

Council stymied on budget change

By Bill Campbell

The Hoboken City Council's efforts to amend the Vezetti administration's 1986 municipal budget were set back again as city auditor Frank Italiano failed to attend last night's session on the \$22 million spending plan.

"This is one hell of a situation," said City Council President E. Norman Wilson. "I'm annoyed because (Italiano) knew about this meeting."

The council, meeting in a continuation of last Wednesday's session, was to act on a series of budget amendments.

Last Monday, Italiano told the council that it must amend the budget this week to exclude about \$1.5 million in anticipated revenues or risk state intervention.

Last night, the council acting on recommendations made at a closed budget workshop, was to hear amendments aimed at trimming \$700,000 from the spending plan.

The proposed amendments, sponsored by Councilman Robert Ranieri, would cut \$400,000 in water rents, \$275,000 in "non-essential" employee salaries and \$25,000 in benefits from those employees.

The Council will also exclude the anticipated revenue, about \$1.1 million in back railroad taxes and \$400,000 from the municipal tax purpose assistance fund, from the budget.

Italiano said last week that the revenue could not be included in the budget because it has yet to be approved by the state.

The budget, presented by Mayor Thomas Vezetti on April 10 and introduced by the council on April 30, will boost the tax rate by \$33.64 per \$1,000 of assessed valuation without the anticipated revenue.

The proposed 1986 tax rate will be \$196 per \$1,000 of assessed valuation, up from \$162 in 1985.

Wilson said that Italiano was needed at last night's session to provide guidance and to certify budget amendments. "Had he been here, we'd have been much further ahead," he said. "His absence was simply inexcusable."

Business Administrator

Edwin Chius recommended additional cuts in New Jersey Fire Code fees, pension adjustments and Workmen's Compensation.

"And there are others that you may growl about, like salaries and wages in the assessor's office," he said.

"But Frank Italiano must check and certify these amendments," Chius said.

The council agreed to recess the meeting until 6 p.m. on June 30 before introducing the amendments. A hearing on the amendments will be held on July 8.

Wilson said he would request an analysis of each city department to investigate outdated and unnecessary job titles in an effort to study further cuts.

In another matter, an ordinance to require the tax assessor and directors to work a unified weekly schedule, which was passed by the council last Wednesday but vetoed by Vezetti last Tuesday, will be reintroduced.

Vezetti said he vetoed the bill because of its "inarticulate nature."

The ordinance, sponsored by Councilman Joseph Della Fave, originally specified the work hours of Tax Assessor Woodrow Monte. However, the bill was amended by councilman Robert Ranieri to include all directors.

Ranieri said a technical error in preparing the ordinance resulted in the wording "an amendment to amend an ordinance" instead of "an amendment to a proposed ordinance."

Della Fave said he would reintroduce the ordinance next week and Ranieri vowed to

Hoboken Elks honor students with Americanism Awards

Seven Hoboken students were presented with Americanism Awards by Hoboken Elks Lodge 74 yesterday at graduation ceremonies throughout the city.

The annual award is presented to one graduating student from each of the city's elementary schools for outstanding service to the community. The winner receives a plaque and a \$50 U.S. Savings Bond.

The winners of the award are Robert Genos, Kealey School; Tasneem Mansuri, Demarest School; Felix Lopez, Brandt School; Selina Stewart, Connors School; Obed Hernandez, Wallace School; Nicholas Lucivero, Calabro School; and Barbara Bracey,

Rue School.

According to Elks Exalted Ruler Richard Haasen and Lodge American Chairman Joseph Marrell, the students who won the awards performed community service such as volunteer work or charity fundraising.

Robert Genos was unable to receive his award at graduation yesterday because he is hospitalized at St. Mary Hospital as the result of a fall. Genos was presented with the award by school administrators and representatives of the Elks in his hospital room.

Zone board clears path for Towers

By Bill Campbell

The Hoboken Zoning Board of Adjustment, meeting in special session last night, granted variances that will allow construction of the controversial \$25 million Presidential Towers project.

Despite objections from residents who will live in the shadow of the two 16-story condominium towers, the board, in a 5-to-2 vote, approved variances for height and density.

The decision paves the way for Anawim Investment and Development Corp. of Jersey City to seek building permits for the project.

"Thank you, thank you very much," said the Rev. Francis Schiller, an attorney and principal of Anawim, after the vote.

The decision also ends a nearly year-long legal battle between the developer and the board of adjustment. In January, Anawim filed a legal notice claiming that the board's failure to act on the developer's completed application after 120 days constituted statutory approval of the project.

But on June 6, after months of legal wrangling, Superior Court Judge Dorothea O'C. Wefing ruled that the 120-day clock had stopped between Oct. 22, 1985 and April 16 while the developer agreed to scale down the plans for the project.

The project, first brought before the board last summer, was reduced from 29 stories to 16 stories.

Continued from Page 1.

Duroy said he objects to the project because the towers exceed the 14-story height limit in the area zoned R-3.

"The majority of houses here are three to four stories. This is a beautiful place to live and the types of homes should reflect that, too," Duroy said.

Maryanne Pugliese, an Adams Street property owner, said she is not opposed to development, only the "two tremendous towers that will be built by my house," she said.

"But what's on that site now?" asked Schiller during cross-examination.

"A junk yard, a garage and a house," she answered.

Schiller argued that the project, which will have 324 units, four levels of decked parking and a recreation facility, would generate rates for the city.

Pugliese and the other witnesses argued that the project would tax the city's infrastructure.

"Three hundred apartments is drastic and would be a disaster for water pressure," said Mary DeMayo, a Hoboken resident for 62 years.

DeMayo, who owns property

See ZONING — Page 8.

on Jefferson Street, said her building floods during rain storms and has little water pressure on the upper floors.

"I don't like it," she said of the project.

"There will be a negative impact," said Peter Roman, a Grand Street homeowner. "Besides the traffic, parking, sewerage and air pollution, there will be an influx of out-towners coming in. I like to know who my neighbor is," he said.

"Is that vacant land now not part of the community?" Schiller asked.

Maureen Singleton, the expert witness, said the towers would be counterproductive and have a negative effect on the neighborhood.

Singleton, who has sold real estate in Hoboken since 1972 and who has been a real estate broker for three years, said the small size of buildings was "the special charm of Hoboken."

"This will affect the value of real estate negatively," she said. "Most of the people who come to me looking to buy are concerned about something that is too big. Many of these people would rather stay in New York

By Jim DeRogatis

Approximately 10 tons of Liberty Weekend fireworks were due to arrive in Hoboken at about 6 a.m. this morning, officials said yesterday. The fireworks will be stored and assembled at the Hoboken Shipyards before the July Fourth festivities.

Hoboken police and firemen were scheduled to meet an unspecified number of trailer trucks bearing more than 20,000 pounds of explosives at the border of Weehawken and Hoboken early this morning. Safety officials were prepared to escort the trucks to the Hoboken Shipyards at 14th and Hudson streets.

Hoboken fire code official Richard Tremittiedt granted Liberty Weekend organizers a fire permit yesterday afternoon after a final inspection of the shipyards. Tremittiedt said that the site complied to a long list of safety specifications outlined by the city several weeks ago.

The storage of the fireworks in Hoboken caused a local controversy when Liberty Weekend organizers first announced their plans in May. Hoboken Councilman Robert Ranieri unsuccessfully attempted to pass a resolution to block the fireworks, claiming that they were endangering the town.

Last week, the storage of the explosives passed a court challenge with a South Carolina judge granted Liberty Weekend organizers approval to use the Hoboken Shipyards. Braswell Shipyards, Inc., owners of the site, declared bankruptcy two years ago and the Federal Bankruptcy Court in South Carolina must approve all contracts concerning the Hoboken Shipyards.

The fireworks were due to leave Long Island, where most of them are manufactured, early this morning and travel over the George Washington Bridge and along the Hudson River into Hoboken. One city official said the trucks will be "escorted by a small army" through the entire route.

The fireworks are part of what Liberty Weekend spokesmen have trumpeted as "the biggest fireworks display in the history of the United States." They will be assembled at the Hoboken Shipyards and loaded onto barges which will be

See HOBOKEN — Page 7.

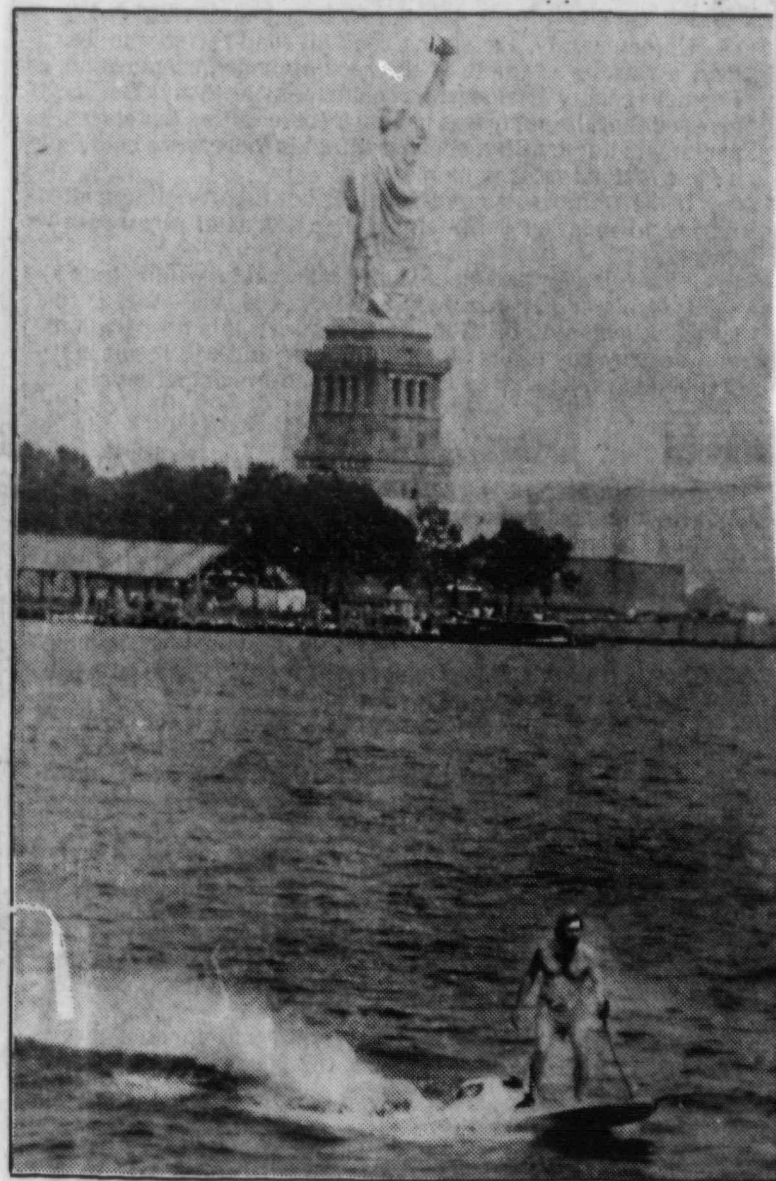


Photo by Steve Golecki

With Miss Liberty in the background, Bayonne restaurateur Robert Fahnen rides his surf jet around the statue as his contribution to the Fourth of July preparations.

Hoboken 'hosting' Liberty Fireworks

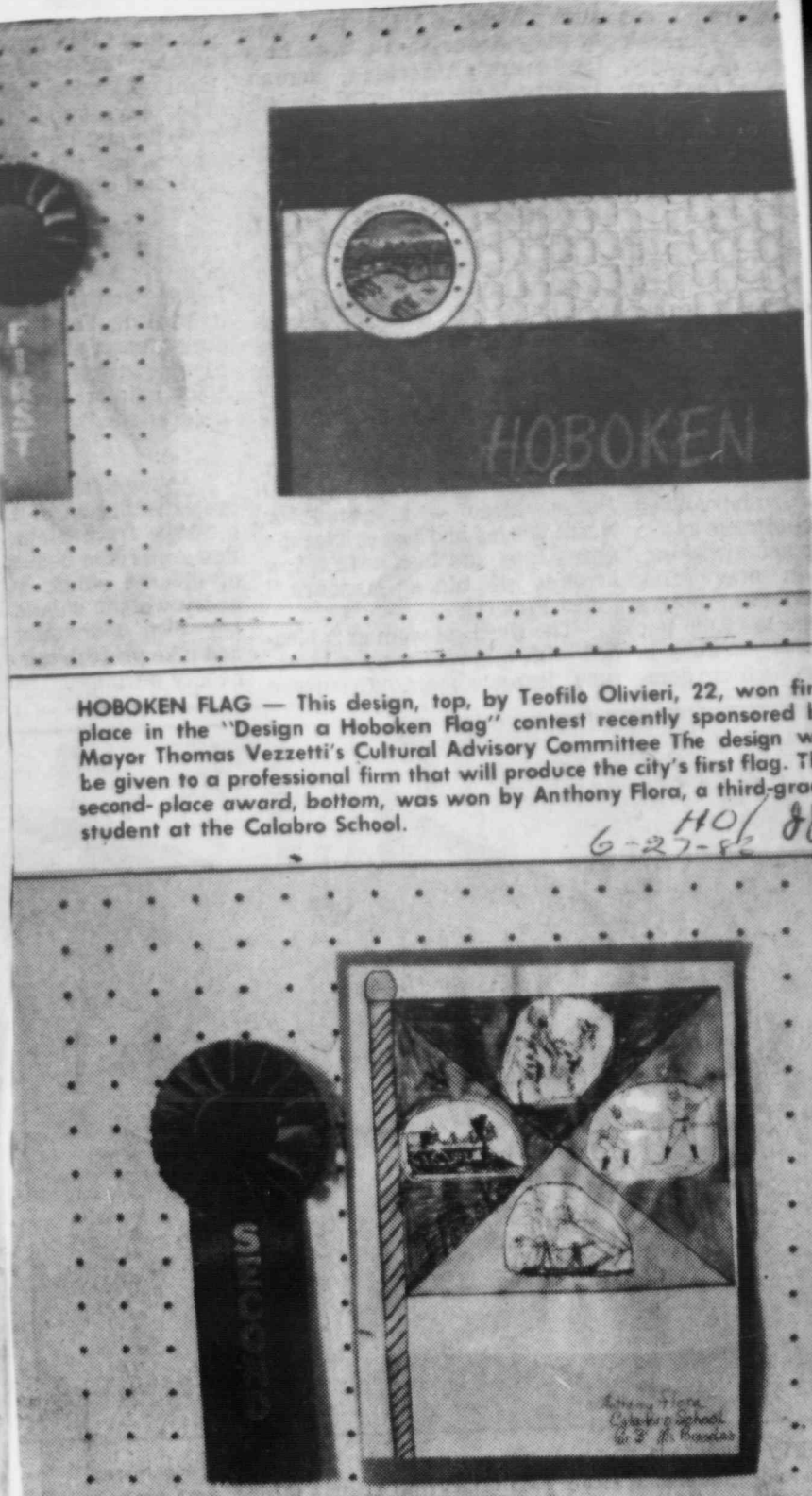
Continued from Page 1.

moved into place around the tip of Manhattan near the Statue of Liberty on July Fourth.

While they are stored in Hoboken over the next six days, they will be guarded by Hoboken policemen hired by Liberty Weekend, New York and New Jersey fire safety inspectors will also be on hand, and the U.S. Coast Guard will have a ship stationed in the Hudson River near the shipyards, officials said.

City officials said the safety measures are being taken to prevent the threat posed by terrorists or curious residents who might enter the shipyards while the fireworks are being assembled.

"We don't anticipate or expect any problems," Tremittiedt said. "But we're ready no matter what."



HOBOKEN FLAG — This design, top, by Teofilo Olivieri, 22, won first place in the "Design a Hoboken Flag" contest recently sponsored by Mayor Thomas Vezetti's Cultural Advisory Committee. The design will be given to a professional firm that will produce the city's first flag. The second-place award, bottom, was won by Anthony Flora, a third-grade student at the Calabro School.

Firm's relocation brings native son back across river

By Jim DeRogatis

A prestigious New Jersey-based investment firm opened its new headquarters on Newark Street in Hoboken yesterday at a ceremony attended by former New York Gov. Hugh Carey and New Jersey state Senate President John Russo.

More than 200 other state and local politicians, businessmen, and investors were on hand at a celebration marking the opening of the headquarters of Jersey Capital Markets Group, Inc. at 45 Newark St.

The firm, which specializes in originating and selling New Jersey municipal bond issues, will be housed on the first floor of the recently rehabilitated First Jersey National Bank building. They are relocating from their current offices in Newark.

The restoration of the old bank building is part of the continuing Riverview Historical Plaza restoration and part of an effort by the city to attract new businesses to the downtown area.

Carey was reportedly asked to speak at the ceremony because he is a friend of several executives of Jersey Capital. The former governor told the crowd that he was born in New Jersey and said he has "always had a love affair with the state."

Carey ridiculed the so-called "war between the states." New York has charged that New Jersey is attempting to lure its businesses across the Hudson River.

"Anything that helps New Jersey helps the entire region," Carey said. "I hope the mayor across the river knows that."

Russo joked that Carey came to New Jersey "to personally deliver the deed to the Fisher Island house Tom Keane

bought." The New Jersey governor recently purchased a summer home in New York.

Russo, a Democrat, also took a shot at Hoboken Mayor Thomas Vezetti. He said that perhaps Carey came to New Jersey "to return the car Mayor Vezetti left in New York a couple of months ago." Vezetti's city car was allegedly stolen in Manhattan.

Some state Democratic leaders have criticized Vezetti for being "too friendly" with the Republican administration. Vezetti didn't respond to Russo's quip, however. He left the ceremony after lunch but before the speakers.

John Booth, board chairman of Jersey Capital, said that the firm was originally formed two years ago because "it was about time there was an investment firm based in New Jersey."

Booth is originally a Jersey City native. The firm's board of directors includes such other familiar local names as the Rev. Victor Yanitelli, former president of St. Peter's College in Jersey City, and Bob Franklin, a former vice president with Public Service Electric and Gas.

Jersey Capital moved to Hoboken from Newark because the new headquarters is larger and the site is closer to Manhattan, a company spokesman said.

One employee who was especially pleased by the move was Helen Cunniff, a trader employed by the firm. Cunniff is a member of the Hoboken City Council.

Twenty-five people will be employed by Jersey Capital at its new office. The office is equipped with a centralized, high-tech trading room utilizing up-to-the-minute price reporting and quotation systems for the sale of stocks, bonds, and other financial products.

Hoboken council will continue budget talks

The Hoboken City Council will meet in continued session Monday to discuss further amendments to the \$22.4 million municipal budget.

The meeting, scheduled for 6 p.m. in the council chambers, is the second continuation of the June 18 session.

The council will likely introduce an amendment to trim \$700,000 in water costs, rents, salaries and benefits from the 1986 spending plan.

Additional amendments are aimed at eliminating about \$1.5 million in anticipated revenue from the budget.

The council will also discuss resolutions to sell parcels of city property and streamline city departments at its 7 p.m. caucus session.

The resolutions, sponsored by Sixth Ward Councilman

Dave Roberts, are "intended to save and generate money for the city," he said.

He said the city should sell various parcels of property and designate some of the funds to affordable housing.

The resolution would require the city tax collector to furnish the council with lists of all vacant municipally owned property for possible sale.

Roberts said the resolution to establish a table of operation for each department and division was aimed at lowering the ratio of superiors to officers in the Public Safety Department.

"We must decide if we want to do this immediately or slowly," Roberts said. "We'll cut unnecessary positions and save the city money," he said. — Bill Campbell

Hoboken pollworker barred from service

By Jim DeRogatis

The Hudson County Board of Elections Monday night terminated the services of a Hoboken pollworker accused of advising a voter to cast a write-in ballot to recall Mayor Thomas Vezetti in the June 3 primary election.

The board of elections ruled that Elizabeth LaBook, a veteran Democratic pollworker, is to be barred from working at the polls in future elections "for conduct unbecoming a board member."

The ruling followed a three-

week investigation by county Superintendent of Elections Joseph Brady into complaints that some pollworkers campaigned to have Hoboken voters write "Recall Vezetti" in the "personal choice" slot on voting machines in the primary election for congressman, sheriff and register.

There were 33 write-in votes for "Recall Vezetti" from throughout the city, Brady said yesterday. The figure contradicts an earlier figure of 102 write-in votes for the slogan that

was provided by Hoboken City Clerk James Farina.

According to Brady, LaBook "attempted to instruct" the Rev. Robert Cathey of Hoboken to cast a write-in vote to recall Vezetti. The incident occurred inside a polling place in the Sixth Ward, Third District.

Cathey was not wearing his clerical collar at the time, Brady said.

Cathey originally complained about LaBook's actions in a letter to Vezetti and Hudson County Prosecutor Paul

DePascale. DePascale passed the complaint along to Brady, who is responsible for investigating incidents that occur at polling places.

LaBook will not be subjected to criminal charges, Brady said. "Since 'Recall Vezetti' wasn't actually on the ballot, she wasn't actually electioneering," Brady said.

Maurice Fitzgibbons, Hoboken Democratic chairman, reappointed LaBook and said that she had been a long-time worker at the polls. "Board

workers are human beings, not attorneys," Fitzgibbons said.

"They may slip up," Fitzgibbons said that the case "had been blown out of proportion. There's a lot more to investigate in elections than a case like this," he said.

Brady said at the outset of his investigation that there had apparently been a "concerted effort" to get voters to write the slogan on the ballot. Councilman Robert Ranieri, chairman of a movement to recall Vezetti, has denied that the group

solicited the votes, however.

Although Brady subpoenaed at least four poll workers, he said that his investigation could only prove one case of misconduct. "This was the only case we could come up with where a board member suggested that someone do this," he said.

Brady said that he hoped the board of elections' actions in removing LaBook sent a message to Hoboken. "The removal of a board worker is a serious thing," he said. "I hope it stops these incidents in the future."

APPEAL POSSIBLE

Presidential Towers get go-ahead

By TOM GISSEN

Staff Writer

HOBOKEN—The developers of Presidential Towers have surmounted their last local battle, but construction still could be delayed by a possible appeal and Hudson County's sewerage hookup moratorium.

The city Board of Adjustment Tuesday night granted four variances to Anawim Investment and Development Co. of Jersey City. Anawim's proposal calls for a pair of 16-story towers to be built at the southern end of the city. The developers originally had proposed that the two towers, which are to stand to either side of Jefferson Street between First and Newark streets, should each be more than 20 stories tall. But in February, Anawim scaled down the plan.

In addition to the twin towers, which will contain 279 condominium apartments, the proposal calls for an outdoor recreation area that would include a swimming pool, tennis court and children's play area. The facility would be built atop an indoor four-level garage with spaces for 308 cars. The plans also call for the building of 30 condominium apartments in several townhouse facades that will line Jefferson Street.

The entire \$25 million complex is to be built in Hoboken's R-3 Residential Renewal District. The R-3 zone limits building heights to no more than 140 feet, or 14 stories, and states that no more than 50 percent of the lot may be covered by buildings.

In approving Anawim's proposal, the zoning board is allowing two 16-

story buildings of 156 feet each and permitting the developers to cover more than 90 percent of the eastern lot.

Attorney David G. White, who practices in Summit but lives in Hoboken, represented about 15 angry residents, arguing that the size of the Presidential Towers would destroy the residential character of the community. The area is dominated by three-, four- and five-story multifamily homes and has some businesses and vacant lots.

"I wouldn't be able to see the sky from my house anymore," testified Edwin Duroy, who said his home at 82 Grand St. is only 150 feet from one of the proposed towers.

Mary DeMeo, who said she had lived her entire life on Jefferson Street called the plan "terrible," "a monstrosity" and "a disaster."

"I'm going to live in darkness... I'll be in a dungeon," DeMeo complained to the board.

In response to a question from the board, however, DeMeo admitted she would like to see something built on the neighborhood's vacant lots, many of which are strewn with garbage.

Maura Singleton of 928 Bloomfield St., a 16-year resident of the city who has been selling real estate here since 1972, testified against the proposal. When asked how the value of homes in the area would be affected by the twin towers, Singleton said, "It will definitely have a detrimental effect on the surrounding areas."

But under cross-examination by the developers' principal attorney, the Rev. Francis E. Schiller of

Jersey City, Singleton said the value of other vacant lots in the area probably would increase if the towers were built.

After the 5-2 vote to approve the application, White said, "The board is predisposed to think that any development is good development." Asked if he would go to court to appeal the board's decision, he said, "Too early to tell. We've got 45 days."

A more upbeat Schiller predicted the completed towers would pave the way for further housing development in the area. Schiller said no construction date has been set. This, he said, is in part due to the fact that Hudson County has a moratorium on sewerage hookups that effectively prevents new residential and office construction.

NJ Transit lauds top students



TOP STUDENTS from Hoboken meet with the mayor and an NJ Transit official at the Hoboken Terminal where their photos and biographies were put on display. From left to right are Alan Dustin of NJ Transit, Hemangini Shah, Mayor Thomas Vezetti, Dina Mattesich and Anthony LaForgia.

The Sound of Music fills Hoboken park



The audience in Church Square Park in Hoboken enjoys the Hoboken Chamber Orchestra.

Who said doctors don't make house calls now?

St. Mary Hospital in Hoboken is disproving the adage that doctors don't make house calls any more.

The hospital recently opened a clinic that is making a wide variety of health care services available to the tenants of the Hoboken Housing Authority where they need it most—at home.

The hospital established an "outreach clinic" in the



Examining brochures at St. Mary Hospital's new outreach clinic are, from left, Miriam Rosado, Arlene Wheeler, and young Brittney Wheeler.

housing project at 321 Harrison St. about three weeks ago. Called Project COPE, an acronym for Community Outreach, Prevention and Education, the program is funded by a \$10,000 grant from the State Division of Mental Health and administered by the County Mental Health Board.

A major feature of the program is the formation of a Tenants Advisory Committee to discuss residents' health needs and the services they would like the hospital to provide, said Molly McNees, coordinator of the project.

McNees, who is also coordinator of the Consultation and Education services of the hospital's Community Mental Health Center, added that the advisory committee will involve tenants in other ways.

"Some tenants active in the program will get training in the early detection of emotional distress and will eventually make referrals to the clinic. Tenants will also learn to run some counseling groups."

Among the services to be offered at the clinic are:

- Health screenings such as Pap smears to detect vaginal/cervical cancer and tests for glaucoma, diabetes and hypertension.
- Group counseling on drug abuse and alcoholism awareness workshops to educate and help tenants to recognize the early signs of such problems.
- Group counseling on hypertension, childhood asthma and emphysema.
- A support group and workshop for young mothers on child development, parenting, coping with being a single parent and school and vocational plans.
- A workshop on teenage summer employment.
- And a rape survivors support group to help victims surmount the crisis and resume normal living.

Brochures and pamphlets on good health, nutrition, diet, drug abuse, smoking, prenatal care and mental health will be available at the clinic. As many as 10 to 15 hospital staff personnel in different specialties will take part in the program and augment the small permanent staff, McNees said.

These staff members will include psychologists, alcoholism counselors, dietitians, social workers, nurses and physicians.

McNees said that the efforts of Neil Mosco, modernization coordinator of the Housing Authority, and Dominic Gallo, director of the authority, were "vital" in helping to get the program started.

"They spared no effort to help us," she said, "by renovating the offices, getting tenant organizations involved



Tenants from the Hoboken Housing Authority housing projects celebrate at the recent opening of an outreach clinic run by St. Mary Hospital.

and by offering all their cooperation."

Among other services the hospital and the Community Mental Health Center provide are individual, family and group therapy for outpatients; short-term intensive treatment for inpatients; partial care for discharged patients who need structured activities to promote independent living; an emergency telephone hot-line number (795-5505) 24 hours a day; consultation and education services; and alcoholism services.

Thomas Schember, president of the Franciscan Health System of New Jersey, which includes St. Mary Hospital, said that he was proud of the outreach clinic and praised the merits of the project.

"We're making our services more accessible to an under-served area," he said, "and will focus on wellness and prevention and on ways of involving tenants in efforts to maintain their own good health."

A family enjoys a picnic as the Hoboken Chamber Orchestra plays the first of a series of summer concerts in Church Square Park in Hoboken.

Photos by Mark Wyville

Hoboken to sue cemetery trustees

By Bill Campbell

Hoboken City Council President E. Norman Wilson, who in April launched an investigation into the management of the Hoboken Cemetery, has instructed the city attorney to file a suit against its board of trustees.

Wilson said that conditions at the cemetery in North Bergen, are "disgraceful and need immediate attention."

He said he decided to file suit after Victoria Fields, chairwoman of the board, cancelled a meeting with Wilson last Monday.

"My patience has reached its limit with the trustee's of the Hoboken Cemetery," Wilson said in a letter dated June 25 to Law Director Salvatore D'Amelio Jr.

"Please, on my behalf as council president and a member of the board of trustee's start immediate suit against the board."

"I will specifically want to know who are the other members, when were the meetings held and a full ac-

counting for the spending of money over the years," Wilson wrote.

D'Amelio said the suit names Fields and "other John Doe's, until we find the names of the other directors." He said the suit would be heard in the Law Division of state court.

Wilson said he initiated the investigation after receiving complaints from numerous residents. To his surprise, he learned that he, as council president, and Mayor Thomas Vezzetti were ex-officio members of the cemetery board.

Vezzetti also called the situation a "disgrace" resulting from years of neglect.

According to Wilson, "the city has a moral obligation to maintain (the cemetery facility) in a dignified and respectable manner."

Ironically, according to records filed in D'Amelio's office, one of the earliest investigations into the cemetery was triggered by Wilson's father, E. Norman Wilson Sr., the former Law Director, in November 1970 acting on a re-

See HOBOKEN — Page 8.



Photo by Mark Wyrwille

What he terms "disgraceful" conditions in historic Hoboken Cemetery have prompted Council President E. Norman Wilson to order a suit to be filed against the board of trustees of the city's burial ground in North Bergen.

Continued from Page 1.

quest from former Mayor Louis DePascale.

Past and present city officials have complained for years that the Fields family has been uncooperative to the city's queries.

Third Ward Councilman Steve Cappelletto, a former mayor, said the cemetery has been a "constant problem for past mayors and the law department."

According to Cappelletto, Fields would always complain of "chest pains" whenever he threatened not to sign a burial deed.

D'Amelio said the cemetery directors have a trust fund of \$955,000, but have done "very little" to maintain the site.

The cemetery, located at Tonnelle Avenue and 55th Street in North Bergen, is the burial site of John Cox Stevens, the founder of Stevens Institute.

Michael O'Shea, an attorney with the Jersey City Law Firm of Keane, Brady and Hanlon which represents Stevens Institute, said his firm may coordinate a search of cemetery trustees with the city.

He noted that other members of the Stevens family are buried in the cemetery.

Neither Wilson nor D'Amelio could recall the last time the full board of trustees met.

In 1855, John Stevens dedicated the burial ground, then located at Seventh and Hudson streets, to public use by deed of the Hoboken Land Improvement Company, according to a legal brief drafted in 1970 by former assistant city attorney Dudley Schlosser.

In March of 1857, the Mayor and Council, by an act of legislature, were authorized to

exchange the original burial ground for a 15-acre site in North Bergen. The legislature in 1868 transferred control of the cemetery from the Mayor and Council to a board of trustees with all funds paid to the city treasurer.

The board of trustees are supposed to meet on the fourth Tuesday of each month.

Although a new caretaker has recently been hired by the board, Wilson said the complaints have continued to mount.

"Once and for all, I want to get this situation straightened out," Wilson said.

D'Amelio said that Fields decision not to attend last week's meeting was "the final straw."

He said that assistant city attorney Michael Mongiello would handle the suit for the city.

Victoria Fields' attorney, Harry Barr of Interlaken, was not available for comment Friday.

D'Amelio said the suit "speaks for itself" and "is not too complicated a matter."

"We just don't want to waste any more time," Wilson said.

Hoboken pupils wow French hosts in exchange program

By Jim DeRogatis

Millions of Americans will celebrate the centennial of Lady Liberty, a gift from France this week, but a group of students from a Hoboken school recently presented the French with some gifts from America.

A group of twelve students ranging from grades five to seven from the Hudson School in Hoboken spent three weeks in a small town in the French countryside as part of a unique exchange program, according to Principal Suellen Newman.

The students, eight boys and four girls, between the ages of 10 and 12, each lived with a French family in the town of Solers, located in the Brie region of France. The children, who had been studying French at the school, also attended the local French grammar school.

"Part of the French curriculum for fifth-graders is that their whole class spends the year learning somewhere else," Newman explained. "If they're from the city, they go to the country, or vice versa."

Through a program sponsored by Campus International, French children can travel to America for several weeks. They live with American families and learn in American schools. The program also sends American children to France.

Children at the Hudson School raised \$5,000 through a series of fundraisers in order to pay for the students' trip to France, Newman said. The school hopes to host a group of children from France sometime next year.

The children left for France on April 30. "They were greeted like celebrities when they arrived," Newman said. The entire town showed up to greet the Americans in the town square, and a band played the French and American national anthems.

Solers is a small town located 45 minutes outside of Paris. The town had only 800



Rehearsing for a show to be presented before the residents of a French town are Hudson School students Anil Schempf, left, and David Melamid.

residents, and there were no stores, Newman said. The American visitors learned to appreciate fresh-baked bread, fresh Brie cheese, homegrown vegetables, and other benefits that come from living in the country, she added.

The town had never hosted America visitors before, and they had some unique concepts of America, Newman said. The local newspaper ran a headline saying "Suellen Arrives in Solers," equating Suellen Newman with one of the characters in the TV show "Dallas."

In addition to studying at the Solers school, the students from the Hudson school took day trips to Paris, visited ancient cathedrals and chateaux, and took bike trips through the countryside.

They also staged a show at the French town hall that was attended by most of the residents in the town. The American children read poems and sang songs in French and English and taught the French how to square dance.

The children presented the French mayor with a photograph of the New York skyline as viewed from Manhattan. They also brought a letter of greetings from Hoboken Mayor Thomas Vezzetti.

Newman accompanied the children on the trip along with another teacher from the school, Jennifer Levine. Although she said that all of the children enjoyed the trip, she added that "it wasn't an easy trip. They all had to learn how to be little ambassadors," she said.

"I think the French children

also profited very much from the program," Newman said. "They learned from the experience of living with the American children and sharing everything with them."

Newman said the Hudson School hopes to continue sending children abroad under the exchange program in the future. She said the school is also interested in sending children who study Spanish to spend time in Spain.

"In order to continue the program we are hoping to find sponsors from the business community and the community at large," she said.

"The school worked hard to raise the money for the trip to France to enable all interested students to take part in the trip regardless of their financial means," she concluded.

Continued from Page 1.

the following areas:

- Sinatra Drive: entire length, both sides beginning at 7 a.m. July 3 to 11 p.m. July 6.

- River Street: Newark to First streets, both sides, beginning at 6 p.m. July 3 to 7 p.m. July 6.

- First Street: Hudson to River streets, south side, beginning at 6 p.m. July 3 to 7 p.m. July 6.

- Hudson Place: entire length, both sides except for taxi stands, beginning at 12:01 a.m. July 4 to 11 a.m. July 5.

- River Street: Hudson Place to Newark Street, both sides, beginning at 12:01 a.m. July 4 to 11 a.m. July 5.

HOBOKEN

Vezzetti fires adviser; cites conflict of interest

By TOM GISSEN
Staff Writer

HOBOKEN—Citing a conflict of interest, Mayor Thomas F. Vezzetti fired his chief legal adviser yesterday.

Vezzetti charged that Law Director Salvatore E. D'Amelio Jr.'s "behavior as law director has been riddled with conflicts and failure to represent the public interest."

"The basis for the removal of (D'Amelio) as director of the Department of Law and city attorney are the conflict of interest, the appearance of conflict of interest and his insensitivity to the high standards and requirements of an attorney who also holds public of-

fice or employment," Vezzetti said.

Vezzetti said that about two months ago he retained Irvington attorney William Graves to examine whether D'Amelio had violated conflict of interest rules when he rendered a legal opinion on the validity of three of Vezzetti's appointees to the Zoning Board of Adjustment. At the time, the mayor had appointed six people to the seven-member board. In issuing his ruling, D'Amelio declared that three of the present members could remain on the board and that the mayor could make only three appointments.

Yesterday, Vezzetti charged that

See ADVISER, Page 14

Continued from Page 1

because an application to build a \$25 million condominium project known as Presidential Towers was before the zoning board, D'Amelio's legal opinion constituted a conflict of interest. D'Amelio is a former partner of the project's developer, Anawim Investment and Development Corp., and D'Amelio's father owns much of the land on which the two towers would be built, Vezzetti said.

"The centerpiece of Mr. D'Amelio's irregularities involves his family's financial stake in the development of the Presidential Towers project," Vezzetti's statement said.

But Vezzetti's opponent, Councilman Robert A. Ranieri, accused the mayor of "trying to rob the names and reputations of honest men," and charged the firing was "an attempt to garner publicity" to

draw attention away from the city's troubled budget.

The budget has not yet been approved, and the City Council is struggling with a projected \$1.3 million deficit.

It is unclear when D'Amelio's firing is effective. Vezzetti said the city attorney's dismissal is effective immediately. Ranieri, however, said there is a legally mandated 20-day waiting period during which the council can either affirm or reverse the mayor's decision. If D'Amelio supporters cannot muster a two-thirds majority within the 20-day period, the dismissal becomes effective, Ranieri said. If the council should overturn his decision, Vezzetti said he would take D'Amelio's dismissal to court.

"I would welcome the challenge," Ranieri said of the mayor's vow.

D'Amelio could not be reached for comment yesterday.

Critics may continue fight against Hoboken towers plan

By Bill Campbell

The attorney representing objectors of the controversial Presidential Towers project said yesterday that his clients are "seriously considering" appealing Tuesday's Zoning Board of Adjustment vote on the \$25 million development.

David White said his clients, most of whom live near the site of the proposed 16-story towers, have expressed an interest in obtaining a transcript of Tuesday's special board of adjustment meeting.

The board voted 5-to-2 to grant height and density variances to the developer of the condominium project, Anawim Investment and Development

Corp. of Jersey City. "We are confident that it was a bad decision," White said from his Summit law office. "The courts have given zoning boards wider latitude, but we are seriously considering an appeal," he said.

White, who represents 15 objectors of the project, said it was "premature" to say when or if an appeal would be lodged.

"I still must speak to all my clients," he said.

The Rev. Francis Schiller, an attorney and principal of Anawim, said there was enough substantive evidence to uphold the board's decision.

"The board has been consistent throughout all the hearings," Schiller said yesterday. "They made suggestions to

scale down the project and we did."

The twin towers will consist of 309 dwelling units and 321 parking spaces, Schiller said. He has also proposed linking the two buildings with a "bridge."

White said that he and the objectors have two routes of appeal: Either through Superior Court or the City Council.

"If we go through with it, we must consider which one will be the most sympathetic tribunal," White said. "It's still too early to tell what we'll do."

Schiller said that Anawim's plans to sell the project to Hoboken developer Pat Reynolds and Joseph Brower "were still firm."

The proposed sale, an-

nounced in February, is contingent on the project receiving all necessary local approvals.

Reynolds yesterday was unavailable for comment.

Schiller, though, said he was "confident" that the board's decision would stand.

The Presidential project, first presented before the zoning board last summer, was scaled down from 29 stories to 16.

At last week's hearing, objectors to the project, which is bounded by Adams, Jefferson, First and Newark streets, argued that the development would tax municipal services and destroy the sense of community.

Schiller maintained that the project would generate ratables for the city.



Photos by John Curtis

Students from the Hudson School in Hoboken recently spent three weeks studying in France. The group of twelve students, who lived with French families in the French countryside, included Grace Figueroa, left, and Anna Weehle.

Hoboken set for holiday traffic

By Bill Campbell

Hoboken coordinators for Liberty Weekend today issued a listing of traffic regulations for the July 3-6 Statue of Liberty Centennial celebration.

The regulations affect most of the city east of Washington Street, according to city

spokeswoman Laurie Fabiano.

The areas off limits to motor vehicles are considered prime areas to view the Opsail festivities and the July Fourth fireworks display.

Fabiano said she wanted to dispel rumors that the city would be "sealed off" for the weekend.

"The regulations basically affect the areas east of Washington Street," she said.

"But, barring any unforeseen emergency, everything else, including the 14th Street viaduct, will be open to motor vehicles." Parking will be prohibited in

See HOBOKEN — Page 29.

Vezzetti fires law director

By Jim DeRogatis
and Blanca M. Quintanilla

Mayor Thomas Vezzetti yesterday fired Hoboken Law Director Sal D'Amelio Jr., saying that his behavior "has been riddled with conflicts and failure to represent the public interest."

However, D'Amelio said he intends to fight the mayor's action, saying he would be breaching his duty to the public if he did not.

At a press conference yesterday afternoon, Vezzetti released a seven-page statement prepared by a private attorney stating that the reasons for D'Amelio's removal "are conflict of interest, the appearance of conflict of interest, and his insensitivity to the high standards and requirements of an attorney who also holds public office." Anti-administration Councilman Robert Ranieri, an ally of the law director, said he would work with the City Council to overturn the firing.

The City Council must approve or reject the firing within 20 days. D'Amelio will continue

to serve as law director until the council acts.

If the council overturns the firing, Vezzetti said he plans to take the matter to court.

Vezzetti said that he appointed D'Amelio in January "against my better judgment" to avoid "a protracted battle with the City Council." Several council members, including Councilman Patrick Pasculli, once an ally of Vezzetti, supported the appointment.

"He was not against my appointment at the time," D'Amelio said. "But he has been saying for months he wants to fire me. I don't know why. The mayor has no reason or cause."

D'Amelio charged that Vezzetti has allowed non-elected public officials to grasp and hold the power in the city.

"The mayor did not fire me," D'Amelio said. "Steve Block and Laurie Fabiano fired me."

Block is a former Board of Education member and Fabiano is the mayor's personal secretary.

See VEZZETTI — Page 13.

Continued from Page 1.

D'Amelio replaced Fred Woeckner, who resigned as law director after splitting from the Vezzetti administration.

"The centerpiece of D'Amelio's irregularities involves his family's financial stake in the development of the Presidential Towers project," Vezzetti said. Prior to serving as law director, D'Amelio was a partner in the law firm that controls the Anawim Investment and Development Corp., developers of the \$25 million condominium project.

D'Amelio's father, Sal D'Amelio Sr., also owns a junkyard in the southwestern region of Hoboken that will be the site of the proposed condominiums.

"D'Amelio injected himself directly into the operation of the Zoning Board of Adjustment at a time when his family and former partners stood to gain considerable wealth should the project be approved," Vezzetti said.

"Specifically, D'Amelio presented an unsolicited and undocumented written legal opinion challenging three of my six appointments to the zoning board," Vezzetti said.

"He subsequently offered another unsolicited, undocumented legal opinion urging that I remove one of the zoning

Board of Adjustment members who had expressed some objection to the project and he continually offered prejudicial comments to the press on the affair."

The law director denies the charges.

"I never injected myself into Zoning Board procedures," he said. "The mayor's office has been the biggest bad guy. Some time ago, Laurie Fabiano called Frank Cameron (zoning board chairman and told him how to vote on certain developments. Frank Cameron would not listen and he contacted the Law Department and Woeckner."

Vezzetti attempted to remake the Zoning Board of Adjustment in March, but D'Amelio contended that the move was improper. D'Amelio held that the terms of three of the board members Vezzetti sought to replace had not yet expired.

Angered by D'Amelio's ruling, Vezzetti asked that the law director get a second opinion from the state Attorney General's Office. Vezzetti has said he does not believe D'Amelio spoke with the Attorney General's office.

"That's a lie. It's an outright lie," D'Amelio said. "All my conversations and correspondence with the Attorney

General's Office are documented."

The mayor added that he expects to have a letter from Attorney General Carey Edwards within a few days.

Vezzetti said he plans to provide the council with his choice of a new law director within 20 days. He said that yesterday's announcement of D'Amelio's firing was timed to coincide with the first anniversary of his inauguration as mayor.

"I am taking this opportunity to rededicate myself to even more vigorously pursue the path to reform which our city sorely needs," he said. "Mistakes in judgment like appointing people who do not share my passion for honesty and justice will not be made again."

Vezzetti said he was so frustrated with D'Amelio's actions regarding Presidential Towers that he hired a private attorney, William Graves of Irvington, with his funds to research case law regarding rulings by municipal law directors where there is a possible conflict of interest.

According to the opinion prepared by Graves, "The rules of professional conduct make clear that Director D'Amelio cannot remain in his present position."

The opinion refers to a 1977 case before the New Jersey Supreme Court's Advisory Committee on Professional Ethics where the committee ruled that "it is clearly improper" for an attorney to serve as municipal

attorney in a municipality where his father owns property subject to development.

"The factual similarities of (the opinion) and Director D'Amelio's situation are significant and controlling," according to the Graves opinion.

Graves also criticized D'Amelio for issuing opinions as law director that were not backed up with legal documentation. He wrote that D'Amelio's opinion on the zoning board appointments "was more like a ukase or papal bull than the opinion of a municipal attorney given to his client."

D'Amelio disagrees with Graves' arguments.

"I would not issue any opinions if they were not backed up with legal documents," he said.

Ranieri dismissed the charges made by the mayor against D'Amelio as "an attempt to destroy the professional reputation of the law director." He said the firing was a politically motivated attempt by Vezzetti to draw attention from the fiscal crisis.

