

Historic New Bridge Landing Annual Report 2022



Respectfully submitted to the Governor of New Jersey and State Legislature

Dear Governor Murphy and Legislators:

Pursuant to our responsibilities under Public Law 2009, chapter 45, the Historic New Bridge Landing Park Commission submits this annual report for 2022. 2022 was a year of promise for Historic New Bridge Landing. As a site that continued to provide programming during the pandemic, we were able to shift once again to a full slate of activities for visitors to enjoy. The key to our success is consistently exciting and innovative programming that not only attracts new audiences, but repeat visitors as well. We also offer a unique green oasis just a few miles from Manhattan. Ultimately, with the release of funding that was ear marked for Historic New Bridge Landing, we can begin the process of reimagining the site as we prepare for the 250th Anniversary and the critical role NJ played. Green infrastructure, defined entry wars, passive recreation and archaeology of the state owned Von Steuben House are but of a few of our forward thinking projects that are ready to commence immediately.

We succeed because we understand quality programming depends not only upon having an interesting and engaging story to tell, but also on coordinating the talents of highly motivated and well educated volunteers from a variety of professions, who generously share their enthusiasm with guests, and, most importantly, who create a pervasive culture of hospitality, respect for the lessons of our history and a commitment to stewardship over a significant American Revolutionary War battleground, which gave life to our nation.

The Bergen County Historical Society presently creates, funds and staffs all programming at Historic New Bridge Landing, both on its own property and on adjacent state parkland, including at the landmark Steuben House. The Historical Society, an all-volunteer, non-profit 501(c)(3) historical association, founded in 1902, does not apply for or receive public operating support or other governmental grants, funding the maintenance of its own property at Historic New Bridge Landing and its various activities and operations through membership dues, donations, fundraising and event income. The park commissioners not only represent local stakeholders—representation on the commission reflecting their respective land holdings within the park—, who know what is best for their communities, but they also provide private professional oversight without compensation from the state treasury.

This is a win-win situation for all involved. We are thrilled that the Commission has received funds to begin to operate effectively and make long awaited repairs and updates to the site. Items lists have been created on where to best apply these funds to better facilitate the growth of Historic New Bridge Landing in a responsible manner. 2021 has seen those funds begin to be put to use and more projects are planned for the upcoming year.


Respectfully submitted,

James Smith, Chairman,

Historic New Bridge Landing State Park Commission

The Historic New Bridge Landing Park Commission December 2022 Larry Bauer (Teaneck) Open (Teaneck) James Bellis Jr. (Blauvelt-Demarest Foundation) Mary Donohue (River Edge)- Vice-Chairwoman, Eric Pain, DEP Commissioner's Designee and Superintendent, Ringwood State Park, Deborah Powell (Bergen County Historical Society)-Secretary, Michael Putrino (New Milford), James Smith (Bergen County Historical Society)- Chairman, Adam Strobel (County of Bergen), John Heffernan (Alternate for the Blauvelt Demarest Foundation).

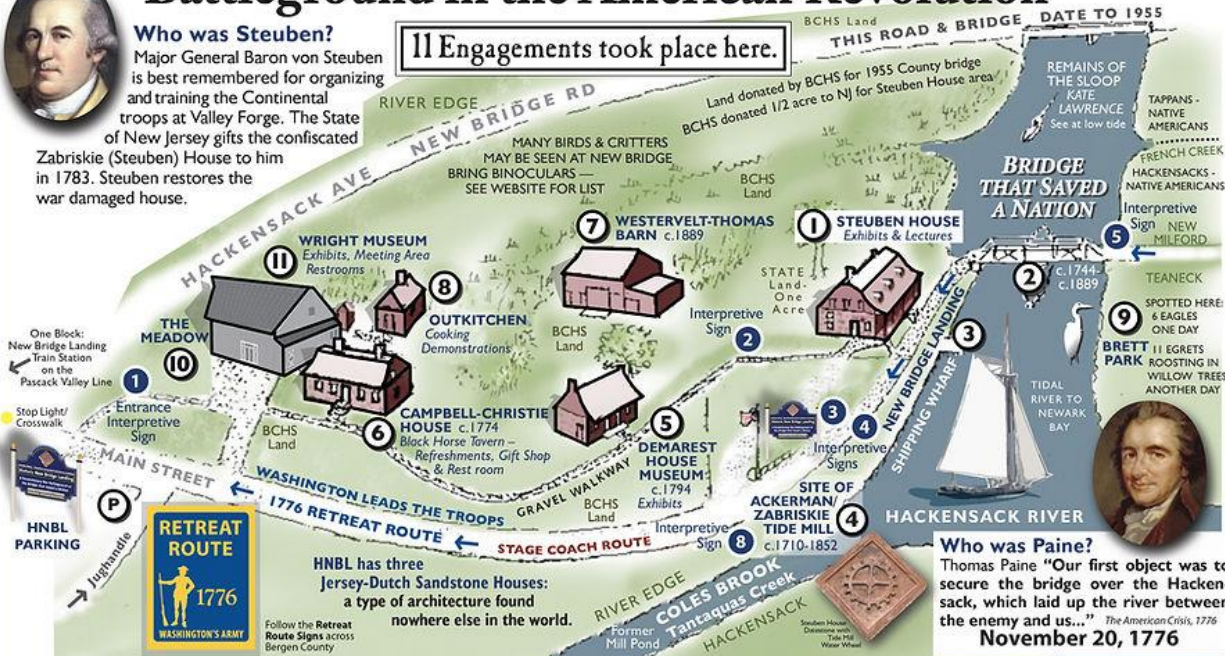
Battleground in the American Revolution




Who was Steuben?
Major General Baron von Steuben is best remembered for organizing and training the Continental troops at Valley Forge. The State of New Jersey gifts the confiscated Zabriskie (Steuben) House to him in 1783. Steuben restores the war damaged house.

11 Engagements took place here.

DATE TO 1955
THIS ROAD & BRIDGE



Who was Paine?
Thomas Paine "Our first object was to secure the bridge over the Hackensack, which laid up the river between the enemy and us..." *The American Citizen, 1776*
November 20, 1776



BRIDGE THAT SAVED A NATION
c. 1744-1889

The Historic New Bridge Landing Park Commission was established in 1995 by New Jersey State law N.J.S.A. 13:15B-1-5 to tie together the stakeholders, (Bergen County Historical Society, Blauvelt Demarest Foundation, Borough of River Edge, Borough of New Milford, Teaneck Township, County of Bergen, and the NJDEP), to act in good faith, for the purpose of coordinating and implementing all federal, State, county, municipal, and private development policies and other activities relating to the historic preservation and recreational use of the property under the commission's jurisdiction.

Meeting Minutes:

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, December 2, 2021:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:01 pm
Due to the health concerns related to COVID-19, the public cannot attend this meeting that is being conducted remotely. Comments or questions can be submitted prior to the meeting. Please include your full name and address to hnbipc@gmail.com.

He asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes. Due to the virus shutdown the meeting took place via conference call where Chairman Smith emailed the invite. Details concerns related to Covid 19. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com. Discussion on meeting in person.

II. Attendance:

James Smith, Eric Pain, Deborah Powell, John Heffernan, Michael Putrino, Larry Bauer

Absent: Rich Karp, Adam Strobel, Mary Donohue

III. Review of Minutes

December 2, 2021, were reviewed, motion to approve by Michael Putrino, Second, E.Pain, motion passed. John H. advised he did not receive the minutes. D.Powell sent them to him during the meeting.

IV. Chairman's Report

Good evening everyone,

It is hard to imagine that December is upon us! It has been a challenging year but through it all, Historic New Bridge Landing continued to shine. This past month we are able to successful host outside, the 245th Anniversary of Retreat Weekend. The event went well, all guidelines were followed and everyone, from the reenactors to the visitors both young and old came away happy. The site really shined with the removal of the chain link fence, guard rails, and brown signs that we previously mentioned. I want to thank New Milford for making sure the street was cleaned and no parking signs were placed. I was also able to reach out to Teaneck and Brett Park was also cut prior to the event. The Society's property, as well as the State's all looked immaculate and there was no difference when walking the grounds. These

type of appearances matter and will encourage many to keep coming back. Coordination and communication were key to the event's success. Unfortunately, we were not able to have an official unveiling prior to the event, again, a rogue vehicle hit the center post of a fence rail near the gate. While State Workers were tied up, luckily, volunteers were able to remove the broken center post and replace it with a new one prior to the event. There is still one center post that the State can install in the meadow near the entrance.

I was given a contact by Eric at SHPO concerning the question on the brick walkway at the Campbell-Christie House and have reached out. When I have further details, I will bring them up. The Financial Committee was unable to meet in November but we hope to meet December. We can then review the proposed expenditures list at the January meeting, discuss and move forward on any and all projects.

From my family, to yours, happy holidays!

Bridge fence improvements by DEP Park Service in time for the event, photo taken on Retreat Weekend

V. Calendar

December 17- 38th year of Christmas event
Pop up walking tours outside due to Covid in winter months

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. R.Karp absent. No report provided.

D.Powell advised there is no signage about "no metal detecting" in Brett Park and asked if we could put the park brown signs could be installed in 2 or 3 locations.

Chairman Smith said the signs in Brett Park look very cluttered. D.Powell lamented that there are Facebook archeological groups that are going around digging everywhere.

E.Pain asked if Is there any value to doing analysis of the signs that are currently there and coming up with a plan of what we think or we can coordinate with that jurisdiction on that property saying this is currently what's there, that we think it should be this and also include the "no metal detecting" signs. Chairman Smith said he thought that was a great

idea. "It's part of the idea when we had the new kiosk put in, to consolidate in a wooden type of structure and have it a nicer appearance. L.Bauer and Chairman Smith agreed to meet.

D.Powell also advised I did notice a post about some a wooden bridge, decking put in Brett Park in low spots. I don't know if anybody else saw that." She asked if we had any recommendations on that from the Commission." "I'd like to be able to do that too. Like we talked about through the Meadow in the low spot. She shared a photo.

Chairman Smith said that brings up a good point, there needs to be more coordination. There was a clean up in Brett Park just before Retreat weekend but the garbage was left there so it was the first thing reenactors coming from across the Northeast saw. I think people's hearts are in the right place. And I'm not trying to downplay that, but it's all about that coordination; if whoever was doing the cleanup, if it would have been brought to the commission or brought to the Teaneck representatives on the commission.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford. "Next year is New Milford's 100 anniversary of Incorporation and the 100 anniversary committee was wondering if possibly one night next year we could set up something where we get a tour of the Campbell-Christie House since that is a new type of property originally was from New Milford. We could help fundraise for New Bridge Landing, we could just work together and figure it out. And I did submit my letter of support for the new museum project. Chairman Smith said he would forward to the event committee. D.Powell thanked him for the letter of support and reported she had already sent some out. J. Heffernan asked if they would also like to see the Demarest House Museum since that is also from New Milford.

C. River Edge – Mary Donohue, Commissioner River Edge. No news.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report provided.

D.Powell reported that she received a report from A.Strobel after the meeting, I didn't realize it was a report, I thought it was a proposal. So I could read it, it's a paragraph but he basically stated that the award of the professional service proposal contract would be would need to be approved by the county. The Board of County Commissioners anticipated to be December. He doesn't give a date, just December 2021. So you know we like you had pointed out at the last meeting, we have not seen any proposal to us. And if they're going to commit money I just worried about the legality of it, I don't want to put the County in a bind.

Chairman Smith: "Definitely think that there's discussion with the Commission beforehand, but there's also a commission with the society just because, obviously, the way the Commission works and also to the Society having use of the structure and and knowing how it works. You know, I think that all this conversation should definitely come into play before it goes any further for sure." He thanked Deborah.

D.Powell asked "I just wondered if we should have a resolution, I don't know what this what this means really.

E.Pain asked if we should keep it in continuing business or business or something like that? Formal Resolution isn't required at least to keep the topic on the agenda. Chairman Smith agreed..

E. NJDEP, Eric Pain, Park Superintendant Representative.

DEP REPORT - Steuben House:

12/2/2021

Small Maintenance Projects List (No Movement on list)

Shutter needs attention assigned to maintenance/Dormer/French Drain/Steuben Lawn Fill holes and seed

Interpretive signage Complete

New interpretive sign about events in a timeline at New Bridge Landing during the American Revolution. Managed by DEP Park Service, created & installed by BCHS volunteers.

New interpretive sign about the bridge, ship landing, trading post-wharf and tide mill. Managed by DEP Park Service, created & installed by BCHS volunteers.

Visitors reading one of the new interpretive signs.

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard-Wet conditions throughout year did not allow an opportunity?

Rock On going

Planting Design TBD

Gate repair pending Complete

Fence in Meadow **needs repaired again IDA**

Removal of metal band damaged by large vehicle Complete

No parking signage to be reinstalled at former Pizza Town Lot Complete

Shutter bolts and Dogs needed

Trenton asking for subcommittee to discuss new appropriation 1.2 Million Initiated **Need to schedule next meeting**

Poison Ivy near former PSE&G needs addressed Determined removal of tree is best course of action

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

Former Pizza Town Lot parking referred to SPP Enforcement is being taken. Tractor and trailer towed

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50), Basement clean-out \$5000.00?

Batteries Delivered. **Basement cleaned out 11/30/21**

Door Dam installed did not work in basement. Front room doors a better application for it.

