election as a victory, the mayor said his 43 percent showing, without the absentee ballots which will be counted Friday, is a mandate to continue his policies. He said "housing, and getting affordable housing for people who can't afford it."

Most of the Cappiello supporters seemed resigned to the fact there would be a runoff. What offended them most was who their candidate had to run against.

"I wouldn't have minded Kennedy. But running against someone like Vezzetti, I'm sorry the mayor has to go through it all again," said one supporter at the Union Club.

Kennedy said he was sorry for the people of Hoboken as a whole.

Flanked by his wife, Mary Ann, Kennedy told his supporters of his bitter disappointment. "We ran a clean, honest and sincere campaign. I'm hurt by the results. I love you all very much. When we didn't win you stayed right here with me and didn't go over to the Union Club."

"Let this fight continue," Kennedy said. "I will never ever desert you people."

Kennedy declined to endorse any of his opponents. There was also grave disappointment at the Malfetti camp.

"I'm a little shocked. The people have spoken. This is what they want and this is what they got," Malfetti said.

William Roth, a Malfetti campaign chief, said the media played a role in the Malfetti and Kennedy defeats because the media made the election into a two-man race, Cappiello versus Vezzetti.

Kennedy and Malfetti said the bottom line was money. Both were outspent by Cappiello and Vezzetti by more than three to one. Cappiello raised just short of \$100,000 for the campaign to Vezzetti's \$40,000, Kennedy's \$20,000 and Malfetti's \$5,000.

Wanted: 2,733 votes. Specific votes, that is, from the Hoboken people who cast ballots for Tom Kennedy and Nunzio Malfetti in Tuesday's mayoral election.

They're wanted by Mayor Steve Cappiello and Councilman Tom Vezzetti, who took the highest number of votes in the race and now head for a June 11 runoff.

Each candidate said yesterday that he hopes to secure a majority of the votes and that he believes Kennedy and Malfetti supporters are more likely to support him than his opponent.

Neither was clear on whether Kennedy, an at-large councilman, or Malfetti, a former councilman, would endorse him.

"I've spoken with friends of both, with many people in both camps," Cappiello said. "We see ourselves getting widespread support."

Vezzetti, who has received support from some of the unsuccessful council candidates and who paid courtesy calls to Ken-

nedy and Malfetti on election night, said, "I don't want to say we have it (the support) until we definitely do."

Of the 12,541 votes cast Tuesday, Cappiello received 5,227, or 42 percent, while Vezzetti took 4,282, or 34 percent. Kennedy finished with 1,871 votes, or 15 percent, and Malfetti had 862, or 7 percent.

One of the candidates would have needed more than 50 percent of the vote to avoid a runoff. Kennedy, who received enough votes to significantly sway the runoff outcome if he asks supporters to vote for one of the candidates, could not be reached for comment yesterday.

However, there were several reports that he was negotiating with Cappiello and was either asking for or being offered the Public Safety directorship, a position from which James Giordano has been expected to retire.

Cappiello denied the reports, saying, "I don't make deals."

Asked if he had negotiating power with Kennedy, Vezzetti said, "What I can offer Tom

Kennedy? I offer Tom Kennedy my heart and soul — like I offer everybody."

The mayor said he believes many Kennedy and Malfetti supporters will be drawn to him because he thought the candidates' platforms were closer to his than to Vezzetti's. He added he believes the votes were pro-Kennedy or pro-Malfetti rather than anti-administration.

Vezzetti assessed the results in exactly the opposite way. He called the Kennedy and Malfetti factions anti-Cappiello and asked how the mayor could be so sure of the votes while there were so many reports of him reaching out to unsuccessful candidates.

"I know Steve Cappiello is calling on the telephones," he said. "If he's so sure of that assumption, why is he calling up this whole slew of persons and asking them to vote for him?"

While Vezzetti and Cappiello both say they have much work ahead, Cappiello added that he is counting on many supporters who, he said, didn't vote Tuesday because they thought he had the race "in the bag."

Jean Forest and Helen Manogue, the two most visible independent candidates, were

being against McCann since 1961 when he backed Wally Shell for chairman of the county Democrats.

Although there have been some attempts at reconciliation, the 61-year-old Cappiello and the 35-year-old McCann have generally been with opposite factions since McCann wrested control.

Cappiello has also been irked by statements from Aaron Schulman, a top McCann operative, who has said McCann forces would back anyone fighting the Hoboken mayor. He believes the Jersey City mayor has worked against him in the Hoboken election.

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He added that Cappiello will have "a fight on his hands" and said Tuesday's near loss was the result of false security.

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Vezzetti said yesterday he and his campaign are certainly not paying Burns and although he "assumes" he knows who is paying Burns' bill, he isn't sure.

Objections to the way the public meeting was advertised led the application to be put off until August. It was scheduled to go before the New Jersey Review Board for Historic Sites on June 20.

A group of developers has applied for the state designation. Proponents have said homeowners can get a tax credit of up to 25 percent of the cost of restoring or preserving a building in an historic district and will see property values rise.

Representatives of the applicants, who include J. Fox Realty, Hoboken, and architects Andrew L. Petit Corp., met with residents and the Office of New Jersey Heritage last week.