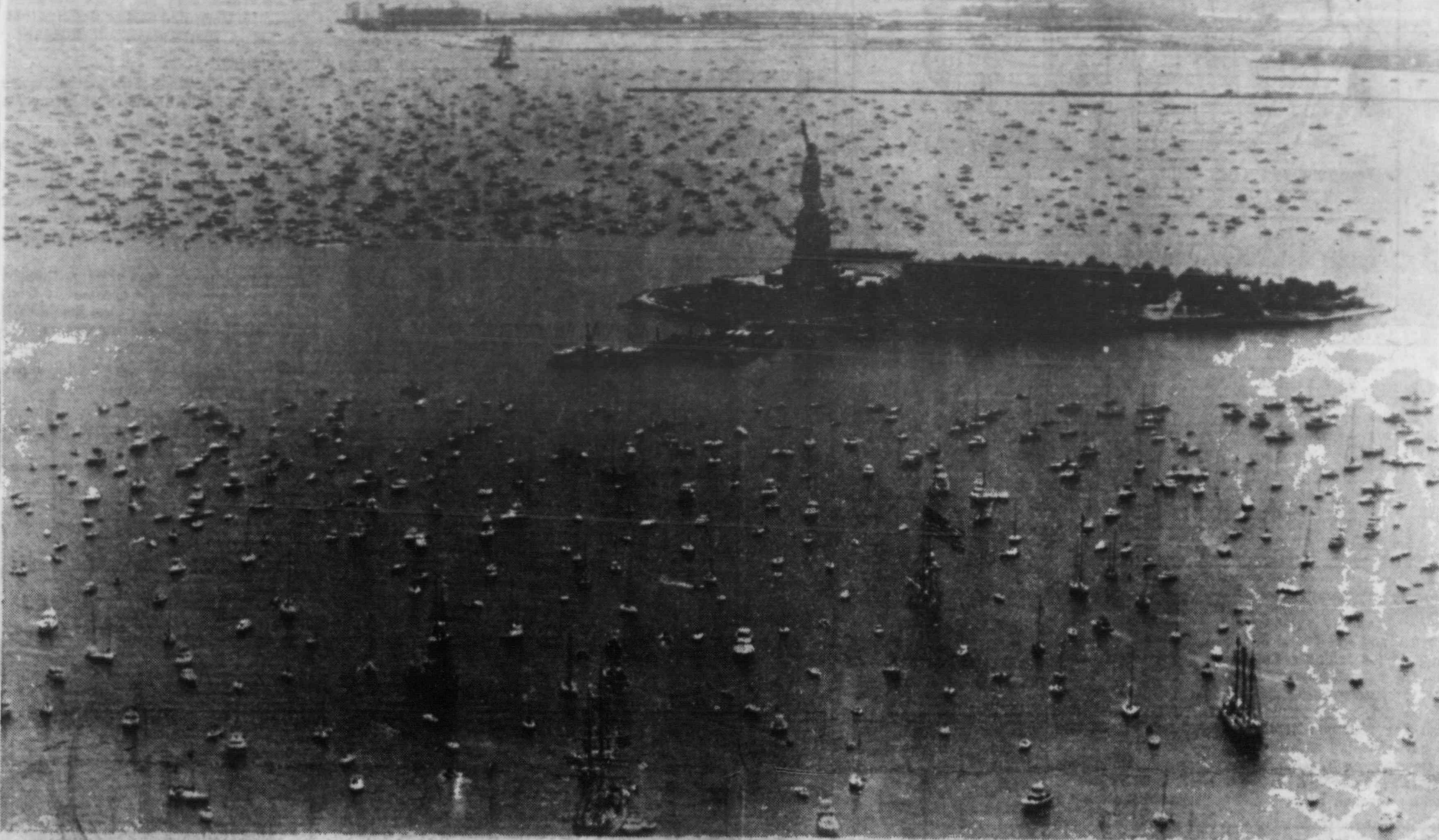
"The only way he can get the public's mind off the budget is to get out the guillotine and start chopping heads," Ranieri said.

D'Amelio said he believes the City Council will override the mayor, saying that if "the Council were not there, the city would be in shambles."

"I see this firing a good thing that will solidify the movement against the mayor," he said.

And aweigh we go

Dispatch 7/5/88



Small-boat owners had their moment in the sun yesterday as they crowded the waters around the Statue of Liberty to join the centennial tribute to her.

Photo by 1

Council rehires D'Amelio after Vezzetti fired him

By Bill Campbell

The Hoboken City Council, in a 6-4-2 vote, overturned the dismissal of corporation counsel Salvatore D'Amelio Jr. only one day after he was fired by Mayor Thomas Vezzetti.

D'Amelio said he was "outraged" by Vezzetti's action and vowed to take the matter to the Board of Ethics Committee of the New Jersey Bar Association and to the state Supreme Court.

Vezzetti fired D'Amelio Monday, saying his conduct "has been riddled with conflicts and failure to represent the public interest."

"I'm outraged by what was done," D'Amelio said before he was reinstated by the council. "This was an attempt to ruin the good name of my family by those running the city for their own personal gain."

Vezzetti, who appointed D'Amelio to the top law department post in January, said Monday that he was firing D'Amelio for "conflict of interest, the appearance of conflict of interest, and his insensitivity to the high standards and requirements of an attorney who also holds public office."

The dismissal stems from D'Amelio's past involvement with Anawim Investment and Development Corp. and his "unsolicited and undocumented" legal opinions on Vezzetti's appointments to the municipal Zoning Board of Adjustment, according to Vezzetti.

Anawim, which is controlled by the partners of a Jersey City law firm D'Amelio for which once worked, is developing the \$25 million Presidential Towers condominium project in the southwestern region of the city. The project is being built on land owned by D'Amelio's father, Salvatore D'Amelio Sr.

Last night, D'Amelio, dressed in a gray suit and red necktie, sat hunched between assistant city attorneys Michael Mongiello and Fred Bado as the council discussed the resolution to override the firing.

About 75 people, many of whom supported D'Amelio, attended the highly emotional three-hour meeting.

"Our director of law acts as a spokesman for the (Presidential Towers) project and is quoted in the press as saying the developers are getting 'a raw deal,'" said Councilman Joe Della Fave, one of the two to vote against overturning the dismissal.

"He shouldn't be doing this as city attorney," Della Fave continued. "It corrupts the process and the judgment."

"Are you calling me corrupt?" D'Amelio shouted, pointing his right index finger at Della Fave. "Did you say I was corrupt?" he asked again as Della Fave shrugged his shoulders.

"I don't think we should delve into the facts here since (D'Amelio) said he was willing to go before the bar's ethics board," said Councilman Steve Cappiello.

"I want to show that I have nothing to hide," D'Amelio said. "I just don't think you, the mayor or an attorney can make these allegations against me on ethics."

City Council President E. Norman Wilson said he would vote to override the mayor because of D'Amelio's willingness to fight the charges.

"We just heard a director come before the council and say he would go to the Supreme Court," Wilson said. "I, being an attorney, know the severity of this. He is placing his entire career on the line."

D'Amelio shadowed by controversy from day of appointment

By Bill Campbell

Salvatore D'Amelio Jr. has been shrouded with controversy since the day he was appointed law director by Mayor Thomas Vezzetti in January.

"The law department has been a constant thorn in my side," Vezzetti said last week.

D'Amelio, who at 28 was the youngest corporation counsel in Hudson County, was the hand-picked successor of former Law Director Fred Woeckner. He was appointed by Vezzetti on Jan. 9 and approved unanimously by the council six days later.

Woeckner, who was Vezzetti's first appointment as mayor, broke from the administration and resigned in December.

Since January, the law department has been a stronghold for anti-administration forces, including former CDA director Fred Bado and Michael Mongiello, an ally of anti-Vezzetti Councilman Robert Ranieri.

Although D'Amelio was selected by Vezzetti, City Hall sources maintain that the move was a gesture to appease a hostile City Council.

The controversy surrounding D'Amelio erupted last year when it was revealed that as an assistant city attorney, he was also a partner in the Anawim Investment and Development Corp. of Jersey City.

Anawim is developing the \$25 million Presidential Towers condominium project in the southwestern region of the city. The corporation comprises the partners in the law firm of Schiller, Vyzas, McGill and Squeo in Jersey City. D'Amelio was a member of the law firm before he accepted his city post.

The condo project will be built on land owned by D'Amelio's father, Salvatore D'Amelio Sr., the municipal Republican chairman and a former city director.

Upon accepting the city position, D'Amelio vowed to sell his interest in Anawim. However, aides to Vezzetti said the mayor was "outraged" when

he learned of D'Amelio's involvement in the project.

Last spring, after Anawim sued the city's Zoning Board of Adjustment over the granting of building permits, D'Amelio, citing a possible conflict of interest, said he would not represent the city in the litigation.

Vezzetti and residents living near the proposed developments had urged the council to hire an "independent outside counsel" to represent the city.

D'Amelio, who at times addressed the council in a flippancy manner, told the council that "zoning matters are one of the few areas of expertise I have."

"I feel comfortable that I and the other members of the law department can represent the city in all but this instance," he said on May 5.

Most recently, D'Amelio was in the city of a move to shift the Public Safety Department from administration to law.

Administration officials view the move as a power play, while anti-Vezzetti council members maintain that the shift is part of a reorganization of municipal government.

Vezzetti has hinted for weeks that he would act to "correct the situation in the law department." Last week, however, Vezzetti declined to comment on the situation.

Yesterday's action marks the second time Vezzetti has fired a city director.

In October, Vezzetti attempted to fire Bado as Community Development director. After weeks of legal wrangling, Bado was replaced by Michael Coleman in January.

Bado had been appointed to the CDA post by former Mayor Steve Cappiello.

River Street vendors sell up a storm

By Jim DeRogatis
and Paul Clotery

While thousands of people in Hoboken celebrated Liberty yesterday, others reveled in another treasured American tradition — capitalism.

Vendors lining River Street hawked everything from Statue of Liberty sunglasses (\$5) to plastic torch-shaped flashlights (\$6.50, \$7.25 with batteries).

There were purple Statue of Liberty keychains, inflatable Navy jet bombers, flaps of every description, balloons, T-shirts, programs, coloring books, straw hats and pinwheels. But the most popular item of the day, according to vendors, was green foam sunvisors shaped like the statue's crown.

Every vendor in Hoboken seemed to stock the crowns, and the price ranged from \$2 to \$5, depending on where you shopped. One vendor said he sold 1,000 of the crowns by 1 p.m.

"I bought one because it was the thing to do today," said Helen Hooke of Hoboken, pointing to her foamy crown.

Not all of the sunvisors were selling, however.

"Tell me you don't think this is ugly," said Harry Lashley, a vendor at the Operation Sail souvenir booth in front of the Hoboken Post office as he displayed a foam headvisor adorned with images of tugboats and of the Statue of Liberty wearing shades.

"It's done by the same lady who did the Statue of Liberty visors but she bombed on her second shot," said Bobby McDevitt, another vendor at the booth.

Both boys, who were working to raise money for the St.

Brennan's Youth Group from Wayne, said that although they were selling the visors, they'd never buy one themselves.

Further down River Street, a vendor drew crowds by performing feats of magic with a ginsu knife. "It can cut through wood, tomatoes, and lemons. It can even cut through a steel hammer," he said, proceeding to demonstrate.

"I sell a lot of these to rabbis," he added.

Nearby, the Renegade Theater Company of Hoboken sold photographs of people posing through cardboard cutouts of the Statue of Liberty. At \$5 a shot, business wasn't very brisk, however.

A wide variety of food vendors sold edibles at an Ethnic Food festival, often charging special Liberty Weekend prices. Two hot dogs and a soda went for \$3 and a sausage sandwich for 50 cents more.

The booths near the waterfront were not the only merchants caught up in the spirit of Liberty Weekend. Merchants on Washington Street also reported that business was booming.

"Business is phenomenal. The restaurant is hopping," said Councilman David Roberts, owner of the East L.A. RESTAURANT at Fourth and Washington streets.

But business wasn't as good for 71-year-old Mike Mazzei of Hoboken, who was sitting on the sidewalk near Marine View Towers with a shopping cart full of flags, plastic hats, and paper carnations.

"I'm just making a day's pay," he said. "I try to make all the parades, but this is dead. People are only sightseeing. I do better at flea markets."

Hoboken may sell old Todd Shipyards

By Jim DeRogatis

Members of the Hoboken City Council will meet tomorrow to decide whether almost 42 acres of city-owned land at the old Todd Shipyards should be offered for sale at public auction.

A subcommittee of the council will discuss whether certain portions of land owned by the city, including the Todd Shipyards land, should be sold, according to Council President E. Norman Wilson.

Hoboken developer Anthony Dell' Aquila urged the council to sell the Todd Shipyards land in a letter dated June 12. Dell' Aquila had hoped the council would pass a resolution authorizing the sale at their last meeting.

The land, located near the

Weehawken cove, is largely under water. It abuts land Dell' Aquila already owns near the old Standard Brands building.

According to Joseph Meehan, an attorney for Dell' Aquila, the developer needs the land "because he is putting together proposals for a large development" at the site. Dell' Aquila has not specified his plans for the area.

The Waterfront Advisory Committee presented the City Council with a statement denouncing the sale of the land to Dell' Aquila. "At this point, the sale seems very premature," said Mayme Jurkat, chairman of the committee.

Jurkat said the committee advised against the sale because the land includes easements the city would need if it proves necessary to widen the roads in the area; because Dell' Aquila has not presented an overall plan for the area; because an exact survey of what the city owns in the area has not been done; and because "once you sell city land, you can't get it back."

But Councilman Robert Ranieri, a member of the subcommittee exploring the land

sale, said it "was a no-risk situation. It's a wise transaction. We offer it for sale and if there is a good return (on the land), we'll sell. If it's just speculation, we reject the offer."

However, both Wilson and Councilwoman Helen Cuning, another member of the committee, said the council should proceed cautiously.

Cunning said the council should "look for the best deal possible" for the city if the land is to be sold.

If the Todd Shipyards land is sold to Dell' Aquila, she said, the city should try to work out a "swap" of other properties the developer owns in the city that could be used to build affordable housing.

\$60M housing plan proposed in Hoboken

By Bill Campbell

Hoboken developer Joseph Barry, speaking before a special session of the City Council, last night formally introduced plans to construct a \$60 million rental project in the southwestern region of the city.

The proposed 515-unit development, a combination of market-rate luxury and affordable housing, is expected to generate nearly \$1 million a year

in taxes and create 20 permanent jobs, Barry said.

The council also heard a proposal to build 100 new rental apartments for elderly and handicapped residents.

The elderly and handicapped housing project, which is expected to cost between \$7 million to \$8 million, will be built between Fifth and Madison streets, according to Michael

See \$60M — Page 8.

Continued from Page 1.

Coleman, executive director of the Community Development Agency.

Coleman, citing the need for 600 units for elderly and handicapped residents, said he expects the project to be financed through the Section 202 Program provided by the federal Department of Housing and Urban Development.

He recommended that the project be sponsored by the Knights of Columbus, which maintains the 18-story Columbian Towers on Bloomfield Street between Newark Street and Observer Highway.

About 75 people attended the two-hour council meeting.

Coleman, who coordinated both projects for the city, said the proposals "provide continual production of affordable housing units for those who wish to stay in Hoboken."

"Hoboken needs to develop new policies to meet the needs of residents, not just affordable housing for those coming to Hoboken," Coleman said.

He said that today, unlike the first rehabilitation pro-

jects in the early 1970s, the city must rely on the private sector to generate capital for new housing projects.

"We don't have the state and federal financing or the tax incentives to spark rehabilitation anymore," Coleman said. "And we must work hard to compete for ways of creating subsidized housing in the private sector."

Barry, the president of Applied Housing Associates, a private development and management agent which maintains more than 1,000 units in Hoboken, is widely credited with sparking the city's housing renaissance in 1970.

"Here I am before you, 16 years later, with a new proposal," said Barry, who was accompanied by his father, Walter Barry, chairman of Applied Housing, and other members of his staff and family.

Barry said it was impossible to predict the changes that have occurred over the past 16 years. "People were fleeing, it was a burning city," Barry said. "Today, people don't want to go away, they want to stay."

Barry said his project, which will be built on Observer



BLOWING AWAY THE HEAT — A flag flapped in the cooling wind yesterday at the Stevens Institute of Technology.

AFFORDABLE HOUSING Hoboken halts UDAG applications

By TOM GISSEN
Staff Writer

HOBOKEN—Plans to apply for Urban Development Action Grants for a pair of large mixed-use downtown developments have been put on hold.

Applications for the grants, which could have amounted to as much as \$15 million, will not be sought this month.

"We are not going to go for those grants if other things are not in place," the city's Community Development Agency director, Michael Coleman, said last night.

Coleman made the announcement during a public hearing called to discuss details of a pair of mixed-use developments proposed by the West Bank Construction Co. of Hoboken and the Port Authority of New York and New Jersey.

After learning that Coleman would insist that low- and moderate-income housing units be included in any residential development seeking UDAG grants, West Bank decided yesterday not to seek the funding.

"We've decided to step back; right now we're holding back a little," West Bank principal Daniel J. Gans said.

West Bank wants to build a \$60 million to \$70-million development along the east side of Washington Street from Newark Avenue to Observer Highway, Ahern said. The complex would range from five to 18 stories and would include 388 residential units, 62,500 square feet of commercial and office space and a 538-space underground garage, Ahern added. Gans said that about 45 percent of the 1.5-acre lot would be open space.

State will probe construction site where man died

by Jim DeRogatis

A spokesman for the state Bureau of Construction Code Enforcement said yesterday that the agency will investigate charges made by a Hoboken neighborhood group against the Hudson Investments development firm and the Hoboken building inspector.

The Newark Street Association requested in a letter dated June 30 that the bureau investigate whether a condominium rehabilitation project at 80-82 Bloomfield St. violates zoning laws for floor-area ratio and whether it conforms to fire and building codes.

Hudson Investments of Hoboken is converting the five-story brick tenement to luxury condominiums and adding two floors to the original structure. The building became a center of controversy on May 31 when a young construction

worker was electrocuted while working on a scaffold at the site. The developers were fined a total of \$1,200 by federal and state agencies for violating safety codes following investigations into the accident.

The Newark Street Association contends that Hoboken Building Inspector Alfred Arezzo did not require Hudson Investments to apply for variances for floor-area ratio or to get a permit for the scaffolding.

"The developers had full permits for the job and were renovating the building as planned," Arezzo said yesterday.

He said that he is investigating charges that the developers exceeded the floor-area ratio allowed in the area.

The Newark Street Association contends that the building has a floor area ratio of 4.0 but is in an area zoned for a maximum

See STATE — Page 12.

State probe

Continued from Page 1.

of 2.5. Floor-area ratio is the ratio of a building's total amount of living space to the amount of land it is built on and it controls the density of construction on the land.

If the developers exceeded the designated floor-area ratio, Arezzo said, the matter will be turned over to the Hoboken Law Department for review.

The building inspector also said that the developers did not need a permit for the scaffolding, since they had already been granted a building permit. "It was assumed that they needed the scaffolding to do the work," he said.

Arezzo said the charges made by the Newark Street Association were politically motivated and added that he "welcomes state inspectors in my office."

"I am very confident that the state will find everything in order," he said.

Early morning dip ends with arrest

A Hoboken developer was arrested yesterday and charged with disorderly conduct after he went for an early-morning dip in the Hudson River.

Robert E. Lee, 41, of Allendale, co-owner of the Hudson Investments development firm,

was arrested at 2:50 a.m. on Thursday, police said.

According to a police report, Lee was "arrested for placing himself in a dangerous condition by transgressing a guard rail and jumping into the river at the foot of 1 Hudson Place for no lawful purpose."

However, Lee said he accidentally slipped into the river. "I was sitting on the railing with two of my construction managers and I slipped in," he said.

Lee owns Hudson Investments along with Robert Cohen. The firm's offices are located at 1 Hudson Place.

Electrocution site probe requested

By Jim DeRogatis

A Hoboken neighborhood group has requested a state investigation into a Bloomfield Street condominium development where a construction worker was electrocuted several weeks ago.

In a letter to the state Bureau of Construction Code Enforcement dated June 30, the Newark Street Association charges that a development at 80-82 Bloomfield St. is in violation of the zoning laws for floor-area ratio. The letter also questions whether the building conforms to fire and building codes.

The building, a condominium rehabilitation project

by Hudson Investments of Hoboken, became a center of attention several weeks ago when a 20-year-old construction worker was electrocuted while working on scaffolding at the site.

The scaffolding was in violation of state safety codes because it was within six feet of a high tension wire, officials said. The developers were also operating without a permit for the scaffolding, according to Hoboken Building Inspector Alfred Arezzo.

The letter from the Newark Street Association questions why Arezzo did not require permits for the scaffolding or

variances for the floor-area ratio.

The group contends that the floor-area ratio for the building is about 4.0, although the maximum for the zoning district is 2.5. Floor-area ratio is the ratio of a building's total amount of living space to the amount of land it is built on, and it controls the density of construction on the land.

The letter states that "although the maximum floor-area ratio in the zoning district is 2.5, no variances were required by the building inspector, nor permits for the scaffolding erected in the front of the

See ELECTROCUTION — Page 8.

Continued from Page 1.

building." The letter notes that the scaffolding "is visible from the City Hall office of Arezzo."

According to the letter, the Bloomfield Street development includes the addition of "two stories of wooden frame construction" atop the original five-story brick tenements. The Newark Street Association has questioned whether the addition conforms to fire and building codes.

But Robert Lee, co-owner of Hudson Investments, defended the development yesterday. "We've conformed to the codes by 110 percent," he said.

Lee called the letter from the Newark Street group "the community backlash from the tragedy on the job here." He said that he would welcome state inspectors to the building site.

James Lindemon, a Jersey City architect who designed the rehabilitation project, also said that the construction methods behind the project were safe and conformed to fire and building codes. He said that the two additional stories were not of wood frame construction, but featured steel beams covered by wooden sheets.

However, Lindemon admitted that there could have been a mistake when the developers were not required to apply for floor-area ratio variances.

A spokesman for the Bureau of Construction Code Enforcement, which is responsible for investigating violations of construction codes throughout the state, said yesterday that a decision would be forthcoming on whether the bureau will investigate the charges made in the letter.

Meanwhile, the federal Occupational Safety and Health Administration and the state Department of Labor are still continuing their investigation into the electrocution of Israel Del Valle.

Work at the site was stopped for several days after the incident and the scaffolding was removed, but construction is currently underway again.

Electrocution nets firm a \$1,200 fine

A Hoboken development firm has been fined by state and federal agencies in connection with the May 31 electrocution of a young construction worker.

Hudson Investments has been fined \$1,200 by the state Department of Labor and the federal Occupational Safety and Health Administration as a result of investigations into the death of Israel Del Valle, 20, of Hoboken.

Hudson Investments plans to contest both fines "on principle," according to Robert Lee, who owns the firm along with Robert Cohen.

Del Valle was electrocuted May 31 while working on scaffolding at 80-82 Bloomfield St., a condominium rehabilitation by Hudson Investments. The scaffolding was in violation of state safety codes because it was too near high tension power lines and the developers were operating without permits for the scaffolding, officials said.

Dominico Musolino, a safety supervisor with OSHA, said yesterday that Hudson Investments was issued two citations. The first states that the developers were guilty of allowing employees to work close to high tension wires, he said.

The second citation states that the developers were guilty of not providing an access ladder for easy entry and exit from the scaffolding, Musolino said. He said each violation carries a penalty of \$350.

The state Department of Labor's Office of Safety Compliance has also fined Hudson Investments for erecting scaffolding near power lines, according to Joseph Palazone, chief inspector. The violation carries a penalty of \$500, he said.

"We are contesting the OSHA fine on principle," Lee said, "based on the fact that after they inspected the site, they told our managers that they

could leave the scaffolding up and continue work."

Musolino said that OSHA inspectors ordered the firm to remove the scaffolding, however, and the scaffolding was taken down several days after the incident.

Lee added that Hudson Investments is contesting the Department of Labor fine "on technicalities." Inspectors did not complete all of the items on their report, Lee said.

The manner in which Del Valle came in contact with the high tension wire is still undetermined. Eyewitnesses and police reported that the worker tripped on the third-floor scaffolding of the building, reached out to steady himself and grabbed the wire.

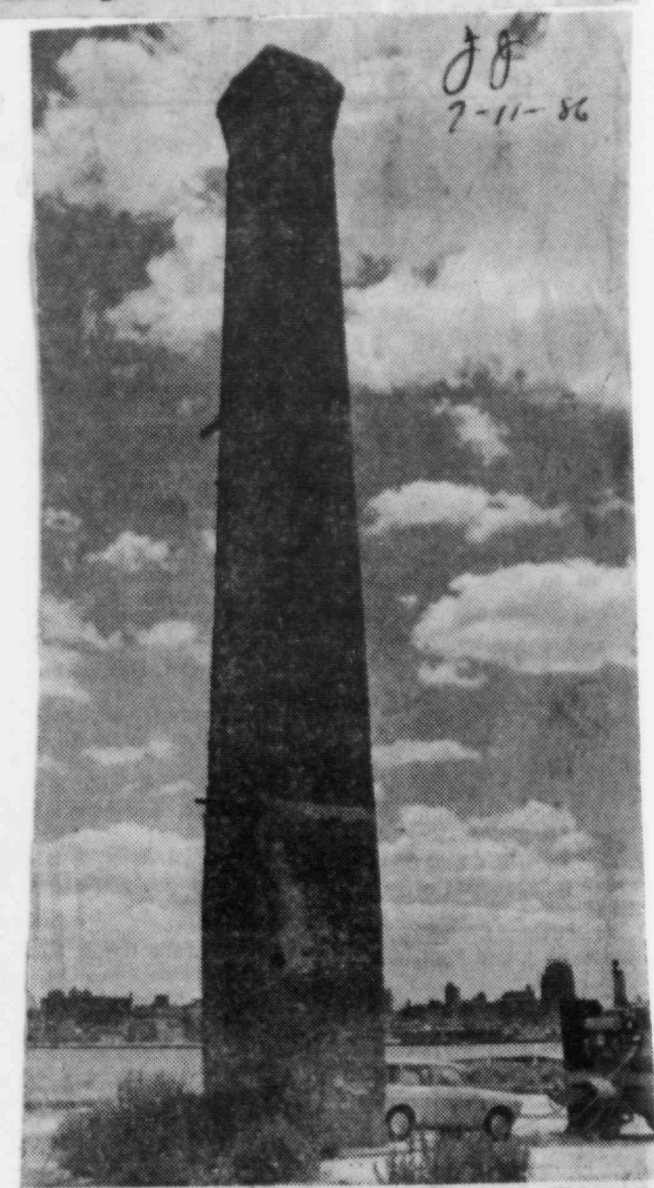
But Lee has said the wire snapped loose and struck Del Valle. He added yesterday that Del Valle and another worker, Paul McNamara, who was also shocked in the incident, allegedly knew they were not supposed to be on the scaffolding.

Lee said his project managers were aware that the scaffolding was dangerous and had ordered workers to stay away from it until Public Service moved the high tension wires.

a neighborhood group is seeking to have another investigation into the Bloomfield Street development launched by the state Bureau of Construction Code Enforcement.

The Newark Street Association has petitioned the bureau to investigate whether the developers are in violation of zoning laws for floor-area ratio, whether the building conforms to fire and building codes.

Hudson Investments is renovating the five-story brick tenement to luxury condominiums and has added an additional two stories atop original structure.



LONELY SMOKESTACK — This solitary chimney along Frank Sinatra Drive on the Hoboken waterfront stands contrasted against a fleecy sky and the Manhattan skyline.

Man, 83, leaps to death

By Jim DeRogatis

An 83-year-old Hoboken man jumped to his death from the seventh floor window of his apartment at 10 Church Towers, police said.

Officials said that Pasquale Porta, who lived in Hoboken for more than 60 years, was distressed because he was suffering from tinnitus, a disease which causes a "ringing" in the ears.

According to police, Porta, who lived with his wife, Elvira, opened the living room window of his seventh floor apartment at about 8 a.m. Sunday morning and jumped out. He died instantly upon landing in the parking area below, officials said.

Friends remembered "Pasquale" Porta yesterday as a family man who loved Hoboken. Porta immigrated to the town from Italy when he was about 20-

years-old. A member of St. Ann's parish, he was a past president of the Gallo Association and a member of the Madonna Dei Martiri Society.

A retired plasterer, Porta volunteered his time as a driver for HOPE's, Inc.

Porta had two daughters, Ruth (Portia) DeCandia and Doris Totaro, five grandchildren, and one great grandchild.

Former Mayor Steve Cappelletto, who said he was a friend of Porta's "for all my life," remembered him as a "quiet man who was always very concerned about his children."

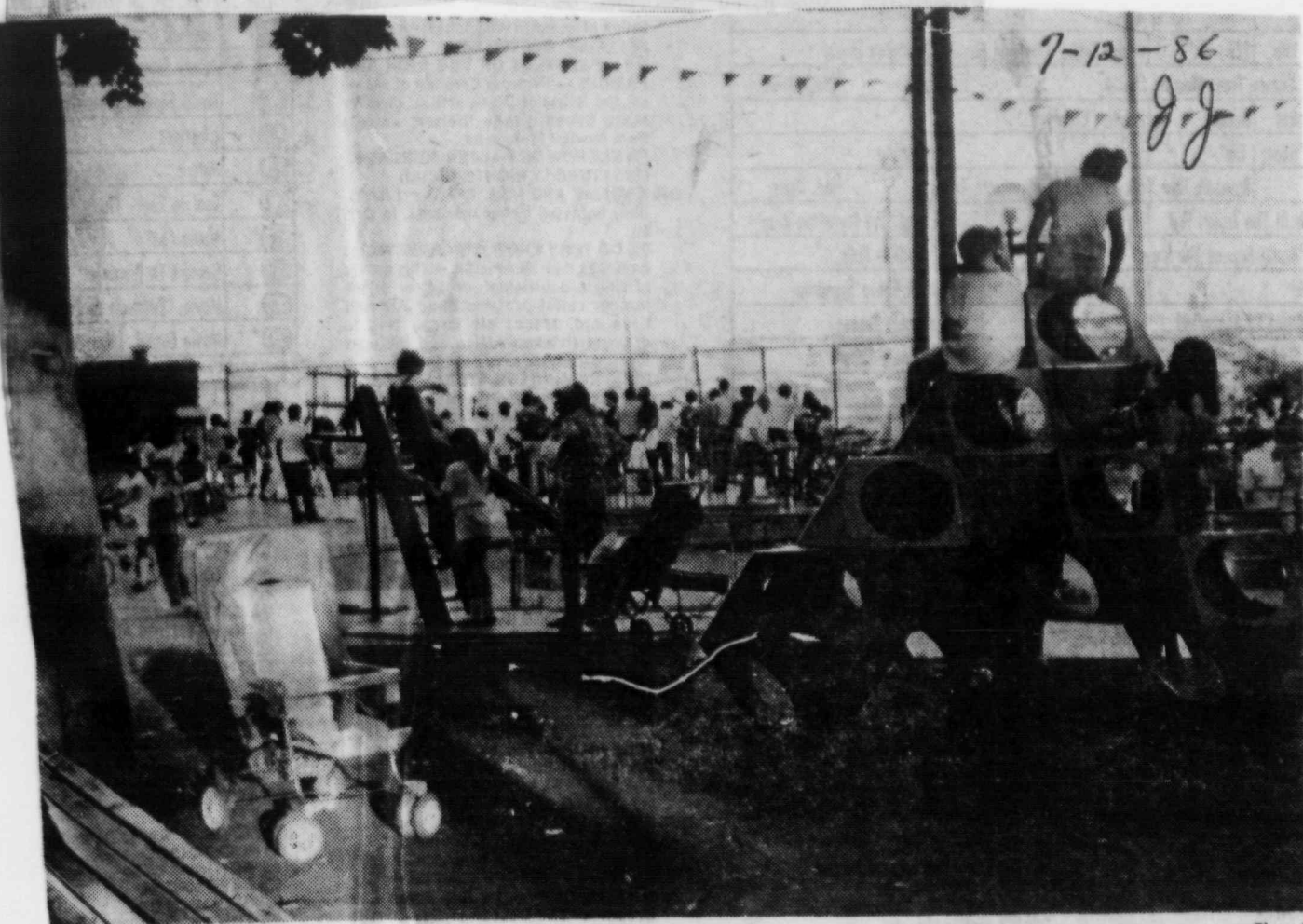
Arrangements will be handled by the Lawton-Turso Funeral Home, Hoboken. Mass will be said at 9 a.m. tomorrow in St. Ann's Church, Hoboken. Entombment will be in Fairview Mausoleum.



AT ANCHOR — The sailing ship Freedom takes a rest off the Hoboken waterfront.



KEY TO THE CITY — Hoboken Mayor Thomas Vezetti presents California Fire Captain Thomas Metcalfe, left, and California Highway Patrolman James Metcalfe, right, with keys to the city. The two brothers are former Hoboken residents who returned to town to celebrate Liberty Weekend.



HAVING FUN — While the younger children climb and slide at Stevens Park in Hoboken, young adults line up to catch some baseball action on the Little League Field next to the park.

HOBOKEN Council struggles to adopt budget in face of 40 percent tax hike

By Bill Campbell

The Hoboken City Council, facing a 40 percent increase in property taxes, crept closer to adopting a municipal budget last night after agreeing to eliminate non-existent state revenue from its 1986 spending plan.

The money, more than \$400,000 in municipal tax purpose assistance funds, was an-

ticipated in the municipal budget despite warnings as early as January that it would not be forthcoming, according to City Auditor Frank Italiano.

Italiano said he warned City Business Administrator Edwin Chius in January and February that nearly \$1 million in back railroad property tax money and about \$500,000 in municipal tax

purpose funds could not be anticipated in the city budget. Both items were not included in Gov. Thomas Kean's state budget.

"As it stands, this budget cannot be adopted until amendments are made," Italiano said during the special session of the City Council.

Only about 25 people attended the two hour session and

hearing on the \$22.6 million budget.

Earlier this month the council amended the budget to eliminate all the anticipated railroad money and a portion of the municipal tax purpose funds.

Last night, Italiano said the total elimination of the tax purpose funds would boost the tax rate 40 percent, to \$219 per \$1,000 of assessed valuation.

Italiano, acting on the advice of Chius, presented the council with a resolution to exceed the five percent budget cap by raising the value of new construction. He said the move would offset the loss of some of the anticipated revenue.

"Under my conjectures, I would say that we'll recover

\$335,000 with the cap add-ons," Italiano said.

However, the council's recommendation to cut permanent and part-time salary line items by \$550,000 was not reflected in the amended spending plan. "It's just not there," Italiano said. "The funding within the items in this (amended) budget was shifted from the state to local sources."

Instead, Italiano said, salaries were projected to be cut by only \$100,000.

Chius, who drafted the original budget, is vacationing in Colorado this week and could not be reached for comment last night at his hotel.

Italiano said he will notify Barry Skokowski, state director of local government services today on the status of the budget. He said that Skokowski has given municipalities until Friday to adopt their budgets, but may give Hoboken an extension.

Cause of Hoboken blaze 'unknown'

By Bill Campbell

Hoboken Deputy Fire Chief Richard Tremittedi, in a report to be issued today, has concluded that the ignition source of a three-alarm fire Sunday at a Washington Street apartment building is "unknown."

"The exact ignition source will be unknown until any witnesses come forward with information," said Tremittedi, the city's top fire code official. He said that the fire started in garbage piled in front of a vacant market at 300 Washington St. and spread quickly into an adjacent produce market.

One police officer was treated for smoke inhalation, but no other injuries were reported, according to police and fire officials.

The tenants were allowed to return to their apartments Monday after fire inspectors ex-

amined the building. Electric and gas service was resumed yesterday.

City Building Code Official Jude Fitzgibbons is scheduled to inspect the building today for hazardous conditions.

"We are going to see if repairs requested by code officials have been made," Fitzgibbons said. "We must see if any hazardous conditions remain."

Tremittedi said that tenants have established a "fire watch" until the building's fire alarms are reexamined.

Sixth Ward Councilman Dave Roberts, who coordinated a series of meetings between the

tenants and the building's owners, said the smoke alarms would be repaired today.

"I've conducted several walking tours of the building to double check the repairs," he said. "I will follow up on Friday to make sure everything is in working order."

Roberts said he was pleased by how quickly the tenants were allowed to return to their apartments.

"Everyone has been real cooperative," he said. "Instead of signs on the building saying 'This is displacement,' there is a sign on the produce market saying 'We will reopen soon,'" Roberts said.



Photo by Don Smith

CELEBRATING THE ABSENCE of atomic weapons from Hoboken, Judith Karpov of Hoboken Action for Nuclear Disarmament helps Mayor Thomas F. Vezetti hoist a special flag at yesterday's commemoration of the First International Nuclear Free Zone Day in Church Square Park.

HOBOKEN

Officials hail nuclear-free city

By TOM GISSEN
Staff Writer

HOBOKEN—Municipal officials joined anti-nuclear activists yesterday in a belated commemoration of the First International Nuclear Free Zone Day in this city, where all atomic weapons are banned.

The celebration had been scheduled for July 1, concurrent with those of nuclear-free zones around the world, but was postponed when a special flag was not ready. The July 1 date was set at the planning session for the Third International

Conference of Nuclear Free Zones in Italy in March.

There was a slight breeze, and the nearly clear, blue sky was dotted with fluffy, white clouds during yesterday's beautiful morning. A slight breeze complemented the mild, 68-degree temperature. In the city's Church Square Park mothers strolled with toddlers as children played and a few senior citizens perched on park benches enjoyed a pleasant break from the week's heat wave.

Members of Hoboken Action for Nuclear Disarmament, or HAND as it is more commonly known, who organized the rally, say they want to see many more such days. Two years ago, this grass-roots organization mounted a successful petition campaign to declare Hoboken a nuclear-free zone. In September 1984, HAND collected more than 2,600 signatures — enough to put the issue on the ballot — so the City Council jumped on the bandwagon and unanimously declared the city nuclear free.

In doing so, the council banned from Hoboken all atomic weapons, their waste and any research and development related to their production.

More recently, Mayor Thomas F. Vezetti and the council have opposed the construction of a nuclear Navy homeport on Staten Island and have called on the superpowers to sign a comprehensive nuclear test ban treaty. Yesterday Vezetti and members of the council and two anti-nuclear groups reaffirmed

their commitment to a world free from atomic weapons.

In a written release, Vezetti called for "eliminating the weaponry which can annihilate the world."

"We're happy to see that Hoboken has a consciousness of the nuclear threat and that they're acting on it," said Margot Hammer, Weehawken resident and member of the Hudson County Coalition for Nuclear Weapons Freeze.

Even though the reason for the rally — to protest against the potential destruction of every living being on Earth — was serious, the mood was highly festive. When asked to pose a photograph to push his hat back from the budget after Barry Vezetti joked, "I'm losing my hair."

"No saboteurs here. I have or local government services, but one life to give for my country, the flamboyant mayor shouted from atop a tall stepladder.

The remark was ironic, given that Vezetti had come to the park to lend his support to the anti-nuclear movement and was about to raise the special city flag adorned with a white dove, the international symbol of peace.

The flag, with "Nuclear Free Hoboken" in yellow lettering and the white dove on a blue field was scheduled to begin flying July 1, the First International Nuclear Free Zone Day. But when the flag was not ready that day, the commemoration was rescheduled for yesterday.

The flag is to fly over Church Square Park until Aug. 9, the 41st anniversary of the dropping of the atomic bomb on Nagasaki, Japan.

Loss of aid threatening 30 city jobs

By Bill Campbell

As many as 30 municipal employees are expected to get layoff notices this week as the Hoboken City Council prepares to trim more money from the proposed 1986 city budget.

The personnel cuts will affect non-uniformed permanent and part-time employees hired within the past two years, according to City Business Administrator Edwin Chius.

The City Council will conduct a budget hearing tonight before it votes on adoption of the \$22.6 million spending plan.

The council is expected to approve an amendment reducing anticipated revenue by \$408,000. The revenue, anticipated from

the municipal tax purposes assistance fund, was cut last week from the state budget.

Chius, who will be vacationing in Colorado this week, said he was anticipating several scenarios. On Friday, he prepared blank layoff notices to be issued by city directors in his absence.

"There would be some layoffs no matter to what extent the budget was cut," Chius said. "I just can't predict what will happen (on Monday)."

He said he would recommend that between 25 and 30 non-uniformed personnel be laid off and that the council approve allowable cap add-ons.

See LOSS — Page 11.

Continued from Page 1.

He declined to elaborate on a worst-case scenario.

Chius warned against cutting police and fire employees because salaries are subsidized through the state Safe and Clean Neighborhoods program.

"These cuts would have happened whether or not (Thomas) Vezetti was mayor," Chius said, responding to criticism by the anti-administration majority on the council. "The mayor tried to save city jobs by asking for the anticipated revenue."

Nearly \$1.5 million in back railroad property tax funds and on Earth — was serious the mood was highly festive. When asked to pose a photograph to push his hat back from the budget after Barry Vezetti joked, "I'm losing my hair."

"No saboteurs here. I have or local government services, but one life to give for my country, the flamboyant mayor shouted from atop a tall stepladder.

The remark was ironic, given that Vezetti had come to the park to lend his support to the anti-nuclear movement and was about to raise the special city flag adorned with a white dove, the international symbol of peace.

The flag, with "Nuclear Free Hoboken" in yellow lettering and the white dove on a blue field was scheduled to begin flying July 1, the First International Nuclear Free Zone Day. But when the flag was not ready that day, the commemoration was rescheduled for yesterday.

The flag is to fly over Church Square Park until Aug. 9, the 41st anniversary of the dropping of the atomic bomb on Nagasaki, Japan.

warned that the funds would not be forthcoming from Trenton.

The loss of the state revenue, coupled with cuts in school aid, will result in a tax boost of \$43 per \$1,000 of assessed valuation, Chius said.

"The mayor originally wanted to eliminate \$1 million from the budget instead of including the railroad money, but that would have decimated the city," Chius said.

Councilman Robert Ranieri, a critic of the budget since it was presented to the council on April 10, said the administration "hoodwinked" taxpayers by issuing a "phantom" budget.

"I said early on that those funds would not be coming," Ranieri said.

He said Gov. Thomas Kean's veto of the anticipated revenue "proved me right."

"The budget, as it stands is the responsibility of the mayor," Ranieri said. "This is a prime example of the chaos the administration has caused."

Vezetti, however, blamed the council for the current fiscal crisis and asked that his opponents on that body resign.

"The council bears the blame for this budget," Vezetti said. "They only held one council workshop and that shows how bad they are."

"Every one of them should resign, except for Joe Della Fave and Helen Cuning," Vezetti said, excepting the two pro-administration members on the eight-person council.

Despite Chius' absence this week, Vezetti vowed not to attend Monday's session. "I've already done my job," he said.

The budget hearing and vote on adoption is scheduled to begin at 6 p.m. in the council chambers.

Following the meeting the council will conduct its regular caucus session.

Cemetery vandals to face Mounties

By John Petrick

North Bergen's Hoboken Cemetery is expected to enter into a partnership with the township's new mounted police patrol in the hopes that the historic graveyard will return to the peaceful resting place it once was.

According to Township Attorney Herbert Klitzner, officials in charge of the cemetery have agreed to allow the six horses that will comprise the mounted patrol to be stabled in a large garage-like structure on the grounds.

While patrolmen on horseback will be handy around town as a whole, having the patrol stationed within the cemetery itself will hopefully drive away local young thugs who have vandalized the grounds.

"We're taking two problems, putting them together and solving both," Klitzner said.

"We're trying very hard to clean up the trouble in the cemetery," he added. "It's been really bad news."

Youths have been hanging around and drinking alcoholic beverages in the cemetery, and have overturned tombstones and even broken into crypts, he explained. The "added presence" of the mounted patrol should make a difference, he said.

"North Bergen is joining a host of communities rediscovering the values of mounted police patrols," he said, noting that police on horseback can quickly gain access to areas unreachable by car. "With mounted police, they are high on horses and get a better field of view than on foot," Klitzner said.

"A guy on horseback also has more of a physical presence

See CEMETERY — Page 8.

Continued from Page 1.

— the horse creates a real effect," he added.

The first horse of the patrol is expected to be donated by the New York Police Department some time this week, according to the township attorney.

Two North Bergen police officers are also scheduled to begin a special course this week conducted in New York concerning mounted patrol.

"It's a very rigorous course," Klitzner said.

A source involved with the upkeep of the cemetery said that the grounds have become "a proverbial problem for vandalism, discord, mayhem and drinking."

He noted that the intention is not to "make the cemetery a stockade," but simply to try to protect the grounds from continued damage.

Layoffs may ease Hoboken tax hike

By Bill Campbell

The Hoboken City Council, angered at the newly established tax rate of \$219 per \$1,000 of assessed valuation, will meet in closed session Friday to discuss municipal layoffs.

Council President E. Norman Wilson said yesterday that he is calling the meeting because the 1986 rate, which reflects a 40 percent increase over last year, is "unacceptable."

Wilson on Monday was the only representative on the eight-member council to oppose amending the \$22.6 million spending plan to reflect the current tax rate.

The council was instructed by the state to eliminate all non-existent state revenue from the city budget before adoption.

The revenue, nearly \$1 million in back railroad property tax money and about \$500,000 from the municipal purpose tax

assistance fund, cannot be anticipated in the city budget, according to Barry Skokowski, state director of local government services.

However, both items were included in the Hoboken budget despite warnings as early as January by City Auditor Frank Italiano that the funds would not be forthcoming.

The council, which earlier this month amended the budget to eliminate all the anticipated railroad money and a portion of the tax assistance funds, agreed Monday in a 7 to 1 vote to strike the remaining revenue from the budget.

Italiano said the move would boost the tax rate to \$219 per \$1,000 of assessed valuation, or nearly 40 percent over the \$162 tax rate of 1985.

"I voted 'no' on the amendment because I cannot accept the \$219 tax rate," Wilson said. "The amended document be-

See LAYOFFS — Page 8.