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11

FY19 Budget submitted In process of receiving fy19 Appropriation

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K

1) 1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

- 8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete
- 9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first "wave" Some brush and dead tree removal conducted on 1/20 more needed but a good start
- 10) Interpretive Panels \$4140 Additional information required. Design and content PO request being processed?! Getting closer? Process order for non state property signs now. Would involve revised estimate and new po request Received PO order submitted Hardware shipped 1/28 was to be delivered 2/2 nothing yet complete order received 2/10 Signs delivered last sign ordered Meadow sign in transit. Delivered to SH 7/1
- 11) Fence Rails and posts \$2680 DELIVERED
- 12) Doorway flood barrier and instant sandbags \$611.59 Complete
- 13) Turn around \$6226 complete
- 14) Stone dust path exterior of meadow LMR submitted. **Quote received not cost effective**
- 15) Exterior Pain Steuben House Evaluating contractors soliciting quotes Met with initial contractor 10/9 soliciting additional bids submitted hpo application. Pb120 submitted 11/20. 1/2/20 process complete all bids received. Must use low bid Maio Construction. PO approved. Need to approve colors and award job! \$28975 Work should be starting next week. Complete. Back staircase needs another coat or 2
- 16) Car Counter Received \$1034.56
- 17) Meadow Stone Dust Path Restoration PO Approved 2008.57 waiting on contractor Completed
- 18) Pizza Town Lot Parkrite \$835.00
19. Outkitchen Roof Met onsite with contractor 3/18 2 quotes received as of 6/9/21 need one more. 3 quotes received K. Bernadic low bid. **Waiting on new \$ to proceed Need to go to second vendor**
20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 **Po received waiting on materials potential HPO approval required?**

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff

Chairman Smith mentioned the floors warping somewhat. E.Pain said he was seeking recommendations from his staff. D.Powell said it was unwarping some since the storm IDA. Water did not actually come in the house.

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

We had another successful event at HNBL, this month for Retreat weekend. The event featured American reenactors marching from Fort Lee to New Bridge portraying events of Nov 20, 1776 (that Thomas Paine wrote about.) Reectors arriving Sunday approximately 10:00 am, Nov 21. On Sunday we also featured a skirmish that happened Nov 21, 1776 when American attempted to defend the bridge but the British drove them across bridge. I uploaded some video of it to youtube that I shot from the second story window of the Steuben House. We had 9 enlargements of period maps showing New Bridge and BCHS Rev War collections including the 1783 portraits of Washington & Greene and activities for children, we had lots of families.

The new interpretive signs were a big hit at the event. Two volunteers, Scott Sybel & Michael Ginch were able to install 3 of them and two others by Michael Ginch.

We finally received a resolution from the town of River Edge on the new building. She advised she could share it. Chairman Smith suggested could be entered into the record.

Our engineer is proceeding with the permitting with the DEP. She shared the document in Zoom. The costs adds up to \$26,000 and change and costs \$5,000 payment for the engineer. He thought it may go as fast as 6 months. D.Powell said she had second thoughts about asking the Park Commission to pay for

DEP permitting and getting held up, especially with the pressure from the County. Maybe break ground next summer. Per suggestions, D.Powell said she would write a letter to the state to see if fee could be waved or abbreviated. [Funds are being raised by donations]

D.Powell brought up another letter, from last May, a letter from the our engineer to, the Bergen County Board of Utilities, the engineer was waiting for a response so I was hoping you know, to be able to address it with Adam today but I can forward it to him. She shared the letter. He mention needing a response from the BC Board of Utilities for the DEP. Chairman Smith advised this is how the Commission is supposed to function and help resolve issues. "I see no issue reaching out to Adam, hopefully he can facilitate the discussion with somebody, maybe they were away."

We're in discussions with a project manager on putting together a timeline and plans on the new BCHS museum building.

For December events we had planned last fall to do what we did last year in considering the Covid situation and are having outdoor Story & Songs with Linda Russell through the site beginning at the Steuben House with viewable dancers inside but the public outside and ending at the Campbell-Christie House. It's our 38th year and a holiday tradition for people, and estimates we'll have 80 people making reservations.

We also have a Zoom Winter Solstice Christmas readings with Linda on the 17th. It's difficult to plan especially with the indoor activities in the winter but we're planning on doing Pop Up walking tours when the weather is predicted to be warm enough. That could involve opening a building. We've been requiring people to wear masks inside through out situation and limiting group sizes to facilitate distancing.

"I can report that that we had actually over 30,000 reach on our Facebook page for last month. 16,000 of that was alone was a video of the reenactment [from the Steuben House dormer window], people respond to visuals. So you know, it's pretty exciting times for the Historical Society. I'm looking forward to this next year with the new museum building."

The British are coming.

**November 21, 1776 - November 21, 2021 Reenactment of the
Retreat from Fort Lee to New Bridge.**

Visitors came dressed for the Rev War event, November 21, 2021.

**BCHS Rev War collections / artifacts on exhibit. New donation, portrait
said to be Major Baron von Steuben painted shortly before he died.**

VII. Old business

Discussion on protecting the Steuben House porch column from water dripping from roof. Chairman Smith said the idea was to put down landscape fabric to create a barrier between the historical fabric of the soil and then put like a kind of a larger stone so that when the water hits it, it's not going to puddle us quickly and it's going to dissipate and it's kind of it dissipates the water spread this would be the idea behind it. E.Pain discussed investigating the French Drains and conduits behind the Steuben House where water puddles, possibly with cameras.

VIII. New Business.

E.Pain said we need to pick a time for next Financial Meeting. Chairman Smith acknowledged he would follow up. D.Powell asked if we have to go before SHPO on the new museum. E.Pain advised " I'm not sure is that true for the new museum building not being as a state property but that can be asked if and when Jim finally makes contact. Maybe that could you know if they ask it could be quickly shown so they see what we're doing and the proximity."

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 7:51 pm. First, J.Heffernan. Second, L.Bauer. Motion passed. Chairman Smith wished everyone happy holidays.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at 7 PM, January 6, 2022 due to the virus shutdown. The meeting takes place via conference call. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission
Thursday, January 6, 2022. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of Dec 2, 2021

IV. Calendar

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

-Paint exterior of Christie House

-Repair rotting window sill on Christie House addition

-gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at February 3, 2022 7 PM or unless otherwise determined. Due to the virus shutdown the meeting took place via conference call where Chairman Smith emailed the invite. Details concerns related to Covid-19. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, February 3, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:05 pm

Due to the health concerns related to COVID-19, the public cannot attend this meeting that is being conducted remotely. Comments or questions can be submitted prior to the meeting. Please include your full name and address to hnbipc@gmail.com.

He asked that reports be sent in. Stated “This meeting has been advertised in the newspaper of record as well as the site kiosk”, thanked D. Powell for the minutes. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

II. Attendance:

James Smith, Eric Pain, Deborah Powell, John Heffernan, Mayor Michael Putrino, Larry Bauer, Mary Donohue and Adam Strobel

Absent: Rich Karp

III. Review of Minutes

January 6, 2022, motion to table minutes due to E.Pain not having a chance to read them because sent late, First by M. Putrino, Second by J.Heffernan, motion passed. Discussion on meeting in person. L.Bauer I only have have one more just for the sake of clarification for anybody that's going to see this. Under the report from New Milford about the purchase of the property of the general store has Sanz errands. But just for clarification, we know what it is but somebody else reading it may not know just to correct that to Sanzari.

IV. Chairman's Report

Good evening everyone,

February already? It is nice to see everyone and hopefully we will be able to see each other very soon in person. We will look to guidance on being able to safely meet in person. While a quiet month, the paths and areas for both the Society and State were maintained with snow removal. Ultimately, as we move forward in the year, I think it is important that as a Commission we bring our own unique expertise to projects. I was able to reach a contact at SHPO and get not only clarification but guidance on brick pathway. Hopefully by the March meeting, this issue will be resolved as the weather warms. Deborah has taken the lead on land use. Ultimately, the Commission was created to help coordinate projects and help move projects forward, together.

Thank you, Jim Smith

V. Calendar

February 27, 2022 - Washington's Birthday Celebration
Pop up walking tours outside due to Covid in winter months

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. R.Karp absent. No report provided.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

M.Putrino, the owner of the general store told me that unfortunately we cannot go inside the structure. Hurricane Ida really damaged the foundation and the floors and it's not structurally sound. So he does not want anyone inside which I understand. He said he will look high and low for that General Store sign or anything else he thinks is of significant value. And I brought up the subject of digging, and it doesn't sound like he would have a problem with a couple of us do some digging on our own to see if we find anything. He said he will let me know before the closing when the weather gets a little nicer and perhaps we can just coordinate something and do some digging.

Chairman Smith: Definitely have to communicate and discuss that further. Deborah did share a picture of the general store in the minutes, which does provide a great visual where it looks like they're selling ice cream. Up until two years ago or a year half ago, somebody was living there and the columns are are still there from the picture and they look very similar to the columns that were on the Campbell-Christie House. D.Powell brought up a interpretive sign idea.

Chairman Smith: I did create a letter I don't know Mike, if it would be better to come up with I guess now with this information to base maybe read just that letter just to show the like Goodwill or intent there on our part or interest. We could rework it a little bit since we've had further conversation with the gentleman. And he seems very willing, which is good, right? There's an amazing account from a German perspective during the Retreat, where they talk about the two stone houses at the bridge that they were basically a fortified in that battle as the retreat is happening to try to stave off the enemy. One stone house is the Steuben House and [the General Store] would have been the other stone house. In the 19th century, Kevin found the documents where they they actually took that down to the foundation [the General Store being demolished] So the original foundation there is from the 18th century. Thanks again, Mike.

C. River Edge – Mary Donohue, Commissioner River Edge. No news.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report provided.

Just a follow up from my last meeting. Last meeting that I attended. The County did retain the firm to do the design and architectural specifications for the Campbell-Christie House roofing. I don't have any updates Other than

that, waiting for a meeting with with the firm to talk about next steps. And that's all I have.

Chairman Smith: Thank you, Adam. Are there any questions or comments for Adam? Again, I think it's important that whatever we do, you know that there is you know, we haven't seen any, any discussions or proposals on that. I know. This is going on a couple years now and you mentioned previously Elaine Gold presented to the county executive and representatives at the county level, but the Society and the Park Commission hasn't heard anything. So I think that's definitely important. Whatever we do going forward and we need having those discussions. You know, one of the things that I think was was has been brought into past when that roof was put on in the 1970s it's not historically accurate. So if we're putting on that roof again, do we use this is that be then something to to look at a more accurate roof for that for that structure? These roofs can last like 50 years. I guess then any any chance of maybe having the Campbell-Christie house be more historically accurate would delay it further so these are conversations we can have planning in the future.

A.Strobel: I'm sorry. Nothing has taken place. So there's nothing here to say that we've done something and not consulted with you all or something like that.

Chairman Smith: Okay, so it's just a matter of securing funds for the firm is what you're saying?

A.Strobel: having a proposal from the firm, having a contract with the firm and then have the firm do a scope of work, how to progress, and be able to work on the project. Alright. Now we need to have consults with everybody here about what's being planned. If it's if it's not a cedar shake what is it?

Chairman Smith: It would be that the pitch of the roof is in question, when you got the earliest designs that we have. It doesn't seem like it the roof now. If we wanted to really get get into those I guess nitty gritty details, I guess.

A.Strobel: Maybe when moved that change it. [the roof]

Chairman Smith: Yes, absolutely. The roof changed, the chimneys changed, for sure. So I just want to make sure we're crossing our T's and dotting our i's.

D.Powell: There's also a distinction between shake and shingle. And it's actually a shingle roof. Shake is much thicker.

A.Strobel: I did not know that. So definitely appreciate that.

Chairman Smith thanked Adam. "I look forward to seeing that project develop."

E. NJDEP, Eric Pain, Park Superintendant Representative.

DEP REPORT - Steuben House: 2/3/2022

Small Maintenance Projects List (No Movement on list)

Shutter needs attention assigned to maintenance/Dormer/French Drain/Steuben Lawn Fill holes and seed

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard-Wet conditions throughout year did not allow an opportunity?

Rock On going

Planting Design TBD

Gate repair pending Complete

Fence in Meadow **needs repaired again IDA**

Shutter bolts and Dogs needed

Trenton asking for subcommittee to discuss new appropriation 1.2 Million Initiated **M. Texel working with senior staff to determine path forward**

Locust Tree near former PSE&G needs addressed **should have been removed already**

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50), Basement clean-out \$5000.00? **Basement cleaned out 11/30/21**

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11

FY19 Budget submitted In process of receiving fy19 Appropriation **No update**

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K **No update**

in 2021 the following were processed for a total amount \$23712.00.