The 22 square-block area is roughly bounded by Castle Point Terrace to the east, 14th Street to the north, Park Avenue to the west and a zigzag from Seventh to 10th streets, on the south.

The meeting is tentatively scheduled for 7:30 p.m. May 30 at the club, 1005-1007 Washington St., and will include aid for filing opposition affidavits, said Edwin Chius, secretary.

The club, as a property owner and community organization, has passed a resolution to oppose the designation and send an affidavit to the Office of Historic Preservation.

The Elks Club will hold a meeting for residents opposing the designation of the northeastern section of the city as an historic district.

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Candidates set runoff strategy

By Paul Cleary

"You know, some of my advisors and supporters don't think it's the best image for me to do it. But I still have my bullhorn," said Councilman Tom Vezzetti the day after he qualified for a runoff against Hoboken Mayor Steve Cappiello.

Four candidates fought for the Hoboken mayor's seat, incumbent Cappiello, Vezzetti, Councilman Tom Kennedy and Nunzio Malfetti. Tuesday the field was narrowed to Cappiello and his archrival Vezzetti.

It was the day after the election and a tired Cappiello spoke in quiet, yet confident tones.

He said that getting 42 percent of the vote was a good showing and that he would have won without a runoff had the voter turnout been more than

12,541. "People thought it was no contest and didn't come out for me," Cappiello said.

Vezzetti didn't see his 34 percent as trailing and Cappiello as receiving a mandate. "He's on the run. The people have repudiated the man who has debased his position," Vezzetti said.

But both men agree that housing for low and moderate income residents will be the major issue of the race, which concludes with the June 11 runoff.

"We have a right to live here. That will be the issue that supersedes all others. Do you want to live in our city?" Vezzetti said.

He said that he would push for at least 20 percent of the new housing being constructed for middle and low income families. Cappiello said the focus of

his fourth term, should he be kept in office, will be to devise a housing "strategy" to get more affordable housing into the city.

As for the campaign itself, Cappiello said he'd agree to debate Vezzetti on the issues but that the moderator of such an event would need to be strong so that the fight stays out of the gutter. "I don't feel that I would want to run a dirty campaign. It's not my style and never has been," Cappiello said.

Vezzetti said he won't and doesn't sling mud. "But if talking about what he's (Cappiello) done is slinging mud, then that's what I'll be doing," Vezzetti said.

He said his troops were back on the streets Wednesday and Cappiello said his troops needed a short breather, then will be back out.

Runoffs split tickets

By Margaret Schmidt

The runoff for Hoboken's three citywide council seats will be among members of the Cappiello and Vezzetti slates and independent Helen Manogue.

The six candidates with the most votes in yesterday's crowded election enter the June 11 runoff.

Incumbent Robert Ranieri led the 19 council candidates with 3,981 votes. A member of Mayor Steve Cappiello's ticket, Ranieri was more than 1,000 votes ahead of second-place Pat Pasculli, a member of Councilman Tom Vezzetti's team.

Following them were Cappiello slate runners Edwin Duroy and George W. Crimmins, Mrs. Manogue and Vezzetti teammate Helen Cunnning.

Mrs. Manogue, with 2,567 votes, led Ms Cunnning by more than 100.

"The absolutely marvelous thing that happened," Mrs. Manogue said at her Second and Bloomfield streets headquarters, "was that the people of Hoboken saw fit to put an independent candidate in the runoff."

Vezzetti team member Annette Illing, who ran seventh in the race and has no chance of entering the runoff unless 700 of the 900 impounded absentee ballots are for her, said she expected the loss and would have been surprised if she had gotten to the runoff.

"Jean Forest and Helen Manogue, the two most visible independent candidates, were

being against McCann since 1961 when he backed Wally Shell for chairman of the county Democrats.

Although there have been some attempts at reconciliation, the 61-year-old Cappiello and the 35-year-old McCann have generally been with opposite factions since McCann wrested control.

Cappiello has also been irked by statements from Aaron Schulman, a top McCann operative, who has said McCann forces would back anyone fighting the Hoboken mayor. He believes the Jersey City mayor has worked against him in the Hoboken election.

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He added that Cappiello will have "a fight on his hands" and said Tuesday's near loss was the result of false security.

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Cucci's coup in county warms the cockles of Cappiello's heart

By Margaret Schmidt

Anthony Cucci's upset showing in the race against Jersey City Mayor Gerald McCann has Hoboken Mayor Steve Cappiello looking to team up with Cucci.

"I guess we'll have to support each other," Cappiello said of Cucci when asked about coun-

tywide ramifications of McCann's near defeat. "We're both fighting a common enemy."

Cappiello, who is aligned with anti-McCann forces in Hudson County, led a cheer among supporters Tuesday when it was learned that Cucci has garnered nearly 50 percent of the Jersey City vote and will

meet McCann in a June 11 runoff.

The Jersey City mayor is also county Democratic chairman.

Cappiello stressed that joining with Cucci would only be on the county level and would have nothing to do with the Jersey City race or the Hoboken runoff

in which the three-time mayor goes against Councilman Tom Vezzetti.

Cucci, who said last night that he is concentrating on the upcoming runoff, added, "I wholeheartedly agree with Steve Cappiello that we share the same county political forces against us."