\$200G doesn't halt layoffs in Hoboken

By Jim DeRogatis

Sixty-nine municipal employees received layoff notices yesterday even as city officials learned that Hoboken will receive \$200,000 in state funds for emergency aid from the budget crisis.

Mayor Thomas Vezzetti, during a trip to Trenton to appeal the city's loss of nearly half a million dollars in municipal purposes tax assistance funds, received word that the city will be getting at least \$200,000 in state discretionary funds for emergency urban assistance.

However, city officials said the funds will probably not be enough to avert the 69 layoffs, and even more layoffs may be needed to balance the 1986 budget.

City officials have said the layoffs are necessary because \$408,000 in anticipated revenue must be cut from the proposed \$22.6 million budget. The revenue, anticipated from the municipal purposes tax assist-

ance fund, was cut from the state budget last week.

Non-uniformed temporary, provisional and permanent employees in the departments of Environmental Services and Facilities, Public Safety, Administration received the layoff notices yesterday with their paychecks.

City officials yesterday could not give an exact figure for the total salaries being cut from the budget by the layoffs.

Temporary and provisional employees will be laid off effective July 30. Permanent employees with Civil Service titles will be laid off effective Sept. 17.

Several hundred general notices informing employees that more layoffs may follow were also included in the paychecks.

The Department of Environmental Services and Facilities was hardest hit by the cuts, losing 30 provisional and temporary employees and 15 permanent employees. Director

See \$200G — Page 30.

Hoboken budget gets another cut

By Bill Campbell

The Hoboken City Council, meeting in a continuation of last Wednesday's session, yesterday agreed to across-the-board budget cuts of \$850,000.

The cuts will be based on a percentage of the gross payrolls in each city department, said City Council President E. Norman Wilson.

The action comes more than a week after the council agreed to \$550,000 in "discre-

tionary" pay cuts and two days after 69 municipal employees received layoff notices.

The cuts are an attempt to offset the loss of nearly \$2 million in anticipated revenue and to "send a message to the administration that it is time to start working on next year's budget," Wilson said.

Despite the cuts, which amount to \$1.4 million, the projected savings to the city will

See HOBOKEN — Page 10.

Continued from Page 1.

be only about \$300,000 because the budget will take effect in the fourth quarter of the 1986 fiscal year, Wilson said.

He said the cuts will reduce the tax rate by only \$3 for 1986.

City Auditor Frank Italiano last Monday predicted a 1986 tax rate of \$219 per \$1,000 assessed valuation, up 40 percent from \$162 last year.

City officials still do not know if more layoffs will be needed, but yesterday's budget amendment calls for the laying off of all non-essential temporary employees and some permanent Civil Service employees.

The latest resolutions will be acted upon Monday before the council votes on adoption of the budget. The meeting is scheduled for 6 p.m. in the council chambers.

The most recent cuts became necessary after Italiano warned the council that the proposed \$22.6 million budget could not be adopted because it contained anticipated revenue that was not forthcoming from the state.

He said he warned City Business Administrator Edwin Chius of the situation in January. Chius, architect of the spending plan, chose to include the revenue in the budget, Italiano said.

Chius, who has been vacationing in Colorado this week, is expected to return to Hoboken today and discuss personnel cuts with city directors.

While last Wednesday's layoffs affected non-uniformed personnel, including 45 employees of the division of Public Works, yesterday's move is expected to affect both police and fire personnel.

Wilson said the Public Safety Division may demote captains and lieutenants to reduce payrolls in the police and fire departments.

He said it was too early to speculate on the number of city employees affected by the two payroll cuts.

The resolution authorizing \$550,000 in discretionary cuts will allow Chius to save some "necessary" temporary positions.

"The first resolution gives Chius a blank ax to let fall where it will," said Councilman Robert Ranieri. "The \$850,000 which is the second half of our proposition, will affect all departments."

Councilman Steve Cappiello, the former mayor, said the layoff notices were issued so that the administration "could protect itself" in the event employees need to be terminated.

"That's the same safeguard used each year by the Board of Education," Cappiello said.

Wilson also said the deep budget cuts were needed to prevent further losses of revenue in 1987. He said the expected elimination of state and federal revenue sharing may produce another loss of \$2 million next year.

Continued from Page 1.

comes a whole new budget."

Wilson said the council will meet in a closed "workshop" Friday at 10 a.m. to discuss where budget cuts should be made and to establish a lower tax rate.

"I still don't think we can get it down to \$208," Wilson said of the tax rate projected by City Business Administrator Edwin Chius. "That would mean producing cuts of \$1.5 million."

Moreover, a council resolution recommending a \$550,000 cut in appropriations for salaries of permanent and part-time municipal employees was not included in the amended

budget, Italiano said Monday.

Chius, who drafted the budget and the amendments, is vacationing in Colorado this week.

Mayor's spokeswoman Laurie Fabiano yesterday said Chius, in a phone conversation with Councilman Joe Della Fave, said he never received the resolution from City Clerk James F. Arias.

"Eddie (Chius) knew about the resolution and I'm really surprised he left it out," Wilson said. "What we have now is a (spending) shift from the state to the municipality."

Italiano said the current amended budget reflects no reductions in municipal salaries, but shifts additional costs to the tax rate.

Chius last Friday predicted the \$550,000 cut in salary line-items would result in the layoff of 30 city employees.

Councilman Robert Ranieri, an outspoken critic of the budget, said the absence of the resolution to trim the budget may have been an "oversight" by Chius. "We discussed it and I know Eddie doesn't go back on his word," Ranieri said of Chius.

Della Fave, a supporter of

the Vezzetti administration, said that despite some "unanswered questions," he believes layoffs are needed.

"I still have some problems with ratables and fat in various departments, but I think \$219 is ridiculous," he said. "However, no one is sharing the blame and Vezzetti employees are most likely to be affected by this."

Della Fave faulted the council for not cutting more from the school budget and for turning the city's budget woes into a "political football."

Continued from Page 1.

for Roy Haack said that the cuts represent a quarter of his department's manpower.

The director said he made the cuts in several areas, including water repairs, streets maintenance, recreation, parks and the Board of Health. "This is going to mean a substantial decrease in city services," he said.

Some of the cuts affect people who have been employed by the city since as far back as 1983 but who never received Civil Service certification, Haack said.

Ten employees in the Administration Department and 17 employees in the Public Safety Department also received layoff notices, according to city Business Administrator Edwin Chius. The cuts were made among "lower echelon employees," Chius said.

"These are reasonable cuts," Chius said. "They will affect city services, but they won't paralyze the city." The director added that the cuts "still may not be enough."

Chius said that he dictated the layoff notices to his secretary by phone from Colorado, where he is attending a convention.

Sentiments at City Hall ran high as workers received the layoff notices. Some said the

layoffs came as a shock, but others said they had been expecting the bad news for some time.

Victor Lucatorto, a truck driver in Public Works, received notice that he will be laid off in 18 days. An employee for three years, he never received Civil Service certification.

"I'm shocked," Lucatorto said. "I just didn't expect this. Nobody knew."

Another municipal employee who will be laid off in 18 days criticized the city for being "uncaring" about employees and their families while allowing waste in other areas.

"We're small people with small voices," he said. "The city doesn't care."

Another employee who declined to be identified said that when he is laid off, instead of going to work, he will work with the movement to recall Vezzetti.

But Joan Scerbo, who will be laid off from her job as City Hall receptionist, said that the employees "should blame the City Council, not the mayor."

"This is the old administration's fault," she said. "If Councilman Robert Ranieri were less worried about the recall and more worried about doing his job, this would be a much better city."

Vezzetti starts counterattack Says he'll veto power-stripping

By Bill Campbell

Hoboken Mayor Thomas Vezzetti yesterday said he will veto two City Council ordinances that are aimed at "stripping the mayor of the power to do this job."

The ordinances, both approved Wednesday, shift appointing authority for the Zoning Board of Adjustment from the mayor to the council and place the Division of Public Safety under the Law Department.

The moves were seen as victories by the anti-Vezzetti ma-

jority on the eight-member council.

"This is sabotage," Vezzetti said of the council's actions. "I ran on a reform ticket and this is counter-productive to my values."

Vezzetti blamed former ally and running mate Councilman Pat Pasculli for "betraying the principles of the reform movement."

"Patty is showing how much of a reformist he really is," Vezzetti said.

Pasculli, sponsor of the ordinance to shift Public Safety, said Monday the move was not political. "Public Safety at many state levels coexists with law. This should be the same at the local level, too," he said.

Pasculli said the shift was part of a larger reorganization

of municipal government.

Vezzetti said he was angered that Public Safety would be headed by Law Director Salvatore D'Amelio Jr., whom he referred to as "a liar" and "incompetent."

Vezzetti fired the controversial law director on July 1, but D'Amelio was reinstated a day later by the council.

"This is not political,"

D'Amelio said of the shift. "The power of the day-to-day operations lies with the chiefs. I'm simply the person who will oversee the departments."

Vezzetti said the appointing authority of the board of adjustment was "self-serving" and orchestrated "for their own personal benefit."

He argued that his ap-

pointees to the board have "been objective and reflect the wishes of the mayor."

Both ordinances were approved by 6-to-2 votes.

Vezzetti, though, predicted that the council majority would override the veto since they control the two-thirds majority necessary for such a move.

"Sure they will override the veto," Vezzetti said. "That's because they don't want reform. They will do anything to stop me."

Suit alleges food poisoning at a fund-raising dinner

By Patricia Scott

A civil suit was filed yesterday in Superior Court on behalf of a Hoboken man who contends that he suffered severe food poisoning two years ago at a Hoboken school-sponsored fund-raising dinner.

The suit, which names the Hoboken Board of Education and Service Dynamics, Inc., a food catering service, as co-defendants, was filed by Andrew Marchese of the Hoboken-based Bosworth & Marchese legal firm.

The civil suit alleges that Jeffrey Landry of Hoboken suf-

fered severe and debilitating food poisoning from foods he was served at a Hoboken High School Sports Awards dinner held the evening of June 1, 1984.

Marchese contends that Landry ate foods served at the sports banquet and went home but became seriously ill on June 2, the following day.

Landry was rushed to Palisades General Hospital in North Bergen and held overnight on June 2 in the hospital emergency room.

He was admitted the following morning and remained at the hospital as in-patient for four days, until his release on June 7.

The suit, which seeks unspecified damages, contends that Landry suffered "severe and disabling injuries that require medical treatments in the future."

Landry's suit alleges that negligence existed on the part of Service Dynamics Corp., which catered and served the food, and the school board, which sponsored the event. Marchese claims that his client suffered because the co-defendants failed to exercise quality control over food preparation, manufacture, distribution and supervision.

It further alleges that negligence existed on the part of

defendants, and that defendants failed to provide sanitary safeguards, warnings or proper food inspections prior to serving the fare.

Last Oct. 3, 37 other people who attended the Hoboken High School Sports Awards dinner were named as plaintiffs in a similar civil suit against Service Dynamics and the city Board of Education. They are being represented by West New York attorney Solomon Lefkowitz.

The plaintiffs believe they suffered from salmonella poisoning or related food poisoning from pasta they were served at the dinner.

Stevens Tech gets \$3.5M for computers

By TOM GISSEN

Staff Writer

HOBOKEN—While this city suffers from severe budgetary woes, its hometown college, Stevens Tech, has received a multimillion-dollar computer development grant.

The state Board of Education yesterday gave the school \$3.5 million to develop a system that will enable the school to boost the power of its more than 2,000 personal computers and link them together and with several mainframes.

The money comes from funds raised through the 1984 jobs, science and technology bond issue. While Stevens received the largest state grant yesterday, 13 other New Jersey colleges received technology

awards totaling \$19.4 million.

While most schools require students to have pen, paper and textbooks, in 1982 Stevens became the first college in the country to require all incoming freshmen to purchase personal computers. Students use the computers in their dormitory rooms to help them with the school's highly technical homework.

Until now, however, the terminals were individual units unable to communicate with one another or their larger counterparts throughout the campus. Joseph Moeller, Stevens associate provost for computer and information systems, said the new multimillion system will allow students in their rooms "to

take maximum advantage of all the computers and let each computer do what it does best."

Moeller said there is no system like it at any other learning institution. He said that with the new system, a student working on a complicated molecular problem could draw massive amounts of information from a library-like computer designed to hold that data. Then using his personal computer, the student could send the collected information to another computer that specializes in breaking down and analyzing large amounts of data. The student could then retrieve the analyzed information and complete his project on his personal computer.



Lucas Torres Jr., a 21-year-old Hoboken resident, is set on a singing career and is working locally and with nationally respected organizations as a start.

Skip the mike, cue spotlight for Lucas Torres Jr.

By Margaret Schmidt

When Lucas Torres Jr. sings, even in a cluttered office far from any stage, you can almost feel the audience hush and imagine a spotlight shining only on him.

His powerful voice needs no amplification as the 21-year-old Hoboken man demonstrates, for a Jersey Journal reporter, his talent and love for Broadway show tunes. He sings intently and with drama, as a professional would.

"I'd like to become a name," he says later. "I want to establish myself. I want to do quality work. Nowadays, to be a lasting name, you have to be good. And that's what I want."

While Torres is really just beginning his trek toward a singing career, he's planning and working in stages that he hopes will be the right formula for steady artistic work, at least, and possibly fame.

Torres is now working summer stock at the respected Hope College Repertory Theater in Holland, Mich. He has been taking courses at the Lee Strasberg Theater Institute in Manhattan since February, 1984 and doing as much work locally as he can fit into an already hectic schedule.

"Right now, I'm just trying to get experience to build my career," he says.

A member of the Hoboken High School Class of 1983, he never dreamed of a singing career until the summer after graduation. He took a job as bus boy at Ricco's Restaurant in Hoboken and owner Merry Fernandez, music director for the Connors School, recalled his talented singing in the High School performance of "Camelot."

Fernandez arranged for him to begin voice lessons, giving him a needed "push" to start on a career, he says. "He had a fantastic voice," Fernandez says in explaining why she made the effort to push him. "I feel he's going to be a great talent."

Torres explains that he's always enjoyed singing — so much so that his mother, Sofia, used to call him a canary — and had his debut with the Wallace School Chorus in the fifth grade. He would have debuted earlier but was sick the day of the third-grade variety show, he laughs.

He was involved with several school programs but did his first real stage work with the Hoboken Civic Theater. He's performed in the community theater's "Hello, Hoboken" and in this year's production of "Gypsy."

Torres does other singing in the community, having appeared several times at luncheons or other gatherings of local groups. He is also songleader at Sts. Peter and Paul Church.

The summer stock, though, was an unexpected and very welcome encourage-

ment. He heard about the program through neighbor Tom Stechschulte, who has worked on Broadway and is currently an understudy in the Tony Award-winning play, "I'm Not Rappaport."

Stechschulte arranged an audition for Torres but is quick to say he had nothing to do with Torres's acceptance.

"He earned it all himself," Stechschulte says. He adds that winning a spot in the program isn't only a testament to Torres's fine singing voice but a credit to him as a mature young man.

The producers of the repertory theater don't need men and women who are only good performers, he says. They need people who can live in close quarters with others and put in 14- to 16-hour days — people, he says, who are easy to get along with.

Torres has developed those qualities through leadership roles in several organizations and through participation in city government.

He is a member of the tenants organization at his home, 1108 Park Ave., as the residents fight for their rights during a proposed conversion to condominiums. He worked on Hoboken Celebration '82 through the Young People's Action Organization and has campaigned for Angelo Valente, an unsuccessful candidate for city councilman, and for Mayor Thomas Vezzetti.

He has held several part-time jobs in between school and working on his career. He was in Stevens Technical Enrichment Program, a summer program for advanced youths offered at Stevens Institute of Technology in Hoboken.

While he finds working on a show physically demanding, he says he is committed to each chance he has to perform on stage. "When I do a show," he says, "that's it. I do a show."

His voice still maturing, Torres sings both tenor and baritone parts now. He is concentrating on developing his acting skills and sees the perfect opportunity in the summer stock program, where he's appearing in "HMS Pinafore," "She Loves Me," "The Merry Wives of Windsor," and "Spokesong," a musical comedy that takes place in a bicycle shop in Ireland from the turn of the century to today.

Looking to the future, he isn't sure what he will eventually do. "I have choices," he says, naming operatic singing, stage work and films. "I'll keep plugging," he adds. "I don't want to be a struggling actor, but maybe I will. Who knows?"

Stechschulte is more positive. "There are so many untalented people working all the time," he says. "And some really talented people who can't get themselves arrested."

Torres already has the singing talent, he says. "And he certainly has the willpower and the personality and the discipline to really go far."

Council cuts Vezzetti's clout

By Bill Campbell

The Hoboken City Council handed the administration another setback last night by stripping Mayor Thomas Vezzetti of authority to appoint the Zoning Board of Adjustment and by placing Public Safety under the direction of Law Director Salvatore D'Amelio Jr.

Both moves come two weeks after Vezzetti fired D'Amelio for rendering controversial legal opinions on zoning matters. However, D'Amelio was reinstated by the council a day after his firing.

In separate 6-to-2 votes, the council took zoning appointment powers into its own hands and placed the newly created Division of Public Safety under a director whom the administration has termed "hostile."

"I hope this is the beginning of a more solid relationship between the council and Mayor Tom Vezzetti," said Councilman Pat Pasculli, explaining his support for the ordinance shifting Board of Adjustment appointments.

"If I was assured that Mayor Vezzetti would discuss zoning appointments with this body, I'd oppose this," Pasculli said.

Pasculli, a former Vezzetti ally, said the mayor had refused to appoint board members who represent a "cross-section" of zoning opinions.

He said that Vezzetti refused to consider a board nominee whom Pasculli recommended "several weeks ago" because the person was "too land-lordish," Pasculli said.

Councilman Joe Della Fave, one of the two pro-Vezzetti representatives on the eight-member council, said the mayor's board appointees did represent a cross-section of views and argued that passage See COUNCIL — Page 24.

Jersey City may dry out Hoboken

By Silvia Ascarelli

A Jersey City official yesterday threatened to shut off Hoboken's water supply if that city does not pay its \$384,515.94 water bill.

"If they don't pay us, we're going to shut them off and they can go buy their water from Hackensack (Water Co.)," said Benjamin Lopez, the city's business administrator.

Another city official, while less vehement about Hoboken's fate, said other customers face a similar danger.

Hoboken, which buys 1.95 billion gallons of water a month from Jersey City, has not paid its bills since January.

But Edwin Chius, Hoboken's business administrator, said the new contract language was only

agreed to during the first week of July and it hasn't been signed. "As soon as the contract is signed, I will release the check," he said.

He said he hopes to have everything straightened out by the Hoboken City Council's meeting Aug. 6.

West Caldwell also owes Jersey City money — \$55,488.87, said Al Hedler, director of water billings and collections. Lopez did not threaten to shut off that municipality's supply, and Hedler said the dispute there is over the new rate Jersey City has been charging since Jan. 1.

Officials are paying at the old rate while Jersey City bills at the new one.

Rates increased approximately 25 percent.

See JERSEY CITY — Page 12.

Hartz won't build sewerage plant

By Blanca M. Quintanilla

Hartz Mountain Industries is no longer proposing to build a secondary sewage treatment facility to service its multi-million Lincoln Harbor Development on the Weehawken waterfront.

Instead, the Secaucus-based company has applied to the City of Hoboken, which presently takes care of Weehawken's sewage.

Hartz Mountain representatives appeared last night before the Weehawken Planning Board of a special workshop meeting to discuss where the Hartz Mountain application stands. Earlier this year, the township's Planning Board had given Lincoln Harbor preliminary site plan approval. After receiving test soil results and a more graphic description of the plans, the board is now ready to consider the site plan for final approval.

Preliminary site plan approval involved a series of public hearings between the board, Hartz Mountain experts and residents of the township. By the time Hartz Mountain finally gained preliminary approval for Phase I of the project, seven months had elapsed. Both parties expect the process of final approval to be a long one.

The first public hearing is on Aug. 5 at Town Hall. Hartz Mountain gave the board yesterday an overall view of the steps it has taken since gaining preliminary approval.

One of the areas that presents significant change is the sewage question. Hartz Mountain representatives have filed an application with Hoboken to treat the sewage generated at Lincoln Harbor.

The change in plans surprised some board members, who said they are not sure what decision the Township Council will take.

The state has ordered Weehawken, among other Hudson County municipalities, to upgrade their primary treatment facilities to secondary ones by July, 1988, in order to comply with the Clean Water Act.

Hoboken services Weehawken and it appears the township will go along with Hoboken's proposal to build a secondary treatment plant in that city that would also service other communities.

"We don't know how Hoboken will work," said Councilman Ed Keating, a member of the board. "This issue has been addressed only in general terms. Studies are still going on."

Richard Turner, town manager, said the decision might have already been made.

Rosamary Lavagnino, another member of the planning board, said she had not heard plans relating to the sewage matter.

Much of the general overview centered around one of the major tenants that will occupy Lincoln Harbor, mainly, Paine Webber. Three buildings and 7,000 square feet of office space is required to accommodate the firm.

Daniel Horgan, Hartz attorney, said as soon as Hartz receives final approval for the site plan, the developer can begin construction on the office buildings, the housing, and the

300-slip marina.

"Hartz has also applied for an immediate connection with the City of Hoboken to receive sewage treatment," he said. "We no longer propose to build a secondary treatment plant."

He said Hartz Mountain had done soil testing which demonstrated the absence of harmful chemicals and pollutants.

Horgan was reminded by Lavagnino about an air quality study Hartz owes the board.

Horgan said his experts are still working on it.

The controversial issue will be the proposed construction of tennis courts on top of the Paine Webber garages.

According to a memorandum issued by Richard Bartholomew, a partner in the firm of Wallace, Roberts & Todd Architects, Landscape, Urban and Environmental Planners, The only change in building height is in regard to parking garages 1 and 2. The maximum height has been raised from elevation 52.5 feet to 66 feet. A portion of the garage will provide two outdoor tennis courts.

The elevation of the tennis courts will be 76 feet, which will require a variance since the garage will be four feet higher than the 50-foot maximum permitted in the ordinance.

However, the height increase will not substantially

change the views from the Palisades, said Bartholomew.

He said the Paine Webber complex involves three buildings; a technological center, an operations center, and a

publication center, all linked by a pedestrian walkway.

Grace Harris, the board's planning consultant, is to deliver a report before the public hearing.

NO LAYOFFS

Hoboken slated for extra aid

By TOM GISSEN
Staff Writer 7/22/86

HOBOKEN—The city's finances cannot be described as healthy as yet, but yesterday they did receive a good shot in the arm.

The shot came in the form of \$500,000 in emergency state aid. It

Five other cities to split state emergency aid. Page 4.

was part of an additional \$5.5 million released through the Distressed Cities Program announced yesterday by Community Affairs Commissioner Leonard S. Coleman. See HOBOKEN, Page 6

Continued from Page 1.

of the ordinance would damage the administration.

"Policy decisions are set by the executive as to the manner of development," Della Fave said. "The appointing power of board members corresponds with the policy aspect."

Councilwoman Helen Cunningham, another Vezzetti ally, said that "despite the good chance this will pass," she hoped the council would still consider Vezzetti's nominees to the board.

In April, the appointments

of Tom Newman, Joe DePalma and Pedro Roman to the Board of Adjustment were ruled "improper" by D'Amelio. D'Amelio said the terms of several members Vezzetti sought to replace had not yet expired.

However, three other board nominees, Mary Perry, Joel Freiser and Marie Versacci were allowed.

The mayor, whose appointments to the board must be approved by the council, has served as the appointing authority since 1977.

Pasculli and council mem-

bers Robert Ranieri, Steve Capiello, Dave Roberts, E. Norman Wilson and Mary Franccone voted to shift the board's appointing authority.

Della Fave and Cunningham voted against the ordinance.

The Division of Public Safety, which oversees the police and fire departments, was shifted to the Department of Law because "it's the logical place for it," said ordinance sponsor Pat Pasculli.

"Public safety in various levels of state government coexists with law," Pasculli

Continued from Page 1.

immediately 23 percent per 1 million gallons, Hedler said. Prices were raised because of the cost of living and because there hadn't been an increase in years, "maybe 13 years — due to neglect actually."

Hedler has been in his position since February. Hackensack Water Co.'s rates are considerably higher, Lopez said.

"It's in the hands of our attorneys, and I really couldn't say anything," he said of the dispute.

West Caldwell buys 427 million gallons of water a month, he said. The contract allows the city to increase prices at any time to make up for shortfalls in collection.

Chius said the new contract with Hoboken includes changes on the minimum and maximum amounts of water the city can buy and an added cost-of-living clause. That clause caught officials there off guard because it was never mentioned in negotiations with Mayor Anthony Cucu's administration, he said. It was included under negotiations

The administration in April challenged D'Amelio's claim that he sought advice from the attorney general's office on the length of terms for zoning board members.

Edwards' letter referred to a letter dated April 2 in which D'Amelio queried him on zoning appointments.

Della Fave said the mayor's office is still seeking information on D'Amelio's actions.

"I stand on my opinion," he said.

Della Fave and Cunningham were the only council members opposing the shift of public safety.

Train horse

said. "This should be the same in local government, too."

The move, which is seen as a power play by supporters of the administration, shifts management of the entity from Business Administrator Edwin Chius to D'Amelio.

The Department of Public Safety was transferred into a division under a reorganization play sponsored by Pasculli. Earlier this month, the massive Department of Environmental Services and Facilities was split into a division of Public Works and a Division of Human Resources.

"You have already taken appointments from the mayor and now the council is attempting to create a new directorship," said Cunningham.

Pasculli, though, argued that Chius, who now heads the two newly created divisions in addition to the Department of Administration, "already has too much authority."

"It is very interesting because Ed Chius was a very significant figure in the Capiello administration," Pasculli said. "Now he sees Vezzetti wanting to put more authority in his hands."

"I'm not talking about Edwin Chius. I just want to keep Public Safety out of the Law Department," Cunningham said. "It does not belong with someone who has a vested interest."

Earlier, Della Fave and Ranieri argued bitterly over the merits of the D'Amelio dismissal. Ranieri, citing a memo he received from state Attorney General W. Carey Edwards, said that charges against D'Amelio were unfounded.

He said that Vezzetti and "the junta who control him" were seeking to "destroy the career of a young man whose family has lived in Hoboken for three generations."

Della Fave, whom Ranieri often referred to as "Pal Joey," said the letter was "insignificant."

Hoboken Council looks gift horse in the mouth

By Bill Campbell

Hoboken was awarded \$500,000 in emergency budget aid from the state yesterday, but the City Council is undecided as to whether it will accept the funds.

The council will conduct a closed workshop Thursday to discuss stipulations of the award which requires that no police or fire personnel be laid off during fiscal year 1986.

The funds, part of a \$5.5 million relief package approved last Friday by the Legislature's Budget Oversight Committee, is designed to offset municipal reductions in public safety.

Last week, the city received "verbal assurances" from the state that Hoboken would be awarded \$200,000 in discretionary relief, according to Business Administrator Edwin Chius.

However last Friday, as part of a \$1.4 million reduction in municipal spending, the council agreed to across-the-board budget cuts of \$850,000.

Among the cuts, which affect each department by 6.7 per-

cent, is \$600,000 from the Public Safety payroll.

"You cannot reduce the (Public Safety) payroll by that much and not lay off police or firemen," Chius said during last night's public hearing on the budget. "There is simply not that kind of room."

State offers city \$500G

TRENTON—Hoboken was recommended to receive another \$500,000 yesterday by state Community Affairs Commissioner Leonard S. Coleman Jr. under an additional \$5.5 million allocated to six communities under the Distressed Cities program.

Hoboken was allocated \$400,000 and Jersey City, \$15 million by Coleman last week.

The state Local Finance Board is expected to approve today \$13.5 million. Coleman recommended to 10 cities last week and \$5.5 million to six cities yesterday.

Beside Hoboken, Camden was allocated another \$2.5 million; East Orange, \$1

million; Trenton, \$750,000; Orange, \$650,000 and Irvington, \$300,000.

Coleman specified that Hoboken and the other five communities cannot lay off uniformed public safety personnel to receive the aid. Any layoff notices to police and firefighters must be rescinded before they can receive the aid, Coleman said.

The anti-layoff commitments were requested by Gov. Thomas H. Kean, Coleman said.

The cities are also required to go through a managerial and fiscal audit by the department's Division of Local Government Services to receive the aid, Coleman noted.

Chius told the council that it could either accept the \$700,000 state aid package or agree to the \$1.4 million in payroll cuts.

"It's either one or the other, you can't have both," he said.

"That's what has to be decided," said Councilman Joe Della Fave.

According to city auditor Frank Italiano, the city has until next Monday to adopt its 1986 budget. The city must decide on a plan of action to offset the loss of nearly \$2 million in anticipated revenue or face state intervention.

According to Chius, the \$1.4 million in municipal payroll cuts on a pro-rated basis, would result in a savings of \$437,000 and a tax-rate reduction of \$3.30.

He said acceptance of \$700,000 in state aid would result in a tax saving of \$5.30.

Italiano said the budget, which is not likely to take effect until the fourth quarter of the fiscal year, would reflect a tax boost of 40 percent, from \$162 per \$1,000 of assessed valuation in 1985 to \$219 in 1986.

"The \$500,000 (in state aid) is hard not to accept," Chius said of the latest state grant. "It's an offer you can't refuse. If you don't take it, taxes will go up higher than if you take it," he said.

Chius, who called the aid "a one-shot deal," said the council

See HOBOKEN — Page 12.

Hoboken Council looks a gift horse in the mouth

Continued from Page 1.

could continue a plan of budget cutbacks as long as public safety personnel are not affected.

Last Wednesday, 69 non-uniformed city employees received layoff notices. City officials called the move a "safeguard" in the event layoffs are needed.

Chius said the city has a yearly payroll of \$13 million, and the \$850,000 in across the board cuts include \$4,445 from the Mayor's office, \$6,200 from the City Council and \$17,018 from the Public Library, among others.

He said the cuts also include \$292,000 from the Police Department and \$295,000 from the Fire Department.

Chius said the total reduction in non-uniformed personnel from Public Safety would result in a \$158,000 savings and create an "improbable situation."

"You don't want to have firemen sitting around the office

doing the typing," he said.

Chius warned that the city may face a similar fiscal crisis next year with the loss of revenue-sharing and the city's failure to sell municipal assets.

"Next year, how can we go back after raising taxes so much this year and tell homeowners that they can expect another increase?" Councilman Dave Roberts asked.

"Unless you can cut taxes to the \$170s or \$180s this year, you really can't do much," said Joe Lisa, the council's former budget examiner. "You now should be worrying more about 1987 than 1986," he said.

City Council President E. Norman Wilson said the council will conduct a workshop Thursday after verifying the state grants with Barry Skokowski of the state Department of Community Affairs, Division of Local Government Services.

He said the council will meet again next Monday to adopt the budget.



Showing off his stuff at the Erie Lackawanna Terminal Park on the Hoboken waterfront yesterday, Ani Schempf spins, jumps, climbs and somehow avoids falling off his skateboard.

Photos by Wally Hennig

Bluecoats fighting cuts in Hoboken

By Bill Campbell

After more than three months of debate, the Hoboken City Council today is expected to unanimously approve the \$27 million 1986 municipal budget despite warnings that recent amendments are "political suicide."

Employees of the Police and Fire departments, whose budgets are expected to be slashed by \$325,000, are bitterly

opposed to cuts, which will be implemented by a reduction in rank.

The council will conduct a public hearing before it votes on the budget today at 4 p.m.

"I think the cuts will be political suicide," said police Sgt. Thomas Meehan, former PBA president.

The cuts, which will affect both uniformed and civilian Public Safety personnel, were proposed Thursday during a

think it was a smart move."

Another sergeant, who said he was on the force nearly 20 years, said the cuts would mean "there's going to be hell to pay."

Roberts, the Sixth Ward councilman and owner of East L.A., a restaurant, said he heard rumors of reprisals, but added he felt the police "would act as professionals in this time of dire need."

Roberts was the sponsor of a resolution to establish a municipal table of organization which would evaluate all city employees, including police and fire personnel.

Pasculli, an at-large councilman, seconded the resolution.

day-long closed City Council budget workshop. The council unanimously agreed to the plan, as well as \$875,000 in across-the-board cuts, and vowed to fully support the amended budget today.

The council also agreed to accept \$700,000 in state aid on the condition that Public Safety employees are not laid off and

See BLUECOATS — Page 6.

Continued from Page 1. 7-28-86

that the city agrees to a state audit of municipal finances.

The city's Parking and Housing authorities will also be required to contribute in lieu of tax payments under the plan.

The payroll cuts will be pro-rated and will have "little impact on lowering the tax rate," according to City Business Administrator Edwin Chius.

Chius said the rate would range from \$213 to \$216 per \$1,000 of assessed valuation, up 40 percent from \$162 last year.

According to several council members, the Thursday meeting centered on the Public

Safety cuts. The council was to have reduced the budget by \$600,000, but to avoid layoffs, agreed to a \$325,000 reduction.

"We were afraid that if we let the chiefs make the cuts they would lay off civilian personnel and let officers do clerical duties," said a councilman who did not want to be identified.

"There was a great concern for getting the departments down within reason and not letting ourselves be intimidated."

Other council members agreed, but declined to speak publicly for fear of reprisals. Several cited a poster in the police lockerroom which reads, "If I get laid off someone's going to get laid up," while others said a dart board in police

headquarters is inscribed with council members Pat Pasculli's and Dave Roberts' names.

"I have to give the council credit (for the Public Safety) cuts because the police are a powerful lobby," said a high ranking member of the administration, who also declined to speak on the record. "We'll see if (the council) has the guts to follow through on Monday."

Meehan, who denied allegations of reprisals, said the cuts would directly affect his status on the police force.

"They want me to take a pay cut and a reduction in rank," said Meehan who was recently promoted to sergeant. "The cuts to our department will only reduce the tax rate by \$2. I don't

Cemetery conditions discussed

By Bill Campbell

City officials and representatives of the Hoboken Cemetery met yesterday for "two hours of very frank discussion" in what is hoped to be the first step in restructuring the cemetery's board of trustees.

Hoboken officials hope to meet next week with board members to discuss finances and board elections, according to City Council President E. Norman Wilson.

Wilson said yesterday's meeting was the first "in several years" with representatives from the cemetery.

The meeting was a result of an investigation and suit filed by Wilson. He charged that the cemetery, which is located on Tonnelle Avenue in North Bergen, is "disgraceful and in need of immediate attention."

The suit, which was filed on June 25, requested that Victoria Fields, chairwoman of the board, provide information on board members and finances.

Wilson said the cemetery currently has a trust fund of about \$900,000.

Wilson and Mayor Thomas Vezzetti, both members ex officio of the cemetery board, and assistant city attorney Thomas Caligly met yesterday with Fields to "try to pin down a procedural history and find out how to put the pieces together," Caligly said.

He said the meeting was conducted in a "sensible business-like fashion."

"We would like to reinforce the role of the city in the operations of the cemetery and resume the schedule of monthly meetings," Wilson said. "We'll

know how successful we've been next week."

He said the meeting, which was closed to the public, was a "step in the right direction."

Caligly said that all eight trustees and cemetery deed holders will be invited to the next meeting.

Wilson said he decided to file the suit against the board of trustees after receiving numerous complaints on "disgraceful" conditions at the cemetery.

"The city has a moral obligation to maintain (the cemetery facility) in a dignified and respectable manner," Wilson said in a letter to Law Director Salvatore D'Amelio Jr.

Wilson said that an article on the cemetery that appeared in a June issue of The Jersey Journal "triggered a large response in inquiries from people who have relatives buried at the cemetery."

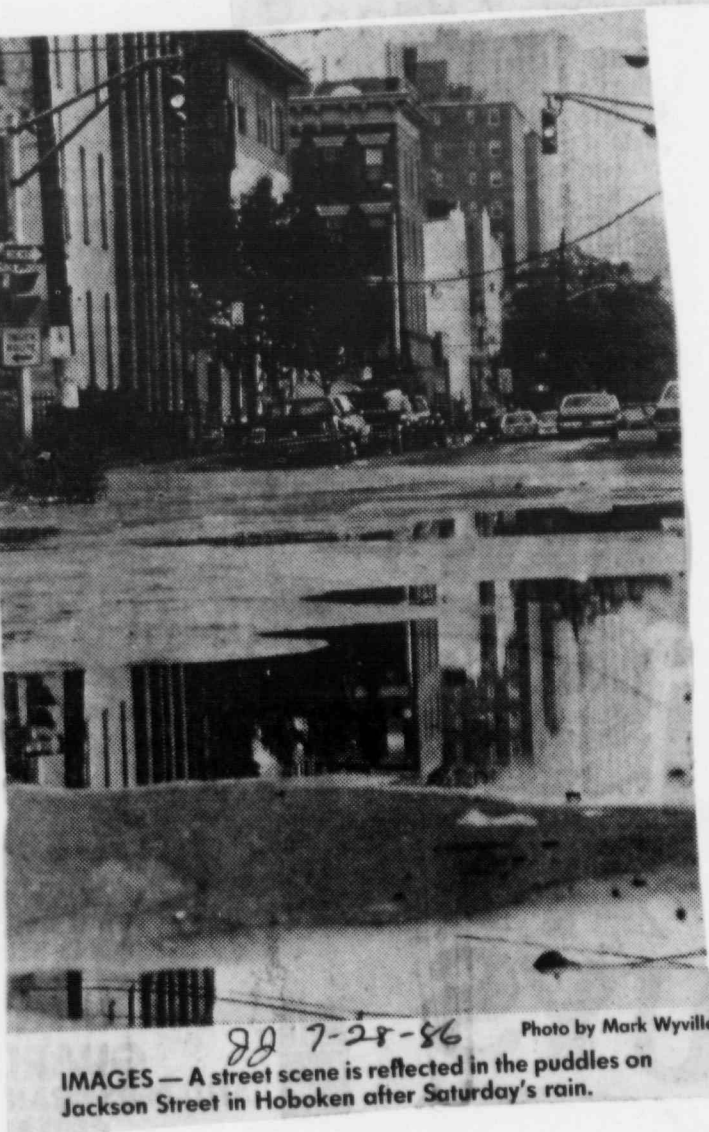
"Since the story appeared, a number of people have called my office requesting information on the cemetery," Wilson said. "People were very upset at the conditions of the facility."

Wilson, though, said complaints have eased since a new caretaker was hired earlier this year by the board.

The cemetery, which was located at Seventh and Hudson streets in Hoboken, was moved to a 15-acre site in North Bergen in 1857.

In 1868, the state Legislature transferred control of the facility from the mayor and council to a board of trustees.

The board is supposed to meet at City Hall on the fourth Tuesday of each month.



IMAGES — A street scene is reflected in the puddles on Jackson Street in Hoboken after Saturday's rain.

Board delays car wash vote

By Jim DeRogatis

The Hoboken Zoning Board of Adjustment has postponed a decision on a controversial car wash, proposed for 15th Street and Willow Avenue, until the impact on traffic in the area can be studied.

Some area residents and business persons have opposed plans to build an automatic car wash at 1500 Willow Ave., saying it will cause a traffic

hazard in an already over-congested area.

But Tom Romano, nephew of the Georgia developer seeking to build the Velvet Touch car wash, has denied that it will cause traffic problems and has said it will benefit the area by attracting more shoppers.

Hal Sebnick, owner of the Willow Avenue Factory Outlet, and Joseph Sacco, owner of the Maria Transport bus company,

both told the zoning board Thursday night that they think the car wash will cause traffic problems in the area, already one of the busiest in the city due to its proximity to the Lincoln Tunnel.

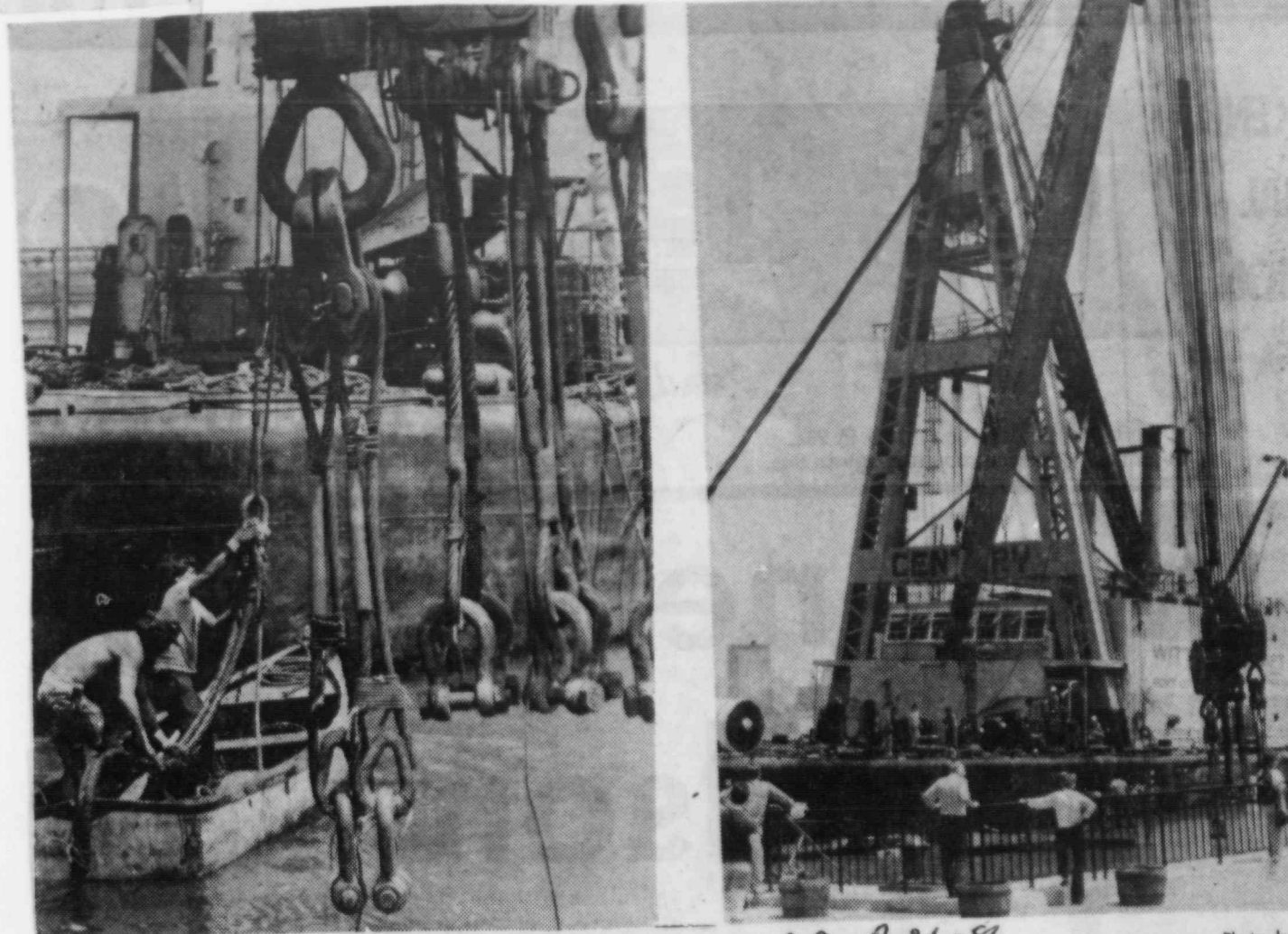
Although board Chairman Frank Cameron said he has inspected the intersection and doesn't think a car wash would cause problems, other board members wanted to study traf-

fic in the area before making a decision.

Romano is seeking a variance on two points for the car wash, permitted uses in an industrial zone and side yard clearance. The board postponed a vote on the request until its Aug. 20 meeting.

In other business, the board approved variances for lot coverage, height, floor area ratio, and rear yard at 713 Clinton St. and for off-street loading, floor area ratio, site plan review, and parking at 122-28 Jefferson St.

Requests for a variance were withdrawn by the developer of 200-202 Willow Ave. Requests for a variance at 554-558 First St. were also postponed until the next meeting.



MONUMENTAL TASK—Workers from the Don John Construction Company of Unionville begin the difficult job of raising the Drifters I floating restaurant — which sank in the Hudson River on Jan. 12 — at the foot of Newark Street in Hoboken. A giant marine derrick will provide the power to lift the sunken vessel.

Hoboken panel to study impact of P.A. project

By Jim DeRogatis

The Hoboken Community Development Agency has begun compiling an environmental impact statement on the Port Authority's proposed waterfront redevelopment.

The statement, a detailed study of how the development will affect all aspects of living in the city, is prerequisite for applying for federal grants.

The city is planning to apply for a \$10 million Urban Development Action Grant in November for Phase 1 of the Port Authority's project, a 16-story transportation center at the site of the current PATH station. CDA Director Michael Coleman said.

The CDA ran a legal advertisement in Friday's Jersey Journal announcing that a public meeting will be held at City Hall on Aug. 12 to solicit input on the project from the public. Public opinion must be included in an environmental impact statement, according to federal regulations.

Coleman said that environmental experts at the federal

Department of Housing and Urban Development have encouraged the city to begin preparing the statement now because it is often a drawn-out process.

Coleman said that more than 50 federal agencies will be involved in completing the environmental impact statement. The statement will explore the development's effect upon transportation; air, noise, and water quality; land use; community services; infrastructure, and historic landmarks.

However, negotiations are still continuing between the Port Authority, the city, NJ Transit, and Stevens Institute of Technology over the Port Authority's lease for 169 acres of waterfront land earmarked for the development.

Those negotiations will determine the amount of tax revenue that the city receives from the Port Authority project. Coleman said the city will not apply for a UDAG for the Port Authority unless the two parties reach an amicable agreement.

See HOBOKEN — Page 6.

Lightning bolt flashes bad news to newsroom

The Jersey Journal's Hoboken office got a hot flash yesterday, but not the "news" type reporters usually welcome.