EB Fence \$2400 Split rail fencing

Maio Contrstuction \$3875 Demo of Fence and installation of new bollards

Fossil Industries \$6237 Interpretive signage

*Chrysalis \$5000 I-A Study

*Richbrook Conservation \$6200 Paint Analysis

1)1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be

determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete

9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first "wave" Some brush and dead tree removal conducted on 1/20 more needed but a good start

10) Interpretive Panels \$4140 Additional information required. Design and content PO request being processed?! Getting closer? Process order for non state property signs now. Would involve revised estimate and new po request Received PO order submitted Hardware shipped 1/28 was to be delivered 2/2 nothing yet complete order received 2/10 Signs delivered last sign ordered Meadow sign in transit. Delivered to SH 7/1

11) Fence Rails and posts \$2680 DELIVERED

12) Doorway flood barrier and instant sandbags \$611.59 Complete

13) Turn around \$6226 complete

14) Stone dust path exterior of meadow LMR submitted. **Quote received not cost effective**

15) Exterior Pain Steuben House Evaluating contractors soliciting quotes Met with initial contractor 10/9 soliciting additional bids submitted hpo application. Pb120 submitted 11/20. 1/2/20 process complete all bids received. Must use low bid Maio Construction. PO approved. Need to approve colors and award job! \$28975 Work should be starting next week. Complete. Back staircase needs another coat or 2

16) Car Counter Received \$1034.56

17) Meadow Stone Dust Path Restoration PO Approved 2008.57 waiting on contractor Completed

18 Pizza Town Lot Parkrite \$835.00

19. Outkitchen Roof Met onsite with contractor 3/18 2 quotes received as of 6/9/21 need one more. 3 quotes received K. Bernadic low bid. **Waiting on new \$ to proceed Need to go to second vendor**

20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 PO approved **materials have arrived. Install weather dependent**

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff

I have a fairly short report. Not much to report on the small projects list. I'm told that Mark Texel has been working with senior staff to determine a path forward for the \$1.2 million. I learned there is discussion about trying to get a way to get the commission a bank account. So the money could be transferred directly to the Commission. Rather than have to have me involved every step of the way. I would still have some involvement but it would be simpler to have the money spent. You wouldn't have you wouldn't be unfettered access. There would certainly be protocols that would have to be followed, but it sounds like if that were to happen, it would be simpler. I don't have any updates on the FY 19 or FY 21 appropriations. Unfortunately, we're still at a standstill. It remains the matter of being able to show proof of payment on all the previous expenditures before additional money can be released. So I'm disappointed to report that that I don't have any, any information our balance holds at \$6.11. [Since July 1, 2021] While we wait for further information on the brick walkway. One thing I do need to report again, unfortunately, we had a situation at the stupid house where we lost heat and the notification came in at exactly the same time as the scheduled high tide and I took it as there was a small amount of water in the building. Come to find out it was actually a heat alarm. Fast forward a day we were able to go down and identify the problem and we had a contractor. A new HVAC contractor that I just started using

responded on an emergency basis. They did an initial assessment they determined the igniter assembly and the blower assembly both needed to be replaced to the tune of just under \$4,000. The bad news is it's seven to 10 days out before the parts come. That was as of the 31st. So we have been maintaining an on site presence on days that it's been extremely cold. We have three space heaters deployed. One in the basement by the slop sink, one in the restroom and one in the attic in the boiler room where there's a sprinkler head with with no ability to really maintain the heat any other way. on cold days. We've just been. I've been assigning overtime for people that were willing to do it. And we're kind of babysitting space heaters throughout the day. So there's a 16 hour period of the day where those specific areas are roughly 45 to 50 degrees. And then there's a you know, during the day time when the temperatures are rising, we have not been on site. space heaters are unplugged when no one's on site and I'm going to maintain a presence through the weekend. It's it looks like we might get a little luck with some warmer temperatures. And River Edge tends to be a few degrees warmer anyway than Ringwood. But trying to make the best of it. I have a bad situation. I can tell you once the unit is is back up and running. I think I found a very reliable HVAC company. We've had some challenges trying to maintain relationships with companies that have been able to handle our needs. And this company, while not cheap, is exactly what I've been looking for. So moving forward, there shouldn't be a shouldn't be a problem. I believe that unit was installed in 2013. Looking through my notes, so we're disappointing to have those two items fail, but with regular oversight and a company that's familiar with the unit. I'm confident that this won't repeat itself. So that's pretty much what I have to report for this evening. Thank you very much, Eric.

Chairman Smith: Definitely appreciate the communication as well as working with this new contractor. You know, and just moving forward with with the unit so I definitely appreciate your effort. Not only your effort, but the other state employees that are there manning the heat the space heaters and everything so definitely going above and beyond and is appreciated as this situation is being rectified. So thank you very much for that. Are there any other questions or comments Deborah?

D.Powell: What is the name of the furnace company for service?

E.Pain: Limbach. This unit was. That was the comment that the technician made. That he felt that this was over designed and over engineered and just not really finding fault. Just a general statement of fact in his opinion. I think that goes back to originally when it was installed.

D.Powell: I remember hearing that, but it was part of the problem with having to pump the the fluid or the water up to the you know, the essentially the third story so And additionally, that weekend when the heat went off it was like 12 degrees, at least that night so it's warmer than that now.

So the first item, I kind of am concerned about us taking on the responsibility of managing all these projects with going to bid,, reporting on it, how are we going to do that?

E.Pain: Nothing's set in stone yet. And I'm sure when additional details are available. I'll have I'll bring it back to all of us and we'll see what that looks like.

D.Powell: I thought the commission was designed really to take advantage of the different resources within the state, that we wouldn't be maintaining an assistant secretary, we wouldn't be maintaining different staffing like parks person [maintenance], it was going to be integrated into the park service structure. Why would it would be easier if we would be subjected to the same kind of reporting and rules and you're already having trouble with it? How would we know the ins and outs?

E.Pain: I'm hoping that with these meetings are going to be taking place that additional information is made available. I suspect the park and myself or my staff, were always going to have a role in soliciting bids and I don't see them giving you the money and saying okay, good luck. I don't ever see that happening. But, I'll express that concern for sure.

Chairman Smith: Thank you. Any other questions for Eric? None.

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

I was happy that Carol Restivo, BCHS President, was able to attend the Historic State Historic office meeting, the First State New Jersey's comprehensive statewide Historic Preservation Plan. And it was actually the invite came from that Jesse West Rosenthal, a historic preservation specialist too. He was the one who actually came out when we had the Army Corps of Engineers at this site [looking at the wharf and river enroachment bu the Steuben House]. Carol was able to represent us and she was able in one of the committees that divided off, to mention all the things that we are doing at New Bridge, including talking about the walking tours, the Zoom lectures and meetings, the 12-step QR code history challenge and the new interpretive signs so I think we were represented very well.

I can say the museum building is progressing. We received today an invoice for \$24,000 per permitting from the DEP. The building is located on the Historical Society's property and is entirely paid for by donations. The three permits are for waterfront development, freshwater wetlands, stream

encroachment, and our engineer, of course we have his expenses as well. Our engineer told us Adam requested a copy of our submission.

We've had one invoice on at least on snowplowing. Another one with course we'll get if we have something this weekend. But I was able to advertise the site as open on Facebook when somebody made a query about what people looking for something local to do. So I mentioned all those things about the walking tour, or the QR code history challenge and the new interpretive signs. So that got a lot of likes. [12,500 people reached] On the 27th of February, we have the Washington's birthday with dancing in the Steuben House, musicians that we have every year, Ridley and an Enslow on fiddle and hammer dulcimer. And we decided to break it up into smaller performances and so we have smaller crowds. I think we're going to limit to 12 people at a time and require masks as we have and the two other houses open, cooking in the Outkitchen and we'll see how it goes. I don't think we're going to make any money because you know, we can't have that many people in the house [limit numbers of people]. But I think it's important to continue with programming keep people engaged. We have quite a few people coming to us wanting to volunteer at the site. So we we are continuing with our School of interpretation. That's something Kevin started, which was a first for the state from what I understand. We actually go over the history of the site and talk to them about how to give a tour and the history, once a month. It's not just where you're just spouting out a few facts. Volunteers can talk about what people are interested in when they come.

VII. Old business

E.Pain: The matter of the brick walkway. The land use component. I keep forgetting the new name of that program. So until I committed to memory I'm just gonna keep calling them land use regulation. Looks like there may be some requirements from their office. I'm not sure. After I was the liaison and introduced I took a backseat. So I'm really curious as to what what they may be requiring. And maybe that's to be determined with future conversations between Deborah and their office.

D.Powell clarified she only volunteered to contact our representatives about it.

Chairman Smith: I'd be happy to circle back because I did reach out and explain the project on the news or as I'm going to call them in use right now as well air and so just really what I'm within the same with SHPO was I was really looking for guidance and clarification. So hopefully I can circle back and try to get guidance if this is something that would be necessary or not. Again, when you look at clarification, these are, as I think Eric previously said you know, these are real bricks, they're not paver stones. And a Eric shared it with Land Use that they're not going to set in cement the way the bricks are over the Steuben House this way allows the water to go through it again kind of reduces that are creates surfaces that allows water to move through and I

think that's a real major issue and look at Bergen County today. I mean, just driving around the county, new buildings, large parking lots, and and it's a 20th century idea of getting all this water into storm drains and into streams. And unfortunately as climate change continues to occur, as the Governor has mentioned, we need to look at new ways to solve that, if the commission and the site can can do that, hopefully with with land or with a new design of the parking lot as a way to go forward and show what potentially can can occur in the 21st century. I think it's critical. So I'll circle back on that as well.

E.Pain: The Division of Land Resource Protection.

D.Powell: that's set us back, half a year now and we it's holding up getting the funding because that was the State Department wants to see the paperwork on that. So that you know, it was very unfortunate. I had one is I guess it's old business. Quick question for Eric, if this any other state sites have used Fossil Industries [Interpretive sign fabricator] since we got them into the state system, I was curious if you'd heard heard any other feedback, Eric.

E.Pain: I'm not sure if they have or not, but I can I can do a quick search and hopefully have that information for the next meeting. And if they haven't, they should because they're very good.

Chairman Smith: Air Filter, they were like a 1200 square foot air circulation filtration system type of devices just as a way hopefully I look forward. So I did pass that along to Eric as well.

VIII. New Business.

We have the dates for the rest of the year. So if I pull down the meeting dates should be March 3, April 7, May 5, April 7, May 5, June 2, July 7, August 4, September 1, October 6, November 3, December 1 and January six, 2023.

Do we need to approve them or

I guess. Motion to approve the meeting dates as mentioned being the first Thursday of the month. M.Donohue made the motion, seconded by Eric all those in favor? Aye. Aye. Post. Thank you very much. And Deborah, I guess we'll get those posted to the paper of record. Thank you so much.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 7:43 pm. First, M.Donohue. Second, L.Bauer. Motion passed. Chairman Smith "Ladies, gentlemen, have a fantastic night. I will see you all in March hopefully in person if not in April. Great

month.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at 7 PM, March 3, 2022 due to the virus shutdown. The meeting takes place via conference call. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission
Thursday, March 3, 2022. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of Feb 3, 2022

IV. Calendar HNBLSPC meeting dates

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

-Paint exterior of Christie House

-Repair rotting window sill on Christie House addition

-gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at February 3, 2022, 7 PM or unless otherwise determined. Due to the virus shutdown the meeting took place via conference call where Chairman Smith emailed the invite. Details concerns related to Covid-19. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, April 7, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:04 pm
Due to the health concerns related to COVID-19, the public cannot attend this meeting that is being conducted remotely. Comments or questions can be submitted prior to the meeting.

Please include your full name and address to hnbipc@gmail.com.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, Mayor Michael Putrino, Larry Bauer, and Adam Strobel

Absent: Rich Karp, John Heffernan, Mary Donohue

III. Review of Minutes

Motion to approve the minutes, M.Putrino, seconded by E.Pain. Motion passed.
L.Bauer abstained.

IV. Chairman's Report

Good evening everyone,

Will be the annual Chwame Gishchuch, Under the Shad Moon event on April 24. The lecture series continues to be virtual, and the month of April, April 28 will be the Titanic Struggle for women's suffrage. The vote is equal 20 via zoom, and then on May 22, Pinkster again once again returned to Jersey Dutch Celebration and may 26, another Zoom lecture looking at the glimpses of a 17th century life Sara Roelfse which is a zoom lecture looking at the early settlers in Bogota, Ridgefield Park and Teaneck.

And welcome to our first in person meeting since March of 2020! As we meet for the first time in person since 2020, we were still able to meet regularly as a Commission. Further, the BCHS continued to offer programming in a variety of ways, being a beacon of history for in person, virtual or social media events. We continue to see high visitation at the site and both the QR codes and Interp Panels help to tell the rich history here. Regular events and programming are back, with the first site wide clean up happening last week that saw fence posts and rails replaced

and gardens tended too. Yet as we move forward, we should recognize that the 250th anniversary is only 4 years away and technically, we are already in it, with this being the 250th anniversary year of the Pine Tree Riots 272 years ago in New Hampshire. With this mindset, it's important that all projects are able to move forward on multiple fronts to prepare and ultimately we should use each of our unique expertise to see it through. Ultimately, this is the goal of this Commission, to help coordinate and plan for the Site as a whole. Thank you, Jim Smith

V. Calendar

Events:

April 24, 2022 - Chwame Gischuch, Under the Shad Moon

April 28, 2022 - Zoom Lecture, Carolyn Ivanoff "The Vote: The Struggle for Women's Suffrage"

May 22, 2022 - Pinkster

May 26, 2022 - Zoom Lecture, Dr Meta Janowitz, Sara Kirksted

May 30, Memorial Day Wreath Laying at General Poor's grave

June 9, 2022 - BCHS Annual Dinner at '76 House

July 2, 2022 - Lantern Tour

July 4, 2022 - Parade in River Edge

July 9, 2022 - Vintage Baseball at HNBL

July 21, 2022 - Zoom Lecture

August 21, 2022 - Summertime Tour

Sept 24, 2022 - Baronfest, considering rain date 9/25/22

Oct 29, 2022 - Enslow Halloween presentation

Nov 19 & 20, 2022, Retreat Weekend

Dec 10 & 11, 2022, Christmas Concerts

VI. Continuing Business

A. Teaneck – L. Bauer, Commissioner Teaneck. No report provided.

L. Bauer "We did apply for the battleship, Battlefield grant, and hopefully we'll be successful this year."

Following up from last month with regard to the metal detectors, that's going to be I think, kind of a large project had reached out to a couple of people within the community. The historic preservation commission in Teaneck with the Greenway with the township in some of the comments back were to survey what other communities are doing from the township from the email that I received back that they think that there's a legitimate interest in borrowing the public from using metal detectors on public land. For the purpose of you know, finding antique articles, and a formal recommendation would be necessary to spark administrative action, which they think would be most appropriate from the historic preservation commission barring entirely does not sound realistic, although they're not sure that this came from the township clerk from an attorney also reached out to the township attorney,

he's going to review what they've got, however qualifying how people can do do it and what to do if they discover something may be helpful. If the commission comes to a consensus regarding the above that I should please forward the information to them and they will then present it to the Council for consideration. While there is an ordinance on the books, there's no real penalties or anything with regard to anything concrete, and that's why I think it's necessary that the different historic groups within our area get together and discuss what they may be doing individually. And if nothing's being done, come up with a consensus of what we should do now that they feel that they can come here and the regulations are one way with using metal detectors and then you go to Teaneck or riveredge and the rules are different or go down to you know any other public area of town stone. Oh, I don't know" he finished. Yep. towns don't coordinate do they?