He plans to meet with Cappiello to discuss the county chairmanship. Since the elections the two have only spoken to congratulate each other, they said.

Cappiello also received congratulatory calls from Bayonne Mayor Dennis Collins and West New York Mayor Anthony DeFino, also political forces against McCann.

The Hoboken mayor, who lost a county freeholder seat to McCann-backed Republican Roger Dorian in November, has

been against McCann since 1961 when he backed Wally Shell for chairman of the county Democrats.

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Representatives of the applicants, who include J. Fox Realty, Hoboken, and architects Andrew L. Petit Corp., met with residents and the Office of New Jersey Heritage last week.

Elks lead fight on historic district

The Hoboken Elks Club will hold a meeting for residents opposing the designation of the northeastern section of the city as an historic district.

The meeting is tentatively scheduled for 7:30 p.m. May 30 at the club, 1005-1007 Washington St., and will include aid for filing opposition affidavits, said Edwin Chius, secretary.

The club, as a property owner and community organization, has passed a resolution to oppose the designation and send an affidavit to the Office of Historic Preservation.

The 22 square-block area is roughly bounded by Castle Point Terrace to the east, 14th Street to the north, Park Avenue to the west and a zigzag from Seventh to 10th streets, on the south.

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The Elks Club will hold a meeting for residents opposing the designation of the northeastern section of the city as an historic district.

Judge: Tickets illegally voided

H.D. 5/18/85

Notes read 'jammed meter' or 'meter out of order'

By BRAD KELLY
Staff Writer

HOBOKEN—City Parking Authority officials have voided 167 parking tickets in violation of state law over the past 17 months, according to a Municipal Court judge who yesterday ordered them to put a stop to it.

Judge Peter Giordano said the tickets were sent to the Violations Bureau with notations at the top that read "jammed meter" or "meter out of order," and were

initiated by employees of the authority.

In a letter sent yesterday to Joseph Hottendorf, the authority's executive director, Giordano wrote:

"In the event a ticket is returned to this office, it must be accompanied by a letter of explanation and proof that a meter was out of order. This letter must come from you personally and not from any other member of the Parking Authority."

Giordano said the 167 tickets that

were turned in to the Violations Bureau did not have a such a letter.

"I want a letter to show that the meter was out of order," Giordano said. "No one has the authority to dispose of any parking tickets. The only person who can adjudicate tickets is the court judge. I am supposed to give the decision," he said.

Hottendorf yesterday said he was surprised by Giordano's letter. "It was being done with the previous judges, but if he (Giordano) wants to do it differently, it's fine with

me," Hottendorf said, referring to former Municipal Court Judges Maurice Gottlieb and Chris Pappas.

"If we didn't do it properly, they should have notified us," Hottendorf added.

Many people who received the tickets signed their names on the back of the summonses, indicating a guilty plea, but no money ever was paid to the Violations Bureau, according to Giordano.

Hottendorf said he instructed people to see PARKING, Back Page

167 Hoboken parking summonses to be reissued

PARKING

H.D. 5/18/85

Continued from Page 1

ple to print their names on the back of their summonses so he could have a record of who they belonged to. He said there is no other place for the people to print their names, but in fact on the front of the tickets there is space for a name, address, city and zip code.

The summonses would be reissued, Giordano said.

Violations Clerk Marian Roland yesterday said the tickets first came to her attention last summer, when Assistant Violations Clerk Jesse Madera showed several of them to her.

"We see some irregularities in the tickets being used by the Parking Authority and we're taking steps to correct them," Roland said.

Roland said she told Madera, who was hired in July, to put the tickets aside until she had time to go over them. Roland said that at that time, the bureau was busy with an overhaul of its computer system.

Giordano said the tickets were brought to his attention by Roland earlier this week.

Roland, who has worked in the Violations Bureau for about 20 years, said if the Parking Authority has been improperly voiding tickets since Hottendorf became executive director nine years ago, she was not aware of it until last summer.

Giordano said he believes there may be many improperly voided tickets that were filed away in Violations Bureau files before a judge could sign them. He said he plans to comb through those files.

He also said he does not suspect any employees in the bureau of intentionally filing voided tickets. He did say, however, that some may have acted "negligently."

According to Giordano, any time a meter violation is given out, a copy is placed on the windshield of the offender's vehicle, and two copies are turned in to the Parking Authority, which sends both copies to the Violations Bureau. The bureau sends one copy to a computer company and keeps one copy on file, he said.

If the operation of a meter is contested, the authority must send out a repairperson to verify the meter is out of order.

If it is out of order, the executive director of the authority is supposed to send the defendant's copy of the summons to the Violations Bureau with a letter explaining why the summons should be voided.

The ticket then is given to the Municipal Court judge, who usually signs the ticket.

Hottendorf said authority officers regularly would void a ticket any time the authority could verify a meter was broken before the copies of the violation were sent to the bureau.

He said the only time a letter was written was when a meter was found to be broken after the copies of the summons were sent to the bureau.

When asked why the authority followed this procedure, Hottendorf replied, "It's been done that way since I've been here."