An office building at 132 Washington St. which houses the newspaper's Hoboken bureau, several law offices and other businesses was struck by lightning during a brief but violent thunderstorm yesterday afternoon.

Lightning struck an antenna atop the southwestern corner of the building at about 3:35 p.m., triggering burglar and fire alarms and surprising the occupants of the building. Police and fire officials who arrived at the scene some 20 minutes later found no dangerous conditions, however.

"This doesn't happen too

often, lightning striking buildings," one fire official said. "You were lucky."

But Mollie Cerqueira, an assistant to City Planner Ralph Seligman, whose offices are in the building, did not consider herself lucky.

"It was a very frightening experience," Cerqueira said. "When the lightning struck, the computer screen I was working on went completely blank, and my program was erased."

Bill Campbell, a Jersey Journal reporter, said he saw the lightning bolt strike the antenna and "was almost thrown out of my chair."

"I was sitting at my typewriter, drinking a soda, and I spilled it all over myself. It was horrible." — Jim DeRogatis

Hoboken zoner on the defensive

By Jim DeRogatis

The most vocal objector on the Hoboken Zoning Board of Adjustment had his first day in court yesterday — on charges brought by the city that he himself violated zoning ordinances.

Superior Court Judge Kevin Callahan began hearing the case against Tom Newman, an alternate member of the Hoboken Zoning Board of Adjustment, yesterday at the

Hudson County Courthouse in Jersey City.

Newman is contesting a summons issued against his cabinet-making shop at 200 Garden St. by Hoboken Building Inspector Alfred Arezzo.

Arezzo gave a statement yesterday before the case was adjourned until 1:30 p.m. on Thursday.

Arezzo issued the summons Feb. 6 because he said Newman did not have a certificate of occupancy for a garage that he converted for shop use. Arezzo

also said Newman was lacking variances for having a store area in excess of 1,000 square feet and for the expansion of non-conforming property use.

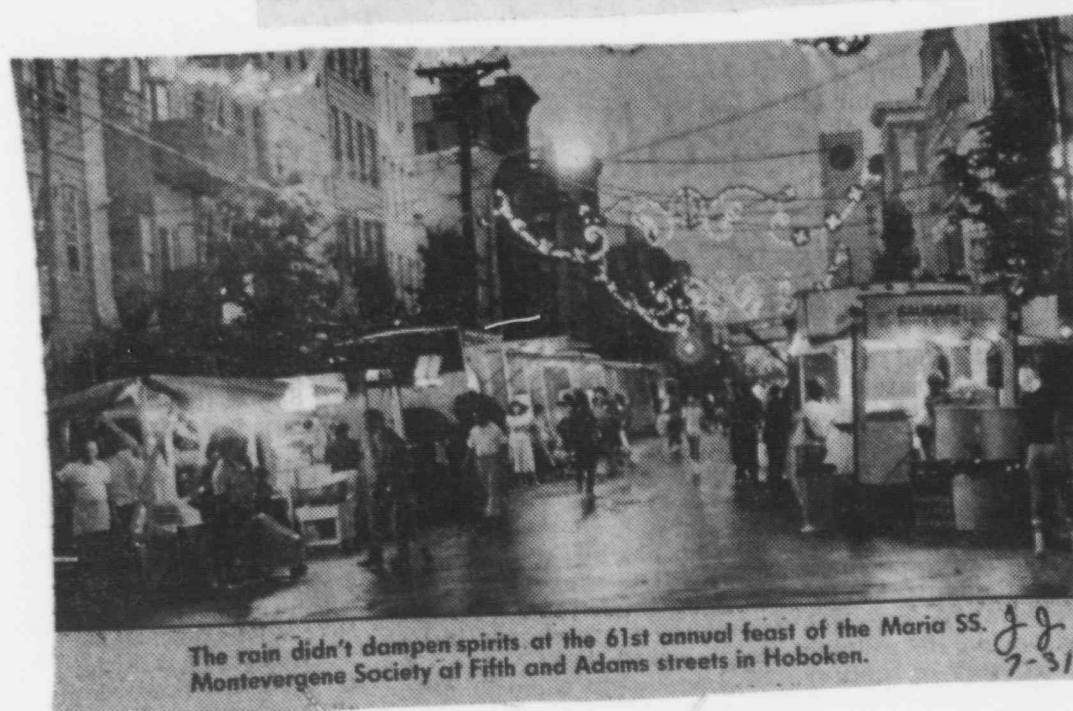
The building inspector issued the summons following an inspection stemming from a complaint made by developers Robert Cohen and Robert Lee. As president of the First Ward Block Association and a zoning activist, Newman had appealed to the City Council to overturn variances granted Cohen and

Lee for a condominium project at 205-207 Park Ave.

Since Feb., Cohen and Lee have themselves become enveloped by controversy, following the electrocution of a construction worker on the site of one of their condominium rehabilitation projects on Bloomfield Street.

Both Newman and his attorney, Phillip Elberg, declined to comment yesterday while the

See ZONER — Page 35.



The rain didn't dampen spirits at the 61st annual feast of the Maria SS. Montevergine Society at Fifth and Adams streets in Hoboken.

Hoboken hoping permits will curb parking problems

By Bill Campbell

Parking spaces are at such a premium in Hoboken that some people will resort to almost anything.

"I knew the situation had gotten really bad after visiting some friends uptown on Garden Street," said Hoboken Parking Authority Director Pat Caufield.

"Between two cars there was a space of about 10 to 15 feet. In between the cars some guy had parked his Volkswagen perpendicular to the curb. That's when I knew the situation had gotten out of hand," he said.

Next month, the City Council is expected to act on an ordinance aimed at alleviating a

Residents may get their streets back

problem "that has reached crisis proportions."

The ordinance, sponsored by City Council President E. Norman Wilson, would establish a residential parking permit program for the city.

The four-page ordinance is currently being reviewed by the city's Law Department. Wilson said, "I expect we'll try and move it in August or September."

The measure is the second major council effort to generate

more parking spaces. Earlier this year, an ordinance to reduce the size of bus zones was approved by the council.

"Hoboken has become a giant park-and-ride for hundreds of commuters," Caufield said. "In the uptown region we have reached 100 percent utilization and it's not uncommon for people to park in fire zones, street corners and driveways," he said.

Wilson, who also serves as the Fifth Ward councilman,

said he has been approached by "dozens" of residents who have inquired about permit parking.

He said the first test of feasibility will come after the Law Department scrutinizes the ordinance.

According to Caufield, similar moves have been upheld in Cambridge, Mass., and Arlington, Va. "It won't be easy to enforce," he said. "We will need a lot of cooperation between residents and city officials."

The ordinance will allow permit parking "upon petition of the households on any given street." The petition, which must be presented to the council president, must state the location of the proposed permit

See HOBOKEN — Page 35.

Hoboken plans parking permits

Continued from Page 1.

parking zone, the number of households on the block and the percentage of households signing the petition, according to Wilson.

The City Council will then conduct a hearing to determine the granting of the permit designation.

If the council approves the designation, the permit will be

issued by the Parking Authority director to the resident owner of the vehicle, Wilson said.

Each resident will be issued two visitor permits.

"There is no one solution to this problem," Caufield said of the Wilson ordinance and the earlier one by Sixth Ward Councilman Dave Roberts.

"However, we can't turn out noses up at anything," he said.

Hoboken apartments hit by string of burglaries

Four Hoboken apartments in two buildings were burglarized and almost \$9,000 in cash and jewelry was stolen sometime during the day on Tuesday, police said.

Detectives said they believe the burglaries are the work of the same thief or thieves.

At the two apartments at One Washington Street, the burglars entered through open windows, police said. A gold key valued at \$100 was stolen from one of the apartments, and \$200 in cash and jewelry worth \$1,100 was taken from the second apartment, police said.

Two more apartments were burglarized at a building three doors from the first break-in, and thieves again entered through the windows, police said. Jewelry valued at \$2,275 was taken from one apartment and \$5,400 in jewelry was stolen from the other apartment, police said.

Detective Lt. Martin Kiely said that the dollar amount of the items stolen was unusually high.



HOBOKEN FLOODING — A car stranded yesterday in the small lake that was formerly Willow Avenue in Hoboken. Heavy rainstorms such as yesterday's caused a great deal of flooding in the Mile Square City's streets — and in its residents' basements.

Hoboken clamps lid on payments to its cemetery

By Bill Campbell

Hoboken officials have suspended monthly expense payments to the chairwoman of the Hoboken Cemetery and board members until the city completes a legal and financial analysis of the function of the trustees.

Assistant City Attorney Michael Mongiello yesterday said that "the city is still not satisfied" with the administration of the cemetery, which has a trust account of about \$900,000.

The cemetery is located in North Bergen.

He said the city has decided to "suspend" monthly expense payments of approximately \$500 to cemetery chairwoman Victoria Fields and her daughter-in-law, Mary Elizabeth Barr.

The city will also withhold expense checks to six people whom Fields named as trustees, Mongiello said.

However, cemetery caretaker Richard Buchta will continue to receive a paycheck.

The city reached its deci-

sion after Fields, Barr and other trustees failed to attend a meeting yesterday with city officials. The city oversees the board's trust account which has a monthly payroll of \$5,500.

"The situation is a complete mess and something has to be done to straighten it out," said Mayor Thomas Vezetti. "I don't want to have to go to jail for issuing these checks each month."

The latest meeting was a continuation of a session last week which was attended by Fields and Barr. City officials had hoped that meeting would be the first step in restructuring the cemetery's board of trustees.

According to City Council President E. Norman Wilson, who in June filed suit against the trustees, last week's meeting was the first "in several years" between city officials and cemetery trustees.

Wilson and Vezetti, both ex-officio members of the cemetery board, attended the meeting yesterday with Mon-

Continued from Page 1.

giello, Law Director Salvatore D'Amelio Jr. and representatives of the Newark law firm, Connell, Foley and Geiser.

Connell, Foley and Geiser have been retained by the city to investigate the role of the

trustees and the financial status of the cemetery.

Mongiello said the situation is "complex because a number of people listed as trustees are not actually trustees."

He said attorneys for the law firm would attempt to con-

tact current trustees in the hopes of conducting a board election in September.

Wilson, citing "disgraceful" conditions at the cemetery, filed suit against the board of trustees June 25 after he received numerous complaints from relatives of those buried in the graveyard.

During a preliminary investigation in April, Wilson learned that he and the mayor were members of the cemetery board.

Although conditions at the

graveyard, a 15-acre site on Tonnelle Avenue, have improved since a new caretaker was hired earlier this year, officials are still concerned about its financial status.

The trust account has blossomed to nearly \$1 million through the sale of cemetery plots. However, payroll checks for board members are issued by the mayor and city controller.

The cemetery, which was located at Seventh and Hudson streets in Hoboken, was moved to North Bergen in 1857.

Hoboken honors St. Ann



A statue of St. Ann is carried through the streets in front of St. Ann's Church in Hoboken on Saturday as part of the annual celebration of the saint's feast day.



A woman prays in St. Ann's Church while the feast day festivities go on outside.



Playing outside the church at 7th and Jefferson streets in Hoboken, a band keeps feast-goers entertained Saturday.



Church members are busy frying zepples for the hungry crowds.

See HOBOKEN — Page 10.

Vezzetti reviews his first year

By Bill Campbell and Jim DeRogatis

Mayor Thomas Vezzetti's first year in office has been one marked by extreme highs and lows.

After Vezzetti defeated Mayor Steve Cappiello in a surprise upset, he briefly gained control of the City Council, appointed Joseph Della Fave and

Angelo Valente, and passed a moratorium on new construction. But after a month in office, he was hospitalized in intensive care for stress.

Several months into his term, Vezzetti unveiled a controversial housing plan that he said would "save Hoboken." But the mayor was also thwarted for months as the City Council blocked appointments such as

Michael Coleman, director of the Hoboken Community Development Agency, and Peter Alicandri, director of Environmental Services and Facilities, who was appointed by the council and then fired.

In recent months, Vezzetti won a victory with the passage of anti-warehousing legislation stemming from the housing plan, but he has encountered in-

creasing resistance from the council and a hostile Law Director, Sai D'Amelio Jr. And the threat of a recall looms on the horizon.

Vezzetti's style of governing has been one of delegating authority. He created a number of new advisory committees, ranging from the Waterfront Ad-

See VEZZETTI — Page 11.

Continued from Page 1.

visory Committee to the Recreation Committee and the Budget Committee to the Mayor's Cultural Advisory Committee.

Vezzetti frequently refers specific questions about city plans to one of his various committees. For example, the mayor refers all questions and problems on the affordable housing situation to Coleman, on whom he has placed the responsibility of following through on the promises of his housing plan.

Vezzetti calls the key advisers who surround him his "brain trust." Anti-administration forces have called these advisers "a junta of power." The group, according to Vezzetti, includes executive secretary Laurie Fabiano, Councilman Joseph Della Fave, Councilwoman Helen Cunningham, former Councilman Angelo Valente, now an aide to Gov. Thomas Kean, and housing consultant Steve Block.

These advisers are called invaluable by the mayor, but they have caused him political problems. Councilman Patrick Pasculi, once one of Vezzetti's closest allies and a member of his ticket, broke from the administration shortly after the election, complaining about the role of Fabiano.

But through all of the trials and tribulations he has experienced while in the office of mayor, Vezzetti has retained his unique sense of humor and colorful personality. He has worked hard to live up to the title of "Wackiest Mayor in America" bestowed on him in one magazine article.

Vezzetti was recently interviewed by the Hoboken staff of The Jersey Journal. The mayor, who was dressed in a madras jacket and pink polyester shirt, recalled his first year in office in his rambling and excited manner. He also paused to show reporters a box full of photographs from his days in the U.S. Navy.

Vezzetti frequently said he is proud to be sitting in the mayor's chair. But at one point during the interview he leaned back to ponder a question and the chair toppled over, sending him sprawling on the floor.

"That's Steve Cappiello getting even with me," he said without missing a beat.

The following are excerpts from Vezzetti's two-hour interview with The Jersey Journal.

On His First Year

"My first year in office has been a very satisfactory and all-consuming experience. Sometimes it's mind-boggling to me because there are so many levels and so many things. I'm going to say this, it has been satisfying because I'm sitting in this office.

"I think that the greatest thing I can say is that the Vezzetti administration has saved the city from economic destruc-

tion. If I wasn't in this office right now, the budget would have mushroomed out of proportion. See how bad the Board of Education budget is? With all of the money they used up, the \$2 million in non-renewable taxes, \$600,000 in pay raises, with all of that, Tom Vezzetti has come up with a budget that only means a \$4 or \$5 increase. I would love to see it lower, but I think it's a major breakthrough in Hoboken.

"Put it this way: Why are they fighting so hard for my chair? It's a major breakthrough in itself that there's an honest man in this chair. People come in here every day, and they ask me to try and help them get an apartment or to do this or that. People know there is somebody in City Hall who they can come to. City Hall is accessible to people for the first time in their lives."

On Affordable Housing

"Mike Coleman is on his own. We aren't getting any more revenue from the government any more, so we have to do it completely on our own. Governmental financing is almost completely knocked out. Even the UDAG (Urban Development Action Grant) is almost gone. The Block plan depending more on government subsidies, while Coleman is depending on his own plan and Hoboken's initiative to solve the problem."

On the Reevaluation

"I am still for the reval. The reassessment was the council's plan, not mine. The Vezzetti plan is to reevaluate the whole thing and start with decent figures. The status is that the government and the state of New Jersey is giving us a year's leeway so that we have the time to do a good reval of the houses throughout the city."

On Relations with the State

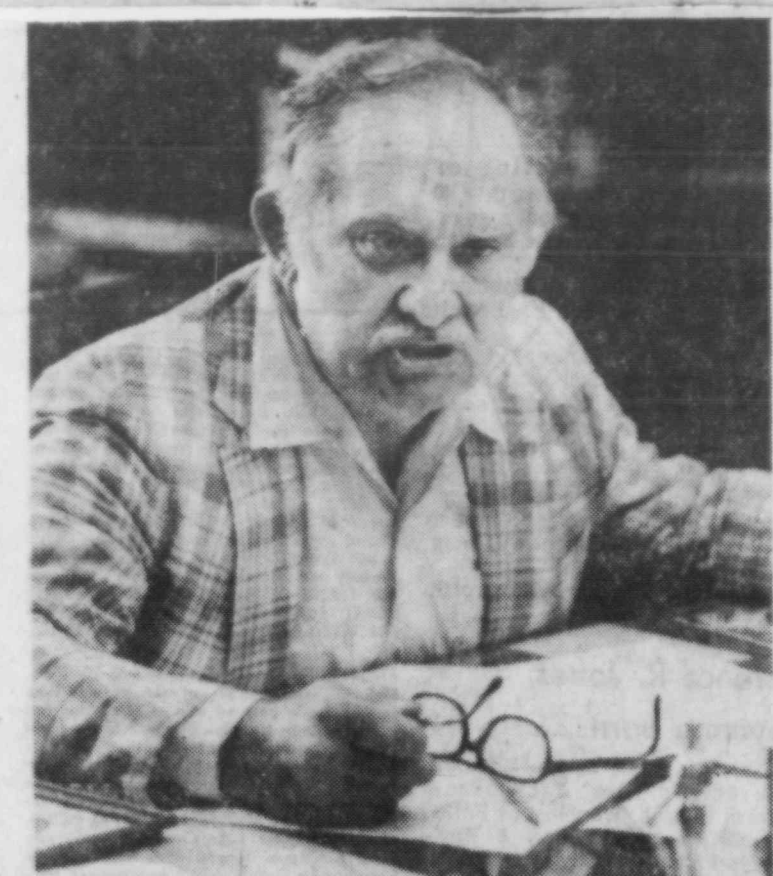
"I have good relationships with the state. I was an independent candidate. Whether they're Democrats or Republicans, I don't care, if it's good for Hoboken.

"(The state administration) is good with Tom Vezzetti. If it wasn't for Gov. Kean, they would have robbed me of the last election. If that meant aligning myself with Republicans, all I can say is Kean's been a gentleman with me, he's helped the city. That's doing your job as you're elected to do, not obstructing things, like the obstructionists on the City Council."

"(The state administration) is good with Tom Vezzetti. If it wasn't for Gov. Kean, they would have robbed me of the last election. If that meant aligning myself with Republicans, all I can say is Kean's been a gentleman with me, he's helped the city. That's doing your job as you're elected to do, not obstructing things, like the obstructionists on the City Council."

On "Obstructionism"

"Anytime I come up with good, honest people, hardworking people like Peter Alicandri, Laurie Fabiano, and Mike Coleman, (the City Council) tries to obstruct and hurt this administration. They're not



Hoboken Mayor Thomas Vezzetti explains what progress he thinks the city's made since he took office one year ago.

hurting me as much as they are hurting the citizens of this city. They are hurting the citizens by obstructing, because they want to use this office for their own benefit. Like they used it before. (Councilman Robert Ranieri, leader of the recall movement) used his office downstairs to benefit himself. I would never do that. It's the old machine mentality and they're trying to bring it back.

"I went to City Council meetings twice now. All I had was Ranieri attacking me and (City Council President E. Norman) Wilson allowing it. Two obstructionists. Yet when I gave them an answer, they closed the meeting down on me. They didn't give me a chance.

"I say to them, if they want to see me, they can come up to my office at any time, it's always open to them. Anybody can come in here, I'm not afraid. But if they're not going to give me a fair chance, what am I down there for? Just to make me look like a circus and deface my office? Ranieri might be jealous of my office, but I try not to deface it. Ranieri's trying to do a Vezzetti but he can't be a Vezzetti, because I'm honest and he's not. That's the difference."

"I'll run if it takes my life. It almost took my life the last time. All I know is, I'll mount anything I have to to surmount them.

"Recall is a political move, it's not because I haven't done my job. It's because the political forces in Hoboken are still there and they're trying to obstruct

On the Threat of Recall

"I'll run if it takes my life. It almost took my life the last time. All I know is, I'll mount anything I have to to surmount them.

"Recall is a political move, it's not because I haven't done my job. It's because the political forces in Hoboken are still there and they're trying to obstruct

me. I'm trying to solve the problems in the city. I'm not so good at politics."

On the Press

"I think the press has treated me adequately. They're doing their job as they see it. No other mayor in Hoboken in my lifetime has made this impact. I think I'm a national celebrity because of the press. What other mayor ever got the publicity of Tom Vezzetti in Hoboken?

"Even the county has realized that if Vezzettism is effective in Hoboken, this has got to change the thinking process in this county. The strongest entrenched political machine in the country, Hudson County's still the strongest entrenched political machine, and they're even feeling the reverberations of a Tom Vezzetti."

"The outlook I think is tremendous. That's why they are afraid and they want me out of this chair because they know the (City Council) election is next year. We have the ammunition and we are trying to do our jobs. Look at the results from the last election. The two people on the Board of Education who are trying to cut the budget are Lourdes Arroyo and Joe Rafter. The two people on the council trying to come up with suggestions to keep people in Hoboken are Joe Della Fave and Helen Cunningham. But it's been exhausting. The hours are indefinite and the responsibilities are indefinite.

"Two terms are all I want. That's enough, then I can leave it to the younger kids. Notice the people I surround myself with: young, intelligent, decent people. Joe Della Fave, Helen Cunningham, Laurie Fabiano, Angelo Valente, these are all intelligent decent people."

On Future Plans

"The outlook I think is tremendous. That's why they are afraid and they want me out of this chair because they know the (City Council) election is next year. We have the ammunition and we are trying to do our jobs. Look at the results from the last election. The two people on the Board of Education who are trying to cut the budget are Lourdes Arroyo and Joe Rafter. The two people on the council trying to come up with suggestions to keep people in Hoboken are Joe Della Fave and Helen Cunningham. But it's been exhausting. The hours are indefinite and the responsibilities are indefinite.

"Two terms are all I want. That's enough, then I can leave it to the younger kids. Notice the people I surround myself with: young, intelligent, decent people. Joe Della Fave, Helen Cunningham, Laurie Fabiano, Angelo Valente, these are all intelligent decent people."

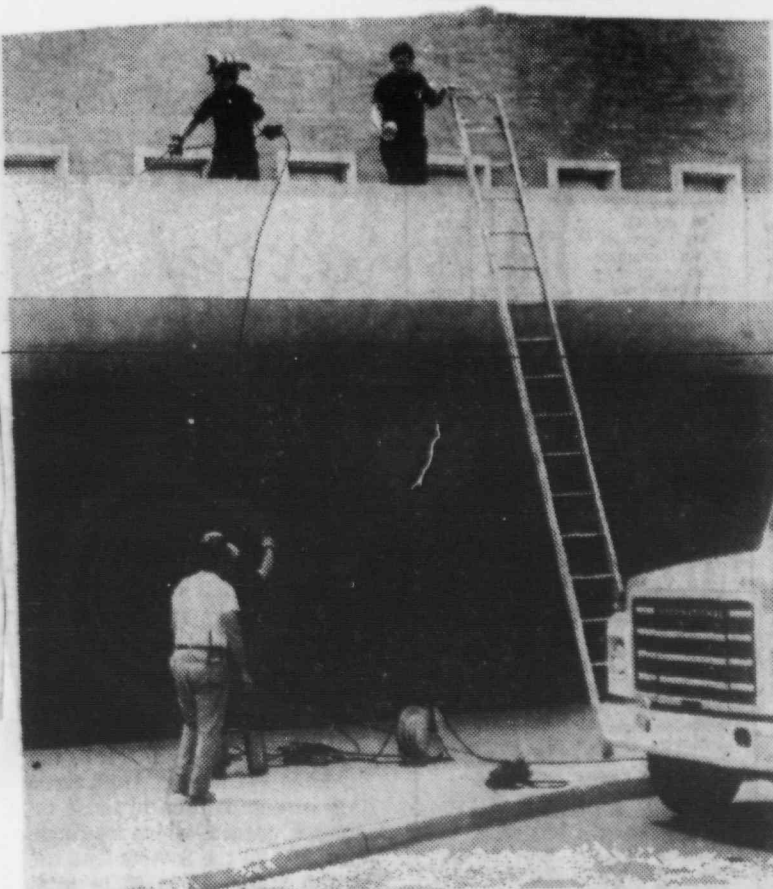


Photo by Joe Shine

HOBOKEN FIREFIGHTERS prepare to connect a power line to an emergency generator at St. Mary Hospital during a blackout Saturday.

Ranieri leads opposition

By Bill Campbell

Last July 1, as several thousand residents swarmed to Pier A to watch Gov. Tom Kean swear in Mayor-elect Thomas Vezzetti, Councilman Robert Ranieri, the lone survivor on the ticket headed by former Mayor Steve Cappiello, threw himself a victory party at his Hudson Street home.

"That's the way to go, Bob," a man shouted to Ranieri as Vezzetti supporters streamed down Hudson Street.

"This is just the beginning," beamed Ranieri. "This is just the start of something big."

Ten months later, after showing himself a relentless critic of the Vezzetti administration, Ranieri, a grammar-school classmate of Vezzetti, was elected chairman of Recall '86, a citywide movement aimed at unseating Vezzetti.

Ranieri's attacks on the administration began with accusations that the Vezzetti campaign committee billed inaugural expenses to the city.

"Tom Vezzetti and his administration is attempting to perpetrate a fraud on the city," Ranieri said last fall of the bills for \$2,500.

His attacks were also aimed at mayoral assistant Laurie Fabiano ("Little Miss Fabiano") and Vezzetti housing consultant Steve Block ("El Blocco").

Ranieri's thorough swipes at the administration ranged from payrolls, the building moratorium, and the Block housing plan to Vezzetti's use of a city-owned vehicle.

Last November, shortly before Ranieri lost his bid for a second term in the state Assembly, City Hall gadflies Frank "Bebe" Weick and Carmine Pietropaolo began circulating petitions to recall Vezzetti.

Recall '86 was organized in late January under the leadership of George Crimmins Jr., a former City Council candidate on the Cappiello ticket.

"We are an organization of residents who are displeased with the way the administration has been running the city," Crimmins said in February.

The organization, which included several anti-administration City Council members, began meeting weekly in the Union Club.

Recall '86 reorganized in May after the defeat of anti-Vezzetti school board members John Pope and Otto Hottendorf.

Recall organizers have been circulating petitions requesting that voters oust Vezzetti because he has "surrendered the duties and powers of his office to non-elected persons" and he has "proved to be not competent to conduct the functions of the office of mayor."

The group needs to collect 5,200 signatures, or 25 percent of the city's registered voters.

"We have a weak-willed mayor controlled by a junta of power-hungry mongers," Ranieri said in May after he was elected chairman of Recall '86.

Ranieri called the group "a purely democratic movement out to stop a wholly undemocratic situation."

Crimmins, who along with Michael Mulvaney, George

Guzman, James Clifford and City Council members E. Norman Wilson, Steve Cappiello and Mary Francone comprise the group's board of directors, said the group was reorganized to include committees and ward coordinators.

Ranieri stepped up his attacks on Vezzetti, sometimes against the advice of his aides, and last month called on Vezzetti to resign his office for "health" reasons.

Vezzetti called on Ranieri to do the same, noting that "Bob Ranieri wants this job so badly he can taste it."

"Bob's gone a bit crazy," said a long-time Ranieri supporter.

"I wish he'd stick to the business at hand and not let others steal the 'sexy' issues on the council," said another supporter of Ranieri's constant criticism.

Ranieri has said he would not rule out running for mayor in a recall, but added he would accept the decision of the recall group.

"I'll abide by whatever decision is made as long as it brings everyone together," Ranieri said.

Ranieri: Budget proves Vezzetti cannot govern

Continued from Page 1.

the state confirmed it."

Ranieri said the tax rate, including water and sewerage rate increases, would skyrocket to between \$215 and \$220 per \$1,000 of assessed valuation.

City Council President E. Norman Wilson said the additional \$300,000 cuts alone would result in a \$2.40 increase in the tax rate.

Italiano Monday estimated that the tax rate would be \$205 per \$1,000 of assessed valuation.

Chius declined to speculate on a 1986 tax rate until all ratables are established.

Last year, the city tax rate was \$162 per \$1,000 of assessed valuation.

Wilson said any additional cuts would likely come from personnel. The council already approved an amendment to trim \$500,000 from the city payroll.

The cuts will come from permanent and part-time employees hired since Jan. 1, 1985.

"We simply can't push taxes up anymore," Wilson said. "It will be virtually impossible to afford a home. I'd say additional cuts would result in layoffs," he said.

Hoboken probes 3-alarm fire

By Bill Campbell

Hoboken fire officials are still investigating the cause of a three-alarm fire early Sunday that gutted two stores and forced the evacuation of a five-story building on Washington Street.

About 40 tenants were forced out of their apartments at 300 Washington St. shortly after 5 a.m. Sunday, fire officials said.

Deputy Fire Chief Richard Tremietdi said the fire started in garbage in front of a vacant fish market. He said he has yet

to determine how the garbage was ignited.

The building suffered "minor structural damage" and tenants were allowed to return to their apartments yesterday, Tremietdi said.

He said a produce market on the corner of Third and Washington streets suffered

Highrises planned in Hoboken

By Tom Gissen

HOBOKEN—Another pair of highrise towers has been proposed for the city's southwest corner.

Developer John Berry last night unveiled his plans to build more than 500 apartments on a 2½-acre, three-block site along Observer Highway between Bloomfield Street and Willow Avenue.

The \$53.3 million project would include two 18-story buildings, among others.

The proposal came during a special City Council meeting called to allow Michael Coleman, director of the city Community Development Agency, to present two new development projects.

Berry's proposal was one. The other is for a 100-apartment building for senior citizens and the handicapped. It would be on city property on Madison Street, between Fifth and Sixth streets.

Coleman estimated the project could cost as much as \$8 million.

See HIGHRISES, Page 8

"extensive" smoke damage.

"The damage was confined mainly to the two stores and an apartment over the vegetable store," Tremietdi said. "The fire took about a half-hour to extinguish."

He said the fire spread quickly from wooden and cardboard boxes piled in front of the

vacant store, melted a sheet of plastic placed over the door and spread through a hanging ceiling to the produce market.

Four engine companies and two fire trucks responded to the alarms, police said.

According to police reports, passersby George Littler of Boston and Mark Canevari of

Union observed flames inside and outside the building.

Police said that Littler notified police of the fire at 5:07 a.m. while Canevari, joined by Patrolman Mike Costello, evacuated the building.

Costello was overcome by smoke inhalation and treated at the scene, police said.

Police reported no other injuries.

Residents of the eight-unit building met Sunday and yesterday with city officials and representatives of the Campaign

for Housing Justice.

"As long as there was no serious damage, I wanted to make sure that people were back in their apartments," said Sixth Ward Councilman Dave Roberts, who coordinated the meetings.

Roberts, a former firefighter, said the group also met with building owner Hugo Smolders of Union City to receive assurances that repairs would be made.

"We were very concerned about the fate of these families," Roberts said. "We only needed assurances that

they would be allowed to return."

The Rev. Paul Hagedorn of Campaign for Housing Justice said he was "pleased" by the response from city officials in dealing with the owner.

"Councilmen (Roberts and Pat Pasculli) deserve credit for getting together and coordinating the meetings," Hagedorn said. "Now we need to wait and see if the owner follows through on the assurances," he said.

Tremietdi said he would complete the report on the investigation today.

Observer Highway.

He said the northern buildings would be compatible with the neighboring residential area, which he described as being "very residential, very nice quality." He also said "one of the ideas was for Hoboken to have a skyline presence from the other side of the river."

Councilman Steve Cappiello received boos and hisses from many of the about 50 people in attendance when he suggested that perhaps the buildings should be taller.

"We need ratables, we need ratables," Cappiello told the audience.

The Berry project calls for 115 "affordable units." Rents would range from \$550 per month for a one-bedroom apartment to as high as \$750 for a three-bedroom apartment. Four hundred of the units will be rented at market rates, and the rents would range from \$900 to \$2,000 per month.

11th hour rescue for fireworks

By Jim DeRogatis

Almost at the last minute, insurance companies and the planners of the Statue of Liberty centennial celebration agreed last night on insurance for a huge fireworks display planned for the Fourth of July.

Spokesman Henning Nielsen of the Statue of Liberty-Ellis Island Foundation Inc. refused in a telephone conversation to disclose the cost of the liability insurance policy or the names of the insurance companies providing it.

"We're not going to disclose the policies, the carriers or any of that, because that's normal business practice," he said. Asked whose practice, he said the foundation's.

The negotiations were completed at about 7:25 last night, said foundation spokesman Henry Neiger.

Capt. Richard Tremietdi, Hoboken's fire code official, said that workers had not been allowed to continue the job of assembling the 20,109 pounds of explosives since Tuesday afternoon due to "technical problems with the (liability) insurance."

The explosives for the much-ballyhooed "biggest fireworks display in the history of the United States" have been stored

See 11th HOUR — Page 48.

Continued from Page 1.

at the Hoboken Shipyards at 14th and Hudson streets since early Saturday morning. They have been guarded by Hoboken police hired by Liberty Weekend and by Coast Guard ships in the Hudson River.

Liberty Weekend workers began assembling the fireworks on 42 barges docked at the site on Monday. The barges will be towed into place around the tip of Manhattan tomorrow.

Tremietdi said that work was "about 90 percent completed" on Tuesday when workers were ordered to stop because of the problem with insurance.

Sources said the workers were not properly covered under the \$25 million policy Liberty Weekend secured for Hoboken Shipyards.

"They lost two days' work," Tremietdi said. "They're going to have one hell of a day tomorrow finishing the job." The captain said Hoboken fire code officials would be on hand

when work resumes in order to see that safety precautions are upheld.

The fireworks have been a source of controversy since Liberty Weekend organizers announced their plans in May. Councilman Robert Ranieri, who claimed the fireworks would endanger the city, unsuccessfully sponsored a resolution to block the storage of the explosives. It was defeated by the council by a vote of 7-to-1.

Ranieri said yesterday that he felt "vindicated. This has been a slipshod operation from the beginning," he said.

"The soothsayers, swift talkers, and medicine men have come to Hoboken. There is trouble in River City."

Ranieri criticized the administration, the City Council and the fire code official for allowing the storage of the fireworks.

"If July Fourth comes and goes without incident, then I will be the villain and I will take all the lambasting," he said. "But if there is a problem affecting life and limb, they will have to take the responsibility."

ST. MARY

Blackout darkens portion of hospital

HOBOKEN—A small section of the city, including St. Mary Hospital, briefly lost electrical power after a loose section of a fire escape dropped and downed two power lines.

Today, the hospital's engineers and crews from PSE&G are scheduled to try to find out why only one of the hospital's two emergency generators worked during the outage.

Priscilla Suber, a PSE&G spokeswoman, said 30 customers near Third and Monroe streets the source of the outage, lost power at 1:07 p.m. Saturday. Electricity was restored two hours later, she said.

Joan Quigley, vice president for corporate affairs at the hospital, said the 330-bed facility's south building was without power until

approximately 2:45 p.m. Saturday. The south building patients attached to monitors and other electrical equipment were moved through connecting corridors to the north building, Quigley said.

The north building retained power via the emergency generator except for a few minutes, Quigley said. Ambulances were prepared to transfer patients to St. Francis Hospital in Jersey City, if needed.

The emergency room was unaffected by the blackout, the hospital spokeswoman said. The operating room was not being used at the time of the power loss, she added.

A Fire Department report did not state why a portion of the fire escape at 235 Monroe St. loosened and fell.

—Sheila Smith

Stevens professors asked to spurn Star War funds

By Jim DeRogatis

A Hudson anti-nuclear group is circulating a petition among faculty members of Stevens Institute of Technology in Hoboken in an effort to persuade professors there not to accept federal funds for Star Wars research.

Stevens received a \$100,000 grant from the Department of Defense this spring for a year-long research project connected to the Strategic Defense Initiative, the formal name for President Ronald Reagan's proposed Star Wars program. Reagan hopes military technology can be developed to spot nuclear missiles and destroy them in space before they reach their targets.

Professor Harrison Rowe

and other Stevens researchers will use the funds to work on an early detection system that will use heat sensors to distinguish missiles from the earth or sky. The Stevens administration has neither endorsed nor opposed the research project.

However, several local peace and anti-nuclear groups have voiced strong opposition to the research project.

But while an April meeting between members of the Hudson County Coalition for a Nuclear Weapons Freeze and Stevens professors and administrators provided "a useful dialogue," there are no plans to stop the research program, a coalition spokesman said.

The coalition announced yesterday that it is circulating a petition among the 200 faculty

members at Stevens to solicit their support for stopping the Star Wars research.

The "pledge of nonparticipation" is part of a national campaign initiated by scientists at Cornell University, according to coalition member Miranda Spencer.

More than 6,500 faculty members and graduate students across the nation have signed the petition.

The Hudson County Coalition for a Nuclear Weapons Freeze plans to forward signed petitions from the Stevens drive to the organizers of the petition drive at Cornell, Spencer said. Copies will also be sent to President Reagan, R. Frank Guarini, and Stevens officials.

CDA asks feds for affordable housing funds

By Jim DeRogatis

The Hoboken Community Development Agency has applied for \$8.5 million in federal grants for the construction of affordable housing, the agency announced yesterday.

The CDA filed applications for a \$3 million Housing Development Action Grant and a \$5.5 million grant from a HUD Section 202 program last week, according to a statement released yesterday. The agency expects to hear whether the grants are approved by late September.

The \$5.5 million grant would be used to build approximately 100 units of rental housing for elderly and handicapped Hoboken residents on city-owned land on Madison Street between Fifth and Sixth streets.

The \$3 million HDAG grant would assist in the construction of a project proposed by Applied Development of Hoboken along Observer Highway from Bloomfield Street to Willow Avenue. The project would include 515 rental units, 115 of which would be earmarked for "affordable" housing.

The Hoboken Knights of Columbus have agreed to sponsor the Madison Street development, according to Peggy Thomas, a CDA consultant. The group built and managed Columbian Towers on Garden

Street, also a project for elderly and handicapped persons.

There is currently a waiting list of 600 people at Columbian Towers and the CDA estimates that there is a city-wide need for 2,500 units for the elderly and handicapped.

The CDA has not released specific plans for the development. The Knights of Columbus would be responsible for hiring an architect and for building and managing the project, Thomas said. The CDA estimates that the cost of the project would be approximately \$8 million.

The Applied Development project will include 23 units of two and three bedroom apartments to accommodate larger families. Rent levels, which must conform to 20-year HUD levels, will be \$186 for one-bedroom apartments and up to \$295 for two- and three-bedroom units.

The HDAG grant would be matched by a \$2 million Federal Housing Agency conditionally-insured mortgage commitment and \$2.8 million in cash equity commitments from the developer.

Joseph Barry, president of Applied Housing, is the general partner in Applied Development. According to Barry, the market-rate units in the development will cross-subsidize the affordable units.

OBITUARIES

Dorothy J. Ziegler, Hoboken principal

When Dorothy Ziegler was diagnosed as having cancer two and one half years ago, she faced her disease as courageously as she faced the numerous challenges in her life, remaining as strong and as spirited as ever.

Dorothy J. Ziegler, 52, principal of the Demarest School in Hoboken, died yesterday in Dover General Hospital.

A lifelong Hoboken resident, she was educated at Seton Hall and Rutgers Universities, receiving her master's degree from Rutgers in 1968.

During her 25 years as a Hoboken teacher, she headed the English Department of Hoboken High School and was a past president of the Hoboken Teachers' Association.

She founded the Hoboken Business and Professional Women's Club.

Described by many as a phenomenal teacher, she was able to instill academic confidence even in those students who were labelled as slow, often spending hours after school tutoring them. One of her daughters, Maureen Plousas of Mine Hill, said her mother "put her heart into her job, to prepare students for the best possible future."

When she had to stop working in November because of her illness, she continued to talk about her profession and her hopes to return to teaching in April.

Students and faculty kept in touch with her, greeting her with a huge Christmas card this past year, signed by every student and teacher in the school.

During Demarest's graduation this past year, Rev. Ives of



Dorothy J. Ziegler
Taught 25 years

Our Lady of Grace Church, Hoboken, presented a special tribute to Mrs. Ziegler, and the students dedicated their graduation song to her.

Mrs. Ziegler was a member of the NJEA and Bicentennial Committee of Hoboken and served on the negotiations committee of the Hoboken Teacher's Association.

Mass will be held at 10:15 a.m. on Monday in Our Lady of Grace Church, Hoboken. Entombment will be in Madonna Mausoleum, Fort Lee.

Arrangements are by Lawton-Turso Funeral Home, Hoboken.

First candidate files for council

By Bill Campbell

Aaron Miranda-Forman became the first candidate to file nominating petitions yesterday for Hoboken's Nov. 4 special election for the First Ward council seat.

Miranda-Forman, 23, filed petitions with Hudson County Clerk Frank Rodgers. He is seeking to win the council seat held for four terms by Anthony Romano.

Romano resigned in March after it was revealed that he was no longer a resident of the ward.

Miranda-Forman was an unsuccessful at-large candidate on the ticket headed by Thomas Kennedy in last June's mayoral election. After his defeat, Miranda-Forman endorsed Thomas Vezzetti in the mayoral run-off election, but he is now considered to be anti-administration.

"The ward is going through great changes," Miranda-Forman said. "It is vital that the people have a spokesman

who is prepared to address the issues."

The candidate promised to talk about parking, sewerage and development during the campaign.

The First Ward campaign is expected to be hotly contested. Vezzetti has mentioned backing two possible candidates, former runningmate Annette Illing, a resident of Marineview Towers, and Thomas Newman, president of the First Ward Block Association.

Neither has formally announced plans to run.

Joseph Lisa, the former city council budget examiner, is expected to be the nominee of the coalition opposing the Vezzetti administration. Lisa has not announced plans to run, although he was a leading contender to be appointed by the council to fill the seat vacated by Romano.

However, the council could not come to an agreement on an interim appointee, and the First Ward council seat has remained vacant for the last six months.

Zoner's hearing revolves around personal conflict

By Anthony Baldo

Hoboken's building inspector testified yesterday that he "had no hard feelings" towards Thomas Newman, the alternate on the city's Zoning Board of Adjustment who is accused of violating zoning ordinances.

But Newman's attorney, Phillip Elberg, told Superior Court Judge Kevin Callahan that he would show that there was conflict between his client and the inspector, Alfred Arezzo, thus leading to the city's summons against Newman.

Arezzo issued the summons Feb. 6 because Newman allegedly had no certificate of occupancy for a garage that he was using for retail purposes. Newman didn't heed the summons, so the city has filed a lawsuit against him.

Arezzo, in issuing the sum-

mons, claimed that Newman needed a variance to use the garage at 200 Garden St. for retail purposes.

He issued the summons after an inspection of Newman's premises. That inspection followed a complaint made by developers Robert Cohen and Robert Lee, whose condominium projects were strongly opposed by Newman.

Arezzo said he granted a building permit to Newman so that he could renovate the garage.

Newman, who restores and sells antique furniture, told him that he wanted to use the garage for retail purposes. Arezzo said.

He testified that he advised Newman to apply to the Zoning

See ZONER — Page 8.

Zoner's hearing revolves around personal conflict

Continued from Page 1.

Board of Adjustment for a variance.

Elberg then asked Arezzo if he had any ill feelings towards Newman, who, as president of the First Ward Block Association and a zoning activist, criticized some of the building inspector's decisions.

Elberg specifically mentioned a building on Bloomfield Street that Cohen and Lee were developing.

Newman protested Arezzo's decision to grant the developers building permits. Arezzo eventually did rescind the permit in August 1985 because the building had more than the allowable floor area ratio.

Arezzo said Newman's protests didn't bother him because he heard criticisms "from just about every other city official."

But Elberg countered that, when Newman takes the stand, he will give conflicting accounts of the conversations with Arezzo.

When Elberg continued questioning Arezzo about his relationship with Newman, Hoboken City Attorney Michael Mongiello objected. Mongiello said the questioning was "irrelevant" because the case involved Newman's alleged non-conformance to the city's zoning laws.

Elberg retorted that he would show that Cohen, Lee, and Arezzo banded together to get back at Newman for his opposition to the developers. In addition to Newman, the defense also will call Lee and Cohen to testify, Elberg said.

The matter will resume in Callahan's courtroom in the Hudson County courthouse at 1:30 p.m. today.

Drago keeps eyes on Hudson skyline

By Dominick Calicchio

For the past 25 years, Union City resident James Drago has been watching over the Palisades, making sure overambitious development doesn't deplete the region of its natural attributes.

As president of the Save the Palisades Association, Drago has seen real estate moguls, oil companies and local politicians come up with innumerable plans for waterfront development, many of which would've done little to enhance life in North Hudson.

The Save the Palisades Association was incorporated in Union City, in 1929, though its roots run several years before that. Started by a group of local businessmen, the group also counted former West New York Mayor Oscar L. Auf der Heide as a member.

Drago first joined the Save the Palisades Association in 1962 to protest the construction of the Versailles Apartments on Boulevard East in West New

York. The group, he said, argued that part of the land on which the Versailles was to be built had previously been dedicated as public parkland. The judge, however, ruled for the developers.

"He said that since the land was never developed as a park, it wasn't parkland," Drago said.

Then in 1969, Drago said, county officials intended to sell seven acres of James J. Brad-dock-North Hudson Park in North Bergen to developers to build apartments. That time, Drago said, the Save the Palisades Association won.

"The land now between 79th and 82nd streets and Bulls Ferry Road," he said, "that remains parkland and has become sort of a sanctuary for wildlife."

He said several kinds of birds, a few racoons and other small animals inhabit the area.

Although Union City's border doesn't reach the Hudson River, Drago said the group involves itself in Weehawken, Hoboken, Guttenberg and

North Bergen waterfront issues, because development in those towns affects Union City. Other citizens groups in North Hudson held the same opinion, he said, which was why many of them helped form the Waterfront Coalition of Hudson & Bergen in 1977.