M.Putrino asked if the State has rules on it. E.Pain confirmed. M.Putrino advised "the best way to do it is to get a copy of that and have it modeled, Teaneck could make that as a template and make it fit for their town. And then what they do is when they pass it, they send it the clerk sends it to all the towns around saying we did this you guys should do it. "Here's our sample. Here's how we did it." And other towns look and say oh, it's a great idea to just change it for their town and they sign off on it and then they adopt it." Chairman Smith said putting up the signs we had made that say no metal detecting and metal fishing would deter people from doing those activities. E.Pain said he thought it is not allowed out except where permitted on a beach.

A.Strobel asked if by putting up signs you're saying there is something here to look for. D.Powell pointed out "they are already they are looking, when Kevin first started here he had a West Point cadet come and show him a cannonball he found in the Brett Park and Kevin didn't know what authority he had it tell the guy you have to leave it with me or or put it back or whatever. So the guy walked off with it. So that's when he talked to Mary."

M.Putrino "Brett Parker is totally owned by Teaneck." He asked "if Teaneck take any DEP money or any Green Acres money for that park, I guarantee you they wouldn't let people metal detecting it."

Chairman Smith "There are YouTube videos where people know what they are looking for. E. Pain said there have been problems in Ringwood area.

Chairman Smith, Thank you very much, Larry. Are there any other questions or comments further?"

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

I don't have any real updates. I still have not heard back from Mr. McNally. He's the guy selling the old General Store to cemeteries. Just do the DPW I know he's having a lot of trouble clearing out the place. And that place is really really beat up and the structures not very safe. But he told me he would contact me and we will be able to go on there with metal detectors. We'd have permission and maybe do a little dig so we'll see what happens. I have been looking for that General Store sign which he says he's never seen but I said look again.

C. River Edge – Mary Donohue, Commissioner River Edge. D.Powell said she can't go out and asked if she could Zoom in. "How can we accommodate her?"

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report provided.

So follow up from last month's meeting. Clark Clayton Hins our historic architect firm there ready to go take some steps to come in view the Christie house to kind of get the boots on the ground understanding of what they're dealing with. I did send to President of the Commission and Carol an email copy with Deborah and Jim to see if they can help identify a time and date for the firm to come up and view the building. I don't have I don't know if I have the correct email for Carol I only used what I was able to find on the Society's website." D.Powell said she forwarded the email to Carol [Restivo].

Discussion:

I mean, I guess the only will definitely be happy to accommodate and set up that meeting but I wasn't sure like if we're we should then also have some sort of planning meeting between the society and the county. Because you know when they Christie house was first moved to the site. It's was restore or not even fully restored is put in a 1970s type of look at restoration and I knew there was a previous plans drawn up for the site or for the house. And like as we're kind of like moving forward, if they're going to be if they're looking at like work with the roof. I know, the roofline doesn't like line up historically for the house. You know, is that is this going to be a bigger project to that the roofline could be fixed or that we could talk about further interpretation or how we see the house being interpreted for the next 1015 20 years. Because I guess there's like a new roof goes on. I mean, it's probably like a 50 or \$100,000 for the roof, that any type of you're kind of locking in any future historic interpretation of the house. So I don't know if like, we really never had any of those types of conversations yet. So I'm not sure if that conversation can can began or as like something that potentially could could happen with the house. Guy I mean, just when you look at the house if the night 19th century, you have full porch with a sloping roofline, and this society actually has the original posts in storage for the Campbell Christi

house, which is really neat to see in person, but it's also maybe not the best, ADA accessible. So like you wouldn't there be something that your tie in ADA accessibility to a porch that does add a wraparound porch that could be hidden in into it and then the porch could be have greater access to the public that's there now. So I don't know like just like because originally I think it turned into it was like we were just looking at painting and repairing to like with a full roof which I looking at it now it does look like there's roof shingles that are need to be replaced, for sure repaired. But it potentially could be a bigger project as well. So I just think it would. It's great to have that meeting and then I think we should have a continuation of what the future on that is.

Discussion on delay of the brickway at the Campbell-Christie House.

M.Putrino asked D.Powell for a group tour the Campbell-Chrisite House, she said she would love to do it and suggested 2-4th weeks of August.

E. NJDEP, Eric Pain, Park Superintendant Representative.

4/7/2022

DEP REPORT - Steuben House:

Small Maintenance Projects List (No Movement on list)

Shutter needs attention assigned to maintenance/Dormer/French Drain/Steuben Lawn Fill holes and seed

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard-Wet conditions throughout year did not allow an opportunity?

Rock On going

Planting Design TBD

Fence in Meadow **needs repaired again IDA and broken posts**

Shutter bolts and Dogs needed

Trenton asking for subcommittee to discuss new appropriation 1.2 Million Initiated **Still working on it** M. Texel working with senior staff to determine path forward.

Locust Tree near former PSE&G needs addressed **Still remains**

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50), Basement clean-out \$5000.00? **Basement cleaned out 11/30/21**

Air purifiers tbd funding issue presently

COVID Update Email to be sent basically releasing us back to pre-COVID operations. Meetings and programming inside and out may take place without masks among other things.

Steuben Heat 1/30/22 heat failed. HVAC company responded on different dates spending roughly 50 hours involved with repairs. Intricate complicated system. 3.11.22 final repair(hopefully) were completed. \$7700

Verizon copper to fiber migration. Verizon has determined that they will be able to utilize an existing conduit therefore additional ground disturbance will not be required. Existing penetration into the house will be used to insert fiber which will then be fed into the electrical cabinet where 2 new devices will be installed. To be power by existing electrical outlet opposite electrical cabinet via power adapter cord. SHPO Application for project authorization submitted 3/30/22. Date for install 5/4/22

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11 **Meeting with Treasury and procurement today3/3**

FY19 Budget submitted In process of receiving fy19 Appropriation **No update**

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K No update

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23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

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PB120s must go out for the following projects

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F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

"BCHS had a clean up and made some fence repairs at HNBL on the Eastside last Saturday, April 2. The two boxwoods were trimmed a little and we're doing in stages. They started from clippings Kevin Wright took from 18th century plants at Oxford manor in Warren County. The grounds committee led by Beverley Hashimoto is translating a garden list. They were in French, and plans including a drawing I found in the files of Major General

Baron Von Steuben at a museum in New York City. So we're thinking that these could be in the future a basis for planning small, formal garden beds behind the Steuben House. A black walnut was not planted to replace the ancient tree taken down are we waiting for archaeology?" Chairman Smith confirmed this.

"We received some significant donations of Bergen County artifacts from donors. Zabriskie descendants drove all the way from North Carolina to give us collections including an 1838 jacard coverlet made by I Christie with Tiny Zabriskie her name on it. Then another couple donated another coverlet and both of them gave us other artifacts which we will be exhibiting some of them soon. The Charleville musket as identified by Don Troiani, who is exhibiting now at the Museum of the American Revolution in Philly, was found in front of the Steuben House in 1915 is now with the conservator Gary McGowan at CPR. We very busy with these donations and met with him on Wednesday evening. He's going to X ray at first to see if there is a musket ball or wadding remaining in the musket. There's metal corrosion or rusting and the wood is very fragile and also that's that grant that I received for \$6,000 to do that, and then the society is making up the balance another \$1500. That does not include a case for the artifact.

I shared a request from Adam for the firm to examine the Campbell-Christie House with Carol Restivo, BCHS President. I continue to be concerned about the timing of this project while we were planning the new museum building. We had an update from our engineer and the DEP permitting and that is moving along. The BCHS School of interpretation continues for preparing volunteers to open interpret the historic site and I gave an illustrated zoom lecture on the Campbell-Christie House and the artifacts in it that are on exhibit. I also gave a walking tour at the beginning of March and gave an illustrated talk in person to the Paramus Woman's Club last Tuesday to about 60 women. The DAR is setting up a table for Chwame Gischuch, Under the shad Moon event on the 24th They've also been supportive." D.Powell outlined the event calendar for HNBL.

Discussion on another interpretive sign, D.Powell asked if there was naturalist to advise. E.Pain said he would follow up. D.Powell advised we continue to be approached by Ghost Hunters. Kevin always thought it was a sign of desperation for historic site to go that route but the problem really also is that is that kids want to experience in the middle of the night and try breaking the windows and when they want to experience it and it's just a nightmare." E.Pain noted "More negative attention to your site that you want." Discussion on cleaning the bathroom. She also noted there were big chunk of asphalt in parking lot and wondered if anyone was available to remove it. E.Pain advised a seasonal on his staff could work on those items.

VII. Old business

M.Putrino: Still waiting to hear from the current owner (Mr. Pignelli) of the Old General Store property of when we might be able to go onsite and perform some digging. I imagine, there is going to be a very small window of opportunity because Sanzari will be moving quickly to expand.

A.Strobel to D.Powell: You did mention that the work on the museum building is progressing. Can you give us a little more information as to what that entails? D.Powell: Well basically we're waiting for the permitting to be done. Because we've spent a lot of funds already on planning, I don't want to really engage anybody until we know what we can do. We've got permission from the apartment landowner to connect our sewer to that. We've you know, we've got plans with the architect and engineer and all but we have not progressed further on hiring a construction company. Land use permits, right and then use DEP wetland which I think they said it can take up to six months. A. Strobel "So follow up from last month's meeting. Clark Clayton hands our historic architect firm they're ready to go take some steps to come in view the Campbell-Christie House to kind of get the boots on the ground understanding of what they're dealing with. I did send to President of the Commission and Carol, BCHS President an email copy with Deborah and Jim to see if they can help identify a time and date for the firm to come up and view the building." D.Powell said she forwarded A.Strobel's email to Carol.

Chairman Smith "I mean, I guess the only will definitely be happy to accommodate and set up that meeting but I wasn't sure like if we're we should then also have some sort of planning meeting between the Society and the County. When the Campbell-Christie house was first moved to the site it was not fully restored in the 1970s. And like as we're moving forward, if they're going to be if they're looking at like work with the roof. I know, the roofline doesn't like line up historically for the house. You know, is that is this going to be a bigger project to that the roofline could be fixed or that we could talk about further interpretation or how we see the house being interpreted for the next 10, 15, 20 years. Because I guess there's like a new roof goes on. I mean, it's probably like a 50 or \$100,000 for the roof, that any type of you're kind of looking in any future historic interpretation of the house. So when you look at the house in the 19th century, you have full porch with a sloping roofline, and the Society actually has the original posts in storage for the Campbell-Christie House, which is really neat to see in person, but it's also maybe not the best, ADA accessible. So like you wouldn't there be something that your tie in ADA accessibility to a porch that does add a wraparound porch that could be hidden in into it and then the porch could be have greater access to the public that's there now. So I don't know like just like because originally I think it turned into it was like we were just looking at painting and repairing to like with a full roof which I looking at it now it does look like there's roof shingles

that are need to be replaced, for sure repaired. But it potentially could be a bigger project as well. So I just think it would be great to have that meeting and then I think we should have a continuation of what the future is.

M.Putrino noted "We're trying to sidewalks in the Milford grant two years. I could ask him for a timeframe but he has been in discussions it's moving along the coordination with Historic Preservation Office for their review approval."

VIII. New Business.

D.Powell noted that when going through paperwork that archeology was completed when a telephone pole was put in in 1984. We never get notice and that doesn't seem to be required now. Discussion on broad powers of public utilities now.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 8:15 pm. First, A.Strobel. Second, M.Putrino. Motion passed.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at 7 PM, May 5, 2022 due to the virus shutdown. The meeting takes place via conference call. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission. Meet in the Steuben House at 7:00 pm.

Monday, May 9, 2022. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of April 7, 2022

IV. Calendar HNBLSPC meeting dates

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

- D. County of Bergen
 - Paint exterior of Christie House
 - Repair rotting window sill on Christie House addition
 - gutters for rear of house?
 - Signage on local highways; Rt 4, Rt 17
- E. DEP – Steuben House
- F. Blauvelt-Demarest Foundation
- G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at April 7, 2022, 7 PM or unless otherwise determined. Due to the virus shutdown the meeting took place via conference call where Chairman Smith emailed the invite. Details concerns related to Covid-19. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Monday, May 9, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:03 pm

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Rich Karp, and Adam Strobel

Absent: Larry Bauer, Mary Donohue, Michael Putrino

III. Review of Minutes

Motion to approve the minutes, A.Strobel, seconded by E.Pain. Motion passed. Adam Strobel noted one correction correction or update to the minutes, there was a section that was repeated about SHPO was reviewing the [walkway] plans and my question about their involvement has been to date to review BCHS plans and museum and that was that in a minute at recess did that be updated in the minutes. D. Powell pointed out a review of email showed that the minutes did go out to Larry Bauer at the last meeting.

IV. Chairman's Report

Good evening everyone,

Welcome to the May meeting of the HNBLPC. While some progress had slowed in recent months, we have a flurry of activity. I received and will sign the intergovernmental agreement to release funds once again for the HNBLPC. This will once again, allow our projects to proceed like the replacement roof of the out-kitchen, new brick walkway to the Christie House and planning docs for both the Von Steuben House and the site respectively. This should exhaust 2019 expeneditures and set the Commission up for its next round, once we review the feedback of these reports. Ultimately, these are in part of preparing the site for being a focal point of 250th events as the date gets closer....4 years. Speaking of the walkway, we did receive the following approval from SHPO concerning the walk to the Christie House:

HPO Project # 22-0924-1

HPO-E2022-063

Bergen County, River Edge Borough

Campbell-Christie House Walkway Improvements

Historic New Bridge Landing

Campbell-Christie House (New Jersey Register-listed October 3, 1980)

Steuben Estate Complex Historic District (New Jersey Register-listed January 10, 1983)

Application for Project Authorization

New Jersey Register of Historic Places Act

Dear Mr. Smith:

Thank you for your application for project authorization for the proposed walkway improvements at the Campbell-Christie House at Historic New Bridge Landing in River Edge Borough, Bergen County. Your application was technically complete and professionally sufficient pursuant to N.J.A.C. 7:4-7:1 on April 7, 2022.