"That may have been a procedure (Hottendorf) had been using for years and getting away with it, (but) I'm a new judge and I won't stand for it," said Giordano, who became magistrate during the summer.

24 sue Hoboken board

By Paul Cleary

Law suits on behalf of 18 Hoboken High School students and six faculty members who suffered food poisoning last year after eating at the school's cafeteria and at a sports banquet will be filed today in Hudson County Civil Court.

Attorney Gerald Baker said the suits brought by the 18 students name Service Dynamics of

Became ill after banquet one year ago tonight

Nutley and the Board of Education. The suits brought by the faculty members name only the Nutley caterer because under New Jersey law public

employees may not file suit against their employer.

More than 200 persons became ill last May 31 and June 1 from salmonella-grade D

poisoning after eating a baked ziti and meatball dinner at the school cafeteria on May 31 or a sports banquet on June 1.

The plaintiffs allege they suffered severe and disabling injuries, required medical treatment and lost time from school and work. Baker said the injuries ranged from being treated at a hospital emergency room and being released to a 10-day stay in a hospital.

Hoboken mayor wins top ballot spot

By BRAD KELLY
Staff Writer

HOBOKEN—Mayor Steve Cappiello yesterday won the 1A slot on the ballot for the June 11 runoff election.

"That was my birthday present,"

Cappiello, who turned 62 yesterday, said after his name was drawn from a container by City Clerk James Farina in the Council Chamber at City Hall.

The 1A designation means Cappiello's name will appear above Councilman Thomas F. Vezzetti's

on the runoff ballot.

Cappiello last week fell short of winning on the first ballot by the required 50 percent of the vote plus one. The three-term mayor captured 42 percent of the vote. Vezzetti, his strongest challenger, got 34 percent.

Drawings were also held for the six candidates competing for the three at-large City Council seats. The top three vote getters will win those seats.

Helen Manogue, an independent at-large City Council candidate, yesterday won the top spot on the B column. Manogue, who received 2,367 votes, was the only independent candidate out of seven to make the runoff.

Cappiello's running mates, Councilman Robert A. Ranieri, Edwin Duroy and George W. Crimmins, got the 3B, 4B and 5B slots.

The second ballot position in the B column is vacant.

Councilman Patrick J. Pasculli and Helen A. Cunniff got the 7B and 8B ballot positions. Pasculli and Cunniff are on the Vezzetti ticket. Annette E. Illing, who also ran with Vezzetti, did not make the runoff.

In the May 14 mayoral race, Councilman-at-Large Thomas M. Kennedy came in third with a total of 15 percent of the vote. Former Councilman Nunzio Malfetti got 7 percent.

The 2,733 votes that went to Kennedy and Malfetti are considered crucial by Cappiello and Vezzetti for a runoff victory.

Kennedy and Malfetti have yet to announce who they will support.

Uptown building foes called selfish

By Margaret Schmidt

An architect pushing for the historic designation of part of Hoboken's uptown area said yesterday that arguments against the designation were shallow, selfish and politically cowardly.

"I was surprised by the depth of the anger and the shallowness of the arguments," said Andrew Petit, a New York architect, referring to a public hearing last week on the proposed designation.

He said the loud arguments against the Northern Hoboken Historic District fell into three categories: that the proponents aren't from Hoboken — "a provincial piece of bull—" that small homeowners won't benefit and that property values

and taxes could go up. Those arguments, he added, are "fairly selfish and self-centered."

Petit and developers Joseph Fox and Murray Connell have applied to the state and federal governments to have 22 square blocks of Hoboken put on state and national registers. The area starts just south of Seventh Street, between Washington and Hudson streets and extends to Castle Point Terrace and 14th Street and Park Avenue.

The developers have said they want the designation because of tax credits they can receive for restoring or preserving buildings. A 20 percent credit can already be taken on such work done in buildings more than 50 years old, Petit said yesterday, so the actual benefit

for the developers will be 5 percent of the restoration/preservation cost.

Petit also discounted official responses that the designation and tax credits will attract more developers and speculators and thus increase displacement.

"We are not the first developers to hit town and we will not be the last," he said, adding, "It is a politically cowardly thing to do to look at something like this to solve housing problems."

He said the designation would actually serve to spare the uptown area from further displacement. Instead of being attracted, many developers will shy away. The type of developer that would come, he predicted, would be those who "have a respect for the buildings as they

are and as they were" and who realize the importance of keeping a community together.

"You've got the other kind of developer right now, and they are ripping the town apart."

Several city officials and candidates in the upcoming municipal runoff have come out against the designation and offered their services to anyone wishing to file affidavits opposing the designation.

While they point to the continuing displacement of the city's poor and middle classes, homeowners in the area have said they fear the designation will hinder their ability to do work they see as fitting their tastes and wallets.

However, Helen Manogue, president of the city's Historic District Commission, said she

didn't see the homeowners' worries as being realized through state and federal designation.

Instead, unless the local board designates the area, the registration would be virtually meaningless and would only stop work done with public funds.

The local board has been pushing for an extension of the

existing district, Mrs. Manogue added, and the state has tried to have the entire city designated an historic landmark.

However, the city would then have to hire full time experts to oversee applications for work done on buildings in the district, an expense Mrs. Manogue didn't see the city as undertaking.