Helen Manogue of Hoboken, who heads the coalition, said it was formed after Drago's group and others spent 1970 to 1975 fighting a proposed oil refinery and tank farm in the Hoboken-Weehawken area.

That proposal was defeated, Manogue said, with residents realizing that "the air pollution from those facilities would most certainly have affected Union City."

Drago said the coalition consists of "17 organizations working together to recommend the proper development of the waterfront."

Said Manogue: "We may sound like we're anti-development, but we're not."

Drago said the coalition seeks to have a state waterfront

commission established, a group which would "recommend a certain percentage of open space in each municipality for parkland," but would allow towns to collect taxes and control their property independently.

"That would avoid objections (to the proposal) from some of the towns, naturally," he said.

Manogue said a problem with development is that decision makers don't understand the impact their plans have on the traffic volume and environmental conditions of surrounding areas.

"All they're looking at is the site," she said, "and maybe four or five blocks around the site. They're not even looking at the impact on the whole city."

She said that public officials often think of their towns' borders as "walls" separating one from the next. Instead, she said, they should be "looking at the waterfront on a regional basis."

Law director should go

After working hard for over a year in an uphill battle to bring honesty and integrity to Hoboken's government, it is disheartening to read an independent review in the Journal which so thoroughly misses the point in the Sal D'Amelio Jr. affair.

The firing of Hoboken's Law Director was neither impulsive nor was it based upon a gray area of the law. The decision to fire D'Amelio was several months in the making, was carefully researched by outside counsel, and was based upon public actions on the record taken by D'Amelio which were designed to and had the effect of enriching his family by several million dollars. His flagrant behavior has fundamentally corrupted the governmental process and makes a mockery of democratic values.

That the original appointment of D'Amelio as Law Director was a major mistake we fully recognize. To compound that mistake by failing to remove him from office, after such gross abuses would constitute a dereliction of the Mayor's oath of office.

In addition to the serious conflicts involved, we urge you to consider how any mayor, let alone one committed to fundamental reform, can function in City Hall with a municipal attorney in whom he has no confidence and who conspires with the opposition City Council majority to undermine all efforts at reform.

D'Amelio's actions regarding the Zoning Board had the effect of keeping on the Board members who have already indicated their support for the Presidential Towers and the several variances the developer had requested. The Board, stacked by D'Amelio's legal opinions and the Council's support for them, approved the variances, despite a zoning law requiring that variances only be granted when they serve the broad public interest, and despite the strong objections of scores of interested area residents. Since his father own so much of the land involved, D'Amelio's family stands to realize millions if this deal is upheld.

D'Amelio's "legalistics" were also involved in the City Council's acceptance of a bogus multi-million dollar contract with the city's controversial engineering firm. And, discounting everything he learned in law school about due process, he orchestrated

the Council's "kangaroo court" firing of the former public works director largely because as director he attempted to blow the whistle on this fraudulent contract.

Proceeding with D'Amelio's advice and support the Council has now attempted to take direct control of the Zoning Board in order to ensure the Board's continued support for unbridled development. As a reward, the Council has added to D'Amelio's power and opportunities for mischief by placing the police and fire departments under his direct control.

Since last summer the City Council majority has consistently attempted to undermine the new administration and to thwart all efforts at reform. Sal D'Amelio Jr. is the latest in a long line of those who would abuse public office for private gain. That he has been reinstated by a council majority guided by members committed to their old political practices should not surprise you or anyone familiar with Hoboken politics. What quite frankly surprised and amazed us was that in criticizing the mayor for taking a strong stand against corruption, you managed to

avoid comment on the substance of D'Amelio's corruption and the complicity of the City Council. We assure you that the D'Amelio affair has not yet been concluded, and we urge you to review the entire record and your reaction to this critical, yet unfortunately all too familiar pattern of corruption. — COUNCILWOMAN HELEN CUNNINGHAM, COUNCILMAN JOE DELLAFAVE

Car hits hydrant, cutting off water in 20-block area

By Jim DeRogatis

A car that struck a Hoboken fire hydrant Wednesday set off a chain reaction of five water main breaks, leaving a large area in the city's northwest industrial section without water until 7 p.m. yesterday, officials said.

Director of Public Works Roy Haack yesterday declared a state of emergency in an area of approximately 20 square city blocks from 13th to 17th streets west of Clinton Street.

City workers and emergency contractors worked around the clock to restore water and fire protection to the area, Haack said. He added that few residents were without water but several large industries were affected by the breaks. The fire department had an

engine company standing by in the area until water service was restored. Public Safety Director Edwin Chius said.

According to police, a Ford Thunderbird hit a fire hydrant at 14th and Adams streets at about 5:30 p.m. Wednesday. The car sped away as a geyser of water shot high into the air, police said.

Haack said that the sudden surge of pressure created when the hydrant was severed from the water main created an "air hammer," a high-powered surge of air that was propelled through the water main.

"The result was that several other water mains popped," Haack said. There were three breaks in the eight-inch main on 14th Street and two breaks

See WATER — Page 8.

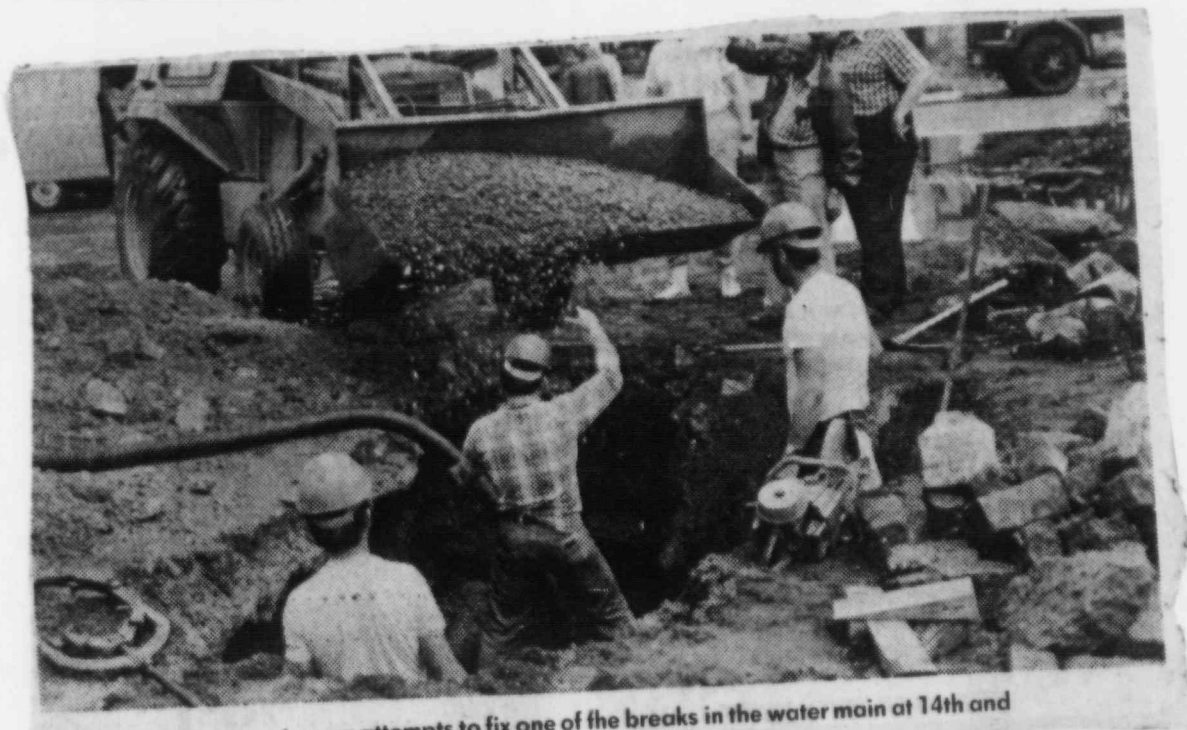
Water

Continued from Page 1.

on Adams Street near 14th Street and 18th Street, the director said.

Police closed 14th Street from Jefferson to Grand streets and Adams Street from 13th to 16th streets so that workers could repair the mains.

"We're in the process of isolating the breaks in order to restore service to the area," Haack said in the afternoon. He said that two crews from the city water department and workers contracted from J. Fletcher Creamer Inc. were "working around the clock."



A repair crew attempts to fix one of the breaks in the water main at 14th and Adams streets in Hoboken yesterday.

Hoboken called fortunate water break not worse

By Jim DeRogatis

Hoboken's director of public works said yesterday that the city was "lucky" in being able to quickly repair five water mains that broke Wednesday.

A car that struck a fire hydrant on 14th and Adams streets on Wednesday night set off a

chain reaction of five water main breaks that left a 20-block area in the city's northwest industrial section without water for 24 hours, officials said.

Workers from the city Department of Public Works and contractor J. Fletcher Creamer restored water power at 7 p.m. Thursday and the last of the breaks were repaired by yesterday morning, according to director of public works Roy Haack.

"We were very lucky," Haack said. "When we turned the water back on, there were no more leaks and no more breaks. We did very well turning a bad situation around."

Haack said work continued "around the clock" from shortly

after the break until yesterday morning to restore water power and repair the mains. He did not yet have an estimate of the cost of the work.

Police are still investigating the accident that started the problem. Witnesses said a car hit the fire hydrant and sped away.

Zoner: They want to shut me up

By Jim DeRogatis

An alternate member of Hoboken's Zoning Board of Adjustment who is accused of violating zoning ordinances testified yesterday that a summons issued by the building inspector was "purely harassment" and "an attempt to shut me up."

Thomas Newman made the statement on the third day of proceedings before Superior Court Judge Kevin Callahan. He is contesting a summons

issued by city Building Inspector Alfred Arezzo against his cabinet-making shop at 200 Garden St.

Newman in 1980 purchased an old tavern on Garden Street and a candy store around the corner on Second Street. He first converted the Garden Street property into a cabinet-making shop, and later expanded the shop to the Second Street property.

Assistant City Attorney Michael Mongiello and Arezzo are trying to prove that New-

man never applied for a variance to convert the garage on the Second Street property. They also claim that Newman does not have a certificate of occupancy for that area of the shop.

Phillip Elberg, Newman's attorney, is attempting to prove that the two properties were always linked. He contends that Newman received approval from the zoning board and from Arezzo to convert both properties, not just the Garden Street property.

Elberg said Thursday that he will show that conflict between his client and Arezzo led to Arezzo's issuing the summons.

As president of the First Ward Block Association, Newman has frequently opposed developments that violate height and floor area ratio standards. One of the developments he sought to stop was a project at 205-207 Park Ave., a nine-unit condominium conversion by Robert Cohen and Robert Lee.

See THEY — Page 16.

They want to shut me up

Continued from Page 1.

Cohen and Lee filed the complaint against Newman during yesterday's session was Zoning Board Chairman Frank Camerone. Camerone said that he had been in Newman's shop "many times" during the last few years in response to questioning from Elberg, who was seeking to show that Camerone never questioned whether Newman had a variance or certificate of occupancy.

Newman testified yesterday that "the first inkling" he had that he would be having a run-in with Arezzo was a "threatening phone call" from Lee. He said the developer told him he would file a complaint if Newman attended a meeting concerning the Park Avenue project.

Cohen and Lee are both scheduled to testify in the case. Elberg also plans to call as a witness a former reporter for the Dispatch, who was allegedly told by Arezzo about Newman's summons two days before Newman received it.

The first witness to testify during yesterday's session was Zoning Board Chairman Frank Camerone. Camerone said that he had been in Newman's shop "many times" during the last few years in response to questioning from Elberg, who was seeking to show that Camerone never questioned whether Newman had a variance or certificate of occupancy.

But Camerone also testified under questioning by Mongiello that the Second Street property was "not part of (Newman's) application" when he appeared before the zoning board. Camerone was the last witness called by the city.

Newman took the stand next and Elberg attempted to trace his history as a neighborhood activist and zoning board member, despite Mongiello's

frequent objections and Judge Callahan's admonitions "not to stray too far afield."

Newman testified that he had made several enemies because of his battles with developers and said that his relationship with Arezzo had deteriorated.

"I had been told (in 1980) by Arezzo that I did not need a variance," Newman said. He said that, because he had "become a thorn in Arezzo's side," the building inspector "decided to get me."

"This is purely an attempt to shut me up," Newman said. "This is purely political harassment."

Elberg said last week that Newman had considered filing a civil rights suit against Arezzo depending on the outcome of the current proceedings.

The case will resume in Callahan's courtroom at 1:30 p.m. Monday.

Vezzetti: Council's vote illegal

A City Council ordinance stripping Mayor Thomas Vezzetti of the power to make appointments to the Zoning Board of Adjustment may violate state laws, according to a legal opinion released by the mayor.

The City Council two weeks ago passed an ordinance shifting the power to make appointments to the zoning board from the mayor to the council. Vezzetti vetoed the ordinance shortly afterward and released a legal opinion Friday justifying his position.

The opinion, prepared by Newark attorney William Graves, who was hired with Vezzetti's personal funds, states that the council's recent

ordinance violates a provision in the Faulkner Act that gives the power of appointment to the mayor.

The Faulkner Act was a state law which created the mayor and council form of government.

According to Graves' opinion, "The Faulkner Act vests the appointment power in the mayor with the advice and consent of the council. By attempting to remove the appointment power from the mayor, the council has violated the Faulkner Act."

The council had been expected to overturn Vezzetti's veto at their meeting on Wednesday. But Vezzetti said that he hopes the opinion will

convince anti-administration council members to reconsider. "They are violating the law," Vezzetti said. "If they overturn the veto, I intend to take this to court."

The question of whether the council will override Vezzetti's veto will be just one in a long line of confrontations between the mayor and council concerning the Zoning Board of Adjustment.

Vezzetti attempted to remake the board by appointing three new members several months ago, but Law Director Sal D'Amelio ruled that the terms of the members Vezzetti sought to replace had not expired.

D'Amelio's ruling prompted

Vezzetti to fire the law director, who was later reinstated by the council. Vezzetti claimed that D'Amelio was guilty of a conflict of interest because he made the ruling on the board appointments at a time when a development in which he once had an interest was before the board.

Vezzetti said Friday that he still intends to see that D'Amelio appears before an ethics board on charges of conflict of interest.

The council originally began the process of passing the ordinance stripping Vezzetti of the power of appointment shortly after his unsuccessful attempt to remake the board.

Newman trial put off

By Jim DeRogatis

The trial of an alternate member of Hoboken's Zoning Board of Adjustment who is accused of violating zoning ordinances has been postponed until September, when two local developers and a newspaper reporter will testify.

Thomas Newman, the board member, completed his testimony yesterday during the fourth day of proceedings before Superior Court Judge Kevin Callahan at the Hudson County Court House. Callahan then adjourned the case until September because several of the witnesses Newman's attorney plans to call are on vacation.

Newman is contesting a summons issued in January by city Building Inspector Alfred

Key witnesses on vacation

Arezzo against Newman's cabinet-making shop on the corner of Garden and Second streets.

Newman in 1980 purchased an old tavern at 200 Garden Street and a candy store around the corner at 204 Second St. He first converted the Garden Street property for use as a cabinet-making shop, and later expanded the shop to the Second Street property.

Assistant City Attorney Michael Mongiello and Arezzo are seeking to prove that New-

man never applied for a certificate of occupancy or a variance to convert the Second Street property.

Phillip Elberg, Newman's attorney, has attempted to prove that the two properties were always considered as one and that Newman received approval from the zoning board and from Arezzo to convert both properties.

In response to questions from Judge Callahan, Newman yesterday said that he pays taxes on the two buildings as if

they were one, that they have only one mailing address, and that he has only one deed.

"It is a typical Hoboken corner property," Newman said. "It has one address on the main avenue, Garden Street, and another on Second Street, but they are the same property."

Newman has testified that the summons from Arezzo was "purely harassment" and "an attempt to shut me up." As a zoning activist and president of the First Ward Block Association, Newman has frequently opposed the practices of Arezzo and the Zoning Board of Adjustment.

During his cross examination of Newman, Mongiello yesterday tried to show that it was not Arezzo who was "out to

See NEWMAN — Page 6.

Newman's hearing is postponed

Continued from Page 1.

get" Newman, but it was Newman who was after Arezzo.

Newman admitted to meeting in March with Mayor Thomas Vezzetti and his executive secretary, Laurie Fabiano, to discuss replacing Arezzo with another zoning official. He also said that replacing Arezzo was a topic at a meeting of the First Ward Block Association in April.

had no desire of taking the job himself. "That's about the worst job I could imagine having," he said. "I have a lot of sympathy for Mr. Arezzo."

Hoboken developers Robert Cohen and Robert Lee are expected to testify when the case resumes. Elberg has said that he will prove that Cohen, Lee, and Arezzo banded

together to "get back at" Newman for his opposition to projects by the developers.

Cohen and Lee filed the complaint against Newman that ultimately resulted in the summons from Arezzo. Newman had opposed a project by the developers at 205-207 Park Ave.

The two developers, who are principals of Hudson Investments, Inc., were in the

news in the last several months following the electrocution of a young construction worker on the site of one of the condominium rehabilitations, on Bloomfield Street.

Gail Friedman, a former reporter for the Hudson Dispatch, also has been called to testify. According to Elberg, Friedman was told by Arezzo about Newman's summons two days before Newman received it.

Aid sought to subsidize repairs

By Jim DeRogatis

The Hoboken Community Development Agency has applied for a \$167,000 federal grant to enable property owners to rehabilitate their buildings while maintaining affordable rents for their tenants.

The city has already received initial approval from the federal Department of Housing and Urban Development for the funds, part of the rental rehabilitation grant, according to CDA consultant Jean Forrest. Final approval is expected to be received in several weeks.

According to CDA Director Michael Coleman, "This program is directed at property owners and allows them a maximum of \$5,000 per rental unit for rehabilitations, while mandating that tenants remain at rents they can afford."

The CDA has designated the areas between Observer Highway and Fourth Street from Clinton to Jackson streets and from Eighth Street to 13th Street along Park Avenue as rental rehabilitation zones.

"These areas were chosen because of the many low-income families and small multi-family buildings in substantial condition," Coleman said. However, Forrest added that qualifying landlords from outside the designated areas can also apply for the grants.

In order to qualify, land-

lords of multi-family buildings that are at least 50 percent rental must show that the majority of their tenants are below a certain income level set by HUD and that they would not be able to rehabilitate their buildings without raising their rents.

Landlords do not have to repay the grant, but must agree to keep the rent on their units at one third of their tenants' income, as per HUD guidelines, for a period of ten years.

If the rents exceed the HUD guidelines, the CDA will help the tenants apply to the Hoboken Housing Authority for Section Eight subsidized housing vouchers.

The Housing Authority would be responsible for handling the vouchers, managing tenant contracts and providing tenants with information and counseling, Coleman said. The CDA would arrange bank financing, loan processing, housing inspections, and construction monitoring.

"This is a real opportunity that is good for both the property owner and the tenant," Forrest said of the grants.

"It gives the property owner another option besides operating at a loss or selling his property, and it gives the tenant the option of remaining and paying an affordable rent or leaving with a Section Eight supplement."

Merchant: Landlord locked me out

By Bill Campbell

8/5/86

The three-alarm fire in Hoboken that forced the evacuation of a Washington Street building was extinguished nearly a month ago, but one tenant is still smoldering.

Yang Yang, owner of Yang's Produce Market at 300 Washington St., said yesterday he will seek a court order to allow him to re-enter the store which has been padlocked since July 9.

Yang, who says he has 13 years remaining on a 15-year lease, has been told by the building's owner that he must pay \$250,000 or lose his business.

"Mr. Yang came to this country in the search for justice and all he has received is injustice," said Jerry Lee, Yang's attorney.

According to Lee, the building's owner, Hugo Smulders of Uptown Realty, has prevented Yang from re-entering the market which suffered extensive smoke damage from the fire.

He said that Smulders has threatened to terminate the lease if Yang refuses to purchase



Photo by Mark Wyrille

Yang's Produce Market at 300 Washington St. in Hoboken remains boarded up after last month's fire because the landlord refuses to let him reopen, the shopkeeper says.

See MERCHANT — Page 6.

Merchant: Landlord locked me out

Continued from Page 1. 8/5/86

ase the 900 square foot storefront outright for \$250,000.

Neither Smulders nor his attorney, Robert Matule, would return telephone calls from The Jersey Journal.

"This is my sole source of income," said Yang who is supporting his wife, a child and his parents. "I don't know what I am going to do."

About 40 tenants were forced out of their apartments shortly after 5 a.m. on July 6 by the fire. According to Deputy Fire Chief Richard Tremittedi, the fire started in garbage which was stacked in front of a vacant fish market.

He said the fire spread quickly from wooden and cardboard boxes, melted a sheet of plastic hung over the door of the fish market and spread through a hanging ceiling to the produce market.

Tremittedi said that, while the fire started in the gar-

bage, the ignition source is still "undetermined."

Tenants were allowed to return to their apartments on July 8, but Yang has not been granted permission to reopen his business, said Thomas Kim, a cousin of Yang's.

Kim said that Smulders has invoked a provision of the lease which permits termination if the tenant was responsible for "damage."

While he admits the fire started in garbage discarded from the produce market, "Yang did not set it on fire," he said. "The report said the fire was 'undetermined.'"

Lee said the clause was "unjustified" and "will not stand up in court."

"You just can't justify eviction on those grounds," Lee said. "How many merchants have similar clauses in their leases and how many follow them. What if I put trash in front

of a store and someone sets it on fire? Who is responsible?"

Lee said Yang has paid the "harsh penalty" any tenant can pay.

He said that Smulders, who purchased the building in July for \$500,000, is attempting to convert the dwelling units into condominiums.

Sixth Ward Councilman Dave Roberts, who coordinated the relocation of tenants following the fire, said the city had attempted to purchase the building from Smulders, but he has refused the offer.

Roberts said the city's Community Development Agency had planned to buy the property and provide the owner "a substantial profit" and allow the tenants to purchase the units with low interest loans.

"After the fire we hoped we could launch a pilot program where the city provides assistance to the families currently

living in the building," Roberts said. "However, when we got Smulders' counter proposal, we were blown out of the water."

Roberts refused to disclose the city's offer or Smulders' counter proposal, but said "they are very far apart."

"In the spirit of providing affordable housing and keeping Hoboken residents in town, I hope he reconsiders," Roberts said.

Roberts said that he and Councilman at-large Patrick Pasculli have been coordinating the buyout plan with CDA Executive Director Michael Coleman.

"To ask Mr. Yang to pay \$250,000 seems out of the question," Roberts said. "I know for myself that his store was very popular and people keep asking me about when he will be allowed to reopen. I hope we can all work to an equitable solution," he said.

Development aide resigns

By Bill Campbell

8/5/86

Thomas Ahern, director of economic development for the Hoboken Community Development Agency, announced yesterday that he will resign his city post effective Sept. 1.

Ahern, who has held his CDA position for six years, will become the executive director of the Jersey City Economic Development Corp., he said.

He was offered a one-year \$38,000 contract by the EDC's board of directors last Monday. "I want to repeat my

ambivalence in leaving the city," he said in a letter dated Aug. 1 to CDA Executive Director Michael Coleman.

"In six years I have grown to love this city. The opportunities, both professionally and personally, in Jersey City are too great to pass up," he said.

Ahern said his final Hoboken project will be the coordination of the Port Authority of New York and New Jersey's environmental impact study which will be discussed at a public hearing on Aug. 12. "After that date I will begin

using accrued time and will not be in the office on a regular basis," he said in the letter.

"I am anxious to start and am looking forward to working with Jersey City's business community and mayor and council," he said in a telephone interview.

"I wouldn't have taken the position if I didn't think it was a good offer," he said.

The EDC, which has an operating budget of \$829,225, has been headed on an interim basis by Maynard Banks, the de-

puty director of the city's Department of Housing and Economic Development.

The EDC, which oversees the city's Urban Enterprise Zone, receives both municipal and federal funding.

Council plans to override Vezzetti

By Bill Campbell

8/5/86

The Hoboken City Council, which has been engaged in a power struggle with the administration of Mayor Thomas Vezzetti, is expected to override the mayor's veto of two controversial ordinances tonight.

The ordinances, which strip Vezzetti of appointing authority for the Zoning Board of Adjustment and shift Public Safety from Administration to the Law Department, were approved by the council on July 16.

Passage of both ordinances was seen as a setback for Vezzetti who called them "political sabotage."

The ordinances were adopted less than a week after the council overrode Vezzetti's firing of anti-administration Law Director Salvatore D'Amelio Jr.

Vezzetti vetoed both bills July 18, claiming the council was "stripping the mayor of the power to do his job."

Last Friday, Vezzetti issued a legal opinion by his personal attorney, William Graves of Irvington, which maintained that the council violated the Faulkner Act by amending the appointing authority for the Board of Adjustment.

Graves said the Faulkner Act, the state law which created the mayor and council form of government, "vests the appointment power with the mayor

Council may override Vezzetti

Continued from Page 1. 8/5/86

with the advice and consent of the council."

"By attempting to remove the appointment power from the mayor, the council has violated the Faulkner Act," Graves wrote.

Vezzetti said he vetoed the ordinance to shift Public Safety, the division which manages the police and fire departments, under D'Amelio because "I ran on a reform ticket and this is counter-productive to my values."

Vezzetti and D'Amelio have been at odds over the law director's past involvement in the Presidential Towers condominium project and his opposition to several Vezzetti appointments to the Board of Adjustment.

D'Amelio ruled that three board appointments were "improper" because the terms of members Vezzetti sought to replace had not expired.

Vezzetti said the shift would "politicize" the departments, but D'Amelio has denied the charge.

The anti-Vezzetti council majority is expected to muster

the two-thirds, or six votes, needed to override a mayoral veto.

In July, both ordinances were approved in separate 6-to-2 votes.

The ordinance amending the appointing authority of the Board of Adjustment was sponsored by Councilman Robert Ranieri.

Councilman Pat Pasculli sponsored the ordinance establishing a division of Public Safety in the Law Department.

In other business, the council will vote on an ordinance regulating the business hours of the municipal tax assessor and an amendment to include all city directors, the city clerk, the tax collector and the comptroller.

The ordinance, sponsored by Councilman Joe Della Fave, would create uniform business hours for all city administrators, including Tax Assessor Woodrow Monte who presently has office hours two days a week.

Monte, who maintains that he works out of his home three days a week, has been a vocal critic of the mayor and council.

The council session is scheduled to begin at 7 p.m. following the 6 p.m. caucus meeting.

The meeting will be the only council session this month.

Landlords win in court

By TOM GISSEN
Staff Writer

HOBOKEN—Landlords here have won a reprieve from the city's anti-apartment warehousing ordinance in the first constitutional challenge to such a law in Hudson County.

A temporary restraining order, which specifically forbids the city from taking any action against landlords who refuse to rent vacant apartments, was handed down Monday by Judge Herbert J. Stern of U.S. District Court in Newark. The

order also directs attorneys for the city and Help Hoboken Housing, the plaintiff, to appear in court on Monday, when Stern has asked the city to show cause why the order should not be extended.

HHH is made up of developers, contractors and others here who support the recent wave of gentrification.

On Monday, the temporary order may be either rescinded or extended, according to Thomas Calligy, an attorney for the city.

Calligy said a date also may be set for a trial of a lawsuit filed by the landlords saying the ordinance violates the U.S. Constitution, federal antitrust laws and state statutes.

In the rush of condominium conversions here and in other Hudson County municipalities, some landlords have found it is more profitable to keep newly vacated apartments empty rather than to rent them. By keeping those apartments vacant, a system called ware-

housing, landlords avoid selling the apartments at lower insider's prices and so increase the profit margin of condominium conversion.

However, with much of the area experiencing a housing shortage, many local officials have been upset about what they see as ruthless profiteering. On June 18, close to 100 people gave a standing ovation to the City Council's unanimous passage of this city's first anti-apartment warehousing ordinance.

Under the ordinance, landlords

who fail to rent an apartment that has been vacant for 60 days would be fined \$250 a day for each day after that two-month grace period. The ordinance only affects apartments where there has been at least one prospective tenant willing to sign a lease.

However, in seeking an injunction against enforcement of the ordinance until a lawsuit filed to challenge the law is settled, attorney Roger P. Sauer of the New-

See LANDLORDS, Page 12

LANDLORDS 8/6/86 - Dispatch

Continued from Page 1

ark firm of Lum, Hoens, Abeles, Conant and Danzis is charging the law violates the Constitution, federal antitrust laws and state statutes. Sauer's office reported that he was in court in Camden yesterday, and he could not be reached last night.

Calligy said yesterday afternoon he had just received and begun reading Sauer's legal brief. He said HHH is charging that the city cannot tell a private citizen how to use his property because that violates

the 5th Amendment to the Constitution, which prohibits the government from taking personal property "without due process of law," adding "nor shall private property be used for public use, without just compensation."

Calligy said he is unsure of what antitrust laws HHH claims the city ordinance violates. He said HHH also is charging that the ordinance illegally infringes on state laws regulating condominium conversions and landlord-tenant rights.

Warehousing ban blocked

By Jim De Rogatis

Federal court restrains Hoboken

A federal court judge Monday granted a temporary restraining order blocking Hoboken from enforcing its recently-approved anti-warehousing ordinance.

Judge Alfred Lechner of the federal District Court in Newark granted the order at the request of Help Hoboken Housing, a group of local realtors, businessmen, and residents. HHH is suing the city because it contends that the anti-warehousing ordinance is unconstitutional.

The Hoboken City Council unanimously approved the anti-warehousing ordinance in

late June after months of debate.

The ordinance requires landlords of buildings with more than four units to rent all vacant apartments within a 60-day period if they do not meet the requirements for a waiver. It is intended to prevent developers from speculating by holding apartments vacant, according to its sponsor, Councilman Joseph Della Fave.

Members of HHH were vocal opponents of the ordinance when the council was considering it. The group frequently

made public statements and ran newspaper advertisements calling the ordinance unconstitutional and its penalties too stiff.

The attorney representing HHH in the case, Roger Sauer of Lum, Hoens, Abeles, Conant, & Danzis, could not be reached for comment yesterday.

The city Law Department must now defend the law in federal court, but Law Director Sal D'Amelio Jr. issued a legal opinion stating that the law was unconstitutional while the

council was considering its passage.

The legal challenge to Hoboken's ordinance represents the first time the ordinance has been contested in Hudson County, according to Tom Calligy, assistant city attorney, West New York, Weehawken and North Bergen have also passed anti-warehousing laws.

The legal challenge comes before Hoboken has even attempted to enforce the law and before notices have been sent to Hoboken homeowners,

according to Della Fave. Della Fave had been hoping to further amend the law before it was tested.

However, the councilman was optimistic that the law would survive the legal challenge. "The circumstances, the need for this law, dictate that it should be upheld," Della Fave said.

U.S. District Judge Herbert Stern will decide on Monday whether the restraining order will be in effect until the matter is brought to trial, according to D'Amelio. The judge is also expected to set a date for the proceedings.

Hoboken High freshmen fail state's exam

By Ronald Leir

Jersey City schools finished last in the state on overall performance on the High School Proficiency Test, the worst of a generally poor performance by Hudson County students. High school students must pass the test to graduate.

In Hudson County, among the 10 districts with high schools, only three — Weehawken, Secaucus and Kearny — passed all three parts of the test.

Hoboken, which didn't fare much better, statistically, than Jersey City, failed all three sections of the test, as did Union City and West New York.

Harrison failed reading and writing, while North Bergen and Bayonne flunked writing.

The state Department of Education yesterday released the official results of the April testing conducted of more than 80,000 freshmen from among 261 school districts with secondary schools.

Those ninth-graders will be the first class affected by the department's HSPT mandate. The classes of 1986, 1987 and 1988 must pass the Minimum Basic Skills Test, the HSPT predecessor.

Although many feared that the controversial test would spell disaster for sub-

urban as well as inner-city districts, it didn't happen quite that way.

Statewide, 61.5 percent of the freshmen who took the test passed its three components — reading, math and writing. The department had forecast only half would pass.

Among urban districts, nearly 65 percent passed the reading portion, nearly 52 percent passed in math and about 58 percent, writing.

There were, of course, exceptions like Jersey City, where 62.6 percent failed math and 69.6 percent flunked writing — the worst overall effort in the state. Only Passaic scored worse

New Jersey Statewide Testing System 1985-1986 High School Proficiency Test

District	READING TEST			MATHEMATICS TEST			WRITING TEST		
	Percent Passing	Mean Score 1986	Mean Score 1985	Percent Passing	Mean Score 1986	Mean Score 1985	Percent Passing	Mean Score 1986	Mean Score 1985
BAYONNE	82.4	83.8	74.4	68.9	67.9	58.3	69.6	80.4	77.8
Alternate school	31.6	62.9	52.5	15.8	46.1	35.3	15.8	68.7	66.4
Bayonne High	84.8	84.8	73.3	71.4	69.0	59.2	72.1	81.0	78.4
HARRISON High	73.9	81.4	72.0	41.9	65.9	49.6	67.0	80.0	76.5
HOBOKEN High	48.9	73.1	60.2	39.8	58.0	44.7	33.1	73.7	72.2
KEARNY High	87.7	85.4	76.0	74.9	71.6	57.7	83.5	82.4	78.2
JERSEY CITY	37.4	68.4	55.6	30.4	53.5	43.0	31.0	72.4	69.8
Adult Evening	23.1	56.4		7.7	38.8		0.0	61.2	
Snyder	29.5	64.7	52.0	19.7	48.6	29.4	17.0	69.4	66.9
Perris	26.1	64.8	53.5	21.6	49.0	29.5	23.0	70.7	68.2
Lincoln	29.9	66.6	52.6	13.7	47.2	27.4	25.9	72.0	68.7
Academic	98.3	90.7	81.6	91.6	81.9	71.4	89.1	83.7	84.7
Dickinson	40.9	69.7	56.7	40.8	57.6	46.5	37.1	73.6	70.5
N. BERGEN High	81.8	83.6	74.0	64.3	68.4	58.1	73.3	81.2	78.6
SECAUCUS High	75.0	82.8	78.8	72.5	72.1	63.3	84.2	83.5	82.8
UNION CITY	63.3	78.0	68.6	49.9	61.2	52.7	48.9	76.6	76.5
Emerson High	62.1	77.8	68.4	50.5	61.8	53.9	51.2	77.1	76.6
Union Hill High	65.2	78.2	70.0	48.9	60.3	50.9	45.4	75.7	76.4
WEEHAWKEN High	88.8	86.9	71.6	73.3	71.2	58.9	81.6	82.8	79.5
WNY Memorial High	72.8	80.9	71.2	57.7	64.6	59.1	58.9	78.3	78.8

in math: 73.7 percent didn't pass there.

Despite the alarming numbers, Jersey City schools superintendent Franklin Williams sees reason to hope, noting, with assistant superintendent for curriculum Rosemarie Vicenti, that students' median

scores had risen a bit over 1984 and 1985 when trial runs of the HSPT were given.

"We're working ardously to improve our scores," Williams said, "and we expect to make a big difference next year. Last year, we did not have staff in place in the central office to

support the (HSPT) program but now we can cover every aspect of education."

Williams insisted that "long hard work and dedication of all our staff" will help turn things around.

See URBAN SCHOOLS — Page 8.

Urban schools score poorly in state exam

Continued from Page 1.

District HSPT program coordinator Fran Brill, who is supervising a summer tutorial for 315 students who failed one or more parts of the test, said she was encouraged by the active involvement of parents.

"At orientation meetings held for the parents in July at 11 o'clock in the morning, we had 95 percent parental participation," Brill recalled. "That amazed us; we never expected it," she said.

Although such meetings had been previously organized, attendance was never before so high, she said. "It (the test) had to be for real first," Brill suggested.

The district plans to continue tutorials for students who want help preparing for a re-take of the HSPT from September to April during after-school hours.

Next week, students in the summer program will be taking a practice re-test of the HSPT. "One of the biggest problems we face," said Vicenti, "is that we haven't focused on the skills needed for the HSPT."

To that end, Vicenti said that sixth, seventh and eighth-grade teachers will be furnished — pending city Board of Education approval — with HSPT handbooks containing a recommended skills array to be sequentially taught and a curriculum guide.

"Problem-solving and critical thinking skills" were said by Vicenti to be the most serious drawback for the district's ninth-graders.

During the coming school year, students who need help on HSPT skills will be referred to remedial teachers funded by the state Compensatory Education program for instruction on

various learning levels, according to Edna St. Paul, assistant superintendent for support programs.

For older freshmen who have failed the HSPT, St. Paul said the district hopes to recruit at least 25 students from each of the four regular high schools for work-study programs in which HSPT-related study would be included.

"We also want to provide parental training for home support of proper student study habits," St. Paul said. "We hope to have the parents come in and have our teachers work with the parents on those study skills."

Williams said he was further encouraged by the fact that more than 200 students came within five points of passing the reading and math sections of the HSPT, representing between 13 and 14 percent of the test-takers.

Similarly, he said that more than 450 students came within five points of passing the writing portion — 30 percent of the test-takers.

"We're going at this scientifically, from A to Z," the superintendent asserted.

COUNCILWOMAN CHARGES

Hoboken needs help defending tenant law

By TOM GISSEN
Staff Writer

HOBOKEN—An outside attorney will defend the constitutionality of the new anti-apartment warehousing ordinance if Councilwoman Helen Cuning gets her way.

"It is my intention to suggest that we get outside help," Cuning said. "If the (city) council won't do it, I will certainly be getting private counsel."

The councilwoman said she does not believe anyone in the city's Law Department is qualified to handle constitutional questions or what she sees as a "landmark housing decision."

On Friday, attorneys representing Help Hoboken Housing, a conglomerate of landlords, real estate developers and others who support the city's rapid gentrification, won a temporary restraining order in U.S. District Court in Newark barring the city from enforcing the ordinance at least until another hearing Monday. HHH also asked that the court overturn the law, contending that its regulation of privately owned apartment buildings violates the U.S. Constitution.

The normally divided council passed the ordinance unanimously on June 18. Under it, landlords can

be fined \$250 a day for every one of their apartment units that remains empty more than 60 days. The ordinance exempts landlords who live in their building and those who have informed the state that they intend to convert their rental units to condominiums. In addition, buildings with less than four units are exempted.

Because Weehawken, North Bergen and West New York have anti-apartment warehousing ordinances, Cuning said she believes the decision will have far-reaching effects. In her view, an expert in constitutional and housing law should defend the ordinance. Without identifying anyone, Cuning said that perhaps a Rutgers Law School professor might handle the case.

But Cuning said her concerns do not center solely on the law department's legal qualifications. The councilwoman said she believes Law Director Salvatore D'Amelio does not support the ordinance. She also said D'Amelio has financial conflicts of interest regarding the ordinance.

Last month, Mayor Thomas F. Vezzetti fired his law director, charging that alleged conflicts of interest surrounding the Presidential Towers development had influenced D'Amelio's decisions. D'Amelio denied the charge and the council re-instated him the next day. Only Cuning and Councilman Joseph Della Fave supported D'Amelio's firing.

D'Amelio also denies vehemently that he has conflicts of interest that would prevent him from supporting the anti-apartment warehousing ordinance. "I pursue whatever comes in here with the utmost," he said. "I will defend the ordinance to the highest level of the state and federal courts."

Next Monday, Assistant City Attorney Thomas Calligy and HHH attorney Roger Sauer of Newark, are to appear in court again. At that time, the temporary restraining order either may be rescinded or extended by Judge Herbert J. Stern. In addition, a hearing date on the HHH lawsuit challenging the ordinance's legality may be set.

Vezzetti says housing plan not 'affordable' for poor

By Jim DeRogatis

Hoboken Mayor Thomas Vezzetti said yesterday that he hopes to attract bids from developers other than Applied Development Associates for a mixed luxury and affordable rental housing project on Observer Highway.

Vezzetti criticized a proposal by Joseph Barry, president of Applied Development, for a 16-story, 515-unit project along Observer Highway from Bloomfield Street to Willow Avenue because he said that Barry was not providing enough two- and three-bedroom affordable units.

Barry's Applied Housing Associates maintains more than 1,000 subsidized units throughout Hoboken. He frequently drew on his track record for providing affordable housing in Hoboken when presenting his new plan to the City Council last month.

The \$60 million project would include 400 units at market rates that would "cross-subsidize" 115 "affordable" units with monthly rates ranging from \$350 to \$750. The affordable units would include 41 one-bedroom apartments, 51 two-bedroom apartments, and 23 three-bedroom apartments.

"Only 23 three-bedroom apartments out of 115 is not enough for Hoboken," Vezzetti

said. "There should be more two- and three-bedroom apartments, because that is what Hoboken families need."

The Hoboken Community Development Agency is currently working on a redevelopment plan for Observer Highway that will change the zoning in the area, paving the way for Applied Development's project. The plan is expected to come before the City Council and the Planning Board next month.

Barry has also asked that the council make a commitment to support his project and sell him several parcels of city-owned land included in his plans.

But Vezzetti said yesterday that the CDA should try to attract other bids for a project similar to Barry's before the council votes to work with the developer.

"The competition would be good. That's what democracy is all about," the mayor said. "My job as mayor is to get the best deal possible for the people of Hoboken."

Vezzetti said he has not formally met with CDA Director Michael Coleman yet about attracting other bids.

CDA consultant Peggy Thomas said yesterday that the agency had talked to other developers before deciding that Barry's project was the best

offer, however. The CDA applied two weeks ago for a \$3 million Housing Development Action Grant to assist in the construction of the project.

Thomas said she believed the CDA could work with Barry to accommodate Vezzetti's request for more two- and three-bedroom apartments. "There is room for a compromise," she said.

But Joseph Cicala, director of development for Applied Development, said that the project was already providing the maximum number of two- and three-bedroom units possible in the absence of federal subsidies.

Barry could not be reached for comment, but Cicala said that he was "disappointed" by the mayor's comments. "I thought we had a good working relationship," he said.

"I can't fault the mayor for doing what he thinks is best," Cicala said. "But I don't see anyone else coming forward with a project like ours."

"It's easy to attack this project, but there aren't any other people with enough sophistication, credit, and guts coming forward with another proposal."

"The reality of it is that we are providing the maximum number of affordable two- and three-bedroom units possible without outside assistance," Cicala said.

THE JERSEY JOURNAL, THURSDAY, AUGUST 7, 1986

Using barbecues on condo balconies not illegal . . . but

By Jim DeRogatis

A Hoboken fire official yesterday warned residents to use caution when grilling food.

Deputy Fire Chief Richard Tremittedi said there have been four fires in the last month that were the results of people being careless while barbecuing food.

The most recent incident occurred on Monday at 104 Tenth St. when a resident barbecuing on a roof set fire to a

stairway bulkhead, causing heavy fire damage on the roof and smoke and water damage throughout the building, Tremittedi said.

Another fire on July 15 destroyed a wood frame shed in the rear yard of 222 Park Ave. Tremittedi said. The other incidents also involved people barbecuing on their roofs but did not cause serious damage, he added.

Barbecuing on the fire escape or roof of a building of

three families or more is illegal in Hoboken, according to Tremittedi. Barbecuing on the balconies of condominiums is a "gray area" of the law, but the deputy chief appealed to residents to use common sense.

"We want people to use common sense and be cautious about barbecuing on condo balconies or we will have to seek a specific ordinance against it," Tremittedi said.

"Common sense" includes

not using the barbecue next to any structure that is combustible, checking the tanks of propane grills and not using them indoors, and watching that electric starters do not ignite fat drippings, Tremittedi said.

"We've noticed an increasing number of fires because of barbecues, and we want to stop this trend now," Tremittedi said. "We want people to use a little caution and avoid a fire that could destroy their property and injure their families."

Vezzetti vetoes are overridden by City Council

By Bill Campbell

The battle between the Hoboken City Council and Mayor Thomas Vezzetti over Board of Adjustment appointments and control of the police and fire departments ended last night as the council overrode the mayor's veto of three hotly contested ordinances.

And, with no debate, the council officially adopted the \$27 million municipal budget that is expected to boost taxes by about 35 percent.

The budget, certified yesterday morning by the state's local government finance director, Barry Skokows-

ki, was approved unanimously. The council, in separate 6-to-2 votes, agreed to override Vezzetti's vetoes of an ordinance which shifts appointing authority for the Zoning Board of Adjustment from the mayor to the council and two others which place the division of Public Safety in the Law Department.

Vezzetti last month fired Law Director Salvatore D'Amelio, but the council overturned the action.

"What happened tonight leads me to believe this is a power struggle," said City

See VEZZETTI — Page 9.

Vezzetti vetoes are overridden by City Council

Continued from Page 1.

Councilman Joe Della Fave, who along with Councilwoman Helen Cunningham supported the Vezzetti vetoes.

"With no charges of any abuse of power, power has been shifted from the administration to the legislature," he said.

Council members E. Norman Wilson, Steve Cappiello, Dave Roberts, Pat Pasculli, Robert Ranieri and Mary Franccone voted to override the vetoes.

About 50 people attended the meeting, the only August session, which followed an hour-long caucus.

Assistant City Attorney Tom Callighy said the council was justified in its struggle to control appointing authority over the Board of Adjustment.

Callighy said the Lynch Amendments of the Faulkner Act, which created the mayor and council form of government, maintain that "the governing body is the legislature."

"The council determines the procedure whether or not the (appointing authority) is the mayor or council. This leaves it up to the ordinance," he said.

Last Monday, Vezzetti supported his veto of the ordinance by citing a legal opinion from his personal attorney, William Graves of Irvington. Graves maintained that the appointment power is vested with the mayor with the advice and consent of the council.

But Callighy ruled that the Lynch Amendments, which clarify the separations between administrative and legislative functions, give the council the power to decide who the appointing authority will be.

"It comes down to whether the changes in the Faulkner Act (the Lynch Amendments) change the appointive powers," said Della Fave. "I think there are different ways of looking at it."