According to information in the documentation submitted, the Historic New Bridge Landing State Park Commission is proposing to replace the existing gravel pathways in front of and behind the Campbell-Christie House at Historic New Bridge Landing. The Commission is proposing to utilize bricks that will match the existing brick walkways at the adjacent Steuben house. The brick walkway will be set into the ground, as opposed to embedded in concrete, to facilitate drainage. Taking the aforementioned information into account, the proposed plans meet the Secretary of Interior's Standards for Rehabilitation and therefore, pursuant to N.J.A.C. 7:4-7.4(b)2, this undertaking **does not constitute an encroachment** on the Campbell-Christie House or the Steuben Estate Complex Historic District. The undertaking is therefore approved as proposed. Please contact the HPO for review if any of your project plans change.

In accordance with 7:4-7.2(e)10, if an authorized, or conditionally authorized, project is not undertaken within five years of the date of authorization, the authorization shall automatically expire.

Thank you again for providing this opportunity for review and comment on the potential for this project to affect historic and archaeological resources, pursuant to the New Jersey Register of Historic Places Act. Please contact the Historic Preservation Office for review should any of your project plans change. Please reference the HPO project number 22-0924, in any future calls, emails, or written correspondence to help expedite your review and response. Should you have any questions, please feel free to contact Jesse West-Rosenthal, Ph.D. of my staff at Jesse.West-Rosenthal@dep.nj.gov.

So that is taken care of on the same vein that we have not heard back from land use within the DEP but hopefully they can provide their guidance to a state commission on this matter. Again, with the release of funds we can address areas throughout the park as a whole and not limited to just one area. There's much potential for these funds to help support both but I replaced funding that ultimately benefits the multitude of visitors to the site. That is my report. So it's very exciting to see that document come through from HPO and it was educational, completing it as well. All right. Send me any questions

Thank you, Jim Smith

Discussion: A.Strobel asked "You said land use hasn't provided input on the gravel pathway as well. So what does that mean?"

Chairman Smith "we just wanted a feedback on whether it needs further planning or some sort of documentation or, you know, how can ultimately that office kind of steer us for this purpose. In what when they put in the walkway here, you know, what type of framework did they come up with? Because it's a similar size walkway. And so just we're looking for their comment and expertise in that matter in that situation. And we provided they requested or provided photographs of the area, we provided sketches from the contractor, as well. And we just we haven't heard."

D.Powell: "I drew something for them. I did an aerial for them." Chairman Smith "The way it was going to be constructed was explained to them and they haven't responded."

A.Strobel: "But it was an actual application you submitted?" Chairman "There wasn't an application yet. That's what we were like asking like, what are the steps that need to be. A.Strobel "I know they're very regimented, that you need to do an application. So it's pretty structured leaving it kind of open ended. A. Strobel advised as part of our [County of Bergen] projects that we do, we have to submit it and we also have to pay the fee.

V. Calendar

Events:

May 22, 2022 - Pinkster

May 26, 2022 - Zoom Lecture, Dr Meta Janowitz, Sara Kierksted

May 30, Memorial Day Wreath Laying at General Poor's grave

June 9, 2022 - BCHS Annual Dinner at '76 House

July 2, 2022 - Lantern Tour

July 4, 2022 - Parade in River Edge

July 9, 2022 - Vintage Baseball at HNBL

July 21, 2022 - Zoom Lecture

August 21, 2022 - Summertime Tour

Sept 24, 2022 - Baronfest, considering raindate 9/25/22

Oct 29, 2022 - Enslow Halloween presentation

Nov 19 & 20, 2022, Retreat Weekend

Dec 10 & 11, 2022, Christmas Concerts

VI. Continuing Business

A. Teaneck – R. Karp, Commissioner Teaneck. No report provided.

"The town did a survey. They did a survey of all as far as I can ascertain, the authorities property or what's control under the authority runs through the swing bridge 200 feet along the river. But then there's no other information. What angle it moves up how far it moves up, so it's up in the air. The town says, it' the authorities responsibility to do a survey, they have the authority.

So that's where it's sitting right now. Chairman Smith said I think if we can get to have an official like letter or document from them, that'd be fantastic. So this way we can, again, just enter that into the minutes and also eventually put it into the annual report. Is there anything else rich for Teaneck? Chairman Smith asked "if anybody have any questions for just Larry couldn't be here tonight. But Eric did provide me with the language for at the last meeting we were discussing metal detecting. And Eric provided me with the language for the state parks and what that language is. And Deborah provided me with the ordinance from River Edge which is, which does exist and talks about metal detecting and what you can or can't do. So that was that information was provided to Larry. So I guess he'll present that at the next meeting."

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

Absent due to reschedule, no report.

C. River Edge – Mary Donohue, Commissioner River Edge. D.Powell said she can't go out and asked if she could Zoom in. "How can we accommodate her?" Discussion on doing Zoom, weighing in person, transparency for public in Zoom, partial year for Zoom.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report provided.

My record is so last week Wednesday, Carol Restivo opened up the house for the representative from Clark kicking in Hinz. Our architect person in particular gentleman named Jim Garisi averbal from James that occurred but nothing back to me, as to their assessment. That's just too quick to kind of turn around. So reach out to him again, see if he has some type of update for the next month. Great. Thank you figure out what to go and do next. A.Strobel thanked Carol Restivo for opening up the house.

E. NJDEP, Eric Pain, Park Superintendant Representative.

5/9/2022

DEP REPORT - Steuben House:

Small Maintenance Projects List (No Movement on list)

Shutter needs attention assigned to maintenance/Dormer/French Drain/Steuben Lawn Fill holes and seed

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard-Wet conditions throughout year did not allow an opportunity?

Rock On going

Planting Design TBD

Fence in Meadow **repaired are there more rails or do we need another order?**

Shutter taken down waiting on hinge

Bathroom cleaned

Plastic removed

Asphalt picked up

Sump pump hose tomorrow

Shutter bolts and Dogs needed

Trenton asking for subcommittee to discuss new appropriation 1.3 Million
Texel working with senior staff to determine path forward. **Draft IGA emailed 5/4 for signature. Final project list requested**

Locust Tree near former PSE&G needs addressed **Still remains**

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50), Basement clean-out \$5000.00? **Basement cleaned out 11/30/21**

Air purifiers tbd funding issue presently

Verizon copper to fiber migration. Verizon has determined that they will be able to utilize an existing conduit therefore additional ground disturbance will not be required. Existing penetration into the house will be used to insert fiber which will then be fed into the electrical cabinet where 2 new devices will be

installed. To be power by existing electrical outlet opposite electrical cabinet via power adapter cord. SHPO Application for project authorization submitted 3/30/22. Date for install 5/4/22. **Migration took place 5/4 installation went as planned with the exception of the configuration of the basement light**

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11 One projects remains

FY19 Budget submitted In process of receiving fy19 Appropriation Ongoing

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K No update

in 2021 the following were processed for a total amount \$23712.00.

EB Fence \$2400 Split rail fencing

Maio Contrstuction \$3875 Demo of Fence and installation of new bollards

Fossil Industries \$6237 Interpretive signage

*Chrysalis \$5000 I-A Study

*Richbrook Conservation \$6200 Paint Analysis

1)1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per

LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete

9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first "wave" Some brush and dead tree removal conducted on 1/20 more needed but a good start

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Discussion:

Resumes need to be provided by Park Commissioners.

E.Pain asked if we want to try and tackle the 1.3 million projects list or if we want to try and accomplish that over email. I mean, there's pretty much almost \$200,000 wrapped up between the two major projects. And then this this running list that we came up with many years ago, to 2019 lists \$500,000 in total, actually it's now \$640,000 with the addition of the new projects so I don't know how you want to handle that.

Chairman Smith "You know what let's between the meeting and the next meeting, we'll send out an email of the past projects. I think at the next meeting, we should come back to that review that and then also, I guess by that point, you've already sent out the specs to the for those other projects. So maybe we also need to take that into consideration because if whatever company comes back with the for the site proposal. I mean, there could be costs in there for that we could then have projects right as well and I don't know if there's anything like what the the architect the county has if there's anything additional that maybe the Commission can help support with the Campbell-Christie House to that wouldn't be originally in their budget.

E.Pain: Some of these were broken down by by feature, for instance, the wharf and there's four or five projects that were being proposed. You can services to the wharf could be \$100,000 or the tide mill and PSE&G property could be one, a subcategory so

Chairman Smith: I almost wonder like you mentioned that one. Contractors are they do say they're in Point Pleasant or yeah, that like I wonder if they have any expertise in marine either conservation or interpretation like with

because there are obviously state sites that are on right like water that that maybe maybe if that was like a separate project for them to like? Yeah, absolutely. Or is it something like,

D.Powell I don't know if you could have a maybe maybe it just makes it too bogged down, but I mean, we did approach the Army Corps, I don't know where where they're at right anymore, of course, but that Jesse West-Rosenthal PhD came to that meeting. And you know, that the Army Corp had like a 25% I think, match from like an another party, which would only mean the state because, you know, nobody else is going to have matching funds to million dollar project. But if we had \$100,000 to put toward it from the Commission. Could the state use other funds to contribute?

E.Pain: I'd have to look into it. I I feel like they consider this state money. And whether they would be able to contribute additional towards it. I feel like that might might not work, but we can always investigate.

D.Powell "We would end up using all of the funds just on that one project."

Chairman Smith: "So one other thing I want to mention, I saw your picture there, Eric and it jogged my memory that I just wanted to thank both you and the County that like I came down to the site on for 21. And there was for 20 a graffiti on the bridge, both on the bridge and on the guardrails and the next day it was completely gone.

E.Pain: "We happened it was fortuitous, we happen to be here. Right but still, I mean, it's just stuff just has no, no place. It's just it's really it's unfortunate. I mean, it was a quick fix, but still the fact that it happened to begin with, it's just frustrating to me."

You just paint over. Yeah.

D.Powell: It was great, that you took care of it. Because we had an event like just a couple of days later.

Chairman Smith: Exactly. And it's really become such a focal point now with the chain link fence gone. And yes, you know, you see people posing for pictures there now. Even the fact that was on the branch and that was removed.

E.Pain: that like it's just you know, this this did in fact qualify for a ticket. This this investigative work that I did here, I got all the all the key parts in the person who was sent a summons

Chairman Smith: You mentioned 2019, So we're no we have there's the roof project. And then unfortunately, the lowest bid contractor passed away. Yeah, so then that does that default them to the next contractor?

E.Pain: Yes, the next the next lowest bid gets it. I've never been in that situation. But if the first bidder is no longer available to perform the job, I don't think I have to go out again, regarding the out kitchen.

Chairman Smith: And then we also included the walkway in there. And then one of the one or two of these proposals, I think is easily going to get us to \$100,000 Budget.

E.Pain: I'll resend I think I just recently sent that to mark and copied you want to see if it's fresh in your email. Maybe you could send it around to everyone.

Chairman Smith: I could do that. And then we can all take a look at it and then come back. I think they're probably looking for it soon in the next meeting. But sure if we're not able to have that able to I can do that. So maybe you could give us a month to consider contemplate what we wanted to get out of here.

The other thing we can also potentially unfortunately, the deer did take out I think a couple of trees in the meadow. So landscaping, you know maybe not a big deal. But probably less than \$5,000 for trees. Yeah.

D.Powell: "Well, there was one more thing. So when we met the Verizon guy, I happened to be down here to check something at the Campbell-Christie House. I pointed out, well, I chatted him up about the historic site, right. But aside from that, I pointed out that there's two telephone poles where they put a new taller one in but they did not take the old one away. I asked, Well, who's whose wires on the old one? And he said, it was Verizon. He's he admitted that that poll should have been removed at the time that they installed the new telephone pole. And he said it's a call basically, we need the number off of the poll but that to call to get them to come remove that.

I didn't look but I'm I think there are Yeah,

I can legally they're supposed to be there. Yeah.

D.Powell: So that would be a small victory [to get that removed.]

E.Pain: Try and reach out via email with the point person on that on this project to see if they have a contact and then if not, I guess just go to the regular route.

Chairman Smith: thank you for further your due diligence. Was there anything else for her? Well, I thought that was foundation John.

**F. Blauvelt-Demarest Foundation – John Heffernan. Acting
Commissioner BDF Rep** Nothing to report.

**G. Bergen County Historical Society – Deborah Powell, Commissioner
BCHS**

We had the Shad Moon event, April 24, which went very well. People are enjoying getting out had the buildings all open, tents set up for the different participants, including the fellow who demonstrated flint-knapping and cord manufacturing. They were cooking a shad fish on a plank in the outkitchen and other Native American foodways.

The only other thing was the we did get an email about the the permitting from the state office DEP that came in I think just today so I didn't have time to write anything down on it. They were asking for there was a Cultural Resource Document. So I guess I wondered if there were any reports that were generated for work that's done here from the state or the county, like what kind of reports did you generate to do the work to meet the requirements for any of the other projects that took place on these properties?

Discussion:

E.Pain: that that the SHPO would be looking for?

D.Powell: If it's already been done, like why would we have to do it over again? What was submitted for which the work you're planning over at the Campbell-Christie House?

A.Strobel: It will be at the project authorization documentation. I'm not aware of any other follow up documents related to that, but we can ask, but that would only be dealing with the Campbell-Christie House, not the site itself.

D.Powell: But they were asking for basically what I understood was an overview of the whole site. Right well how the this building will impact the site.

E.Pain: So the new museum building and that's SHPO that was asking?