All parking tickets will go to judge even if meters fail

Improper procedures for processing some parking tickets will be corrected, the executive director of the Hoboken Parking Authority said yesterday.

Joseph Hottendorf said the authority will process tickets made out for cars in front of broken meters, according to Municipal Court Judge Peter Giordano's instructions.

"We didn't know we were doing something improper," Hottendorf said.

Hottendorf was instructed to change the procedure by a letter from Giordano that warned, "A

summons cannot be voided or withdrawn; it must either be adjudicated as to innocence or guilt or dismissed for a good reason."

According to Hottendorf, since 1988 when a meter maid has written out a ticket and then found a meter to be defective, he or she has stapled three ticket copies together and marked them "meter jammed" or "meter not working." The set was then turned in to the Parking Authority which sent the summonses to the traffic violations bureau.

Giordano has ordered that

the tickets now be sent with a letter of explanation from Hottendorf and proof that the meter was out of order — or that a dismissal should be given on other grounds.

"... all summonses which are issued must be adjudicated through me as the municipal court judge," Giordano wrote and quoted state law which notes that the court is responsible for the proper disposition of traffic tickets.

Hottendorf, who noted the 167 tickets Giordano pointed to over a 10-month period represented less than 1 percent

of the summonses issued in that time, said his office wasn't being accused of "fixing" tickets.

"It's a very minor procedural change," he said, adding that the Parking Authority was unaware the tickets weren't being given to Giordano. He questioned why the matter wasn't cleared when Giordano became judge last year and the first such ticket was processed.

Violations bureau workers said yesterday they couldn't comment without Giordano's approval, and the judge, also a private attorney, couldn't be reached for comment.

Hoboken files new charges on dumping of trash

By Margaret Schmidt

The Hoboken Health Department has issued eight complaints against Allegro Carting Inc. to reopen the case involving illegally dumped hospital trash. A case against Allegro and private property owner Juan Vega was dismissed last month because of a technicality.

The new summonses charge Allegro has illegally dumped materials on private property. Although they don't refer specifically to the hospital trash, one of the summonses charges the company has dumped "obnoxious substances" at the site.

The charges were originally brought in February when the police were called to 1112 Madison St. on a complaint that

red garbage bags were being dumped and bulldozed in the vacant lot.

Herman Fink of Union City, whose apartment overlooks the Hoboken lot, has said he called police because bulldozers aren't normally in the area on Saturday morning and because he knows that red bags signify possible contamination.

More than a dozen bags were found on the site and contained items such as used syringes, bandages and operating room gowns. The trash was traced to Hahnemann University Hospital, Philadelphia, through papers found in some of the bags.

Hospital personnel have said red-bagged trash is normally incinerated on site. When the hospital incinerator breaks

down, however, the garbage is given to private carters who are supposed to take it to be burned.

The route from the Pennsylvania hospital to the Hoboken lot has yet to be discovered, officials have said.

The lot is adjacent to Allegro's Jefferson Street business.

The original complaints were heard in municipal court over three days. They were dismissed April 29 at the request of prosecutor Ross London because the complaints listed Feb. 20 as the date of complaint while the alleged bulldozing was witnessed Feb. 16.

Any reference to Feb. 16 in testimony was objected to by Allegro's attorney as being "irrelevant" to events of Feb. 20.

The new court date is set for Monday.

When a variance is granted, it's granted, or granted again

By Margaret Schmidt

The Hoboken Zoning Board last night granted a use variance it had granted in March — but later said it had denied.

The variance involved the conversion of a warehouse into apartments.

Board attorney Peter Daghlion allowed what he called a reopening of the matter, saying the law permits the board to rehear cases it determines were decided improperly.

Last night's hearing came after the board chairman said the original vote was on the site plan — not the variance — although taped minutes of the first meeting show otherwise. The approval included a vote

change from one board member.

At the board's March 21 meeting, it heard an application from Hoboken developer James Caulfield to convert to 29 apartments an old warehouse in the city's industrial section.

The application came on the same day Mayor Steve Cappiello directed a letter to board members asking them to deny all such variances because of a review of the city's master plan.

After Caulfield made his presentation on 818 Jefferson St., according to the tape-recorded minutes of the meeting which The Jersey Journal obtained late yesterday, board member Salvatore DeGennaro reminded his colleagues that the

fusion over the vote, he would confer with Daghlion to see what course should be taken.

When notifying Caulfield of the rehearing, Cameron wrote that the board had granted "preliminary approval" of the site plan on March 21 and had scheduled a meeting for final approval — and a full hearing on the variance — for May 30.

However, it is clear from the taped minutes that only one vote was taken and that the board members were voting on the use variance.

Cameron, when questioned on the point, said because of "mass confusion" at the March 21 meeting, he felt it only proper to rehear Caulfield's application. He allowed the second

hearing because Daghlion said it was legally permitted.

At last night's meeting, Caulfield, accompanied by lawyer James Bosworth, repeated his argument that the warehouse will never be used for industrial purposes. He further argued that the site is so close to the residential zones, rezoning will have no effect on city industry.

Only one person spoke on the plan.