"Yes, it's a pure and simple question of law," answered Ranieri. "And the law department has determined that the authority lies in the City Council."

The ordinances concerning Public Safety, one which repealed the Department of Public Safety and another which re-created the entity as a division in the Department of Law, were vetoed by Vezzetti because they "strip the mayor of the power to do his job."

Both were passed by the council on July 16 and vetoed by Vezzetti two days later.

D'Amelio, a Vezzetti appointee who is now an outspoken critic of the mayor, will direct the division.

"Politics is the council's choosing the mayor's directors," argued Cunningham. "This

circumvents the mayor and his right to choose directors to serve at his pleasure."

Pasculli, sponsor of the ordinances, said "this is not a political move, it's a move to maintain structure." He said Business Administrator Edwin Chius, the former Public Safety director, "already has too much power."

D'Amelio said he agreed. "You have my word that I will try to eliminate politics from the departments," he said. "If the veto is overridden, I will oversee the day-to-day activities of both chiefs and non-politicize the departments."

"As with the zoning ordinance, this is the same power struggle," Della Fave said. "I see no difference."

In other business, the municipal budget, which was introduced by the council on April 30, was approved with no council discussion.

The only public speaker, realtor Eileen Cappock, said: "The people of this city are probably going to face the highest tax rate in the world."

City Auditor Frank Italiano said last month that the 1986 tax rate will be about \$212 per \$1,000 of assessed valuation, up \$50 from last year.

The council struggled with the budget nearly four months before trimming \$1.4 million in salaries and accepting \$800,000 in state aid.

The measures became necessary after the administration overestimated anticipated revenues by almost \$2 million.

The amendments, which were approved unanimously late last month, were certified yesterday before the budget was adopted.

As many as 69 municipal employees may be laid off as a result of the cutbacks.

Sewage design fee threatened by Vezzetti

By Bill Campbell

Hoboken Mayor Thomas Vezzetti, citing a lack of communication between the administration and the firm designing the city's proposed secondary sewage treatment plant, yesterday threatened to withhold almost \$300,000 in payments to Mayo, Lynch & Associates.

The City Council Wednesday authorized a \$296,254 payment with a municipal contract. Vezzetti said he will not sign the payment "until I see proof that they are doing their job."

"What have they done?" he said of the Mayo, Lynch design plan. "I have yet to see any of their work."

He said that withholding payment "would shed some light on the situation."

Mayo, Lynch last year was awarded a \$2 million contract to design the plant, which is mandated by the state Department of Environmental Protection.

In June, the city approved \$2.5 million in bond anticipation notes to provide start-up costs for the proposed \$40 million plant.

Other payments are designated for the project's value engineer and financial consultants.

Mayo, Lynch has already received nearly \$500,000 for the project.

The council approved the payment in a 6-to-2 vote, with pro-Vezzetti council members Joe Della Fave and Helen Cunningham opposed.

My contention is that when

services are completed, payment should be rendered," said Della Fave. "I want to see the design before payment is issued," he said.

Della Fave said he also wanted a progress report on the status of state and federal grants for the project.

The city is hoping to receive between \$13 and \$15 million in grants for the project, according to City Councilman Robert Ranieri, chairman of the council's sub-committee on water and sewerage.

According to Seamus Cunningham, a Mayo, Lynch official, "the DEP looks at the whole design package, not portions of it."

Cunningham said that nearly two-thirds of the design phase has been completed.

Yesterday, Ranieri assailed Vezzetti for threatening to withhold payment on the project.

"It's already been authorized by the council," he said. "Not to pay would be malfeasance of responsibility."

Ranieri said that Mayo, Lynch and the consultants issue weekly progress reports on the project. "We would welcome him at our committee meetings," he said.

The water and sewerage sub-committee, which includes Ranieri, Della Fave, Councilman Steve Cappiello, Public Works Director Roy Haack and Law Director Salvatore D'Amelio Jr., meets at 3:30 p.m. each Thursday, Ranieri said.

"All I can say is that Mayo, Lynch will be paid," Ranieri said.

A war of words is being waged on the waterfront

By Jim DeRogatis

The Mayor's Waterfront Advisory Committee yesterday charged that the Hoboken Community Development Agency and its director, Michael Coleman, are undermining negotiations with the Port Authority on waterfront development.

The group charged that the CDA is "putting the cart before the horse" by scheduling a public "scoping" meeting next Tuesday. The meeting is the first step toward compiling an Environmental Impact Statement, a prerequisite for getting federal grants for the project, according to CDA officials.

The CDA is preparing to apply for a \$10 million Urban Development Action Grant (UDAG) for a 16-story office building and transportation center that the P.A. proposes to build at the site of the PATH station.

The P.A. describes the transportation center as "Phase I-A" of its massive waterfront development, a proposed \$600 million project that includes millions of square feet of office and retail space, 1,500 housing units, a marina and a hotel.

In a letter to Mayor Thomas Vezzetti dated August 4, WAC requested that the public scoping meeting that will mark the beginning of the UDAG application process be canceled.

"It is WAC's fear that any approval of a preliminary UDAG application would constitute the consent to the Port Authority's entire waterfront project," according to the letter.

"WAC does not want any potential approval of the project at this time. The CDA is proceeding, as if representative of the wishes of the entire city and, in so proceeding, is undermining the negotiating process."

See A WAR — Page 7.

A war of words on the waterfront

Continued from Page 1.

City officials are currently holding weekly closed-door sessions to formulate a counterproposal to the P.A.'s restated lease to the city-owned piers. The lease will be the working document that determines the amount of control the city has over the project and the amount of revenue it receives.

WAC has argued that the city should not begin preparing an Environmental Impact Statement for the P.A. project before the city has negotiated a favorable lease with the P.A., if that agency is to be the chosen developer. The city could opt to bring in another developer entirely.

WAC member Thomas Illing called the CDA's approach toward the negotiations "disorderly." Illing and WAC members Daniel Tumpson and Donald Pellicano emphasized that the committee is not "trying to stop" development, but is seeking maximum benefits for the city.

"We should wait and decide what sort of project Hoboken wants before we go ahead and hold this meeting," Tumpson said.

"We are not objecting to holding the meeting because we want to slow down development," Illing said. "If anybody is slowing down development, it's (Michael) Coleman."

Illing charged that Cole-

man "is not effectively negotiating and asking the P.A. for anything for Hoboken. He's folding on the issue of the transportation center."

Coleman CDA head disagreed and said "it is never too early to start the process of compiling an Environmental Impact Statement."

Coleman said that starting the study will provide the city with valuable information about the impact the P.A. development — or a project by another developer — will have on Hoboken. He said that the scoping meeting will not commit the city to working with the P.A.

"We can begin the process," Coleman said. "We know some things. We know that the de-

velopment is not going to be one big playground."

Although Vezzetti released WAC's letter to the press, he said he would not follow WAC's advice and ask Coleman to cancel the scoping meeting. "I have complete confidence in Mike and I think he's doing a superb job," the mayor said.

WAC members have also criticized the CDA for scheduling the meeting "in the middle of the afternoon in the middle of the summer." The meeting is scheduled for 2 p.m. Tuesday in City Hall.

However, Coleman said the agency plans to sponsor at least one other meeting during the evening at a future date.

Hoboken, PA must work together

As part of its policy of providing a forum for contrasting viewpoints, The Jersey Journal from time to time publishes guest editorials by qualified persons on specific subjects. Today's editorial is by state assemblyman Ronald A. Dario, who is also chairman of the state Waterfront Development and Urban Policy Committee. The opinions of the writer are not necessarily the opinions of this newspaper.

I am concerned with the waterfront development along the Hudson River and how it affects those waterfront communities and also how the developmental impact spill over into the Palisades municipalities. In short, I wish to minimize

adverse effects and maximize and share the benefits of development in both the waterfront and upland municipalities.

Hoboken and the Port Authority are in negotiation on developing the Hoboken Waterfront. The Port Authority of New York and New Jersey has recently filed its report on progress in the multi-million-dollar Hoboken piers project.

This report inaccurately states the delays have been encountered in Hoboken due to a change in the city administration. Both Mayor Anthony Vezzetti, his administration, and the City Council are working to produce a counter proposal to the Port Authority document. The reason it is necessary is

due to the poor offer presently on the table from the Port Authority.

There is also a growing recognition of the problems involved in having the Port Authority as the developer. The financial structure presented to the City of Hoboken by the Port Authority contains seriously inequitable proposals when compared to an agreement with the City and State of New York, signed in November of 1983 concerning a sister project in Queens. In the latter agreement, there was a recognition of in-lieu-of-tax payments to the City of New York from the Queens Project and it would provide payments of debts service to the P.A. from cash flow.

This agreement also con-

tained a relocation policy which allowed the movement of Manhattan-based businesses to Queens but which forbade relocation from New York City into New Jersey. This policy is a distinct disadvantage to Hoboken and New Jersey, in that it raises the cost of recruiting tenants and reduces the rent of future office space. In addition, it is a dubious business when a bi-state agency, such as the Port Authority, engages in economic development activity which favors one state over the other.

Hoboken cannot afford an adverse economic impact from the P.A. development. Any financial offer made by the P.A. should reflect the true value of the waterfront property and

must compete with offers from a private developer unencumbered by a New York-biased P.A. policy.

The problem is that the P.A. and Hoboken have different priorities. Hoboken's priority is to create a waterfront development which will relieve city tax problems and to provide recreational amenities for its residents. The P.A. wants to facilitate trans-Hudson mass transit and is proposing a bus transportation center to receive commuters into an expanded Hoboken PATH Station. Unfortunately, the buses will paralyze traffic and render the air unbreathable. The P.A. is committed to bus transportation because it is the cheapest and most profitable mass trans-

sit solution despite the traffic and pollution dangers.

If Hudson County is to be a thoroughway for regional transportation flow, the state must ensure that the flow does not affect traffic, parkig, or air quality. This could be done easily by a light rail system, which would have long term benefits to the health and to the orderly development of the entire north Hudson region.

The P.A. should return to its original mission to provide regional commercial support and transportation facilities for both states in the region. The transportation problems of access to New York City cannot be solved at the expense of the New Jersey waterfront development.

Vezzetti vetoes are overridden by City Council

By Bill Campbell

The battle between the Hoboken City Council and Mayor Thomas Vezzetti over Board of Adjustment appointments and control of the police and fire departments ended last night as the council overrode the mayor's veto of three hotly contested ordinances.

And, with no debate, the council officially adopted the \$27 million municipal budget that is expected to boost taxes by about 35 percent.

The budget, certified yesterday morning by the state's local government finance director, Barry Skokows-

ki, was approved unanimously. The council, in separate 6-to-2 votes, agreed to override Vezzetti's vetoes of an ordinance which shifts appointing authority for the Zoning Board of Adjustment from the mayor to the council and two others which place the division of Public Safety in the Law Department.

Vezzetti last month fired Law Director Salvatore D'Amelio, but the council overturned the action.

"What happened tonight leads me to believe this is a power struggle," said City

See VEZZETTI — Page 9.

Vezzetti vetoes are overridden by City Council

Continued from Page 1.

Councilman Joe Della Fave, who along with Councilwoman Helen Cunningham supported the Vezzetti vetoes.

"With no charges of any abuse of power, power has been shifted from the administration to the legislature," he said.

Council members E. Norman Wilson, Steve Cappiello, Dave Roberts, Pat Pasculli, Robert Ranieri and Mary Francione voted to override the vetoes.

About 50 people attended the meeting, the only August session, which followed an hour-long caucus.

Assistant City Attorney Tom Callighy said the council was justified in its struggle to control appointing authority over the Board of Adjustment.

Callighy said the Lynch Amendment of the Faulkner Act, which created the mayor and council form of government, maintain that "the governing body is the legislature."

"The council determines the procedure whether or not the (appointing authority) is the mayor or council. This leaves it up to the ordinance," he said.

Last Monday, Vezzetti supported his veto of the ordinance by citing a legal opinion from his personal attorney, William Graves of Irvington. Graves maintained that the appointing power is vested with the mayor with the advice and consent of the council.

But Callighy ruled that the Lynch Amendments, which clarify the separations between administrative and legislative functions, give the council the power to decide who the appointing authority will be.

"It comes down to whether the changes in the Faulkner Act (the Lynch Amendments) change the appointive powers," said Della Fave. "I think there are different ways of looking at it."

"Yes, it's a pure and simple question of law," answered Ranieri. "And the law department has determined that the authority lies in the City Council."

The ordinances concerning Public Safety, one which repealed the Department of Public Safety and another which re-created the entity as a division in the Department of Law, were vetoed by Vezzetti because they "strip the mayor of the power to do his job."

Both were passed by the council on July 16 and vetoed by Vezzetti two days later.

D'Amelio, a Vezzetti appointee who is now an outspoken critic of the mayor, will direct the division.

"Politics is the council's choosing the mayor's directors," argued Cunningham. "This

circumvents the mayor and his right to choose directors to serve at his pleasure."

Pasculli, sponsor of the ordinances, said "this is not a political move, it's a move to maintain a structure." He said Business Administrator Edwin Chius, the former Public Safety director, "already has too much power."

D'Amelio said he agreed. "You have my word that I will try to eliminate politics from the departments," he said. "If the veto is overridden, I will oversee the day-to-day activities of both chiefs and non-politicize the departments."

"As with the zoning ordinance, this is the same power struggle," Della Fave said. "I see no difference."

In other business, the municipal budget, which was introduced by the council on April 30, was approved with no council discussion.

The only public speaker, realtor Eileen Cappock, said: "The people of this city are probably going to face the highest tax rate in the world."

City Auditor Frank Italiano said last month that the 1986 tax rate will be about \$212 per \$1,000 of assessed valuation, up \$50 from last year.

The council struggled with the budget nearly four months before trimming \$1.4 million in salaries and accepting \$800,000 in state aid.

The measures became necessary after the administration overestimated anticipated revenues by almost \$2 million.

The amendments, which were approved unanimously late last month, were certified yesterday before the budget was adopted.

As many as 69 municipal employees may be laid off as a result of the cutbacks.

As part of its policy of providing a forum for contrasting viewpoints, The Jersey Journal from time to time publishes guest editorials by qualified persons on specific subjects. Today's editorial is by state assemblyman Ronald A. Dario, who is also chairman of the state Waterfront Development and Urban Policy Committee. The opinions of the writer are not necessarily the opinions of this newspaper.

I am concerned with the waterfront development along the Hudson River and how it affects those waterfront communities and also how the developmental impact spill over into the Palisades municipalities. In short, I wish to minimize

adverse effects and maximize and share the benefits of development in both the waterfront and upland municipalities.

Hoboken and the Port Authority are in negotiation on developing the Hoboken Waterfront. The Port Authority of New York and New Jersey has recently filed its report on progress in the multi-million-dollar Hoboken piers project.

This report inaccurately states the delays have been encountered in Hoboken due to a change in the city administration. Both Mayor Anthony Vezzetti, his administration, and the City Council are working to produce a counter proposal to the Port Authority document. The reason it is necessary is

Sewage design fee threatened by Vezzetti

By Bill Campbell

Hoboken Mayor Thomas Vezzetti, citing a lack of communication between the administration and the firm designing the city's proposed secondary sewage treatment plant, yesterday threatened to withhold almost \$300,000 in payments to Mayo, Lynch & Associates.

The City Council Wednesday authorized a \$296,254 payment with a municipal contract.

Vezzetti said he will not sign the payment "until I see proof that they are doing their job."

"What have they done?" he said of the Mayo, Lynch design plan. "I have yet to see any of their work."

He said that withholding payment "would shed some light on the situation."

Mayo, Lynch last year was awarded a \$2 million contract to design the plant, which is mandated by the state Department of Environmental Protection.

In June, the city approved \$2.5 million in bond anticipation notes to provide start-up costs for the proposed \$40 million plant.

Other payments are designated for the project's value engineer and financial consultants.

Mayo, Lynch has already received nearly \$500,000 for the project.

The council approved the payment in a 6-to-2 vote, with pro-Vezzetti council members Joe Della Fave and Helen Cunningham opposed.

My contention is that when

services are completed, payment should be rendered," said Della Fave. "I want to see the design before payment is issued," he said.

Della Fave said he also wanted a progress report on the status of state and federal grants for the project.

The city is hoping to receive between \$13 and \$15 million in grants for the project, according to City Councilman Robert Ranieri, chairman of the council's sub-committee on water and sewerage.

According to Seamus Cunningham, a Mayo, Lynch official, "the DEP looks at the whole design package, not portions of it."

Cunningham said that nearly two-thirds of the design phase has been completed.

Yesterday, Ranieri assailed Vezzetti for threatening to withhold payment on the project.

"It's already been authorized by the council," he said. "Not to pay would be malfeasance of responsibility."

Ranieri said that Mayo, Lynch and the consultants issue weekly progress reports on the project. "We would welcome him at our committee meetings," he said.

The water and sewage sub-committee, which includes Ranieri, Della Fave, Councilman Steve Cappiello, Public Works Director Roy Haack and Law Director Salvatore D'Amelio Jr., meets at 3:30 p.m. each Thursday, Ranieri said.

"All I can say is that Mayo, Lynch will be paid," Ranieri said.

A war of words is being waged on the waterfront

By Jim DeRogatis

The Mayor's Waterfront Advisory Committee yesterday charged that the Hoboken Community Development Agency and its director, Michael Coleman, are undermining negotiations with the Port Authority on waterfront development.

The group charged that the CDA is "putting the cart before the horse" by scheduling a public "scoping" meeting next Tuesday. The meeting is the first step toward compiling an Environmental Impact Statement, a prerequisite for getting federal grants for the project, according to CDA officials.

The CDA is preparing to apply for a \$10 million Urban Development Action Grant (UDAG) for a 16-story office building and transportation center that the P.A. proposes to build at the site of the PATH station.

The P.A. describes the transportation center as "Phase 1-A" of its massive waterfront development, a proposed \$600 million project that includes millions of square feet of office and retail space, 1,500 housing units, a marina and a hotel.

In a letter to Mayor Thomas Vezzetti dated August 4, WAC requested that the public scoping meeting that will mark the beginning of the UDAG application process be canceled.

"It is WAC's fear that any approval of a preliminary UDAG application would constitute the consent to the Port Authority's entire waterfront project," according to the letter.

"WAC does not want any potential approval of the project at this time. The CDA is proceeding as if representative of the wishes of the entire city and, in so proceeding, is undermining the negotiating process."

See A WAR — Page 7.

A war of words on the waterfront

Continued from Page 1.

City officials are currently holding weekly closed-door sessions to formulate a counterproposal to the P.A.'s restated lease to the city-owned piers. The lease will be the working document that determines the amount of control the city has over the project and the amount of revenue it receives.

WAC has argued that the city should not begin preparing an Environmental Impact Statement for the P.A. project before the city has negotiated a favorable lease with the P.A., if that agency is to be the chosen developer. The city could opt to bring in another developer entirely.

WAC member Thomas Illing called the CDA's approach toward the negotiations "disorderly." Illing and WAC members Daniel Tumpson and Donald Pellicano emphasized that the committee is not "trying to stop" development, but is seeking maximum benefits for the city.

"We should wait and decide what sort of project Hoboken wants before we go ahead and hold this meeting," Tumpson said.

"We are not objecting to holding the meeting because we want to slow down development," Illing said. "If anybody is slowing down development, it's (Michael) Coleman."

Illing charged that Cole-

man "is not effectively negotiating and asking the P.A. for anything for Hoboken. He's folding on the issue of the transportation center."

Coleman CDA head disagreed and said "it is never too early to start the process of compiling an Environmental Impact Statement."

Coleman said that starting the study will provide the city with valuable information about the impact the P.A. development — or a project by another developer — will have on Hoboken. He said that the scoping meeting will not commit the city to working with the P.A.

"We can begin the process," Coleman said. "We know some things. We know that the de-

velopment is not going to be one big playground."

Although Vezzetti released WAC's letter to the press, he said he would not follow WAC's advice and ask Coleman to cancel the scoping meeting. "I have complete confidence in Mike and I think he's doing a superb job," the mayor said.

WAC members have also criticized the CDA for scheduling the meeting "in the middle of the afternoon in the middle of the summer." The meeting is scheduled for 2 p.m. Tuesday in City Hall.

However, Coleman said the agency plans to sponsor at least one other meeting during the evening at a future date.

Hoboken, PA must work together

As part of its policy of providing a forum for contrasting viewpoints, The Jersey Journal from time to time publishes guest editorials by qualified persons on specific subjects. Today's editorial is by state assemblyman Ronald A. Dario, who is also chairman of the state Waterfront Development and Urban Policy Committee. The opinions of the writer are not necessarily the opinions of this newspaper.

I am concerned with the waterfront development along the Hudson River and how it affects those waterfront communities and also how the developmental impact spill over into the Palisades municipalities. In short, I wish to minimize

adverse effects and maximize and share the benefits of development in both the waterfront and upland municipalities.

Hoboken and the Port Authority are in negotiation on developing the Hoboken Waterfront. The Port Authority of New York and New Jersey has recently filed its report on progress in the multi-million-dollar Hoboken piers project.

This report inaccurately states the delays have been encountered in Hoboken due to a change in the city administration. Both Mayor Anthony Vezzetti, his administration, and the City Council are working to produce a counter proposal to the Port Authority document. The reason it is necessary is

due to the poor offer presently on the table from the Port Authority.

There is also a growing recognition of the problems involved in having the Port Authority as the developer. The financial structure presented to the City of Hoboken by the Port Authority contain seriously inequitable proposals when compared to an agreement with the City and State of New York signed in November of 1983 concerning a sister project in Queens. In the latter agreement, there was a recognition of in-lieu-of-tax payments to the City of New York from the Queens Project and it would provide payments of debts service to the P.A. from cash flow.

This agreement also con-

tained a relocation policy which allowed the movement of Manhattan-based businesses to Queens but which forbade relocation from New York City into New Jersey. This policy is a distinct disadvantage to Hoboken and New Jersey, in that it raises the cost of recruiting tenants and reduces the rent of future office space. In addition, it is a dubious business when a bi-state agency, such as the Port Authority, engages in economic development activity which favors one state over the other.

Hoboken cannot afford an adverse economic impact from the P.A. development. Any financial offer made by the P.A. should reflect the true value of the waterfront property and

must compete with offers from a private developer unencumbered by a New York-biased P.A. policy.

The problem is that the P.A. and Hoboken have different priorities. Hoboken's priority is to create a waterfront development which will relieve city tax problems and to provide recreational amenities for its residents. The P.A. wants to facilitate trans-Hudson mass transit and is proposing a bus transportation center to receive commuters into an expanded Hoboken PATH Station. Unfortunately, the buses will paralyze traffic and render the air unbreathable. The P.A. is committed to bus transportation because it is the cheapest and most profitable mass trans-

portation solution despite the traffic and pollution dangers.

If Hudson County is to be a thoroughway for regional transportation flow, the state must ensure that the flow does not affect traffic, parkig, or air quality. This could be done easily by a light rail system, which would have long term benefits to the health and to the orderly development of the entire north Hudson region.

The P.A. should return to its original mission to provide regional commercial support and transportation facilities for both states in the region. The transportation problems of access to New York City cannot be solved at the expense of the New Jersey waterfront development.

Hoboken's tax rate rockets to \$216.50

By Anthony Baldo

The Hudson County Board of Taxation yesterday approved a tax rate of \$216.50 per \$1,000 assessed valuation for Hoboken and a \$113.67 rate for Union City.

The two cities were the last to have their tax rates certified by the board.

According to Stanley Kosakowski, the county tax administrator, the Hoboken rate is the highest ever recorded in the area. The \$216.50 rate surpasses the previous record that Hoboken established in 1983 with a \$183.29 rate.

In addition, the \$53.76 increase over last year's \$162.74 rate sets a precedent for a year-to-year rise, Kosakowski said.

Municipalities throughout the county are supposed to send out their tax bills by July 15, but because so many cities and towns were late in passing their fiscal 1986 budgets, the county tax board wasn't able to pass its first rates until July 22.

Under such circumstances, the board last week asked the state Division of Taxation to extend the deadline for filing assessment appeals to Sept. 15. When bills are sent out by July 15, residents are only supposed to have until Aug. 15 to file the appeals.

The state, however, wants letters from the tax collectors of each of the cities and towns in the county to document the need for a deadline extension. Kosakowski said he and

See HOBOKEN — Page 7.

Hoboken tax rate soars to \$216.50

Continued from Page 1.

Edna Calabrese, the head of the county tax board, yesterday asked Alvin E. Bills, the assistant superintendent of the Local Property branch of the state tax office, to grant the extension before receiving the documentation.

Bills refused to wait for the documentation, so the Aug. 15 deadline is the one in force, Kosakowski said.

Residents don't need a tax bill to file an appeal of their assessments. They can find out the assessed value of their properties by visiting the County Tax Office in the Hudson County Administration Building in Jersey City or their local assessor's office.

More often than not, however, residents don't file for an appeal unless they have a tax bill in hand.

"We weren't looking for something for nothing," Kosakowski said. "Rather, we wanted to give an opportunity to taxpayers to make their petitions of appeal, especially since some tax rates around the county have increased dramatically."

Only three of the 12 tax assessors in the county's municipalities have submitted letters regarding the deadline situation.

Kosakowski said these letters, from Weehawken, Bayonne, and Harrison, will be sent to Trenton along with documentation from the county tax board.

The bulk of the Hoboken and Union City tax rates, meanwhile, involve allocations for local municipal purposes.

Of Hoboken's \$216.50 rate, \$85.22 will go for municipal purposes. Another \$70.99 will be earmarked for the Hoboken school budget.

The county will receive a

\$51.91 chunk of the rate. The county vocational school will get a \$5.44 share while the local municipal budget, for items such as school debts, will receive a \$2.94 piece.

In Union City, municipal items will account for \$70.33 of the \$113.67 rate. The school budget will get a \$24.17 share, while county taxes will receive a \$17.41 piece. The county vocational school will be allocated \$1.76.

Rose Greene, Union City's tax collector, said that she hopes to have tax bills sent out by Aug. 25. Residents will have until Sept. 2 to pay, and the grace period for payment will run until Sept. 12.

Hoboken tax future: gloomy

By Bill Campbell

Hoboken taxpayers, facing a \$54 increase in the 1986 tax rate, can expect more bad news in 1987. City Business Administrator Edwin Chius warned yesterday.

Chius, architect of the embattled 1986 spending plan, said the city will lose almost \$2 million in non-recurring revenue in 1987.

The loss of revenue could result in a \$13-to-\$15 increase in the 1987 rate, Chius said.

According to Chius, \$1.8 million in revenue which is included in the \$27 million 1986 municipal budget will be severely cut back or eliminated in 1987.

Among the programs expected to be cut next year are:

- Aid to Distressed Cities, \$700,000.
- State and federal revenue-sharing, \$650,000.
- Sale of municipal assets, \$415,000.
- Supplemental Safe and Clean Neighborhoods funds for police overtime, \$100,000.

The 1986 tax rate, which jumped from \$162 per \$1,000 of assessed valuation in 1985 to \$216, reflected the loss of Municipal Tax Purposes Assistance funds and back taxes on railroad property, Chius said.

That revenue, also nearly \$2 million, was anticipated in the 1986 budget until the state Department of Community Affairs ordered it removed.

The Vezzetti administration had predicted a \$205 tax rate for this year when the budget was introduced in April. However, Chius said he is still optimistic that the city will receive the back railroad taxes, which amount to \$1.13 million, for use in the 1987 spending plan.

He said the funds would "greatly offset" the expected loss of revenue, but not enough to prevent another tax increase.

Opponents of the administration have already forecast a 1987 tax rate, which also includes payments for the city, county, schools and reserve for uncollected taxes, of \$265 per \$1,000 of assessed valuation.

"The school portion of the rate will overwhelm us," said Chius, citing a 10 percent increase since 1983. "Not because of the size of the school budget, but because of changes in the population and the rise in property value."

Chius said the equalized assessment per pupil, the ratio of property values to students in the school system, and the loss of state aid caused the school's portion of the tax rate to exceed the city's.

For 1986, the City Council trimmed almost \$1 million from the Board of Education budget which had been projecting a \$5 million increase in the tax levy.

The council, meanwhile, trimmed \$1.4 million in the municipal budget through layoffs and reductions in rank to offset the loss of 1986 anticipated revenue.

The city also received \$800,000 in emergency state aid to offset the loss in revenue.

The council approved the 1986 budget amendments on July 28 and adopted the budget last Wednesday.

Waterfront plan faces scrutiny

By Jim DeRogatis

The Hoboken Community Development Agency will sponsor a public "scoping" meeting tomorrow at 2 p.m. in City Hall on the proposed Port Authority waterfront development.

The P.A. has proposed a \$600 million project that includes millions of square feet of office and retail space, 1,500 units of housing, a marina, and a hotel. The city is currently involved in negotiations with the agency on a restated lease to the city-owned piers earmarked for the development.

According to Tom Ahern, director of economic development for the CDA, a scoping meeting is "a planning and decision-making tool" and the first step toward preparing an Environmental Impact Statement, a complex document which explores every aspect of a development's impact on a community.

The document is a federal requirement and a prerequisite for receiving federal grants. The CDA has announced its intentions of applying for an \$10 million Urban Development Action Grant for a 16-story office building and transportation center, which the P.A. describes as "Phase 1-A" of its project.

The CDA and the P.A. will both speak at the meeting and offer explanations of the project. Ahern said. More than 300 invitations have also been sent to federal and state agencies that will be involved in the development in some manner, and several representatives of key agencies may also speak.

The purpose of the scoping meeting is to determine what topics the CDA will cover in the Environmental Impact Statement, according to Ahern. Following the speakers, the meeting will be opened to comments from the public about which impacts of the development should be explored.

The public comments, and the CDA's and P.A.'s responses, will eventually be compiled into a draft Environmental Impact Statement. The statement should take several months to prepare, Ahern said.



The Port Authority's proposed waterfront development will be discussed tomorrow at a public "scoping" meeting being sponsored by the Hoboken Community Development Agency at City Hall at 2 p.m.

THE JERSEY JOURNAL, MONDAY, AUGUST 11, 1986

Summer remedial program battles low test scores

By Jim DeRogatis

Hoboken Superintendent of Schools Walter Fine is hoping that a new summer remedial program at Hoboken High School will help battle low High School Proficiency Test scores.

The results of the 1985-86 test, which is given to ninth-graders across the state, were released on Wednesday. Hoboken High School students failed all three sections of the test — reading, writing, and mathematics.

The results of the April testing show that 48.9 percent of Hoboken students passed the reading test; 39.8 percent passed the math test; and 33.1 percent passed the writing tests. Students must pass the test in order to graduate high school.

Although Fine said he was "disappointed" in the results of the test, he said that he was pleased by an increase in the mean scores from 1984 to 1986.

The superintendent was most displeased by the results of the writing test. "That tells me that we have to concentrate a lot more on writing and put more writing courses into the curriculum," Fine said.

Fine said he is hoping that two summer programs currently in progress at Hoboken High School will improve HSPT scores next year. About 150 students are participating in two voluntary remedial programs, one for seventh- and eighth-graders and one for ninth-graders, he said.

Groups of 15 students each concentrate on improving reading, writing, and math skills, Fine said. Students will take the HSPT at the end of the program and match their results against their scores in the regular April test.

"We expect that the scores will improve at a tremendous rate," Fine said.

But some parents and Board of Education members feel that the schools system is not doing enough to improve the low test scores. The scores were among the lowest in the state, and only Jersey City's scores were lower in Hudson County.

"We should not have this problem when you consider the size of the Hoboken school system," said Lourdes Arroyo, a member of the Committee for Quality Education elected to the Board of Education last spring.

"I don't know how anyone can look at those statistics and feel satisfied, or feel satisfied about sending children out on to the street to make a living with that kind of education."

Arroyo said she hopes that the Board of Education will work together in September to foster better morale among Hoboken teachers and to en-

Secret memo reveals P.A. plan to raise PATH fares

New York negotiators may attempt to block the Port Authority from initiating ferry service between Hoboken and Manhattan, according to a confidential memo written by an aide to Gov. Mario Cuomo.

New York officials are hoping to use ferry service as a "bargaining chip" to persuade New Jersey negotiators to agree to stiff hikes in PATH fares and bridges and tunnel tolls, the memo reveals. Representatives of the two states are set to meet this month to discuss the P.A.'s \$5 billion improvement plan.

A memorandum dated July 28 from Vincent Tese, New York State's director of economic development, to Gerald Crotty, Cuomo's secretary, indicates that officials in the two states are divided over competing proposals to revive Hudson River ferry service. The memo says New Jersey's proposal "is totally unacceptable to us" and calls ferry service "the most difficult and crucial issue to the

whole bistate agreement."

The memo also proposes bargaining strategies for New York designed to "dampen New Jersey's tendency to be too greedy" and recommends what to do if "New Jersey gets out of hand."

Negotiators representing Cuomo and New Jersey Gov. Thomas Kean have completed two months of preliminary discussions with P.A. officials and will spend August in direct bargaining aimed at reaching an agreement on what projects are to be included in the P.A. improvement plan.

The P.A. is hoping to finance its massive construction program through two increases in fares and tolls between 1986 and 1990, according to the memo. The P.A. is seeking to raise an additional \$978 million in revenues through the increases.

Tese's memo recommends that New York press for the increases by Jan. 1 but it predicts

that New Jersey will reject the increases. Kean and Cuomo each have veto power over P.A. actions so that either governor can stop projects in either state or invalidate rate hikes.

New Jersey officials have proposed a plan to reduce PATH congestion and prepare for an even greater strain on the system from proposed waterfront development. The plan involves lengthening PATH trains between Newark and the World Trade Center and establishing ferry service between Hoboken and Battery Park City.

The P.A. has suggested an alternate plan that also incorporates longer trains but involves ferry service running between Hoboken and South Ferry.

Tese's memo recommends that New York's "preferred alternative" when bargaining is "to express its dissatisfaction with both the P.A. and New Jersey ferry proposals." The aide suggests that New York instead support lengthening

PATH trains between Hoboken and the World Trade Center, a move that would require extending underground platforms in Hoboken, a process that would cost about as much as establishing ferry service but which would cost less to operate.

In recommending initial opposition to any ferry proposal as a bargaining ploy, Tese said, "This particular approach may have the effect of getting New Jersey to compromise on its positions a lot faster and may dampen New Jersey's tendency to be a bit too greedy."

It also opens the door for New York to go one-for-one on demands for concessions if New Jersey gets out of hand."

In addition to approving the rate hikes, New York is hoping that New Jersey will concede on several other issues, including approving a P.A.-financed project in New York equivalent to the \$300 million resource recovery plant in Essex County.

5 Hudson municipalities post \$100-plus tax rates

By Anthony Baldo

The 1986 tax rate is emerging as a difficult one, as five Hudson County municipalities will have rates in excess of \$100 per \$1,000 assessed valuation. Bayonne, Hoboken, Jersey City, Union City, and West New York all have 1986 tax rates above \$100. Harrison, at \$86.50 per \$1,000 assessed valuation, is not far behind.

Even with such daunting tax rates, the situation was even

more severe in 1967, when nine of the 12 municipalities had rates over \$100 per \$1,000 assessed valuation.

According to Stanley Kosakowski, the county tax administrator, so many municipalities in 1967 had such high rates because their assessment-to-true value ratios were so low.

To bring those ratios up, five cities underwent revaluation in 1968. Tax rates fell considerably in those communities after that.

By 1970, every Hudson County community except Secaucus underwent revaluation, which uses market sales to bring property assessments up to their true value.

As a result of those revaluations, no city in the county had a rate over \$100 for the 1970 tax year, Kosakowski said.

Consider the dramatic effect such efforts had in Jersey City and Hoboken, Jersey City

See \$100-PLUS — Page 6.

\$100-plus tax rate in 5 municipalities

Continued from Page 1.

had a tax rate of \$152.94 in 1969; with revaluation, that rate plummeted to \$79.64 in 1970. Hoboken, meanwhile, had a \$162.86 rate in 1969. In 1970, that rate dropped to \$84.02.

History is repeating itself. Though four Hudson municipalities have assessment-to-sales ratios of 100 percent or more (they are equalized down to 100 percent when county taxes are calculated), the properties in the remaining cities and towns are assessed below 60 percent of their true market worth.

Look at Hoboken, where properties are assessed at only 17 percent of their true value. In Jersey City, Bayonne, and Harrison, meanwhile, parcels are appraised at approximately a third of their real worth.

Kosakowski says the ratios are so low because property assessments in many Hudson communities are subpar when compared to selling prices.

Revaluation, which brings assessments in line with these selling prices and gives a truer picture of real worth, is what will reduce tax rates.

East Newark underwent revaluation this year, and its tax rate dropped to \$29.15 from 1985's rate of \$63.48. That \$34.33, or 54 percent, decrease, is the result of a ratio that is now well above 100 percent.

Other Hudson cities and towns are scheduled to follow suit. Bayonne, Jersey City, and Harrison are all in the midst of revaluation efforts that they hope will be complete in time for the 1987 tax year.

With the Hudson County Board of Taxation's approval of tax rates for Hoboken and Union City last Friday, all the rates for the area's communities have been established. The final results are above.

TAX PICTURE AT A GLANCE

TAXING DISTRICT	TAX RATE 1986 (per \$1,000)	TAX RATE 1985 (per \$1,000)	Increase Decrease	Percent Change %	RATIO %
BAYONNE	\$ 104.76	\$ 98.41	+\$ 6.35	+ 6.45	34.88
EAST NEWARK*	29.15	63.48	-\$34.33	-54.08	111.56
GUTTENBERG	22.16	20.46	+ 1.70	+ 8.31	101.05
HARRISON	86.50	70.45	+16.05	+22.78	33.44
HOBOKEN	216.59	162.74	+53.76	+33.03	16.96
JERSEY CITY	162.06	136.85	+25.21	+18.42	32.63
KEARNY	27.26	23.22	+ 4.04	+17.04	105.57
NORTH BERGEN	66.32	71.45	- 5.13	- 7.18	59.28
SECAUCUS	24.18	22.47	+ 1.71	+7.61	100.77
UNION CITY	113.67	86.30	+27.37	+31.71	49.31
WEEHAWKEN	69.32	65.30	+ 4.02	+ 6.15	41.23
(Garbage Rate Add'l)	2.94	2.80	+ .14	+ 5.00	
WEST NEW YORK	123.96	112.22	+11.74	+10.46	40.17
Hudson County	8.46	8.74	- .28	- 3.20	54.87
CO. VOC. SCHOOL	0.85	0.96	- .11	-11.46	
*Revalued District					

Hoboken cop held in wiretap plot

By Jim DeRogatis

Federal agents arrested a veteran Hoboken police officer early yesterday morning and charged him with illegal wiretapping.

Leonard Serrano, 45, a Hoboken patrolman, allegedly made some 20 tapes of illegally intercepted telephone communications between individuals in Hoboken, including a Hoboken political figure, according to U.S. District Attorney Thomas W. Greelish.

Greelish and other officials were tight-lipped about the specifics of the incident. They refused to comment on the subjects of Serrano's wiretaps, his motivation and whether he was working with others, pending a grand jury investigation.

Serrano, a 14-year veteran of the Hoboken police force, was arrested by special FBI agents near his home at 12th and Bloomfield streets at 1:30 a.m. Sunday.

FBI agents simultaneously searched Serrano's house and property he owns at 115 Washington St. Serrano allegedly operated wiretapping equipment from an office in the basement of the Washington Street address.

The address is the location of Eileen Cappock Realty, a firm that Serrano was once associated with.

Serrano was suspended without pay from the Hoboken police force Sunday night, according to Chief George Crimmins. Greelish said he "had no indication" that Serrano's alleged wiretapping activities were connected with the Hoboken police.

Serrano was arraigned before U.S. Magistrate G. Donald Haneke yesterday and released on a \$50,000 personal recognizance bond. The officer faces federal charges carrying a maximum penalty of five years' imprisonment and a \$10,000 fine.

It was unclear yesterday whether Serrano approached the FBI or whether the FBI came to him, but Greelish said the officer met several times with FBI agents last week. Greelish said that Special Agent Frederick Burgett of the New York division of the FBI met with Serrano on Wednesday. The two were friends, according to Greelish.

According to a statement released by Greelish, Serrano told Burgett that he had been using a wiretap to tape con-



Residence where police said Hoboken Patrolman Leonard Serrano was operating illegal wire-tapping.

Photo by Mark Wyrille

\$50G BAIL FOR COP

Hoboken officer held in wiretaps

By DOUGLAS LAVIN
Staff Writer

NEWARK—A Hoboken police officer who allegedly taped telephone conversations illegally was arraigned yesterday, following his arrest over the weekend by FBI agents.

Leonard Serrano, 45, of 1246 Bloomfield St., Hoboken, a 14-year veteran of the force, allegedly made 20 tapes of telephone conversations, charged Thomas W. Greelish, United States attorney for New Jersey. Serrano was freed on \$50,000 bail set by a federal magistrate.

Authorities refused to identify the individuals whose conversations were allegedly taped, or to say why Serrano allegedly built an illegal monitoring station in the basement of an apartment building he owns at 115 Washington St.

Serrano was suspended without pay from his post in the Hoboken Police Department immediately after his arrest, pending trial and an independent police investigation into the matter, said Capt. Paul Tewes.

According to the FBI report of the incident, Serrano "intimated to (FBI agents) that one of the individuals (taped) was a Hoboken political figure." But authorities declined to release information about that figure yesterday.

Serrano also hinted that he had received assistance from an unknown New Jersey Bell employee to tap the unidentified telephone lines, the report said. But that aspect of the case is still being investigated, said Greelish.

The 115 Washington St. address is only a half block away from City

See ARREST, Page 8

FBI arrests Hoboken cop in wiretap plot

Continued from Page 1.

versations between individuals in Hoboken, including a Hoboken political figure. Serrano also told the FBI agent that he had a contact within the New Jersey Bell Telephone system who provided technical assistance, Greelish said.

Serrano met with Burgett again on Saturday in a patrol car in Hoboken, according to the statement. The officer refused to release the tapes of the intercepted conversations to the FBI agent, Greelish said.

The FBI filed a criminal complaint against Serrano with the U.S. District Court in

Newark later on Saturday. Greelish said yesterday that Serrano had "sanitized" his office at 115 Washington St. sometime before his arrest yesterday morning in an effort to remove evidence of the illegal wiretapping.

Assistant U.S. Attorney Claudia Flynn said that Serrano allegedly removed tape equipment, wires, and a dry wall in the basement office at 115 Washington St. in an attempt to remove evidence of wiretapping.

Flynn requested that Serrano be held without bail until

the matter goes before the grand jury. Flynn told Haneke that Serrano had made statements indicating that he was considering suicide, that he had destroyed evidence relating to the case, and that he "posed a real danger to members of the community."

Sitting before the magistrate dressed in a wrinkled yellow sport shirt and blue slacks, Serrano spoke quietly and held his head in his hands. His wife, Joann, an employee of the Hoboken Parking Authority, sat tensely with the spectators.

Serrano's attorney, Marshall Wofsy of Jersey City, de-

nied that his client was suicidal and denied Flynn's charges that he was a danger to the community, citing the "nonviolent nature" of his crime.

Haneke released Serrano but ordered that he turn over all of his weapons to the Hoboken police. Serrano left in the company of Hoboken Police Captain Paul Tewes, who promised the court that he would confiscate the weapons.

Both Serrano and his attorney refused to comment on the charges. "I don't like to try cases in the newspapers," Wofsy said.

Hoboken officials yesterday said that they were "shock-

ed" by Serrano's arrest. The officer was characterized as "a good cop and a good family man."

Born in Cuba, Serrano lived in Hoboken most of his life. He and his wife have two daughters, ages 15 and 20. In addition to his work as a police officer, Serrano was a licensed real estate broker who owned two properties besides his home.

Serrano is a member of the Kiwanis Club and the Elks, and he served on Mayor Thomas Vezetti's Waterfront Advisory Committee, although he had been a staunch supporter of former Mayor Steve Cappiello.

Cappiello said he "was shocked to learn" of Serrano's arrest.

Other Hoboken sources speculated that Serrano might have been using the wiretaps to monitor deals concerning waterfront development in Hoboken. The officer had been a strong opponent of certain aspects of waterfront development and spoke out against the sale of the old Todd Shipyards.

Greelish repeatedly refused to say who the subjects of Serrano's alleged wiretaps were. However, he said that the individuals would likely be informed during the investigation.

Greelish and other officials also refused to say who was in possession of the 20 tapes and whether information on the tapes would lead to other investigations.

ARREST

Continued from Page 1

Hall and police headquarters, but Greelish said that proximity generally is not needed to monitor a given telephone line.

On Wednesday, Serrano met with two FBI agents and told them he had been monitoring telephone conversations for some time, Greelish said.

Serrano was not working with the FBI at the time, but had known FBI Agent Frederick J. Burgett socially for several years, Greelish said, explaining that the information about the wiretapping came from the pre-existing contact with Burgett.

Asked if Serrano was using the illegal tap to investigate illegal practices, Greelish declined to comment. Greelish also declined to say whether any FBI investigation was being conducted into the figures being monitored.

Greelish did say that the tapes confiscated would be listened to only by isolated law enforcement officials to avoid "tainting" other investigators. Any connection between an FBI criminal investigation and illegally gathered evidence could damage the chances of a successful prosecution in court.

"The public must know that the federal law enforcement community will not condone the violation of the constitutional right of privacy by anyone, by a member of the public or particularly, in this case, by a police officer," said Greelish.

Greelish said there was no indication any other member of the Hoboken department was involved in the alleged illegal monitoring.

According to the FBI complaint, Serrano took Burgett to the base-

ment wiretap site. Burgett disconnected recording equipment and removed a monitoring device from the telephone lines, according to the report.

The FBI agent also confiscated one tape, the report states.