Chairman Smith: Which could be addressed in a kind of a project authorization.

D.Powell: They were asking for something different I thought see looking at the question, how does this building proposed impactful the other historic elements that are here right visual perspective? A.Strobel: interpretation perspective.

E.Pain: I'm not aware of any other documents that they require or review or anything like that. It's just that one, and then that determines yes or no.

A.Strobel: Because the authorization is my understanding, narrow in nature, but now you're proposing a whole new building in a new context. And I think that's a different different analysis that needs to be done.

D.Powell: I had another trustee SHPO you know, who is requiring that? That Shippo your DEP and then why? You have a why?

A.Strobel: Because that's how they work. If you do a project, you're also going to get an inquiry from Green Acres. And he this project effectively, just to give a context of a contact and Eric will probably follow the follow up. They contact all their subdivisions. So when we do when you do like an application for land use that message of there's an application goes out to all the different departments is there anything that you division, whatever division respective division have an issue or concern? Then they get you have a chance in terminal to make some comments or questions.

E.Pain: Okay, I support that statement. Same thing for demolitions. If I need to demo the building, the local municipality generates a list of anybody that's within so many feet of the property that give gives them an opportunity to weigh in. So it's very similar with other programs.

D.Powell: Okay, we only heard about it last week, it wasn't requested the initial application. So, you know so it means we're that far behind.

A.Strobel queried didn't your architect advise you of what you would need at this point, I'm assuming they're from New Jersey.

D.Powell: Yes, It's a pretty large company actually. But one would think with the application to the DEP, that that would have been on a checklist, I don't know.

D.Powell: I was just trying to find the attachment. Cultural Resource Inventory for the site. We did have that work done by Chrysalis, the Phase 1A, who would have basically all the information, maybe they just need to regurgitate it into that language, or I'll ask, I'll ask around the fact maybe that even satisfies them unless they need it in a certain format.

E. Pain: Yeah, the one a you don't actually now that with that report, it didn't also look at the different areas as far as sensitivity goes and what has a higher sensitivity rate artifacts and went out. So that would that's that would be very interesting, too.

D.Powell: So how do we proceed? Should I email that to them that I think or ask them if that satisfy requirement?

E.Pain: Yeah, I guess start with the 1A and I will also follow up through this historical community with the state and see if anyone recognizes that language. Then we'll meet in the middle and see what we can determine.

D.Powell: Because there was a timeframe, I think, so hopefully, you know, it can go forward. Because it sounded like it was making progress anyway. It is a good thing. You know, nobody has to get nervous about this or anything that this is going be a good thing for the site. We do have coming up Pinkster on the 22nd. So as we've said before it's very interesting getting going with events, in a regular format post COVID, you know, or semi post COVID. I think we're really in exciting times for the site, especially with the authorization coming forward for this site. And, you know, it's an amazing site. I'm just really excited to be part of this.

VII. Old business

We need new fence rails.

VIII. New Business.

None.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 8:55 pm. First, A.Strobel. Second, J.Heffernan. Motion passed.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at 7 PM, June 2, 2022 due to the virus shutdown. The meeting takes place via conference call. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hndlpc@gmail.com.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.

Meeting takes place via Zoom, Thursday, June 2, 2022, 7:00 pm

I. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of May 9, 2022

IV. Calendar HNBLSPC meeting dates

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

-Paint exterior of Christie House

-Repair rotting window sill on Christie House addition

-gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at July 7, 2022, 7 PM or unless otherwise determined. Comments to hnbipc@gmail.com

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Monday, June 2, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:05 pm

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Larry Bauer, and Adam Strobel

Absent: Mary Donohue, Michael Putrino, Rich Karp

III. Review of Minutes

A. Strobel emailed minutes 6/2/22 reported from May's meeting to update. "Adam reported that BCHS President Carol Restivo opened the Campbell-Christie House the prior week to enable the County's historic preservation firm, Clarke Caton Hintz, Trenton, NJ, to view the house. Adam explained the preservation architect, James Giresi, Clarke Caton Hintz, will develop an assessment report of the building to help develop/refine the scope of work. The main focus of the project is the roof replacement, repair/replace clapboard siding and exterior features as required, repainting the exterior wood trim and siding. Adam will continue to talk to Mr. Giresi to understand the next steps in the project and inform the Society and Commission. Adam thanked Carol Restivo for opening the house." J. Heffernan made motion, E. Pain made second, motion passed.

IV. Chairman's Report

Good evening everyone,

Thank you for accommodating the meeting switch. Due to multiple members having a difficult time attending the meeting and the threat of in climate weather the last few days, I thought it would be most prudent to meet via the ZOOM option. Activities continued at HNBL during the spring and a steady stream of visitors always seem to be visiting the site and utilizing the new educational panels. Ultimately, what we are doing now and plan to day has the opportunity to make a major splash for the 250th and beyond, which is only four years away, and some, myself included, would argue it is here now. It is vital for the site, for the County and surrounding municipalities that we are able to accomplish what we aim to do to help keep visitors engaged locally, if they don't stay in NJ, where will they go?

Thank you, Jim Smith

V. Calendar

Events:

June 9, 2022 - BCHS Annual Dinner at '76 House

July 2, 2022 - Lantern Tour

July 4, 2022 - Parade in River Edge

July 9, 2022 - Vintage Baseball at HNBL

July 21, 2022 - Zoom Lecture

July 24, 2022 - Walking Tour

August 21, 2022 - Summertime Tour

Sept 24, 2022 - Baronfest, considering raindate 9/25/22
Oct 29, 2022 - Enslow Halloween presentation
Nov 19 & 20, 2022, Retreat Weekend
Dec 10 & 11, 2022, Christmas Concerts

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. No report provided.

By the next meeting, will provide info on the no metal detaching for review.

D.Powell asked if there was information or report on the NPS Battleground Grant. She asked if affected HNBL?

L. Bauer said "Yes." Chairman Smith agreed, it would be fantastic to have it in our records.

Chairman Smith asked if mowing was happening in the park, L.Bauer said he would follow up.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

Absent due to reschedule, no report.

C. River Edge – Mary Donohue, Commissioner River Edge. Absent, no report.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. Came in after E.Pain's report.

Adam reported that the County's preservation architect, James Giresi, Clarke Caton Hintz, has not provided his assessment report of the Campbell-Christie House from the site visit in May, 2022. Carol Restivo helped open the House for Clarke Caton Hintz. Adam will follow up with Mr. Giresi to understand his work and how to communicate same to the Society and Commission on next steps.

He added description of some of work.

Chairman Smith noted the manhole where another back flow preventer on the BCHS property and we were not aware the project was at this stage. Not the same gravel material, more like sand. The manhole cover is raised and a tripping hazard in the pathway. A.Strobel said another check valve as part of the effort of the first storm drain flap. He said he was not advised it was at this stage. He asked if a photo could be provided. Chairman Smith asked for the engineer report to understand flow and how it impacting the site. A.Strobel said he would obtain info on it. He said the work originally . D.Powell asked

if the outlet on the right side of the front of the house could be repaired, we use it during events. A.Strobel suggested an HVAC testing could be done.

Discussion:

E. NJDEP, Eric Pain, Park Superintendant Representative.

6/2/2022

DEP REPORT - Steuben House:

Small Maintenance Projects List

Shutter needs attention assigned to maintenance/Dormer/French
Drain/Steuben Lawn Fill holes and seed

General

Boards and Commissions contact and appointment information submitted.
Thank you! Resumes still needed for all commissioners

Steuben Marker- Waiting on vendor to register with SONJ Provided
information to Chairman Smith

Depressions in yard-Wet conditions throughout year did not allow an
opportunity?

Rock On going

Planting Design TBD

Fence in Meadow repaired are there more rails or do we need another order?

Shutter taken down waiting on hinge

Shutter bolts and Dogs needed vendor needs to be determined or blacksmith
needs to fabricate

Trenton asking for subcommittee to discuss new appropriation 1.3 Million
Texel working with senior staff to determine path forward. IGA signed Final
project list requested

Locust Tree near former PSE&G needs addressed Still remains

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50), Basement clean-out \$5000.00? **Basement cleaned out 11/30/21**

Air purifiers tbd funding issue presently

Cultural Resource survey information provided to Deborah as requested by HPO associated with the new museum building.

Verizon copper to fiber migration. Verizon has determined that they will be able to utilize an existing conduit therefore additional ground disturbance will not be required. Existing penetration into the house will be used to insert fiber which will then be fed into the electrical cabinet where 2 new devices will be installed. To be power by existing electrical outlet opposite electrical cabinet via power adapter cord. SHPO Application for project authorization submitted 3/30/22. Date for install 5/4/22. Migration took place 5/4 installation went as planned with the exception of the configuration of the basement light

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11 **One projects remains**

FY19 Budget submitted In process of receiving fy19 Appropriation **Ongoing**

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K **TBD**

in 2021 the following were processed for a total amount \$23712.00.

EB Fence \$2400 Split rail fencing

Maio Contrstuction \$3875 Demo of Fence and installation of new bollards

Fossil Industries \$6237 Interpretive signage

*Chrysalis \$5000 I-A Study

*Richbrook Conservation \$6200 Paint Analysis

1) 1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

- 8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete
- 9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first "wave" Some brush and dead tree removal conducted on 1/20 more needed but a good start
- 10) Interpretive Panels \$4140 Additional information required. Design and content PO request being processed?! Getting closer? Process order for non state property signs now. Would involve revised estimate and new po request Received PO order submitted Hardware shipped 1/28 was to be delivered 2/2 nothing yet complete order received 2/10 Signs delivered last sign ordered Meadow sign in transit. Delivered to SH 7/1
- 11) Fence Rails and posts \$2680 DELIVERED
- 12) Doorway flood barrier and instant sandbags \$611.59 Complete
- 13) Turn around \$6226 complete
- 14) Stone dust path exterior of meadow LMR submitted. **Quote received not cost effective**
- 15) Exterior Pain Steuben House Evaluating contractors soliciting quotes Met with initial contractor 10/9 soliciting additional bids submitted hpo application. Pb120 submitted 11/20. 1/2/20 process complete all bids received. Must use low bid Maio Construction. PO approved. Need to approve colors and award job! \$28975 Work should be starting next week. Complete. Back staircase needs another coat or 2
- 16) Car Counter Received \$1034.56
- 17) Meadow Stone Dust Path Restoration PO Approved 2008.57 waiting on contractor Completed
- 18) Pizza Town Lot Parkrite \$835.00
19. Outkitchen Roof Met onsite with contractor 3/18 2 quotes received as of 6/9/21 need one more. 3 quotes received K. Bernadic low bid. **Waiting on new \$ to proceed Need to go to second vendor**
20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 PO approved **install waiting on HPO and DLRP**

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

FY19/Large appropriation projects

PB120s must go out for the following projects. **PB120s sent out 5/10/2022 for 2 projects. Bidders must respond in writing by 3:30 pm Friday, June 10, 2022.**

1. **Engineering and site plans for future developments at HNBL were sent to the following**

Boswell Engineering 330 Phillips Ave. South Hackensack, NJ 07606

Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432

Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ 08742

2. **Archaeological and architectural services at Steuben House were sent to the following:**

Richard Grubb & Associates 259 Prospect Plains Rd. Cranbury, NJ 08512 **requested site visit**

AECOM Burlington 437 High St. Burlington, NJ 08016 **Declined project**

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

Discussion: D.Powell said she worked on the project list and that the pricing/estimates are off. She asked why the Steuben House is raised. A.Strobel did not remember, D.Powell said if we are restoring the house that it seems like something to revisit. She noted items on list and explaining them further like the floors on the main level, she asked if they could be washed and stained, they look very raggedy. or with a restoration would we want to do archeaology (Zabriskie's could have very well built the house on a Native American site) installed wood flooring that does not warp as that is a problem we have experienced. E.Pain said we could ask SHPO for recommendations. E.Pain each item would need to be submitted. Chairman Smith thought they are key items for restoration and interpretation of the site. And do we really want a bathroom there and why the new museum building is key. D.Powell "One of the first things could get the Brett Park survey that R.Karp mentioned."

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

I did write a letter to SHPO as an appeal for the museum and letting the 1A and 1B submitted post Water & Land Use application. For the new museum building we are proceeding with the Phase 1A and Phase 1B by Chrysalis Archaeology (who did the first 1A (paid for BCHS.)

The permitting (coastal & flood hazard) is almost complete. We are proceeding.

Pinkster was another great success, houses open, bridge talk on the bridge, silhouette making, Maypole dancing, Girl Scouts from NY visited, children's activities.

Site clean up and weeding Wednesdays.

VII. Old business

E.Pain status of Brick Walk from Land Use. Chairman Smith said he had not heard anything or wrote to them. E.Pain said to let him know if mowing needs to be done. D.Powell asked about snow plowing stands. E.Pain said we could do with HNBL funding. Chairman Smith said the path is starting to wear out and goes across the BCHS property. It needs a consistency of funding for the Park Commission. E.Pain said we can agree it comes out of

the Park Commission funding. D.Powell said the bridge is core to the site and pedestrian crossing is important.

VIII. New Business.

None.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 8:55 pm. First, J.Heffernan. Second, A.Strobel. Motion passed.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held online at 7 PM, June 2, 2022 due to the virus shutdown. The meeting takes place via conference call. Unfortunately, the public cannot attend this meeting. It is being conducted remotely comments or questions were to be submitted prior to the meeting to the address, hnbipc@gmail.com.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.

Meeting takes place at the Steuben House, HNBL, 1209 Main Street, River Edge, NJ, Thursday, July 7, 2022, 7:00 pm

I. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of June 2, 2022

IV. Calendar HNBLSPC meeting dates

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

-Paint exterior of Christie House

-Repair rotting window sill on Christie House addition

-gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at July 7, 2022, 7 PM or unless otherwise determined. Comments to hnbipc@gmail.com

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Minutes from Thursday, July 7, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:02 pm.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Larry Bauer, Adam Strobel and Michael Putrino

Absent: Mary Donohue, Rich Karp

III. Review of Minutes

L.Bauer advised he did not get the minutes. D.Powell asked L.Bauer to sent another email address, he may be getting blocked on his server. Motion to approve the minutes, J.Heffernan, Second, E.Pain. L.Bauer abstained.