Sheldon Frank argued that although the plan had merit, the application should be denied because the board would be setting a precedent in allowing apartments in the industrial zone. That decision, he said, should be undertaken by legislation.

With six members present, the board voted 6 to 0 to grant the variance.

DeGennaro, who voted against the variance March 21, changed his vote. The change, he said, was because he restudied the application.

"I looked at it and looked at and looked at it," he commented, "and I said to myself, 'Why, when we need money in Hoboken?'"

He added, "Nobody pushed my arm — that's for sure." In other action last night, the board approved applications for the construction of 24 condominiums at 418-420-422 Jefferson St.; 63 condominiums at 60-68 Jefferson St./65-69 Madison St., and eight apartments at 600-602 First St.

Variances were granted to allow the owners of 418-420-422 Jefferson St. to build although they only have 18 of 24 needed parking spaces and to allow the construction of the Jefferson and Madison streets project although the architect has provided only 44 spaces when 63 are required.

See VARIANCE — Page 6.

Cappiello seeks names of rejected absentee voters

By John J. Farrell Jr.

Hoboken Mayor Steve Cappiello's lawyer can confer with Joseph T. Brady, Hudson County's elections superintendent and registration commissioner, to possibly get a list of persons whose absentee ballots were rejected on "technical grounds" in the May 14 municipal election, Superior Court Judge Burrell Ives Humphreys has ruled.

Mauro Minervini, Cappiello's lawyer, explained he was not trying to interfere with an overall investigation of absentee ballots by Brady. He added that obtaining the information might help avoid any similar absentee ballots errors in the June 11 runoff election in Hoboken.

The judge said Minervini could meet informally with Brady, who would decide if giving him certain information would affect the investigation. If Brady believes it would "adversely affect" his probe, he could reject the request, the judge explained. However, he said Minervini could return to court for a further ruling.

During yesterday's brief court session, in which Brady indicated his investigation is continuing, all parties agreed that even if some 700-odd absentee votes were counted — and if they were all for one candidate — it would have no effect on the June 14 election results.

The judge, noting Brady said he found a "substantial amount" of irregularities, explained he

was not casting aspersions on any particular candidate or group.

Humphreys said it would be "unwise" to count any of the ballots at this state because that will involve "stripping them." He said they cannot be checked once the certificate bearing the voter's name and address is removed from each sealed absentee ballot.

Brady, who earlier reported some ballots were returned from addresses of garages and storage houses, said this week that his investigators had rechecked some 500 of the votes, but some 295 of that number were to get further scrutiny. He has not announced any conclusions until the court gets a final report.

Collapsing sewers drop Hoboken down the tubes

By Paul Clotery

Repairing collapsed sewers in Hoboken during the 1930s and 1940s was much easier without the advanced technologies of the 1980s getting in the way.

When the top of a sewer caved in and the street above it collapsed, workers would simply cut a hole in the street, reinforce the edges and presto—a new manhole was created.

There are a dozen manholes

between Sixth and Seventh streets on Grand Street. There are another 10 manholes on Monroe Street between Sixth and Seventh streets.

Today, sections of the sewer system have deteriorated to such an extent that the ingenious craftsmanship of the 1930s and 1940s has given way to the need for a rehabilitation program that experts estimate will cost the city \$80 million that it doesn't have.

Brick and cement piping make up most of the city's 22 miles of sewer system. But there are areas where the original wood system is still in place, said superintendent Roy Haack.

Haack said there were seven sewer-related street collapses in 1984 and that there had been one through May of 1985.

"The average life of a sewer

See COLLAPSING — Page 11.

Continued from Page 1.

line is 50 years. The brick sewers were built in the early 1900s and the concrete ones about 1954," Haack said. As for the wooden lines, "the best we could come up with on them is the 1950s," he said.

The wooden sewers are treated oak which was steamed and stretched so that fluid would not seep through into the ground, contaminating underground water supplies. Because there is not a constant capacity flow of sewage, the wood at the top of the line has oxidized and deteriorated. "The side and bottom where there is a constant flow are like new," said Haack. "But the tops are coming down."

Haack said that in most cases patching won't solve the collapsing sewer problems. "Many of them will have to be replaced," he said.

Excavation and replacement of pipes is the most costly and disruptive method of repair, according to the American Society of Civil Engineers. It is also the only method that can increase pipeline capacity and substitute modern pipe for obsolete materials, increasing service life, said Stevens Institute of Technology professor Dr. George Korfiatis, who teaches

civil engineering and environmental impact.

"There are two reasons for rehabbing: the lines are structurally unsound and the pipes are damaged causing a problem with the inflow and infiltration," Korfiatis explained.

"It is 80 percent more economical to rehab than to replace," he said.

Rehabilitating sewers can be costly and time-consuming, Korfiatis said there are more than 25 methods of patching but that several are most common.

Chemical grouting is often used to patch sewer lines, according to the ASCE. Applying grout to patch a leak does not improve the structural strength of the line and can fail if dehydrated. It is less expensive than replacement and can be completed with a minimum of traffic and utility interruption.

Another possibility is segmented Fiberglass-reinforced liners that are custom-designed linings installed in 4-foot lengths and fastened together. The cost of such a procedure is high compared to the grouting and it is not recommended for structurally inadequate pipes, according to the ASCE.