On Saturday, Agent Paul A. Gardner met with Serrano in his patrol car in Hoboken in order to receive the alleged additional 19 tapes Serrano had made, the report states.

But Serrano refused to surrender the tapes. "A few hours later, he not only denied his culpability, but he told agents that he had stumbled on this illegal wiretapping operation that just happened to be in his basement," charged Assistant U.S. Attorney Claudia Flynn, at Serrano's arraignment yesterday.

The next day, armed with search warrants, agents raided the basement and Serrano's home, Greelish said, but they found the basement "sanitized," he said.

"Recording equipment was removed, a dry wall ripped out and wires ripped out," in an attempt to destroy evidence, Flynn told U.S. Magistrate G. Donald Haneke in District Court here yesterday.

Flynn argued that Serrano had violated a public trust and showed clear contempt for the law and hence should be held without bail.

Serrano's attorney, Marshall J. Wofsy, of Jersey City, argued that, because of Serrano's lack of a criminal record and his ties to Hoboken, he should be released on his own recognizance.

Wofsy said that Serrano is married with two children, aged 20 and 15, is the president of the board of a day care center, and is a member of the Mayor's Waterfront Advisory Committee and the Mayor's Child Abuse Task Force. In addition, Serrano owns real estate in Hoboken and is a member of the Elks Club, Wofsy said.

He and his attorney declined to

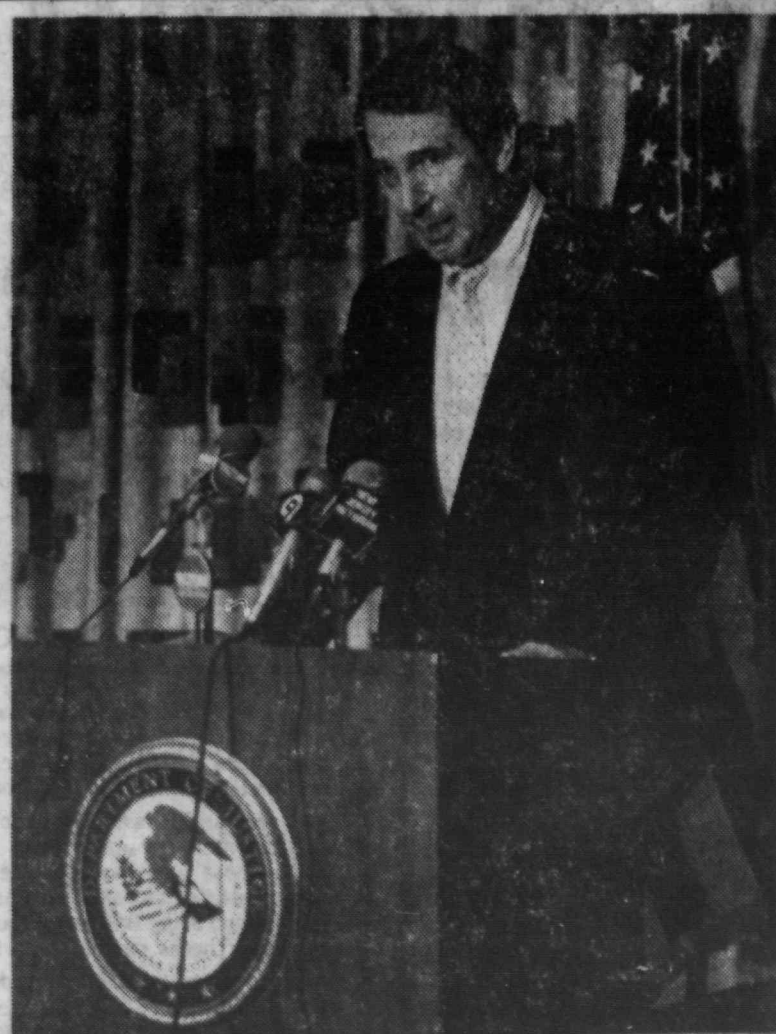


Photo by Gary Higgins

U.S. ATTORNEY Thomas W. Greelish yesterday discusses the arrest of Hoboken Police Officer Leonard Serrano on charges of illegally taping telephone conversations.

comment on the case. Friends and colleagues were shocked by news of the arrest, they said.

Eileen Cappock, owner of Cappock Realty, is a tenant of Serrano at 115 Washington St. "I've known Leo for 13 to 15 years. I can't believe it. I'm in shock," she said yesterday.

Cappock said that Serrano also works part time as a real estate broker and had obtained his license through her firm.

"He is the most honest real estate broker I've known," she said.

Lt. Robert Edgar echoed her surprise. "He was always a good cop," he said.

City, Stevens search for hi-tech format

By Bill Campbell

Hoboken and Stevens Institute of Technology have begun studying the feasibility of establishing a high-tech business incubator program which city officials hope will create hundreds of new jobs.

The study, which will be funded with a \$30,000 grant from the New Jersey Commission on Science and Technology, will probe the establishment of small advanced technology businesses in Hudson County.

"Hoboken is still searching for a new economic orientation," Michael Coleman, executive director of the city's Community Development Agency said yesterday at a news conference announcing the study.

"Hopefully, we can find and develop new policies and new types of industries for the city," Coleman said.

The study, which will examine the economic potential for creating new industry, will be conducted by the Job Creation Group of Flint, Michigan.

Officials said the study will take about three to four months to complete.

According to Peter Hardwick, U.S. director of the Job Creation Group, if the study proves successful, the business incubator will be located at Stevens Tech.

"The city has a lot going for it and Stevens has shown the commitment to carry out the project," Hardwick said. "I would say we are off to a good start."

Stevens President Kenneth Rogers said the incubator will utilize the institute's students, staff and computer network to gather information for the businesses.

Stevens was one of three institutions state-wide to receive state funding to develop a business incubator plan. The grants, which were also awarded to Rutgers and the South Jersey Consortium, were announced July 11.

Hugh Fenwick, Venture officer for the N.J. Commission on Science and Technology, said "no other proposal reached the understanding of the level of Stevens."

Hardwick said the failure rate for incubator business is less than 15 percent as opposed to 80 percent for other small businesses.

Coleman said the ventures would eventually grow and relocate in other regions of the city or in Hudson County.

"The creation of jobs is as important as the creation of ratables," he said. "And through this program, hopefully we can create hundreds of jobs."

Coleman said the industrial northwestern region of the city was "the most logical" area to locate the firms.

Coleman, who compared the meeting to the announcement of the housing rehabilitation feasibility study 18 years ago, pledged his agency's complete cooperation and assistance for the project.

Hardwick said a successful program would create manufacturing and service related jobs.

"The incubator is a means of feeding business into the industrial park," Hardwick said. "It has the potential for creating jobs for the city's lower income families."

Mayor Thomas Vezzetti, who also attended the meeting, called the project "the beginning of Hoboken's second renaissance."

Board rejects school closing

By Blanca M. Quintanilla

Hoboken's Board of Education last night narrowly voted against closing Demarest School, but a study on the feasibility of eliminating a school in the city is still under way.

It was a victory for board members Lourdes Arroyo, Joseph Rafter, Raul Morales and Zelma Lugo, all of whom voted to repeal the resolution introduced by the board's vice president, James T. Monaco. Monaco received support from board members James Farina, Anthony DeBari and Eugene

Drayton. But it was the vote of the school board president, Richard England, that decided the outcome.

Arroyo, Rafter, Morales and Lugo were not as successful, however, when the board voted on a resolution to consolidate the positions of board secretary, business manager, administrative director and internal auditor, under the title of certified school business administrator.

It was England again who voted against the resolution, thus spoiling hopes for the Rafter supporters who propose to

"take essential steps into turning the board of education around."

The board, with the exception of England, voted to make the board secretary accountable to the school superintendent. The board secretary, Anthony Romano, is reportedly sick and has been absent for some time. Anthony Curko, the school district's internal auditor, has been replacing Romano as acting board secretary and in the position of business manager. At present, the

See DEMAREST — Page 8.

Demarest School to remain open

Continued from Page 1.

board has no business manager.

The move to consolidate the three positions is seen as a way of eliminating Romano and saving approximately \$60,000 in salary.

But since the proposal was defeated 5-4, Romano continues to be the board secretary, although from now on, he reports directly to the Superintendent of Schools Walter J. Fine, instead of the board.

Rafter told the board last night that making the school superintendent the chief of the school district would create a chain of command, thus improving efficiency.

"This makes the superintendent totally responsible," said Rafter.

The board members spent a lot of time last night discussing whether closing down a school

would alleviate some of the problems, including financial, the board faces.

Rafter is in charge of a committee studying the prospects of closing a school based on figures that suggest an enrollment decline. But Rafter said he is not sure which school should be closed and what should be done with it afterwards.

Steve Block, a former school board member and an urban specialist for the state Department of Education, told the board it is essential for the Hoboken district to close a school, but he said he is not sure whether the board should sell the building afterwards.

"Slow down. It is a complex issue, and it would not be prudent to make a decision tonight," he said, explaining that the board could rent the building as office space, or use it for municipal purposes should they decide to close one school.

Rafter wants to hold public hearings on the subject and wants the community to be part of any decision.

"We haven't mentioned the name of the school. Demarest has been mentioned, but we don't know yet if this school should be closed. The matter should be further studied," Rafter said.

The board will have a special meeting on Aug. 25 to discuss ways to proceed with the possible closing. One of the

beliefs is that enrollment is declining. The other belief is that the school district could make money and possibly avoid another fiscal crisis by selling the building.

Citizens said no school should be closed unless the board has a solid plan on how to absorb the burden a closing would bring.

"I don't believe the population of Hoboken kids has decreased," said Frank Raia, a resident and the head of the mayor's Recreation Committee. "The closing of a school at this point is terrible. I see churches, I see parishes going under. In the future, you are going to have more kids coming to the public school system."

Block suggested a more detailed study.

"We can debate numbers, but I see that it is essential for us to have a professional enrollment projection study," he said.

"We don't have the money to spend on consultants," said England. "It would be too costly."

"Check it out, it's not going to be that expensive," Block replied.

Following the discussion, Monaco introduced a resolution asking the board to close Demarest due to declining enrollment. When the board voted 5-4 not to do so, Monaco suggested the board work to get clear title for the school since the deed for the parcel where the building sits does not exist. The same is true of three or four other schools.

Monaco explained that in case they decided to sell the building in the future, having a clear title would make the process easier.

Then the board voted to make the school superintendent the chief district officer. All board members except England voted yes. The superintendent has 30 days in which to come up with a set of operating procedures for his office.

Waterfront plan gets no applause

By Jim DeRogatis

The Mayor's Waterfront Advisory Committee criticized a public "scoping" meeting sponsored by the Hoboken Community Development Agency yesterday as "a sham" and "a mockery."

The CDA sponsored the meeting to discuss which elements should be included in an environmental impact study of the Port Authority's proposed waterfront development. The study is a prerequisite for applying for federal grants for the project.

About 75 people filled the City Council chambers in City Hall, but only four people spoke, two of them residents opposed to the project.

Only one state official spoke, a representative of the New Jersey Department of Environmental Protection's Division of Parks and Forestry. Tom

Ahern, director of economic development for the CDA, said last week that 300 invitations had been sent to state and federal agencies concerned with the development, and many representatives of those agencies had been expected to speak.

The P.A. has proposed a massive, \$600 million waterfront development called Hudson Center, which includes millions of square feet of office and retail space, 1,500 units of housing, a marina, a hotel, and research and development facilities.

Stanley Eckstut, a representative of Cooper Eckstut, the planning firm hired by the P.A., said that the development would be built in four stages between 1986 and 2002. The first stage is expected to be completed by 1993 and includes several hundred thousand square feet of office and retail

space, 1,200 housing units, a 360-slip marina, and eight acres of open space along the waterfront.

The first phase also incorporates a 16-story office building and transportation center at the site of the PATH station, which only recently became a part of the P.A. plan. The CDA has announced its intentions of applying for a \$10 million Urban Development Action Grant for the transportation center.

An environmental impact study is a necessity for receiving any federal grants.

Ahern opened the meeting by explaining the purpose of an environmental impact study, which he called "a planning and decision-making tool." The study will eventually produce a thick document that explores the impacts of the P.A. development.

See HOBOKEN — Page 8.

Hoboken waterfront plan gets no applause

Continued from Page 1.

ment on many aspects of life in Hoboken.

Ahern released a detailed outline for the study. According to the outline, the CDA will look at how the development impacts upon:

• land use and zoning plans

• population, housing, and employment

• community facilities and services, including schools, recreation, libraries, health care, police, fire, and sanitation

• real estate taxes

• historic quality

• infrastructure

• noise and air quality

• transportation

• and Hudson River marine life.

The purpose of yesterday's meeting, according to Ahern, was to determine what other aspects should be studied by the CDA. All comments made at the meeting will be incorporated in the draft environmental impact statement, he said.

From the outset of the meeting, however, several residents expressed their dissatisfaction with the CDA's handling of the development.

As Ahern began to speak, Hoboken resident Sheldon Frank stood up and criticized the CDA's scheduling of the meeting on an afternoon in the middle of the summer. "This is another example of bad faith on the part of the CDA," he said.

Lewis Fretz, a member of Mayor Thomas Vezzetti's Waterfront Advisory Committee, was the only representative of a community group to speak. He read a statement by the WAC criticizing the CDA for beginning an environmental impact study of the P.A. development before the city has negotiated a lease with the agency for the Hoboken piers.

The city has rejected a restated lease proposed by the P.A. and is in the process of making a counter-proposal. The lease will determine how much revenue the city realizes from the development and the amount of control that will be able to exercise.

"We have no concept of what this project looks like," Fretz said. "Everytime we see this map, it changes," he added, pointing to a large drawing of the development.

Fretz said the WAC is especially critical of the P.A.'s plans to build a bus terminal as part of the transportation center. He charged that the P.A. is only interested in using Hoboken to channel traffic to New York and developments in Jersey City and Weehawken.

Daniel Tumpson, another WAC member who spoke as a private citizen, called the scoping meeting "a farce," a "foolish show," and "a mockery."

"It is a foolish show for the

citizens of Hoboken and the world that their CDA director would waste everybody's time to discuss the scoping of a project that hasn't been agreed to by the city and which will likely be nothing like the P.A. proposes," Tumpson said.

"Unless the CDA director and a few other members of city government are attempting to circumvent the negotiating process and ram through the P.A. project behind everybody's backs,"

Tumpson added that CDA Director Michael Coleman is "stabbing Mayor Vezzetti in the back." Coleman did not attend the meeting.

Beth Sullebarger, of the DEP's Division of Parks and Forestry, Office of New Jersey Heritage, and Nevin Cohen of the Environmental Defense Fund also spoke briefly at the meeting.

Sullebarger expressed concern that the development preserve Hoboken's historic quality. Cohen said that he was unfamiliar with the specifics of the P.A. development but that his group would oppose it if it involved landfill or disturbing the Hudson River's aquatic life.

According to Ahern, a second scoping meeting has been scheduled for 7:30 p.m. Sept. 4 in the City Council chambers. Ahern has agreed to run the meeting, although by that time he will be installed in a job he recently accepted with the Jersey City Economic Development Corporation.

Foes criticize Hudson Center

By JEFFREY HOFF and FRANK BROOKS
Staff Writers

HOBOKEN—Strong criticism of the proposed Hudson Center on the waterfront was voiced during a public hearing yesterday afternoon at City Hall.

The city plans to seek federal funds for development of the waterfront project, and thus will be required to file an environmental impact statement. Yesterday's hearing dealt with the points that should be covered in that statement.

The major criticism at the hearing came from members of the mayor's Waterfront Development Advisory Committee. They expressed concern that the project would increase bus and automobile traffic significantly and would benefit the Port Authority of New York and New Jersey while not being in the best interests of the city.

Committeeman Daniel Tumsen called the proposal a "farce" and a "mockery," and he charged it would allow the waterfront to become a separate entity from the rest of the city.

Other WDAC members argued that a study is premature, because the expected developer does not have a lease for the entire site and has not submitted a formal site plan.

Acknowledging that a final plan from the authority has not been approved, Thomas Ahern, director of economic development for the city's Community Development Agency, contended that conducting a study first makes sense.

"The city has not accepted the proposal (for the site from authority) as of yet, but it is looking at the proposal very seriously," said Ahern.

A consultant to the authority, which has a long-term lease for only part of the 160-acre waterfront site, did outline a proposed development before an audience of some 50 people at yesterday's meeting.

Louis Pretz, who spoke for the advisory committee, argued that the study was "ill-advised prior to negotiation of a proper lease."

Speaking after a description of the proposed development was given by an authority consultant, Pretz argued that "we have no conception of what this project would look like. Everytime we see this map it changes."

Hudson Center, as currently proposed by the authority, entails four phases of construction.

Between 1986 and 1993, a 745,000-square-foot office/transportation center, 400,000 square feet of other

office space, 1,200 residential units, a 360-slip marina, and a 1,100-space garage would be constructed under the plan. Eight acres of open space would be created.

Under Phase 2, more office facilities, 110,000 square feet of retail space, 250,000 square feet of research and development space and about two more acres of public open space would be created between 1993 and 1997.

By the year 2002, 750,000 additional square feet of research and development space, a 400-room hotel, 1 million square feet of office space, 40,000 square feet of retail space and a 1,000-car garage would be built, and about four more acres of public open space would be provided.

Sections of the site are owned by NJ Transit, Stevens Tech and the city.

A representative of the state Historic Preservation Office, another from the private, non-profit Environmental Defense Fund, the two members of the WDAC and the consultant to the authority were the only people to address the meeting.

Ahern said the meeting will be continued Sept. 4 at 7:30 p.m.

COULD LAST MONTHS

No leads in Hoboken wiretap probe

By DOUGLAS LAVIN
Staff Writer

HOBOKEN—The identities of those whose phone lines allegedly were monitored is a mystery here that is prompting intense speculation.

No concrete facts about the phone lines Police Officer Leonard Serrano allegedly illegally tapped were available yesterday.

Federal authorities said the FBI was investigating the matter and declined to comment further, pending a grand jury investigation that could last months.

Capt. Patrick Donatacci, who is in command of the Police Department here while the Chief George Crimmins is on vacation, denied reports that the department was conducting its own investigation.

Around City Hall yesterday, people who asked not to be identified said speculation about the alleged wiretaps centers around three areas. They said Serrano might have been involved in a criminal investigation being conducted inde-

pendently, the monitoring of real estate deals, or listening to phone lines of the Hoboken Parking Authority where his wife, Joann, worked.

The city, however, is not investigating the matter on its own, said Mayor Thomas F. Vezzetti. The phone line of a political figure allegedly was monitored by Serrano, according to federal authorities who said they eventually will notify those people whose private conversations allegedly were recorded.

Vezzetti said he disliked not knowing whose lines had been tapped, but added, "It doesn't really bother me. I have nothing to hide."

According to the FBI complaint against Serrano, a New Jersey Bell employee may have helped him tap the phone lines from the basement

of the apartment building Serrano owns at 115 Washington St.

But James W. Corrigan, a Bell spokesman, said, "There is no indication that an employee was involved."

Corrigan said that in the past six months, the telephone company had not received any requests from Hoboken police for a legal wiretap.

"Our employees understand that monitoring telephone lines is illegal and a court order is required," Corrigan said, adding that when police do tap phones, they normally require little assistance from Bell technicians.

Serrano's attorney, Marshall Wofsy of Jersey City, declined to comment on the matter yesterday, as did federal authorities investigating the case.

Fiscal crisis feared

By Bill Campbell

Three members of the Hoboken City Council announced yesterday that they will urge state investigators to review municipal finances in an attempt to avert a fiscal crisis in 1987.

In a statement authored by Council President E. Norman Wilson and council members Pat Pasculli and Dave Roberts, the legislators have requested that the state Division of Local Government Services, under the terms of the Distressed Cities Act, "send in a team of experts to help Hoboken get its financial affairs in order."

"The taxpayers of Hoboken are faced with the highest tax rate in the history of New

Councilmen to ask for audit by state

Jersey and if drastic action is not taken now the situation will get worse," the statement maintained.

The city, which has a 1986 tax rate of \$216 per \$1,000 of assessed valuation, earlier this month accepted \$700,000 in emergency aid under the Distressed Cities Act.

A provision of the grant stipulates that the city submit to a state audit of municipal affairs.

According to the statement, which was highly critical of the Vezzetti administration's 1986

municipal budget, "by calling upon the state for technical assistance we can get impartial professional advice to prepare a more acceptable budget for 1987."

The statement said the council received "a false promise" from the administration that anticipated revenue which was included in the budget would be forthcoming.

The revenue, Municipal Tax Purpose Assistance funds and back railroad taxes, were not approved in the state budget.

The council wrangled nearly four months with the budget due to the uncertainty of the funds. "For six months the council was given assurances from the administration that unauthorized funds would be approved by the state. It never happened," the council members maintained.

However, both Mayor Thomas Vezzetti and City Business Administrator Edwin Chius, who drafted the \$27 million 1986 spending plan, said they would welcome the state audit.

"It's part of our accepting the funds," Vezzetti said of the state investigation. "I think their request is a bit redundant."

See HOBOKEN — Page 7.

Hoboken fiscal crisis feared

Continued from Page 1.

Chius said that Barry Skowiski, director of local government services, told him that the state auditors would arrive two weeks after the city accepted the funding.

"We have not heard from them," Chius said. "We were not the only municipality to accept the aid so I am sure they have a lot of work to do."

"However, once they review our finances they will see how much more (state aid) we will need in 1987," he said.

The budget, which was adopted by the council on August 6, included spending cuts of \$1.4 million and the acceptance of \$800,000 in state aid.

Chius has predicted further cuts in aid and additional personnel layoffs for next year.



WITH A SPRAY of water, a Hoboken Department of Public Works employee tries to dissipate the current of

soap suds that mysteriously oozed onto 11th Street yesterday.

SEWER OVERFLOW

Soap suds bubble through Hoboken

By JEFFREY HOFF
Staff Writer

HOBOKEN—Like a magic potion oozing from a steaming cauldron, oodles of soap suds flowed through 11th Street yesterday providing a delight to local children, a stench to residents and a mystery to the city.

The thick current of soap poured for about a half-hour between 3 and 4 p.m. from the sewage pumping station at 11th Street just east of Washington Avenue.

A smaller leak of soap from the plant Tuesday sent four workers from the Public Works Department lifting manholes through the city earlier yesterday as they tried to pinpoint the source of the suds.

Roy Haack, director of the Department of Public Works, said yesterday he believes he has narrowed down the source of the soap to one of four companies he would not

See SUDS, Page 7

Continued from Page 1
identify. He expected to be ready to issue a summons to the party by today.

The problem, "happens off and on," he said, and after a leak six or seven months ago the town identified the suds as concentrated liquid soap. Today's leak could have been caused by five to 10 gallons of liquid soap, he estimated.

A city ordinance prohibits the dumping of "anything into the sewer that would upset it," Haack said, and requires the defendant to

appear in municipal court.

Haack explained yesterday it is difficult "pinning the culprit down," because, "The velocity of the sewage is so slow that it (the soap) could have been dumped last night."

Sewage from homes, industry and storm drains flow through the city's sewage system slowly this time of year Haack said. The pumping station, one of two in the city, serves blocks north of Ninth Street, and gives the sewage an extra boost on its way to the sewage treatment plant.

The pump turns at about 35,000 revolutions per minute and acts like a washing machine turning the soap into suds, Haack explained.

Four city employees worked three hours each yesterday, "lifting up manhole covers, looking for some residue to see if there are any concentrations pointing to the source," Haack said.

A "shock load," as he described the dumped soap, would be damaging to a secondary sewage treatment plant which treats bacterial waste," Haack said. The federal Environmental Protection Agency has required the city to have such a plant operating by 1988.

"It would destroy all the bacteria in the plant," he said, referring to bacteria used to break down the sewage.

"We have to isolate this problem now," he emphasized.

But children in the city were less concerned about the problem. They immediately flocked to the foot-deep flow of soap moving west toward Washington Street yesterday. They steered their bicycles right through it and the brave and bikeless just waded with sneakers.

Adults gathering to watch the suds spread across the street said there was a small leak in the morning but "now it got worse."

"It stinks, cause now the smell is coming up into my house," said one woman who asked not to be identified.

Haack recalled a phone call he received one August day about 10 years ago. "You better come with a snow plow," someone told him in all seriousness, directing his men to the same 11th Street site.

"There were suds piling up a story high," Haack said.

Burglary wave sweeps Hoboken

By Jim DeRogatis

Hoboken police yesterday reported a rash of burglaries that occurred on Monday.

Three apartments on the 600 block of Jefferson Street were burglarized, according to police. Thieves pried open the front door of one building and stole \$2,000 worth of jewelry from one apartment and an undetermined amount of jewelry from a second apartment, police said.

The burglars entered another apartment several doors away on Jefferson Street, again by prying open the front door, but the owner reported nothing missing, according to police.

An apartment on the 100 block of Willow Avenue was burglarized on Monday by a thief who entered through an unlocked rear window, police said. The burglar escaped with a video cassette recorder and a

television valued at \$440.

A building on the 600 block of Madison Street was entered Monday by a burglar who pried open the front door and stole \$50 in cash, police said.

Finally, burglars entered a garage on Harrison Street and stole almost \$4,000 worth of automotive supplies sometime over the weekend, according to police.

Members of the Hoboken detective bureau are investigating.

Hoboken to get tough with soap-dumper firms

By Jim DeRogatis

Hoboken officials yesterday issued warning notices to four companies suspected of dumping concentrated soap in the city sewer system.

Several gallons of liquid soap dumped into the sewer system sometime Wednesday caused an overflow of soap suds about a foot deep near a pumping station on 11th Street between Washington and Hudson streets yesterday afternoon, according to Roy Haack, director of the Public Works Department.

Haack said yesterday that he has pinpointed the source of the suds to one of four possible

companies in Hoboken. Two of the companies manufacture shampoo or soap, he said, but he declined to name any of the four.

The suds problem has occurred "off and on" for the last ten years, Haack said. He attributes the problem to one of the four companies dumping liquid soap into the sewer. The soap is then swept along until it reaches the 11th Street pumping station, which "acts like a washing machine, turning the soap into suds."

Haack said that he intends to "put a stop" to the problem before the city builds a secondary sewage treatment plant, scheduled to be completed by 1988.

The secondary plant will use bacteria to break down the

sewage. A sudden surge of soap suds into the plant could kill all of the bacteria, rendering the plant useless, Haack said.

"Now is the proper time to stop this, after the recent snowstorm," Haack said, referring to the mountains of suds that accumulated Wednesday.

The director issued "cease and desist" orders to the four companies yesterday. "Now it's up to them to prove to me that they aren't causing the problem," he said. The order will prohibit the companies from dumping soap into the sewer system.

If the problem continues, Haack said, each of the four companies will be issued summonses every day until it stops.

Pier concert cancelled

By Bill Campbell

The Port Authority of New York and New Jersey, citing the stalled waterfront negotiations between Hoboken and the bi-state agency, has cancelled its proposed Labor Day concert on Pier A.

Hoboken officials have criticized the P.A.'s decision, saying the cancellation is a "retaliatory gesture."

According to one city official, the city was notified of the

cancellation shortly after the P.A.'s \$600 million waterfront project was sharply criticized at a public hearing last Tuesday.

The official, who asked not to be identified, said the P.A.'s request for additional police and fire personnel "had just been approved" shortly before they notified the city that the concert had been cancelled.

Outgoing Public Safety Director Edwin Chius said he notified Police Chief George

Crimmins and Fire Chief James Houn that support personnel won't be needed for the event, which was scheduled for Aug. 30.

The concert was to feature the New Jersey Symphony Orchestra and a fireworks display by Garden State Fireworks. A similar concert sponsored by the P.A. last year attracted an audience of about 2,000 on Pier A.

P.A. spokesman Michael Krieger said that, despite the

success of last year's concert, the city and the P.A. "should focus their attention on closing an agreement on the waterfront."

"It was a great event last year and with an agreement in place we look forward to additional events in the future," he said.

"Having an agreement negotiated would help us evaluate the time and money we will spend," Krieger said. "For now, our primary focus is on working

with the city on an overall agreement."

The P.A. has proposed a massive waterfront development which includes 1,500 units of housing, marina, a hotel and a research and development facility.

Negotiations between the city and the P.A. broke down during the first six months of the Vezzetti administration. The city has resumed discussions on waterfront development, but the Mayor's Water-

front Committee has been openly critical of the P.A. plan.

As recently as Aug. 1, the P.A. requested additional public safety personnel for the concert. In a letter from Phil LaRocco, director of economic development, the agency asked the city for police officers and fire officials to regulate the fireworks.

The city officials said the city is considering sponsoring its own Labor Day concert with the Hoboken Chamber Orchestra.

P.A. puts up \$50M for waterfront transit

By Blanca M. Quintanilla

The state may have the first opportunity to obtain a railroad's right of way and speed development of a mass transit system along the Hudson River waterfront.

The opportunity arises from \$50 million the Port Authority and New York and New Jersey will contribute toward relocation and improvement of a Conrail freight line in Hudson County, thus enabling the state to acquire the railroad's right

of way along the Hudson waterfront.

The Port Authority Board of Commissioners yesterday adopted a resolution which will enable New Jersey to acquire the River Route and the Weehawken Tunnel for use as a bus and light-rail transitway and a land service road. At the same time, the project will allow Conrail to relocate freight operations to the Northern Branch from its River Route, which runs through North Bergen, Weehawken and Hoboken.

The Port Authority will fund the design, engineering, environmental analysis and construction needed to improve Conrail's Northern Branch between freight yards in North Bergen and Marion Junction in Jersey City.

Completion of the Northern Branch project will provide improved rail freight service to the Port of New York and New Jersey. The project will eliminate vehicular delays and also assure safer, uninterrupted train operations.

Gov. Thomas Kean praised the P.A., saying, "With the support of the Port Authority, the development community and the state, our plans can progress in timely fashion, transforming this long underutilized waterfront resource into a showcase redevelopment project."

With the creation of the Hudson River Waterfront Development Committee in 1983,

Gov. Kean directed the New Jersey Department of Transportation (DOT) to undertake a transportation study of the waterfront. In November, 1985, DOT completed a Draft Transportation Plan that addressed many of the waterfront's transportation problems, including congestion on the trans-Hudson facilities. Specifically, the plan called for the development of a bus and light-rail transitway and a land service road in a general north-south direction along the waterfront, using in part the right of way of the Conrail River Route and the Weehawken Tunnel.

To implement the plan, the state must acquire the River Route and the Weehawken Tunnel now used by Conrail for freight operations. To relocate Conrail's freight operations from the waterfront to west of the Palisades, the state must upgrade the Northern Branch, which will require the acquisition of certain properties to allow for relocation. The DOT had estimated that the relocation and related projects will cost approximately \$70 million.

In order to meet the cost, New Jersey Transit submitted a grant application for \$20 million to the Federal Urban Mass Transportation Administration last May 30.

To fund the remainder of

See SHORELINE — Page 7.

Shoreline transit gets P.A. boost

Continued from Page 1.

the project, the New Jersey Governor's office requested that the Port Authority provide \$50 million for the relocation and improvements to the North Branch. The DOT will be responsible for design and execution of the branch.

The board also formally established the Transportation Operations Coordinating Committee (TRANSCOM) for a three-year period. The committee has been working since December 1984, when the Port Authority called up the heads of the major transportation entities in the region.

The meeting led to the formation of TRANSCOM — an informal group of 16 transportation agencies in the New York-New Jersey metropolitan area.

Peter Ciano, director of operations of the Jersey City-based TRANSCOM center, told the board yesterday that the system is designed to improve the flow of information and to respond to incidents and guide supervision over 500 miles of highway and several jurisdictions.

The Planning and Development Department's Trans-Hudson task force reported that the region's transportation congestion would be aggravated by \$7 billion of planned construction during the next five years.

"We still have a lot of work ahead of us," said Ciano after a video-tape presentation on TRANSCOM.

The TRANSCOM Center has played an important role in recent special events such as coordination of the New Jersey Waterfront Marathon, and recently, the Liberty Weekend activities, he said.

Hudson's nuke-free zones may be illegal

By Bill Campbell

A federal judge's ruling last Tuesday that an attempt to create a "nuclear-free zone" in Union County is unconstitutional could affect similar legislation in Hudson County.

Both the Hoboken and Jersey City councils have approved ordinances barring them from doing business with any corporation engaged in the production of nuclear weapons and their components.

The ordinances ban nuclear weaponry, nuclear waste and research furthering nuclear weapon development in Hoboken and Jersey City. In addition, the United States and the New Jersey Department of Transportation must advise the mayors and councils of shipments of radioactive waste through the municipalities.

City officials and supporters of the nuclear-free zone movement said they were surprised by the federal ruling, which states that New Jersey's counties and communities have no independent power to regulate nuclear facilities.

According to U.S. District Judge John Bissell, sitting in

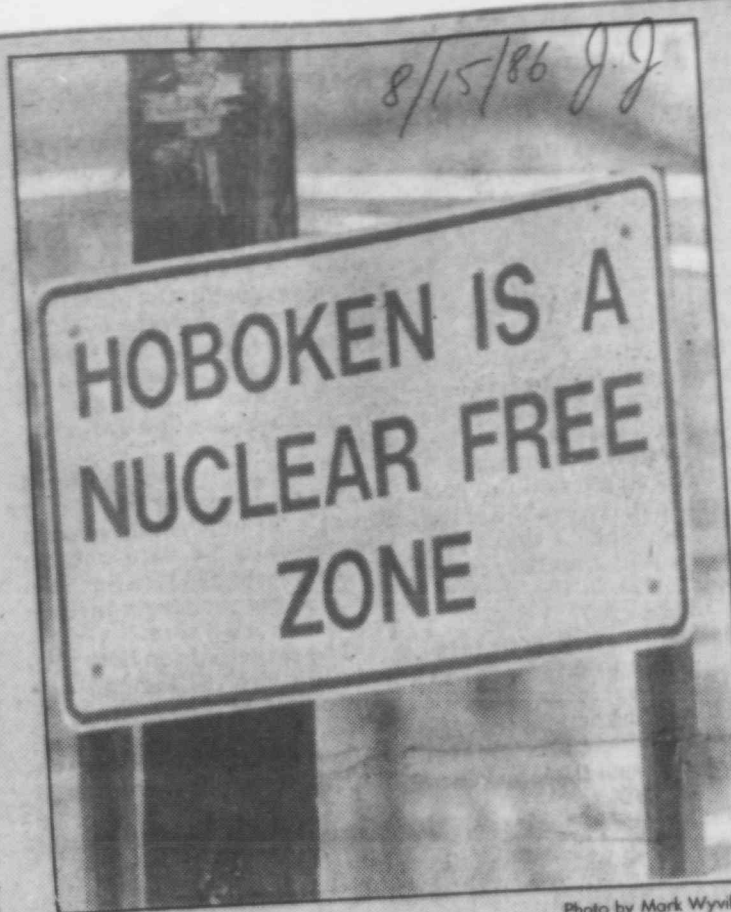


Photo by Mark Wyville

This sign welcomes people entering Hoboken through Willow Avenue.

Newark, "however laudable that purpose may be ecologically, however advantageous the pronouncement may be politically... the ordinance is unconstitutional."

The ruling allows Radiation Technology Inc. of Morris County to construct a food irradiation facility in Elizabeth at an industrial complex owned by the Port Authority of New York and New Jersey.

"The issue for all the communities is really self-determination," said Judith Karpova, founder of Hoboken Action for Nuclear Disarmament and an architect of the Hoboken and Jersey City ordinances.

"I think the ruling was a setback, but it's not going to stop nuclear-free zones which are a

See NUKE-ZONE — Page 7.

P.A. waterfront plan called danger to city

By Jim DeRogatis

The Mayor's Waterfront Advisory Committee yesterday released a report concluding that the Port Authority would be "the most dangerous developer imaginable" for the Hoboken waterfront since "it is virtually immune from city controls."

According to the report, "WAC doubts that the Port Authority of New York and New Jersey can be subjected sufficiently to city control to be an acceptable developer" of Hoboken's piers.

"In particular, WAC finds

little assurance that the project will proceed according to any presently submitted plan, or that the city will be able to exercise sufficient control to insure that the project will benefit Hoboken or its residents," the report states.

WAC is a 19-member committee appointed by Mayor Thomas Vezetti to keep the public advised on the progress of the P.A.'s proposed \$600 million waterfront development, a massive project with millions of square feet of office and retail space, 1,500 luxury housing units, and a marina.

The city is currently in the

process of negotiating a lease with the P.A. for the city-owned piers that will house the bulk of the project. The lease is the key document that will control the amount of revenue the project generates for the city and the amount of control the city can exercise.

WAC has recommended that the city follow six principles to retain control over development in Hoboken. The principles are:

- That no approval be given to a waterfront development project unless and until

See WATERFRONT — Page 7.

Waterfront panel calls P.A. role Hoboken danger

Continued from Page 1.

the city reviews and agrees to a final, complete, and fixed development plan, one that will lower taxes and not have a detrimental effect on the environment.

- The project must have initial and periodic reviews and approval by the Planning Board and the mayor and City Council.

- The developer must be subject to all local and state fire, health, safety, building, and environmental protection codes, regulations and ordinances, and these regulations must be enforceable.

- The city must have legal jurisdiction over the project area, including the right to determine the use of and access to project streets, byways, public parks, and open spaces.

- The developer must not have the power, independent of the city, to acquire public or private property by condemnation or eminent domain.

- The city must be able to enforce contracts with the developers and to sue for breaches of contract.

"For any private developer these principles are automatically guaranteed," according to the WAC report, "but this is not the case for governmental entities such as the P.A."

"In fact, based upon bi-state P.A. legislation and upon the P.A.'s original offer of a waterfront development project, the P.A., would not appear to be subject to any of the above controls."

According to the WAC: "The restated lease and the bi-state legislation enabling the P.A. to participate in waterfront development would allow the P.A. to change the boundaries, size, and shape of the project even after an agreement with the city is signed."

- The P.A., as a bi-state governmental authority, is sub-

ject to bi-state regulation but not unilateral regulation by either New York or New Jersey; hence, the P.A. would not be subject to local and state regulations on planning, fire, safety, health, and environmental protection.

The Hoboken waterfront development would be, within the definition set by bi-state law, "a marine terminal"; the restated lease also reflects the P.A.'s intent to acquire jurisdiction over Observer Highway, Hudson Place, River Street, much of River Road, and sections of Hudson and Fourth streets.

The WAC report states that "it is not clear whether the city can legally constrain the P.A. beyond the constraints imposed by bi-state legislation," even if the P.A. was willing to submit to controls by the city. The report adds that "there exist only limited avenues of bringing suit against the P.A."

"The P.A. would thus appear to be the most dangerous developer imaginable in that it is virtually immune from city controls," WAC concludes. "Not only would the city have no idea what development it would ultimately get, it could not even be sure that the development would benefit and not hurt the city and its residents or that the P.A. would be bound by its agreements."

Mayor Thomas Vezetti yesterday praised the WAC report, calling it "a helpful, important, and useful tool."

"The city needs guidance like that," Vezetti said, but the mayor did not say the city will stop negotiations with the P.A. "Right now, we're dealing with the P.A. through (Community Development Agency Director) Michael Coleman. Mike will try to use this tool for perfecting the things WAC centered on," Vezetti said.

3 join 'food poison' suit against Hoboken schools

Three Hoboken High School students who claim they suffered food poisoning at a sports awards dinner held at the school two years ago have initiated a civil suit in Hudson County Superior Court stemming from the incident.

The civil action was filed yesterday by Jersey City attorney Joyce Calefati Booth of the Brownstein, Booth, Barry & Diaz firm, on behalf of plaintiffs Gloria Hunter, Wanda Fermain and Joseph Fermain, all students at Hoboken High. The suit also names as plaintiffs the youngsters' guardians, Rosa Hunter, Noela Perez and Amelio Fermain, respectively.

The students are suing Hoboken High School, the Hoboken Board of Education and Service Dynamics, Inc. the food service firm that provided

the foods ingested the evening of the sports event.

More than 10 other Hoboken High youngsters are also currently involved in civil suits filed last month concerning the same event, and all contend they contracted salmonella poisoning from pasta eaten the evening of the awards event.

Calefati-Booth contends, on behalf of her young clients, that the plaintiffs — on the night of June 1, 1984 — attended the high school event and consumed foods prepared by Service Dynamics and served in the high school, where the event was held.

Shortly after eating the food, she said, the children suffered violent illness including bouts of nausea, diarrhea, vomiting, internal pains and

cramps that required hospitalization and extensive continued medical treatment. The attorney contends that the illness resulted from alleged unsanitary conditions and negligence by the defendants in preparing, keeping, serving and creating the foods.

The suit contends that the alleged lack of supervision led to "dangerous, hazardous and careless" situations that resulted in the illnesses.

The youngsters' guardians are named as plaintiffs on the grounds that they suffered loss of the services of their children and accumulated expenses and extended medical bills in treating the illnesses.

The plaintiffs are seeking a jury trial and judgment for all damages, with interest and the costs of the suit.

Hoboken moving to close commuter parking lot

By Bill Campbell

The attorney for the Hoboken Planning Board is seeking a temporary restraining order to close down a controversial commuter parking lot owned by real estate developer Anthony Dell'Aquila and attorney Thomas Stagnitti.

George Pappas filed papers last Friday with the Chancery Division of Superior Court, claiming that Dell'Aquila and Stagnitti have developed the facility without obtaining a conditional use permit from the city.

The parking lot, which surrounds facilities owned by Dell'Aquila Enterprises at the northern end of Washington Street, has been the subject of disputes between the owners

and city officials and neighbors for nearly a year.

The board is attempting to close down the lot, which is located in an area zoned for industrial use, until the owners submit a new application.

Neighbors have charged that the parking facility was built on parcels of their property.

The Planning Board will not consider the application until it reviews easement rights at the parking facility, Michael Ocello, board chairman said.

Ocello said that since last December, neither Dell'Aquila nor Stagnitti has complied with the board's request to provide an engineering survey of the property.

On May 8, the board drafted a resolution to refuse the ori-

ginal application "for lack of diligent prosecution."

A week later, the board memorialized the resolution by unanimously denying the application by Dell'Aquila and Stagnitti to operate the lot which contains about 500 parking spaces.

Ocello said the board's attorney filed suit last week because the Hoboken construction code official and the city's Law Department were unsuccessful in closing the lot.

"Stagnitti and Dell'Aquila never complied with our request," Ocello said. "Until they obtain a conditional use permit, they are not authorized to operate the lot."

He said that Stagnitti,

See CITY — Page 7.

City moves to close commuter parking lot

Continued from Page 1.

whom the court papers say leases the parking facility from Dell'Aquila, must apply for a new application before the board will hear the request.

He said that Stagnitti must produce revised property maps and a survey of the property in order to receive a variance to operate the lot.

Ocello said that Stagnitti has not presented the information since the board ordered the lot closed in May.

In addition to Dell'Aquila

and Stagnitti, the court papers also name Joseph Meehan, Stagnitti's attorney, as a defendant.

Stagnitti was not available for comment.

Dell'Aquila owns the former Standard Brands building and the old Franklin Baker building. He holds an option to purchase the Hoboken Shipyard at 14th and Hudson streets and has requested that the city sell him the Todd Shipyard located near the Weehawken Cove.

P.A. puts up \$50M for waterfront transit

By Blanca M. Quintanilla

The state may have the first opportunity to obtain a railroad's right of way and speed development of a mass transit system along the Hudson River waterfront.

The opportunity arises from \$50 million the Port Authority and New York and New Jersey will contribute toward relocation and improvement of a Conrail freight line in Hudson County, thus enabling the state to acquire the railroad's right

of way along the Hudson waterfront.

The Port Authority Board of Commissioners yesterday adopted a resolution which will enable New Jersey to acquire the River Route and the Weehawken Tunnel for use as a bus and light-rail transitway and a land service road. At the same time, the project will allow Conrail to relocate freight operations to the Northern Branch from its River Route, which runs through North Bergen, Weehawken and Hoboken.

The Port Authority will fund the design, engineering, environmental analysis and construction needed to improve Conrail's Northern Branch between freight yards in North Bergen and Marion Junction in Jersey City.

Completion of the Northern Branch project will provide improved rail freight service to the Port of New York and New Jersey. The project will eliminate vehicular delays and also assure safer, uninterrupted train operations.

Gov. Thomas Kean praised the P.A., saying, "With the support of the Port Authority, the development community and the state, our plans can progress in timely fashion, transforming this long underutilized waterfront resource into a showcase redevelopment project."

With the creation of the Hudson River Waterfront Development Committee in 1983,

Gov. Kean directed the New Jersey Department of Transportation (DOT) to undertake a transportation study of the waterfront. In November, 1985, DOT completed a Draft Transportation Plan that addressed many of the waterfront's transportation problems, including congestion on the trans-Hudson facilities. Specifically, the plan called for the development of a bus and light-rail transitway and a land service road in a general north-south direction along the waterfront, using in part the right of way of the Conrail River Route and the Weehawken Tunnel.

To implement the plan, the state must acquire the River Route and the Weehawken Tunnel now used by Conrail for freight operations. To relocate Conrail's freight operations from the waterfront to west of the Palisades, the state must upgrade the Northern Branch, which will require the acquisition of certain properties to allow for relocation. The DOT had estimated that the relocation and related projects will cost approximately \$70 million.

In order to meet the cost, New Jersey Transit submitted a grant application for \$20 million to the Federal Urban Mass Transportation Administration last May 30.

To fund the remainder of

See SHORELINE — Page 7.

Shoreline transit gets P.A. boost

Continued from Page 1.

the project, the New Jersey Governor's office requested that the Port Authority provide \$50 million for the relocation and improvements to the North Branch. The DOT will be responsible for design and execution of the branch.