IV. Chairman's Report

Good afternoon everyone,

I hope everyone had a wonderful 4th of July Weekend. As approach the summer months, we can look forward to the projects ahead. Eric will discuss the Von Steuben House and Site proposal projects later in his report. Both are exciting

projects as we move forward that will truly be not only transformative for the site, but as I have been saying, some design elements will be a model for 21st century design. With the budgeting info resolved, we hope that the roof project for the out-kitchen can now proceed. I am also happy to announce today that this morning I received the following email from the Division of Land Resource Protection:

Jim,

If no additional fill is proposed and the project does not meet the definition of a “major development” under Stormwater Management Rules, no additional permits will be required.

Dhruv Patel, Division of Land Resource Protection

With DLRP and SHPO signing off on the project, while delayed, we can look forward to the new brick walkways that will lead to the Christie House and Outkitchen, replacing the loose gravel pathway. This will be critical for winter maintenance, reduce pebbles into historic structures and provide a stable surface, all the while not block water.

As we move forward in our countdown toward the 250th, which we are reminded by the most recent celebration, together, all entities must work together for the betterment of Historic New Bridge Landing. Ultimately, each board member has their own expertise that can help to contribute to this mission.

Thank you, Jim Smith

V. Calendar

Events:

July 9, 2022 - Vintage Baseball at HNBL

July 21, 2022 - Zoom Lecture on Tide Mills

July 24, 2022 - Walking Tour

August 7, 2022 - Walking Tour

August 21, 2022 - Summertime Tour

Sept 15, 2022 - Lecture on J. Walter Christie

Sept 24, 2022 - Baronfest, considering raindate 9/25/22

Oct 29, 2022 - Enslow Halloween presentation

Nov 19 & 20, 2022, Retreat Weekend

Dec 10 & 11, 2022, Christmas Concerts

D.Powell: We added a Pop up walking tour July 24. Pop up because of the weather. We are trying to schedule for August as well. We have a few board members traveling to near Stoney Point Long Island to visit a surviving tide mill in August. We added a lecture with a historian on J. Walter Christie who was born in the CCH. Takes place in the SH, Sept 15th, 2022.

Chairman Smith: Many thanks to Eric, for reaching out to green meadows because vintage baseball once again returns to historically originally ending I think it's now a decade in the making, which is hard to imagine that these events kind of become traditional. So the Saturday vintage baseball returns to historic numbers landing. So there will also be then on the 21st a zoom lecture that Deborah will be helping to help facilitate that looks at tide mills. And I think that has an important story. When you look at this site as well as Teaneck and New Milford time mills would have been up and down the Hackensack River as well as I think there's part of that discussion is going to discuss time Mills today or tidal power.

M.Putrino said they inducted J.Walter

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. No report provided.

L.Bauer: The only thing I have to report unfortunately, was unable to get all the information together with regard to metal detecting you're still working on that. So hopefully by the next meeting, I'll have something that I can present.

Chairman Smith: Thank you. Any questions or comments for Larry? We did speak today about like Brett Park and its maintenance and you know, it's definitely it's been a dry summer so far. Right. And so Park is completely dry and yet maintenance is still like a major issue in that park. A part of the lower sections. So you know, you said about having a meeting set up so, you know, I'll definitely, hopefully early next week, I'll try to work tomorrow I'll try to give you a date. For early next week. Okay, then maybe we can set up a meeting and review it with the new DPW and try to get that under control, etc, etc. Great. Any other comments or questions for Larry and Teaneck? We could absolutely could invite New Milford. M.Putrino asked to to be cc. He would include Vince Stoll and the super indent. Chairman Smith: It's interesting how like New Milford goes right up to the curb, but then ultimately, Teaneck is responsible on so great.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

So as you had mentioned, everyone can see the old general storage is lifted. Unfortunately, sands area or Mr. Vignelli he never contacted me, and let us know our historic preservation in Milford when he was doing it. So we never knew what his timeline was. So we weren't able to get in there and do any type of dig or study or anything. So that's what he did. Jim, you had mentioned his lawnmower sitting on in the Milford side by the garbage can right here tomorrow. I don't know who is it that maybe it was Vignelli, Roy. No. But I'll have that scooped up and out of the way. I will send our DPW down there just to make sure that that side is looking nice for baseball on

Saturday in case people try to park there or whatever. So I have a new bridge landing and I just wanted this is a you know Bergen County story. Just wanted to thank you again for the venue to the dinner and getting the camera it was it was absolutely an honor. During night really appreciate

D.Powell: I find that very disappointing that they did not let us come and survey that building because we've been very cooperative. We didn't make any fuss or complain about it being torn down. And yet we still could not honor the historic structure with at least knowing about it. M.Putrino: And he [Mr. Vignelli] told me directly the acknowledgement. Yeah, no problem. You guys can do that. I'll let you know. Blah, blah, blah. And that was it.
Discussion:

What's the upside? Was it is there a relationship? Is there a strained relationship with sanzaar II or anything or I don't know. Was it just an oversight? Unfortunate oversight? That's me. I know kidneys guys handle a million different things. Yeah. You run the business. He does. Real estate is that no thing so it could have been?

Well, we definitely appreciate, Mike that, you know, you know, going to bat for that, you know, I think that's was still very critical. You know, as Deborah said, unfortunately, but it's really even like just like a larger challenge. We see that the county is facing a lot of pressures with historic sites. And you know, unfortunately, not every site can be saved. But there are there's still a lot that can be learned from that and we just to get some more rain before we go and hopefully, you know, with future plans for that pocket park, maybe we can honor the general store in some way, whether it's an interpretive panel that can be there so that when you're in the park, you can actually look back into New Milford and maybe see what Newbridge road overdraw would have looked like. To help kind of bring that story out with a new catering Hall is this is what it used to look like. Right? That's probably what's going to happen right there. They have been requested for not yet but you know, just from rumor mill. It sounds like he's going to make a Kingdom Hall but kind of make it like where you could have weddings there. Because he bought all the properties next home. There's one left and that's the one on the river, which we want to get rid of. Because that house floods we constantly have two persons I guess I guess you want to overweight, we're constantly going out to lift them off. The floor. So the fire department and ambulance corps like we got to get rid of this place. It's a problem. Kind of like the stony hill and he used to own the stony Hill and so I'm thinking he's going to make this like that. I don't know for sure yet. Soon as the plans come in. To our zoning officer I'll let you know. Wow.

Because it's obviously Hey, grab a chair then. That's pretty low that if you can actually build something there, it's like wow, no basements. So he's able to manage with the world's air and without a problem.

But well thank you very much. And I assume to it being that the closer proximity to the site, the state property and we will get a notice anyway like I think there's like how many properties when the museum building that we've had, I actually had to submit it. It's a 200 foot wall, right? Yeah. And it's the very edge of even the property like, far, far away even just our property we had to notify Oh, yeah, he's within 200. So we should get a notice.

C. River Edge – Mary Donohue, Commissioner River Edge.

Chairman Smith: Thank you very much. I just one thing that I was just going to bring up to Mary and I'll send her an email. In the past we talked about you know, flags along Main Street and you know, I would definitely propose that with riveredge that from the Steuben House all the way to the New Bridge shopping center. It would make sense that Fourth of July to be able to put flags on the flag poles as like an emphasis for this area, as well as for retreat weekend. will be a nice way to do that and maybe potentially tie that into New Milford as well through the area

250 right as you're getting ready for the 250 and even I think there's no no retreat sign. Since they put up the new new branch Mark New Bridge shopping center. So maybe, maybe something to discuss a location for a retreat sign between this site and the pedestrian bridge over route four. So it might be good to have that so I'll reach out to Mary and include you moving on from riveredge.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space.

I apologize on being late, I'm surprised that I'm here because I came back from vacation today. so Okay, so I apologize. My only update is I did have Christos did come to me this afternoon. He too was coming back from vacation and he noted that the the manhole cover long trail apparently was not addressed so he will work on that as well. So I apologize that we haven't had any progress since last month's meeting. That's the only thing I think of top of my head or unless there's other questions.

M.Putrino: Since you said that you just reminded me. New Milford has been talking to the county. Christo is working on some sort of plan and we're going to be meeting and talking about ways we could address some of the flooding in New Bridge area. So it would affect this a little bit but the sensitive areas and New Bridge Road we're going to be working with the county on that going forward.

Chairman Smith: Is the and actually I was thinking about this. Is there just the county have any relationship with Suez whether it's water releases to help, not whether it's worked before a big storm or even like just I know like certain reservoirs in certain parts of the country, they actually do whatever he says to keep the sediment going. Because when like at low tide, it's amazing how much they were silted in here. And obviously we know you know, the more soil and silt that's in the river the less place the water's going to have to go obviously it's a maybe a bigger project. A.Strobel: We have been having meetings with the County Executive and Veolia ongoing since the last couple of months. So we are working on it.

Discussion on lack of notification when there is a water release from the reservoir and the impact on the historic site.

D.Powell: One of the things that came up was that I think at least meeting was seeing plan that the county's plans about. The backflow preventor and then understanding whatever has been installed here in years past, the plans the county has for the water systems here. A.Strobel: I think that was the only other flap that they were looking to to install.

D.Powell: Right but we didn't see those plans. And I think Jim asked even to have a understanding of how things works and the all of them all as Christos again, if he'd come and do a presentation for us or something or she'll see the plans also.

Chairman Smith: that might be something if we did a Zoom meeting, maybe that might be advantageous for him to do it that way or if we had a piece of technology that we could have him zoom in or something. All right, any other questions or comments? Thank you very much, Adam. Welcome back.

E. NJDEP, Eric Pain, Park Superintendant Representative.

7/7/2022

DEP REPORT - Steuben House:

Small Maintenance Projects List

Shutter needs attention assigned to maintenance/Dormer/French Drain/Steuben Lawn Fill holes and seed

General

Boards and Commissions contact and appointment information submitted.
Thank you! **Resumes still needed for all commissioners**

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard- Wet conditions throughout year did not allow an opportunity?

Rock On going

Planting Design TBD

Fence in Meadow repaired **New rails need to be ordered**

Shutter taken down waiting on hinge

Shutter bolts and Dogs needed **vendor needs to be determined or blacksmith needs to fabricate**

Trenton asking for subcommittee to discuss new appropriation 1.3 Million
Texel working with senior staff to determine path forward. IGA signed **Final project list requested**

Locust Tree near former PSE&G needs addressed **Still remains**

Requested quote for new trees Received waiting on new \$

Hunter Research Meeting 8/9. Proposal received

LAN Associates proposal Review required

IDA Storm damage assessment, FEMA declaration underway repairs in the process. Stone Dust path cost TBD, 29 rails 4 posts damaged (\$816.50),
Basement clean-out \$5000.00? **Basement cleaned out 11/30/21**

Air purifiers tbd funding issue presently

Stone dust path quote for snow removal Anywhere from \$850-\$1500 per storm to shovel from Hackensack Ave to former Saw Shop

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects identified to date. Balance \$6.11 One projects remains

**FY19 Budget submitted In process of receiving fy19
Appropriation Ongoing**

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K TBD

in 2021 the following were processed for a total amount \$23712.00.

EB Fence \$2400 Split rail fencing

Maio Contrstuction \$3875 Demo of Fence and installation of new bollards

Fossil Industries \$6237 Interpretive signage

*Chrysalis \$5000 I-A Study

*Richbrook Conservation \$6200 Paint Analysis

1)1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer

planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete

9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first "wave" Some brush and dead tree removal conducted on 1/20 more needed but a good start

10) Interpretive Panels \$4140 Additional information required. Design and content PO request being processed?! Getting closer? Process order for non state property signs now. Would involve revised estimate and new po request Received PO order submitted Hardware shipped 1/28 was to be delivered 2/2 nothing yet complete order received 2/10 Signs delivered last sign ordered Meadow sign in transit. Delivered to SH 7/1

11) Fence Rails and posts \$2680 DELIVERED

12) Doorway flood barrier and instant sandbags \$611.59 Complete

13) Turn around \$6226 complete

14) Stone dust path exterior of meadow LMR submitted. **Quote received not cost effective**

15) Exterior Pain Steuben House Evaluating contractors soliciting quotes Met with initial contractor 10/9 soliciting additional bids submitted hpo application. Pb120 submitted 11/20. 1/2/20 process complete all bids received. Must use low bid Maio Construction. PO approved. Need to approve colors and award job! \$28975 Work should be starting next week. Complete. Back staircase needs another coat or 2

16) Car Counter Received \$1034.56

17) Meadow Stone Dust Path Restoration PO Approved 2008.57 waiting on contractor Completed

18 Pizza Town Lot Parkrite \$835.00

19. Outkitchen Roof Met onsite with contractor 3/18 2 quotes received as of 6/9/21 need one more. 3 quotes received K. Bernadic low bid. **Waiting on new \$ to proceed Need to go to second vendor**

20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 PO approved **install waiting on HPO and DLRP**

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

FY19/Large appropriation projects

PB120s must go out for the following projects. PB120s sent out 5/10/2022 for 2 projects. Bidders must respond in writing by 3:30 pm Friday, June 10, 2022.

Bids received Lan Associates won the bid for Engineering \$56,200. HPO Project Authorization not required. Project can start anytime once funding is released.