Cement mortar is also popular for patching. It is applied either by spraying or with a mandrel, a shaft on which a working tool is mounted. It improves the structural integrity. But it is not recommended where there are high sewage temperatures and acidic corrosion.

Then, of course, there is replacement or at least partial replacement of the system.

Mayor Steve Cappiello said the city can not afford total replacement and that studies are currently being done to see what exactly is needed and what the city can get by with not fixing. "Right now it is completely prohibitive," Cappiello said.

Engineer Joe Lynch, of Mayo Lynch Associates of Hoboken, said the city has few options with the sewer system and that any replacement must be done very carefully.

Lynch suggested that instead of replacing the worst section of pipe, a second pipe should be installed. The old pipe could be used as a drain for rain water which taxes an already full system to the brink, resulting in flooding.

Lynch said the city must also develop a dumping system so that the rain water will go straight to the Hudson River. Before that can be done, he said, the city's eight river tide gates must be repaired, a proposition which a Port Authority of New York and New Jersey report found would cost more than \$1 million.

When the tide gates are repaired and pumping of water begins, the city must be sure that the underground water table is not damaged. Rain water seeps into the table and from the rotting pipes. If the water table is lowered to a large degree, homes could collapse, Lynch said.

He said many older homes in the city were constructed without foundation. "They just put some planks of wood down



Flooding has become a usual occurrence in Hoboken since tide gates that prevent the flow of Hudson River water into city sewer lines have broken.

and built on them. Now the wood has rotted away," Lynch explained. So, if the water table dropped and land shifted, the buildings would collapse, he said.

"It's not an easy engineering task," Lynch said. Combine the aging pipes with a water table just a few feet below the ground near downtown and pipes that run through fill and not solid ground, warping the pipes, the system is not in good shape, said Lynch. Buckets of money will be needed to bail the city out of the plight, he said.

"The only way the city will be able to afford this type of solution is to build up the tax revenue," said Lynch. Cappiello said the cost of rehabilitating the sewers cannot be footed by the city alone. He said tax base expansion is a good start but not the answer.

A bond issue vote is unlikely,

Cappiello said. Lynch and Haack said that federal and state money may be an alternative.

But there, the city runs into another problem. Hoboken is ineligible for state or federal funds for sewers until it brings its secondary treatment plant up to state and federal guideline for volume and treatment. "It was very short-sighted," Lynch said the state's freeze on grants.

Lynch said the only thing the city can hope for is the expanded tax base and money from agencies such as the Port Authority which are trying to develop office and residential units in the city. But until the city somehow comes up with \$80 million—or more by the time the issue becomes an imperative—residents can expect their basements to flood when it rains and expect intermittent street collapses.

Cappiello and Manogue top runoff ballot

By Margaret Schmidt

Mayor Steve Cappiello and independent council candidate Helen Manogue won the top spots in yesterday's drawing for positions on the June 11 ballot.

Cappiello, seeking his fourth term, is running against Councilman Tom Vezzetti. Manogue is competing with five others in the race for three at-large council posts.

"This is my birthday present," said Cappiello, who turned 62 yesterday.

Vezzetti discounted any advantage to the top spot and added, "There are only two people running."

Jim Vance, business manager for Manogue's campaign, agreed that the top spot won't win the race.

"We're going to win the race," he predicted, "because the people of Hoboken want an independent on the council."

Manogue, however, said the spot will "definitely" increase the number of votes she receives because some people vote according to placement.

After Manogue on the ballot will be Cappiello's three running mates: Robert A. Ranieri, an incumbent seeking his fourth term; Edwin Duroy, principal of the Thomas Connors School, and George W. Crimmins, comptroller of the Hudson County Utilities Authority.

At the bottom of the ballot will be Vezzetti's running mates, Sixth Ward Councilman Pat Pasculli, a teacher, and Helen Cuning, a community activist.

City Clerk James Farina

drew the ballot positions in a lottery at the City Council Chambers in City Hall.

"Maybe I'll pull a rabbit out," he quipped, as representatives of the mayoral candidates checked their cards. "This is for a 1985 Coupe DeVille."

He showed the crowd there was nothing up his short sleeves and then pulled Cappiello's card. A cheer went up, and many left. Cappiello received 42 percent of the vote in last Tuesday's municipal election to Vezzetti's 34, Councilman Tom Kennedy's 15, and former Councilman Nunzio Malfetti's 8 percent.

Because none of the candidates received more than 50

See BALLOT—Page 2.

Hoboken mayoral runoff will be war in the streets

By Paul Clotery

The war — which will be referred to hereafter as the June 11 Hoboken mayoral runoff election — will be fought in the streets, with Mayor Steve Cappiello replacing his slick mailing flyers with handshakes and challenger Tom Vezzetti buying new batteries for his bullhorn.

"There's going to be a more personal one-on-one in the streets," said Cappiello, who captured 42 percent of the votes in last week's municipal election.

Cappiello said his campaign literature will be "less voluminous" and less frequently placed in people's mailboxes. He said there probably will only be

one mailing and that it most likely will be in the form of a personal letter to voters.