The board also formally established the Transportation Operations Coordinating Committee (TRANSCOM) for a three-year period. The committee has been working since December 1984, when the Port Authority called up the heads of the major transportation entities in the region.

The meeting led to the formation of TRANSCOM — an informal group of 16 transportation agencies in the New York-New Jersey metropolitan area.

Peter Ciano, director of operations of the Jersey City-based TRANSCOM center, told the board yesterday that the system is designed to improve the flow of information and to respond to incidents and guide supervision over 500 miles of highway and several jurisdictions.

The Planning and Development Department's Trans-Hudson task force reported that the region's transportation congestion would be aggravated by \$7 billion of planned construction during the next five years.

"We still have a lot of work ahead of us," said Ciano after a video-tape presentation on TRANSCOM.

The TRANSCOM Center has played an important role in recent special events such as coordination of the New Jersey Waterfront Marathon, and recently, the Liberty Weekend activities, he said.

Hudson's nuke-free zones may be illegal

By Bill Campbell

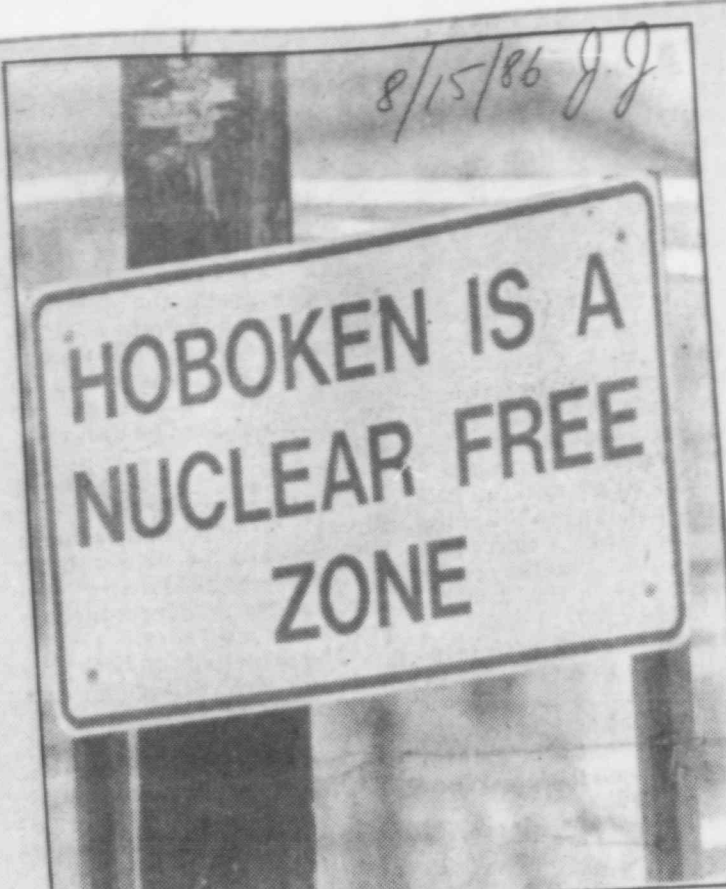
A federal judge's ruling last Tuesday that an attempt to create a "nuclear-free zone" in Union County is unconstitutional could affect similar legislation in Hudson County.

Both the Hoboken and Jersey City city councils have approved ordinances barring them from doing business with any corporation engaged in the production of nuclear weapons and their components.

The ordinances ban nuclear weaponry, nuclear waste and research furthering nuclear weapon development in Hoboken and Jersey City. In addition, the United States and the New Jersey Department of Transportation must advise the mayors and councils of shipments of radioactive waste through the municipalities.

City officials and supporters of the nuclear-free zone movement said they were surprised by the federal ruling, which states that New Jersey's counties and communities have no independent power to regulate nuclear facilities.

According to U.S. District Judge John Bissell, sitting in



This sign welcomes people entering Hoboken through Willow Avenue.

Newark, "however laudable that purpose may be ecologically, however advantageous the pronouncement may be politically... the ordinance is unconstitutional."

The ruling allows Radiation Technology Inc. of Morris County to construct a food irradiation facility in Elizabeth at an industrial complex owned by the Port Authority of New York and New Jersey.

"The issue for all the communities is really self-determination," said Judith Karpova, founder of Hoboken Action for Nuclear Disarmament and an architect of the Hoboken and Jersey City ordinances.

"I think the ruling was a setback, but it's not going to stop nuclear-free zones which are a

See NUKE-ZONE — Page 7.

P.A. waterfront plan called danger to city

By Jim DeRogatis

The Mayor's Waterfront Advisory Committee yesterday released a report concluding that the Port Authority would be "the most dangerous developer imaginable" for the Hoboken waterfront since "it is virtually immune from city controls."

According to the report, "WAC doubts that the Port Authority of New York and New Jersey can be subjected sufficiently to city control to be an acceptable developer" of Hoboken's piers.

"In particular, WAC finds

little assurance that the project will proceed according to any presently submitted plan, or that the city will be able to exercise sufficient control to insure that the project will benefit Hoboken or its residents," the report states.

WAC is a 19-member committee appointed by Mayor Thomas Vezetti to keep the public advised on the progress of the P.A.'s proposed \$600 million waterfront development, a massive project with millions of square feet of office and retail space, 1,500 luxury housing units, and a marina.

The city is currently in the

process of negotiating a lease with the P.A. for the city-owned piers that will house the bulk of the project. The lease is the key document that will control the amount of revenue the project generates for the city and the amount of control the city can exercise.

WAC has recommended that the city follow six principles to retain control over development in Hoboken. The principles are:

- That no approval be given to a waterfront development project unless and until

See WATERFRONT — Page 7.

Waterfront panel calls P.A. role Hoboken danger

Continued from Page 1.

the city reviews and agrees to a final, complete, and fixed development plan, one that will lower taxes and not have a detrimental effect on the environment.

- The project must have initial and periodic reviews and approval by the Planning Board and the mayor and City Council.

- The developer must be subject to all local and state fire, health, safety, building, and environmental protection codes, regulations and ordinances, and these regulations must be enforceable.

- The city must have legal jurisdiction over the project area, including the right to determine the use of and access to project streets, byways, public parks, and open spaces.

- The developer must not have the power, independent of the city, to acquire public or private property by condemnation or eminent domain.

- The city must be able to enforce contracts with the developers and to sue for breaches of contract.

"For any private developer these principles are automatically guaranteed," according to the WAC report, "but this is not the case for governmental entities such as the P.A."

"In fact, based upon bi-state P.A. legislation and upon the P.A.'s original offer of a waterfront development project, the P.A. would not appear to be subject to any of the above controls."

According to the WAC: "The restated lease and the bi-state legislation enabling the P.A. to participate in waterfront development would allow the P.A. to change the boundaries, size, and shape of the project even after an agreement with the city is signed."

- The P.A., as a bi-state governmental authority, is sub-

ject to bi-state regulation but not unilateral regulation by either New York or New Jersey; hence, the P.A. would not be subject to local and state regulations on planning, fire, safety, health, and environmental protection.

- The Hoboken waterfront development would be within the definition set by bi-state law, "a marine terminal" subject to P.A. jurisdiction; the restated lease also reflects the P.A.'s intent to acquire jurisdiction over Observer Highway, Hudson Place, River Street, much of River Road, and sections of Hudson and Fourth streets.

The WAC report states that "it is not clear whether the city can legally constrain the P.A. beyond the constraints imposed by bi-state legislation," even if the P.A. was willing to submit to controls by the city. The report adds that "there exist only limited avenues of bringing suit against the P.A."

"The P.A. would thus appear to be the most dangerous developer imaginable in that it is virtually immune from city controls," WAC concludes. "Not only would the city have no idea what development it would ultimately get, it could not even be sure that the development would benefit and not hurt the city and its residents or that the P.A. would be bound by its agreements."

Mayor Thomas Vezetti yesterday praised the WAC report, calling it "a helpful, important, and useful tool."

"The city needs guidance like that," Vezetti said, but the mayor did not say the city will stop negotiations with the P.A.

"Right now, we're dealing with the P.A. through Community Development Agency Director Michael Coleman. Mike will try to use this tool for perfecting the things WAC centered on," Vezetti said.

3 join 'food poison' suit against Hoboken schools

Three Hoboken High School students who claim they suffered food poisoning at a sports awards dinner held at the school two years ago have initiated a civil suit in Hudson County Superior Court stemming from the incident.

The civil action was filed yesterday by Jersey City attorney Joyce Calefati Booth of the Brownstein, Booth, Barry & Diaz firm, on behalf of plaintiffs Gloria Hunter, Wanda Fermain and Joseph Fermain, all students at Hoboken High. The suit also names as plaintiffs the youngsters' guardians, Rosa Hunter, Noela Perez and Amalia Fermain, respectively.

The students are suing Hoboken High School, the Hoboken Board of Education and Service Dynamics, Inc. the food service firm that provided

the foods ingested the evening of the sports event.

More than 10 other Hoboken High youngsters are also currently involved in civil suits filed last month concerning the same event, and all contend they contracted salmonella poisoning from pasta eaten the evening of the awards event.

Calefati-Booth contends, on behalf of her young clients, that the plaintiffs — on the night of June 1, 1984 — attended the high school event and consumed foods prepared by Service Dynamics and served in the high school, where the event was held.

Shortly after eating the food, she said, the children suffered violent illness including bouts of nausea, diarrhea, vomiting, internal pains and

cramps that required hospitalization and extensive continued medical treatment. The attorney contends that the illness resulted from alleged unsanitary conditions and negligence by the defendants in preparing, keeping, serving and creating the foods.

The suit contends that the alleged lack of supervision led to "dangerous, hazardous and careless" situations that resulted in the illnesses.

The youngsters' guardians are named as plaintiffs on the grounds that they suffered loss of the services of their children and accumulated expenses and extended medical bills in treating the illnesses.

The plaintiffs are seeking a jury trial and judgment for all damages, with interest and the costs of the suit.

Hoboken moving to close commuter parking lot

By Bill Campbell

The attorney for the Hoboken Planning Board is seeking a temporary restraining order to close down a controversial commuter parking lot owned by real estate developer Anthony Dell'Aquila and attorney Thomas Stagnitti.

George Pappas filed papers last Friday with the Chancery Division of Superior Court, claiming that Dell Parking of 1501 Washington Street has developed the facility without obtaining a conditional use permit from the city.

The parking lot, which surrounds facilities owned by Dell'Aquila Enterprises at the northern end of Washington Street, has been the subject of disputes between the owners

and city officials and neighbors for nearly a year.

The board is attempting to close down the lot, which is located in an area zoned for industrial use, until the owners submit a new application.

Neighbors have charged that the parking facility was built on parcels of their property.

The Planning Board will not consider the application until it reviews easement rights at the parking facility, Michael Ocello, board chairman said.

Ocello said that since last December, neither Dell'Aquila nor Stagnitti has complied with the board's request to provide an engineering survey of the property.

On May 8, the board drafted a resolution to refuse the ori-

ginal application "for lack of diligent prosecution."

A week later, the board memorialized the resolution by unanimously denying the application by Dell'Aquila and Stagnitti to operate the lot which contains about 500 parking spaces.

Ocello said the board's attorney filed suit last week because the Hoboken construction code official and the city's Law Department were unsuccessful in closing the lot.

"Stagnitti and Dell'Aquila never complied with our request," Ocello said. "Until they obtain a conditional use permit, they are not authorized to operate the lot."

He said that Stagnitti,

See CITY — Page 7.

City moves to close commuter parking lot

Continued from Page 1.

whom the court papers say leases the parking facility from Dell'Aquila, must apply for a new application before the board will hear the request.

He said that Stagnitti must produce revised property maps and a survey of the property in order to receive a variance to operate the lot.

Ocello said that Stagnitti has not presented the information since the board ordered the lot closed in May.

In addition to Dell'Aquila

and Stagnitti, the court papers also name Joseph Meehan, Stagnitti's attorney, as a defendant.

Stagnitti was not available for comment.

Dell'Aquila owns the former Standard Brands building and the old Franklin Baker building. He holds an option to purchase the Hoboken Shipyards at 14th and Hudson streets and has requested that the city sell him the Todd Shipyards located near the Weehawken Cove.

Fun and activism mix at Hoboken festivities

Waterfront is group's '86 crusade

By JEFFREY HOFF
Staff Writer

HOBOKEN—At first glance, everyone was having carefree fun at the city's ninth River City Fair yesterday.

Music was playing, ice cream was melting, and strollers were lazily picking through everything from jewelry to used plumbing parts.

But a keen eye found opponents and supporters of the Hudson Center waterfront development plan hashing it out for quite some time along the northern edge of the Fifth Street Pier area where the weekend festival was held. And just as Rep. Frank J. Guarini, D-Jersey City, appeared at a booth at one end of the festival site yesterday, his challenger, Republican Albio Sires of West New York, began working the crowd at the other end.

While the festival had a pleasant, largely apolitical atmosphere, Helen Manogue, chairwoman of the Hoboken Environment Committee which organized the fair, explained that the first festival was held in 1974 to spark opposition to a farm of oil tanks proposed for the waterfront.

"Thanks, but no tanks" was the theme of the first year. Partially because of that festival no tanks were built, and "people began to understand that the waterfront belongs to them," Manogue said.

In that spirit, the committee held a contest seeking design ideas for a park along the waterfront.

Ironically, the entries were mounted along a fence adjacent to a display by the Port Authority of New York and New Jersey, depicting its proposal for the waterfront development and including its own ideas for "open public space."

Entries from adults and children were divided into separate categories, with \$200 going to a winner in each. Roger Goodwill took the prize in the adult category, and Iann Gama won the children's division.

Their designs will be sent to Mayor Thomas F. Vezzeppi to help express the committee's position that there should be a large "people's park" along the waterfront.

During the weekend, some 10,000 people walked along River Street — which was closed to traffic — to browse through booths offering everything from Asian jewelry to second-hand stationery and representing a variety of political and social groups from the Friends of the Library to the Hudson County Rape Crisis Network.

Two stages for music were set up, with a continuous cabaret-type performance at an old warehouse at the Fifth Street site and a bandshell for rock music 100 yards upriver.



Photos by John Decker

HOMETOWN ROCKERS Gut Bank were one of the many bands to perform at the weekend's Hoboken's River City Fair this weekend. Bass player Alice Genese, right, rouses guitarist Karyn Kuhl during Saturday's show.



KAREN LESLIE, a performer for "Serious Foolishness," has the whole world in her hand during her act Saturday at the River City Fair in Hoboken.

Property owners brace for tax bills

By Bill Campbell

Hoboken property owners can expect to receive their 1986 property tax bills early next week, city Tax Collector Louis Picardo said yesterday.

The tax bills, which reflect a 35 percent increase over last year's, will be mailed to approximately 5,000 home and property owners as early as next Monday, Picardo said.

The tax rate of \$216 per \$1,000 of assessed valuation, the highest in the state, was certified by the county Board of Taxation on Aug. 8, two days after the \$27 million municipal budget was approved unanimously by the City Council.

"The bills are going out late this year because the council didn't approve the budget until earlier this month," Picardo said.

He said his office must recertify the rates before printing

the individual bills, which are due upon receipt.

"Generally, most people pay on time," Picardo said.

According to city Business Administrator Edwin Chius, the city achieved a payment rate of 84 percent last year. He said that delinquent taxpayers account for \$15 of the 1986 tax rate and are responsible for a doubling of the city's reserve for uncollected taxes.

The reserve, tax dollars not expected to be received this year from 1985, "guarantees a balanced budget, cash-wise," Chius said.

He said delinquent taxpayers account for half of the reserve for uncollected taxes, or 7 percent of the budget.

The 1986 reserve fund is \$3.6 million, up from \$1.7 million last year, Chius said.

He said he expects the City Council next month to adopt a payment grace period through Sept. 15.

Dems itchy in Hoboken

There could be some trouble brewing with River City Democrats.

Not the River City in "The Music Man." The one by the Hudson River, aka Hoboken.

Some Hoboken Democratic leaders are disturbed over reports they've been getting that when the county organization puts together next year's ticket, there won't be any Hobokenites on it.

Hoboken hasn't fared too well of late in terms of county and state legislative officeholders. It doesn't have any.

A few years ago, there was an assemblyman from Hoboken, and a county freeholder, and the county clerk. Now they're all gone, and in large part it's because Mayor Thomas Vezzeppi supported Republican candidates against other elected officials from Hoboken.

The Hoboken Democrats claim they're unified despite the mayor's efforts and are in better shape than the Democratic organizations in some other municipalities where the administrations are all on the same side.

If the county organization wants their help this year, though, they want some promises of spots on the ticket next year.

Vezzeppi raps 'Plaza' project

By Earl Morgan

Hoboken Mayor Tom Vezzeppi said last night he is opposed to the planned, \$70 million Plaza Court development project slated to be built on the site currently occupied by the ShopRite supermarket at Newark and Washington streets.

When asked about the project by a reporter at last night's zoning board of adjustment hearing on the development, the mayor said: "The project does not reflect what the people of Hoboken want."

Vezzeppi challenged a statement last night by a ShopRite representative, Louis Cermini, that the store is losing money. "If they're losing money it's because they are not running the business right," Vezzeppi said.

The project developer, Westbank Construction is seeking a variance to build an 18-story tower that will include a pedestrian walkway to the PATH station, retail space including a supermarket to replace the departing ShopRite and 388 condominiums in the 18-story building and in a group of five-story structures. The firm is also seeking a variance to increase the floor ratio space allowed in developments in that zoning district.

The mayor and his supporters oppose the project because it does not include any provisions for low- and moderate-income housing.

The hearing adjourned after four hours before all of the developer's witnesses had testified. It will continue on Sept. 9, in the City Council Chambers in City Hall.

At the tail-end of the hearing sparks flew when the board allowed Vezzeppi aide Steve Block to question the project architect, Dean Marchetto, and its attorney, Frank Marciano. Marciano, a former law department employee, threatened to sue Block if he asked him if his representing the developer creates a conflict since the attorney left the city payroll only six months ago.

During his testimony architect Marchetto said the 388 units of condominiums will consist of 20 percent studio apartments, 30 percent one-bedroom, 45 percent two-bedroom and five percent three-bedroom apartments.

He said there will be 517

See VEZZETTI — Page 8.

Vezzeppi opposes Plaza Court plan

Continued from Page 1.

parking spaces, 62,000 square feet of commercial space, 38,395 square feet of retail space and 24,105 square feet of office space. Marchetto stressed several times that 27.576 percent of the 500,000 square feet in the total development will be open space. He said that figure represents 45 percent of the project.

Marchetto said the portion of the project facing Washington Street will contain the entrance and exit to the pedestrian walkway to the PATH station. The Washington Street side will contain five-story structures with commercial space on the ground floor and residential space above. He said that the buildings will conform with the requirements of the city's Historic District regulations.

Marchetto said the parking for the development will be underground and elevators will bring shoppers up to the commercial space on the ground floor. Marchetto said the project is designed to be integrated into the city's architectural character and provide considerable public space in the downtown district.

In answer to questions from Block, Marchetto said he did not think low- and moderate-

income housing is the best use for the property.

Block asked if the variance being sought is granted, if that will increase the value of the property. Marchetto said it will.

"If the property value increases, won't that put pressure on any new investor who buys the property to force the lower income tenants out to get a higher price?" Block asked.

"That is a decision for the investors to make," Marchetto answered.

The ShopRite representative said that while the Washington Street store will be closing the company is looking for a new site to re-open in the city.

Block asked Marchetto how much the location cost the developer but attorney Marciano said that question was irrelevant to the hearing. Sources said the price is approximately \$3.5 million.

Vezzeppi said that the supermarket the developer is planning to bring in is Gristede's, a New York firm. The developer, Daniel Gans, denied that.

"We are talking to several people about coming in but no decision has been made," he said.

Roberts hits Vezzeppi stand on 'Plaza' plan

By Bill Campbell

A Hoboken councilman yesterday criticized Mayor Thomas Vezzeppi's attacks on the proposed \$70 million Plaza Court development as "premature" and "not disciplined."

Sixth Ward Councilman Dave Roberts, citing the 35 percent increase in the municipal tax rate, said Vezzeppi was "ill advised" in opposing the development at the site of the ShopRite supermarket on Washington Street and Observer Highway.

Real estate developers Daniel Gans and George Vallone of Westbank Construction have proposed building an 18-story residential tower and a group of five-story structures on the site.

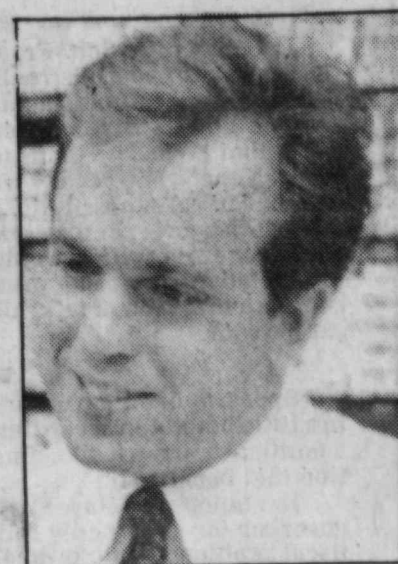
Vezzeppi criticized the project Monday during a session of the Hoboken Zoning Board of Adjustment, claiming the development "does not reflect what the people of Hoboken want."

The developers are seeking variances to expand the floor-area ratio and increase the height in the area zoned for the Central Business District.

Vezzeppi has criticized the project for a lack of affordable housing units and the loss of a supermarket in the downtown section of the city.

"In light of the tax increase, to lambaste the project which could generate close to \$1 million in taxes is not the proper posture for the mayor of this city," Roberts said yesterday.

"Vezzeppi developed his



Dave Roberts
Vezzeppi 'ill advised'

conclusion on this project too soon and without proper input from his advisers," Roberts said.

Roberts said Vezzeppi should have postponed his comments until consulting with "advisers" Laurie Fabiano and city Councilman Joe Della Fave.

Fabiano, the mayor's executive secretary, and Della Fave are away on vacation.

"The ideology behind the mayor's comments Monday night was suspect at best," Roberts said. He said Vezzeppi should have been more "tactful" in addressing the affordable housing issue.

The developers have re-

See ROBERTS — Page 19.

Roberts hits Vezzeppi

Continued from Page 1.

jected Vezzeppi's request to include affordable units in the project.

"I hope Gans and Vallone include affordable units," Roberts said. "But attacking the entire project is not the way to do it. We should maintain negotiations for both housing and infrastructure contributions," he said.

Westbank passed on a \$10 million Urban Development Action Grant because of a stipulation that required them to provide affordable units.

"The way to lower the tax rate is through a reduction in municipal spending and an increase in revenues," Roberts said. "You can't just layoff 70 city workers and roll back public safety personnel and then reject a \$70 million project like this."

Vezzeppi, who is on vacation, was not available for comment.

Councils win appointment feud

By Bill Campbell

A ruling by a Superior Court judge in Ocean County may thwart Hoboken Mayor Thomas Vezzetti's appeal to regain the authority to appoint members of the municipal Zoning Board of Adjustment.

Superior Court Judge Eugene Serpentelli, sitting in Toms River, ruled last Friday that municipal councils maintain appointment power over local boards of adjustment.

The ruling was a response to a suit filed in July by a Berkeley Township councilman who challenged the mayor's appointment to the board.

Hoboken Assistant City Attorney Thomas Calligy said the Berkeley Township ruling is "identical in many ways" to the battle earlier this month between Vezzetti and the City Council over authority to appoint.

On Aug. 6, in a 6-to-2 vote, the council overrode Vezzetti's

veto of an ordinance that gave the legislative body the authority to make board of adjustment appointments.

Vezzetti, on the advice of his personal attorney, William Graves of Irvington, maintained that the mayor was authorized to appoint board members.

According to Graves, "The Faulkner Act vests the appointing power in the mayor with the advice and consent of the council. By attempting to re-

move the appointing power from the mayor, the council has violated the Faulkner Act."

The Faulkner Act is the basis of Hoboken's mayor-council form of government.

However, last week, Serpentelli ruled that the council maintains appointing authority, as outlined in land-use laws, despite recent changes in the Faulkner Act.

The changes, the Lynch amendments, clarify the separations between the leg-

islative and administrative functions of government.

Serpentelli's ruling upholds the council's contention that the legislative body controls board appointments, according to Calligy.

"We were asked whether or not the amendments to the Faulkner Act altered the procedural practice in appointments to the zoning board," said Calligy.

"It is our opinion that the land-use laws set up proce-

dures to which the council sets the ordinance creating the board," he said.

The land-use law, which created the board of adjustment, states that an "ordinance shall provide the method of appointment of all such board members," Calligy said.

The law further states that the governing body granted with appointment power "is the chief legislative body of the municipality," according to Calligy.

Woman sues city over fall

By Patricia Scott

A Hoboken woman is suing the city and an out-of-county plumbing firm in Superior Court, claiming negligence resulted in her falling on a broken sidewalk and suffering serious injury.

Lena Averso of Hoboken, represented by attorney Brian Chewcaskie of the Fort Lee legal firm of Joseph Mariniello, has initiated a civil suit against the city of Hoboken, the Fiovelli Plumbing Company of Bergenfield and five unidentified workers.

Chewcaskie contends that his client was "lawfully and carefully" walking along Willow Avenue on Aug. 17, 1984, when a deep depression in the sidewalk near 922 Willow caused her to fall violently to the pavement.

He maintains that his client suffered and continues to suffer serious pain and physical suffering and that her medical bills resulting from the incident have totaled more than \$1,000.

The suit alleges that Hoboken was negligent and careless in failing to fix the sidewalk or in posting signs or notices warning pedestrians of the sidewalk fall.

The action further holds that the Fiovelli Plumbing Co. owned premises abutting the site at Willow where the sidewalk was allegedly depressed and similarly failed to improve or repair the street or post caution signs.

Chewcaskie contends that Hoboken and the plumbing firm and its employees working on the site knew that "a deep and dangerous" condition prevailed on the sidewalk but failed to take action to alert passers-by and fix the area.

Averso is seeking damages, cost of suit, interest and other related fees; and is seeking a jury trial.

Hudson towns rush to meet housing deadline

By Joseph Albright

TRENTON — The State Council on Affordable Housing today waited for letters of intent from three Hudson County communities — Bayonne, Secaucus and Weehawken — to comply with a Sept. 3 deadline on plans for providing low and moderate income housing.

The three communities are among 194 statewide who adopted resolutions of participation in the fair housing act approved last November.

It was inspired by Mt. Laurel decisions by the State Supreme Court mandating municipal obligations for low and moderate income families.

A council spokesperson reported yesterday that only two communities, Hackensack and Galloway Township, filed the letters of intent between the Aug. 4 and Sept. 3 deadlines.

The same 194 communities also are faced with two additional deadlines, Nov. 4 for a draft housing element and fair share plan and next Jan. 5 for submission of housing plans.

Hudson's nine other communities would be given deadline schedules once they make the request, the spokesperson said. They are East Newark, Guttenberg, Harrison, Hoboken, Jersey City, Kearny, North Bergen, Union City and West New York.

The council last May 22 identified the need for 15,149 low and moderate income housing units to be built in Hudson's 12 communities through 1993 under the court-inspired, affordable housing opinions.

The council is expected to act at its Sept. 8 meeting on a task force recommendation Monday that 20 percent of housing be rental facilities for all communities whose final housing obligation is at least 125 units.

In May, the council identifying low and moderate income housing pre-credited need through 1993 as follows: Bayonne 1,256; East Newark 49; Guttenberg 205; Harrison 329; Hoboken 1,197; Jersey City 5,988; Kearny 814; North Bergen 1,329; Secaucus 866; Union City 1,556; Weehawken 402; West New York 1,158.

These totals are subject to change for low income housing constructed since April, 1980; lack of infrastructure; environmental constraints for not building; or regional transfer agreements.

The council and income limits in Hudson as follows: Moderate for one person, \$14,050; low income for one person, \$8,800; two persons moderate \$18,100; two persons low, \$10,050; three persons moderate, \$20,100; three person low, \$11,300; four persons moderate \$20,100; four person low, \$12,550; five persons moderate \$21,350; five person low \$13,550; six persons moderate \$22,600; six person low \$14,550; seven person moderate \$23,850; seven persons low \$15,550; eight persons moderate \$25,150; eight persons low \$16,550.

Embattled tax assessor balks at 'punching clock'

By Bill Campbell

Woodrow Monte, the embattled Hoboken tax assessor, said yesterday he would refuse to comply with a municipal ordinance requiring senior officials to maintain standard office hours.

Monte, who works out of a third-floor City Hall office on Tuesdays and Thursdays and from his home in Point Pleasant the remainder of the week, said the ordinance was "intended to encourage my retirement."

"I'm up here in this rat hole of an office two days a week and can accomplish nothing," said Monte, whose department is located next to the armory on the northeastern corner atop City Hall.

"I have no intentions of complying with the ordinance because there is enough work ahead to keep me busy for 23 hours a day," he said. "This past weekend at home I devoted 60 hours to working on added assessments for this city."

Monte, who has served as assessor for 24 years and earns \$39,000 per year, added that he "would resign immediately if (the mayor and council) said that there is someone to take my place."

"Until then, I will just ignore this ordinance and the

council can do whatever the hell they please," he said.

The ordinance, which was sponsored by Second Ward Councilman Joseph Della Fave, was intended to describe the terms of employment of the municipal tax assessor.

The legislation, which was approved by the council on Aug. 6 and signed into law by Mayor Thomas Vezzetti two days later, was amended by Councilman Robert Ranieri to include the municipal business administrator, the director of public works, the director of the Community Development Agency, the city clerk, the tax collector and the comptroller.

The ordinance requires that they "be employed on a full-time basis, devoting their full energies to compliance with their municipal obliga-

tions between the hours of 9 a.m. and 4 p.m. Monday through Friday."

It adds that officials must be present in their offices and available to the public, city officials and employees during those hours.

The ordinance will take effect Thursday.

Monte is an outspoken critic of Vezzetti and the council. Della Fave has been skeptical at the amount of city ratables and Monte's ability to perform as assessor during his two days a week at City Hall.

However, Monte said he could function better at home "without all the personal visits and phone calls I get at my office."

"Right now, I'm the only one here who can do this job," Monte said.

Sewers spew soap suds, Hoboken street covered

By Jim DeRogatis

Eleventh Street in Hoboken was invaded by suds yesterday for the second time in a week.

Soap suds filled 11th Street between Washington and Hudson streets about a foot high last Wednesday. Officials said the problem was the result of one of four local companies dumping concentrated detergent into the sewer system, which was then turned into suds by the

powerful 11th Street pump station.

The suds flowed into the street again yesterday, though not in as great a quantity as last week. Public Works Director Roy Haack said the problem was probably the result of efforts by the city and companies involved to clean out the sewer lines.

The city ordered the four companies to cease dumping the detergent last week and

threatened to issue summonses if it continued. Officials refused to name the companies, but said that two of them manufacture soap and two others are trucking firms that wash out their trucks with highly-concentrated detergent.

Haack said yesterday that he has met with three of the companies involved and they have agreed to change their procedures.

"We have been cleaning out

all of the sewer liens," he said. "Yesterday's suds were probably due to that cleaning action. Some of the concentrate must have remained in the lines."

Residents have complained that the suds are foul-smelling and make walking down 11th Street difficult. Haack said that they pose a greater problem if they continue because they could cripple a new secondary sewerage plant which the city expects to have constructed by 1988.

Hudson loses sewer plant funds

By Paul Clotery

Hudson County has missed the deadline for more than \$59 million in state and federal funds for secondary sewage treatment facilities and will have to go to court to stay on the funding list for 1987.

The state Department of Environmental Protection has alerted county officials that projects in North Bergen, West New York and Hoboken can't be funded this year because the plans submitted by the engineer, Mayo Lynch and Associ-

ates of Hoboken, are "technically deficient."

The county has been racing a federal 1971 Clean Water Act deadline of July 1, 1988, to achieve secondary treatment of sewage. The county has received three 5-year extensions to the act and has been told no further extensions will be granted, said Joseph LeFante, executive director of the Hudson County Utilities Authority.

The DEP last year hit Hudson with a sewer hook-up ban, meaning no new construction can be approved until sewage

treatment is brought up to a secondary level.

Primary treatment removes solids from wastewater and secondary treatment cleans the wastewater, removing pollutants.

The cities involved with the ban entered into agreements with the DEP, agreeing to begin working on the plan so that development can continue. However, Hoboken is being fined \$1,000 a day because it has not lived up to the agreement, state officials said.

LeFante said the fines must

be paid before the grant can be awarded, should the correct studies be filed in time for the 1987 fiscal funding year.

The state DEP priority list for 1986 would have funded in one lump sum the grading of primary treatment in North Bergen, West New York and Hoboken and construction of secondary treatment facilities. However, funding for the projects, which the DEP placed on the 1987 list is divided into three separate funding projects.

What that means, LeFante said, is that if the West New York project is ready to go, for example, it doesn't have to wait for Hoboken to be ready before the money is allocated.

The projects are projected to cost \$80 million. LeFante said state and federal funding for the projects would be \$32.2 million for the Hoboken plant, \$14.4 million for West New York and \$4.4 million for North Bergen for 1987 funding.

DEP would have funded \$59.9 million.

See HUDSON — Page 16

Hudson misses deadline on sewer project funding

Continued from Page 1.

Hoboken Department of Public Works Director Roy Haack expressed surprise at the DEP action. He said that an official of Mayo Lynch led him to believe all was on schedule. He said technical questions about the proposal would have to be answered by Mayo Lynch.

Mayo Lynch officials did not return telephone calls.

LeFante said that one of the problems with the design drawing is that while a structural aspect, such as a ceiling I-beam, was listed in the plan, the plans did not include of what that structural aspect would be made.

LeFante said that the projects dragged during the early stages because local officials did not want the HCUA to be the implementing authority. When the DEP alerted them to the fact it was either the HCUA or nothing, he said municipal officials began working harder.

He said that most of the plans are close to being completed and that funding for 1987 should be on target. He did not know when officials would go to court to seek an extension of the Clean Water Act.

LeFante said things could be worse. He said that the deferment is the first time the state just carried a project from one year to the next.

Car wash will wash but River St. building won't

By Jim DeRogatis

The Hoboken Zoning Board of Adjustment has approved variances for a controversial car wash on 15th Street but voted down a proposal for a five-story office building on River Street.

The board unanimously approved variances for permitted uses and depth of the side yard for an automatic car wash planned for 1500 Willow Ave. Several local businessmen had

opposed plans for the Velvet Touch Car Wash, saying it would cause a traffic hazard.

Board members who researched traffic conditions in the area determined that a car wash would not pose a hazard, however, according to board Chairman Frank Camebone.

The board spent two hours hearing testimony on a request for variances for floor-area ratio and off-street parking for an office building at 86 River St., but the variances were de-

nied by a vote of four-to-three.

Riverview Realty Associates had proposed to add three stories and a penthouse to a two-story building, formerly the Hoboken Unemployment Agency office. The proposed office building had already been approved by the Historic District Commission.

Several area residents attended the meeting and complained that the building would block their view of the Hudson River and the Manhattan skyline.

Hoboken board sued for gym injury

A Jersey City boy is suing the Hoboken Board of Education, charging he suffered permanent injury and disfigurement when he fell on a wet gymnasium floor at Hoboken's Wallace School, where he was a pupil.

The civil suit was filed yesterday in Superior Court by Hoboken attorney Gerald H. Baker on behalf of 10-year-old Balduino Torres and his guardian, Mercedes Munoz. Named as defendants are the Hoboken Board of Education and teacher Felicia Cappadona, a gym instructor.

Baker contends that his client was in a gym class on Feb. 28, 1984 in which he and another boy had to run simultaneously to the center of the gym to kick a soccer ball to see who could get there first.

The suit alleges that the

activity was "dangerous and hazardous." Baker contends the boy fell on water on the gym floor.

Baker maintains that the Board of Education was negligent and failed to properly maintain and supervise the floor, allowed the "dangerous" water condition to exist, and that the board therefore failed in its responsibility to maintain its premises. It further contends that Felicia Cappadona, as gym teacher, failed to control and supervise her class and their activities on the gym floor.

Baker said his young client has suffered disfigurement and loss of bodily function as well as pain and suffering, personal injuries and large medical expenses. His mother is suing as a plaintiff on grounds that she incurred large bills because of her child's injury. The family is seeking a jury trial.

Cop, fire shakeup planned

By Bill Campbell

The Hoboken City Council next month will enact a series of initiatives aimed at streamlining and "reforming" the city's police and fire departments.

The plan will be outlined Wednesday during a meeting with Public Safety Director Salvatore D'Amelio Jr., members of the City Council subcommittee on public safety, Police Chief George Crimmins and Fire Chief James Houn.

The initiatives, which were proposed during a meeting Friday with D'Amelio, City Council President E. Norman Wilson and Councilman Dave Roberts, are "designed to bring about sweeping changes in the Department of Public Safety," Roberts said.

"The council committee and the public safety director will meet with the chiefs to tell them what we want and what the community is concerned about," said Roberts, who sits on the subcommittee.

Among the proposals to be discussed are:

- The formation of a table of organization for police and fire officials.
- Requiring all police personnel, including the chief, to be in uniform when on duty to increase police presence.

See HOBOKEN — Page 8.

Hoboken plans cop, fire reforms

Continued from Page 1.

- Reassigning more police from desk to street duties.
- Initiating an "equalized" schedule between night and day shifts.

The subcommittee may also recommend that all public safety personnel undergo drug and alcohol testing, Roberts said.

Crimmins and Houn, both away on vacation, were not available for comment.

Wilson said he would not comment until after the Wednesday meeting.

"The Public Safety Department, which was once highly regarded, is now seen by the community as being in decay," Roberts said.

"This is a council initiative and as far as I know it has the full support of the council," he said.

The proposal comes in the wake of recent disciplinary actions against Hoboken police officers, including the suspension of an officer last Friday for making terroristic threats against two colleagues.

The City Council is expected to enact the proposal through resolution or ordinance during its next session on September 6, Roberts said.

The council initiatives are the third legislative effort designed to restructure the Public Safety department.

Last month the council unanimously slashed the department's budget by \$325,000 through a roll-back in rank. The move was part of a \$1.4 million cutback in municipal spending.

The council later shifted the department from Administration to the Law Department and appointed D'Amelio as director.

Cleanup session for school board

By Jim DeRogatis

The Hoboken Board of Education will hold a special meeting tonight to "clean up old business" before the start of the school year next Tuesday.

Board President Richard England called the meeting to pay outstanding claims and review transfers of teachers. England could not say how many teachers will be transferred until he receives a report from Superintendent of Schools Walter Fine.

The board will discuss rehiring 60 luncheon aides who were laid off last spring, England said. Also on the agenda are proposed repairs for the wooden bleachers at Kennedy

Stadium and for the woodshop at Hoboken High School.

Board member Joseph Rafter said the board may also discuss its contract with the engineering firm of Mayo, Lynch and Associates. Rafter believes that the board's contract with the firm for engineering reviews has expired.

"If the contract has run out, I definitely believe we should shop around before signing another agreement," Rafter said.

The board is also expected to hear an update of negotiations between the city and the Hoboken Teachers Association and to prepare an evaluation of Fine, who was appointed last year.

Waterfront is wild card in county's future

By Joni Scanlon

The migration from Hudson County, a process which started some 50 years ago and continues today, has been well-documented by such agencies as the U.S. Census Bureau, the State Labor Department and, most recently, by a Regional Plan Association study which calls Hudson a "non-growing" county.

But those agencies, for all their accumulated expertise, are hard-

pressed to predict whether the trend will continue over the next few decades, or whether a waterfront redevelopment effort that is unparalleled anywhere can restore the county's dwindling population base.

The bravest attempt to see into the future to date, made by the State Labor Department, projects that — unless all proposed development goes forward — Hudson County stands to lose almost 80,000 residents by the year 2020. But the depart-

ment's crystal ball doesn't say how proposed massive waterfront development, which the RPA says "adds up to a city of 50 to 60,000 residents," will alter its grim prophesy.

And "grim" is the word for the Labor Department's projection, which is based on a study of such data as birth and death records, school enrollment, industry's forecast for future employment, historical migration trends and even tax returns.

Population is important for many reasons. It determines how much state and federal aid a community will receive and, says Regina Armstrong, an economist for the RPA, a growing population is "suggestive of economic vitality, of a growing need for consumer goods and services, and of development of a community's labor force."

At the moment, Hudson's population is dropping. The RPA's recent finding that the county had a

26 percent decline in population between 1980 and 1985 is well-corroborated by other sources. The U.S. Census Bureau, which conducted a test count in Jersey City in 1985, found that residency in Hudson's largest community dropped by 1.5 percent since 1980, to reach its current level of 220,248 residents. Between July, 1984 and July, 1985, the county's population dropped

See WATERFRONT — Page 8.

Waterfront unknown factor in future

Continued from Page 1.

from 558,600 to 558,500, according to the labor department. The county population in 1970, incidentally was 607,839.

The wild card that could change this picture is, of course, new development, particularly along the waterfront. But whether this card will be an ace or a joker is a question planners are still debating.

"Not much of the waterfront has been built to date," says the RPA's Barbara Lawrence. "All we see are a lot of proposals. When we look at the population five years from now, 10 years from now, I think we'll see a different picture, perhaps a better picture."

Mayme Jurkat, an urban planner and professor at Stevens Institute of Technology in Hoboken, believes that waterfront development might not increase the county's population base, but will certainly forestall the loss of some 78,000 to 80,000 residents that the labor department predicts for the year 2020.

"How can you possibly lose so many people?" she questions. "It's illogical. If anything gets built on the waterfront, I

can't see such a drop. We're looking at plans to build 50,000 units or virtually vacant waterfront from Bayonne to Edgewater."

Rick Cohen, director of the Jersey City Department of Housing and Economic Development, agrees. "Add 9,000 (housing) units at Newport City, 1,500 to 2,000 at Port Liberty, 1,400 at Roosevelt Stadium — right there there's a tremendous influx of population (projected for Jersey City) that cannot be ignored," he said. "You have to look at the finer texture of development."

But don't look to waterfront development to solve the population problem entirely, planners caution, because development, and the gentrification it engenders, is also responsible for some of the population loss being recorded today.

"The people who are replacing (traditional Hudson residents) are not family-oriented people," said Patrick Fay of the Hudson County Planning Department. "They're singles, or they don't plan to have large families."

"Your first reaction when you see all this development is

to expect an increase," Fay added. "But I couldn't find anyone on the state or federal level who would relent and say there would be an increase."

The communities most likely to benefit from new development are those with the largest tracts of vacant land, planners say.

"We are the densest population in the state," noted Fay. "To increase our population we would have to increase our density, and unless you build skyscrapers like in New York, that's not going to happen."

Right now, he said, "Secaucus has been the only growing town in the county, and Jersey City is a question mark."

The losers in the population game are likely to be communities that are already built up, like Bayonne — "You couldn't build a doghouse in Bayonne, it's so tight" — and Hoboken, which is undergoing gentrification, Fay said.

Surrounding communities in Hudson will benefit from the retreat of Hoboken's working class population, notes Jurkat, who is the chairman of the Mayor's Waterfront Advisory Committee in that city.

"I have no doubt that we're going to lose population," she said. "With rent gouging and condo conversions emptying out our buildings, it's going to happen. But I suspect that a lot of the people displaced from Hoboken are going to be (moving) to Jersey City and Union City."

The new people who move into Hoboken will not fill the void left by the city's departing residents, said Jurkat. "The upper income groups are moving in and they want more space. The Yuppies who aren't having babies, those people are moving in, and large families are moving out," she said. "And we're automatically discriminating against large, ethnic families (through zoning codes which encourage smaller dwelling units)."

Such an analysis of current trends gives planners an idea about what the future holds for Hudson County. But just how wide the gap will be between theory and reality is anybody's guess.

"It's like economic forecasts," said Fay. "Everyone's right until proven wrong."

Hoboken cop faces probe in death threats to officers

Continued from Page 1.

Fierro, who was on vacation last week, was suspended after he returned to duty.

According to Crimmins, Fierro allegedly identified himself to Totowa police as a person associated with Richard Manning. Manning is accused of shooting to death Philip Lamonia, a New Jersey State Police officer, nearly three years ago.

Crimmins said that Fierro "threatened to assassinate" two police officers who were identified by their badge numbers.

The numbers, 86 and 87, are assigned to officers Mark Aurigenma and Angelo Andriani. Both are patrolmen, Crimmins said.

Fierro was suspended Thursday shortly before midnight by Capt. Pat Totaro, according to reports. He was reinstated for duty at noon yesterday, the report said.

Fierro could face criminal and departmental charges, according to police sources, pending the outcome of the investigation.

Fierro is the fifth Hoboken police officer to be suspended in the last six months.

Two lieutenants, James Skelly and Edward McMurk, are awaiting a departmental hearing. They were suspended several weeks ago after allegedly altering police re-

cords after a drunk driving arrest. The two were reinstated pending the hearing.

Patrolman Robert DiVincent was suspended several months ago and resigned from the force earlier this month.

Patrolman Leo Serrano was arrested by FBI agents on Au-

gust 11 after allegedly wiretapping unnamed individuals in Hoboken, including a Hoboken political figure. Serrano is still suspended pending a grand jury investigation.

Serrano's attorney, Joseph Hayden of Hoboken, said yesterday that no charges have been filed yet against his client.

Cop facing inquiry about death threat

By Bill Campbell and Jim DeRogatis

A Hoboken police officer, who was suspended Thursday for allegedly threatening to assassinate two fellow officers, was reinstated yesterday pending an investigation, according to department personnel reports.

Patrolman George L. Fierro, who was appointed last August, phoned in the threats two weeks ago to the Totowa police in what has been called a "hoax," Hoboken Police Chief George Crimmins said.

Hoboken police identified Fierro as the caller after obtaining a recording of the phone conversation from the Totowa police department, Crimmins said.