"We're always done it that way," Cappiello said of the flesh-and-blood campaign he plans. He denied that hitting the streets more for the runoff than the general election has anything to do with challenger Vezzetti's garnering 34 percent of the vote last week.

He said he wasn't out in the streets during the general election because he was "inundated with obligations at City Hall."

Cappiello campaign worker Maurice Fitzgibbons agreed that business at City Hall kept the mayor inside. "We're not in the same position as (Mayor Gerald) McCann in Jersey

City," he said of the McCann's announced meet-the-people campaign after he finished second in a four-person race and was almost eliminated by a first-ballot near-win by former councilman Tony Cucci.

Vezzetti's campaign, said Vezzetti campaign worker Mike Acquaviva, will be more of the same pacing of the streets for the Second Ward councilman, who campaigns with a trademark bullhorn.

Vezzetti, who won his seat in 1983 in an upset victory over council president Walter Cramer, did not rely on his campaign workers to get his message to the people. He walked

See RUNOFF—Page 2.

Continued from Page 1.

Washington Street almost daily, handing out fliers and asking for support.

Acquaviva said he anticipates the Vezzetti camp will have one mass mailing and may continue with radio spots that Vezzetti ran during the general election. A campaign strategy meeting was scheduled for last night, Acquaviva said.

Vezzetti worker Steve Block said Hoboken citizens can expect to see a great deal of Vezzetti. "Certainly we're going to continue what we did and redouble our efforts," said Block.

Block said the largest task will be accumulation and allocation of resources — human and financial.

Both Cappiello and Vezzetti used the majority of their campaign funds during the general election. For Cappiello, the general election cost nearly \$100,000 to Vezzetti's approximately \$40,000.

The majority of Cappiello's money came from contributions and fund-raisers. Vezzetti loaned his campaign money from his own pocket.

Cappiello said he may have a fund-raiser before the runoff

while Vezzetti said most of his campaign money will again come from his own bank account.

Ranieri has fund package adding \$100M for Hudson

By Joseph Albright

TRENTON—Assemblyman Robert A. Ranieri of Hoboken eagerly awaited today the final votes in the Joint Appropriations Committee June 6-7 on his resolutions to increase state aid to Hudson County communities and statewide in the fiscal year starting July 1.

From 33 resolutions he filed with the JAC, Ranieri gave top priority to 10 proposals.

All 33 total \$100 million in state aid above the current state budget — or 10 percent of the \$1 billion surplus projected by the Office of Legislative Services.

They are among 750 resolutions submitted by the 25-member bipartisan panel — well over the 565 filed last year. Together they would wipe out the entire projected \$1 billion surplus.

Gov. Thomas H. Kean's office claims the surplus will be

\$750 million.

Ranieri listed priority consideration for these resolutions: — \$10 million for the Liberty State Park Science/Technology Center in Jersey City.

— \$719,000 in railroad property replacement taxes, including \$665,000 for Hoboken, \$54,000 for Jersey City.

— \$6 million in nursing services for students in non-public schools.

— \$300,000 in grants for prenatal programs, to reduce the infant mortality rate.

— \$2,385,000 in general assistance for the Jersey City Medical Center — to be kept by the center if Medicaid/Medicare payments are not paid. If they are, the center would reimburse the state the \$2.3 million.

— \$1,250,000 for displaced homemakers.

— an additional \$2,430,000 in state aid for independent colleges, including several

hundred thousand dollars each for St. Peter's College in Jersey City, Stevens Institute of Technology, Hoboken.

— a \$1 million increase in the Office of Hispanic Affairs, Community Affairs Department.

— \$2.1 million for the cardiac catheterization diagnostic center in Newark.

— \$9,500,000 in state aid to save "harmless" Hudson communities and statewide loss of funds because of the AT&T divestiture.

Other "big ticket" items include an \$11,600,000 increase in state aid for Hudson and other county colleges, an additional \$1 million for the low-level radioactive waste study; \$1,250,000 for centers for battered women, including the North Hudson Community Health Center in Union City; \$7,207,000 in additional state aid for urban housing renovations.

Hoboken sewage plan will get review by county utilities panel

By Margaret Schmidt

The Hudson County Utilities Authority will study the secondary sewage treatment plan Hoboken has submitted to the state and federal governments.

If the plan, which utilizes private funding through a lease/purchase agreement, is more cost-effective than the will endorse it, said HCUA comptroller George W. Crimmins.

The Hoboken plan was drawn up by James A. Federline Inc., of Gaithersburg, Md. It calls for a 20-year agreement through which the company constructs and operates the upgraded plant for an annual fee and then sells it to the city for \$1.

Hoboken is among several New Jersey communities under a federal order to have secondary treatment of sewage by July 1988.

The HCUA plan, which Crimmins said anticipates a \$22.8 million federal grant, is expected to cost the average household \$58 a year more than the current payment for 35 years.

The Hoboken plan would mean an increase of between \$107 and \$182 a year for 20 years, according to figures submitted with the description of three alternatives.

Roy Haack, superintendent of public works for Hoboken, said the state Department of Environmental Protection and the federal Environmental Protection Agency should complete their reviews within a week.

"The bottom line is when they review both plans, the most cost-effective plan will survive," he said. "If we thought we didn't have a chance, we wouldn't have submitted it."