Richard Grubb won the bid for archeological and architectural services. \$63,650 Project Authorization required

1. Engineering and site plans for future developments at HNBL were sent to the following:
Boswell Engineering 330 Phillips Ave. South Hackensack, NJ 07606
Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432
Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ 08742

2. Archaeological and architectural services at Steuben House were sent out the following:

Richard Grubb & Associates 259 Prospect Plains Rd. Cranbury, NJ
08512

AECOM Burlington 437 High St. Burlington, NJ 08016 Declined
project"

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

Discussion: E.Pain: If anybody has any suggestions for laptop or projector any additional needs, we might as well make one request for everything we might want. I mean, within reason, nothing crazy but something that's going to suit our needs moving forward. But I'll make the general question.

E.Pain asked for resumes again. "The Intergovernmental Agreement was signed, and I think I didn't get confirmation from Mark Texel but I do believe that the real fine to release the money is hinging on the submittal of our our budget. We've talked about the project best a couple of times, kind of bouncing around back and forth, but we really haven't finalized it Deborah made some additions and did comment that the figures on it are way off. And I recognize that those were it's just a comprehensive list of things that we've discussed. Anything that we've discussed in the past, just kind of was thrown on that list."

Chairman Smith: Eric we talked because the out kitchen roof the bidder unfortunately he passed away then it was the second bidder but potentially too much time has passed. E.Pain said he would get approval or seek another bid. Are there any questions for Eric I guess, Eric with Lan, we'll probably have like a kickoff meeting. E.Pain: "I think so. Yeah. as well. I was waiting for this. So I will tomorrow morning, I will notify both, both of them. But yeah, I think we're more likely to get started right away with Lan might be a little wild for Richard Grubb and Associates, I think that's

appropriate." Chairman Smith: And then do you want to review the 2019 items now or do want to review that in old business? Maybe you wanted like some of the items that we could? E.Pain: I think the 2019 projects have already been submitted. Discussion on computer equipment and projector for lectures, website and design. Discussion on staffing the site and those challenges. Plan for Zoom meeting with Chairman Smith, E. Pain and D.Powell on the 1.3 million appropriation ASAP. E.Pain asked if list could be

grouped in large groups. Chairman Smith suggested we are ahead on planning for the \$25 million for the 250th historic sites.

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

I followed up with NJSHPO which they acknowledged receipt of the Project Authorization Request for the new museum building. This involved a description of the building, photos, maps, plans. I submitted it June 29, 2022.

Also for NJSHPO, per BCHS request, Chrysalis Archaeological Consultants submitted a Phase 1A for the new museum building and have a Phase 1B visit scheduled for the end of July for the museum building site which involves archeology. Jim and I talked about BCHS arranging for archaeology there awhile ago (2017), to make sure we were not disturbing anything of significance.

I also applied from a grant from PSEG for a solar shingle roof for the new museum. Extensive submission completed near their deadline of June 30.

On Facebook, I posted information on the BCHS cannon that was stolen on May 9, 1980 from in front of the SH. It has been interesting seeing comments, possible leads. Someone sent a great photo of kids in photo sitting on the cannon in the 1970s. When looking at what Reginald McMahan wrote about it, the cannon was purchased to protect Hackensack from another British Invasion in 1812. Someone shared a photo of children in the 1970s sitting on the cannon in front of the Steuben House.

I am nearing completion of another book that Kevin Wright wrote on New Bridge and Bergen County. A hay barrack is mention in events of 1780 at this location so that fits in with interpretation of the site, to reconstruct one at the site. Jim suggested locating it in the meadow.

VII. Old business

- Chairman Smith: Just for a point on Grubb or the quote, I believe the approach was that they were going to be working in the back rooms because they're not open to the public. So it's doing archaeology, and then I think a restoration plan for the back rooms. And these rooms were not mentioned. I think the thought process was once the new museum building was constructed

then this way this, this half of the house could then be redone. So then you would be kind of like flipping it right instead like shutting down the entire house.

D.Powell:

- suggested we wash and refinished, stain the SH floors or replace with non warping flooring in which case archaeology could be completed. I don't think covered in the Grubb work.

- We also had a very enjoyable annual dinner at the '76 House in Old Tappan.

- Number for the telephone pole 60079RE

- Outlet at CCH not working, noted last meeting. Facing the building on the right front side.

- Intergovernmental agreement, I don't know if that was sent to me. Can I get a copy?

- Asked for a copy of the Battleground grant submission last meeting.

M.Putrino suggested writing a letter from the three towns to ask for resolution to send to the state re: the 25 million history grant. He explained that when towns would pass resolutions they go to freeholders, they go to the assembly people, they go to our congressman, they go to the governor, so everyone's aware of the resolution. D.Powell: It would it would be amazing that we needed a really big chunk of money was for the wharf, we had that visit with the Army Corps. And New Jersey needed to come up with I think was 25% of the federal grant for the Army Corps to do the wharf and the mill site archaeology and restore the wharf. Chairman Smith pointed out E. Pain has 3 Revolutionary War sites. M.Putrino offered to write a resolution that could be used to share.

VIII. New Business.

D.Powell: Sneakers are hanging on lines over the bridge. An internet search indicates it means a nearby drug dealer or dealer site, an Urban Legend? Not sure if this is true. Can they be cut down?

One QR code sign was apparently stolen, located by bridge.

Missing HNBL brown sign on KK Road?

Noticed an exterminator business hunting or more likely releasing trapped animals behind the mill site/old PSEG substation.

Should we have a representative from the Attorney General's office come? To establish a relationship?

M.Putrino asked for HNBL brown directional signs. D.Powell suggested we come up with a list of signs for Adam.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 8:21 pm. First, A.Strobel. Second, M.Putrino. Motion passed.

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held at the Steuben House, 1209 Main St, River Edge, NJ at 7 PM, Aug 4, 2022.

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.

Meeting takes place at the Steuben House, HNBL, 1209 Main Street, River Edge, NJ, Thursday, August 4, 2022, 7:00 pm

I. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of July 7, 2022

IV. Calendar HNBLSPC meeting dates

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

-Paint exterior of Christie House

-Repair rotting window sill on Christie House addition

-gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at August 4, 2022, 7 PM or unless otherwise determined. Comments to hnbipc@gmail.com

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, August 4, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:05 pm.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Larry Bauer

Absent: Mary Donohue, Rich Karp, Adam Strobel and Michael Putrino

III. Review of Minutes

Motion to approve the minutes, L.Bauer, Second, E.Pain.

IV. Chairman's Report

Good afternoon everyone and welcome to our August meeting,

July saw Vintage Baseball once again occupy the Meadow. It is exciting how this event has grown but also how it is a unique way to introduce people to the site. Yet these events don't just happen. For every event at the site, it "takes a village" to make events not only work, but everything that goes into the site, encourages people to come back. This is a credit to the Society who makes these events happen and bring the site to life. it is worth pointing out that the new brick walkway was able to be quickly installed at the Campbell-Christie House and outkitchen as planned by

the Commission. If you have not seen it, it's worth checking out before you leave. This is a project that was definitely a long time coming, but the results are truly transformational for every reason previously mentioned. Special thanks to Green Meadows and their crew for their hard work. Further, this illustrates the course that the Commission has begun to set out for the future of the site. It should also be noted how quickly this project was able to come online once the funding was released. We have previously identified projects such as the Outkitchen roof, site plan, and archaeology at the Von Steuben House. These will be transformational projects that will set the course for the future of the site. Later in old business we will review the updated projects identified throughout the site that further these goals.

Thank you, Jim Smith

V. Calendar

Events:

August 7, 2022 - Walking Tour

August 21, 2022 - Summertime Tour

Sept 15, 2022 - Lecture on J. Walter Christie in Steuben House

Sept 24, 2022 - Baronfest, considering raindate 9/25/22

Oct 29, 2022 - Enslow Halloween presentation

Nov 19 & 20, 2022, Retreat Weekend

Dec 10 & 11, 2022, Christmas Concerts

Chairman Smith: These events don't just happen. People just don't show up and have an event it takes a village. It takes many people to make an event, especially if the events are here at Historic New Bridge Landing, whether it's getting the landscapers and coordinating with the State and the Society to have the grounds looking pristine, to the different volunteers that are prepping ahead of time with the grounds. Those that are here on game day, that are manning the different tents, the gift shops, the concessions, making sure that earlier in the year that they have the permitting within the town to actually run concessions. It's a lot and even having parking attendants. There's a lot of effort that goes into each event. And yet, it's definitely I think it should be recognized to all those that are that are involved with not only Vintage Baseball, but all of the events that happen here at HNBL, planning and working, because it's a credit to the society, what the the society puts into to make these events happen. Whether it's my own personal life or my own life involved in the historic community, sometimes I do get an opportunity to visit other historic sites, or even visit other parks whether it's in far flung areas, such as Philadelphia, you know, those first impressions really go a long way. And I really think that what is happening here at the site is quite fantastic. It should also be worth pointing out that the new brick walkway was able to be

quickly installed since the last feeding of the Campbell-Christie House, as well as at the kitchen as well as it was planned by the Commission. If you've not had a chance to see it yet, it's definitely worth checking out before you leave. This project was definitely a long time coming. But the results are truly transformational. For every reason previously mentioned in our past meetings, special thanks to Green Meadows, and their crew for their hard work and Eric Pain for helping to coordinate between that. Further. The walkway really helps to illustrate the course of this Commission has begun to set out for the future of the site. And it should also be noted how quickly as project was able to come online once the funding was released for the commission. We have previously identified projects here on the site, whether it's our kitchen roof, Site Plan archaeology at the Steuben House, these will be transformational projects that once the funding is released, they'll set the course for the future of the site, later and old business, we will review the update of projects that are identified throughout the site to further these goals. And that is my reporting. So again, definitely if you get a chance, check out the walkways. They look fantastic, and they're real bricks. I think that's another little detail, but if that's what goes a long way.

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. No report provided.

Two things to report one Maria's to try and reschedule the meeting with the township. I did get some information back with regard to some folks that were working on doing some metal detectors. So I want to review that material that they managed to compile and then be able to report on that work needs to get get something into Deborah, before our next meeting.

Chairman Smith: All right, one thing just just kind of mentioned part two. I know previously, I got the email from Maria and discussion on that meeting with Teaneck. And previously I had presented on discussions about for a park. And just as very interesting, because one of the ideas I had brought forward was trails that where you would have wildflowers and meadow trails, that pathways would be cut through them to allow people to navigate through the park in that manner. And when I was like Overpeck Park last week, they actually had done that in that park. So I thought that was very interesting that they did something very similar. So we can definitely have that discussion. For sure. We sit down with Teaneck.

L.Bauer: That's critical, because one, the township does have the Greenway Advisory Board, in which she's also involved. She's the recording secretary for the Friends of the Hackensack Greenway. I think it's going to go a whole lot easier. And then whatever you've managed to be able to accomplish, and

particularly with your ideas and be able to incorporate in that way from two groups. You can work seamlessly together.

R.Karp, Absent, no report

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.
Absent, no report

J.Heffernan: They've paved over the parking lot there and the roadway?

D.Powell: I did not observe it. But Mike Putrino emailed us that they took down the sneakers over the bridge.

Chairman Smith: Oh, yeah, that happened pretty quick. Yeah, that is progress.

Discussion on doing an interpretive sign for the building that was torn down.

C. River Edge – Mary Donohue, Commissioner River Edge.

Absent, no report

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space.

Absent, no report.

E. NJDEP, Eric Pain, Park Superintendant Representative.

8/4/2022

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Air purifiers tbd funding issue presently

Stone dust path quote for snow removal Anywhere from \$850-\$1500 per
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Appropriation **Ongoing****

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22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

FY19/Large appropriation projects

PB120s must go out for the following projects. PB120s sent out 5/10/2022 for 2 projects. Bidders must respond in writing by 3:30 pm Friday, June 10, 2022.

Bids received Lan Associates won the bid for Engineering \$56,200. HPO Project Authorization not required. **Project can start anytime once funding is released.**

Richard Grubb won the bid for archeological and architectural services. \$63,650 **Project Authorization required and submitted 7/3/2022**

1. Engineering and site plans for future developments at HNBL were sent to the following

Boswell Engineering 330 Phillips Ave. South Hackensack, NJ 07606

Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432

Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ 08742

2. Archaeological and architectural services at Steuben House were sent out the following:

Richard Grubb & Associates 259 Prospect Plains Rd. Cranbury, NJ 08512

AECOM Burlington 437 High St. Burlington, NJ 08016 Declined project

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

Discussion:

E.Pain: I think still need resumes from a few commissioners? I think I still need Larry, Mary, Mike, and Rich resumes.

Discussion on columns damaged from rain splash from Steuben House roof. E.Pain said he would discuss with Green Meadows using pea gravel or black gravel on top of landscaping fabric.

I mean, I could ask Justin, to give me some examples, maybe take some pictures of something he might recommend. And just go from there, right? I mean, that's not that long, it can't be my threshold, usually \$1,000, some fabric and stone to fill that.

Discussion on tree with poison ivy has not been removed and the ivy has spread.

E.Pain: Chairman Smith submitted a few suggestions for trees both new and replace some that have not made it I'll see quotes on those.

I reached out to a flooring contractor that's currently certified with the state of New Jersey on the 27th of July I had not heard back the plaster job, I wanted to confirm what rooms and the scope of what maybe we were looking to do and then I'll have the the plaster that I know give us a quote for that. Maybe we can point that out today and then I'll have him visit. I contacted Verizon to inquire about removing the pole. Since I asked them they had since gotten back to me and asked for a picture so I just took a picture and send it back to them. FY 19 project list and budget we're getting very close to the end. We just finished the completion we just completed the pathway that was the last billable item that we were waiting for. And then for some reason, fossil was issued two checks in the same amount so we're waiting on a

reimbursement there were a number of inconsistencies, if you will with the the billing And I'll explain those in a little bit. But we're getting close to being able to submit the report to the Treasury and Department of State to close out the FY 18. And so we can have the FY 19 funds released.

The our kitchen roof, I received one quote, and I awaiting on to other revised, I talked to the contractor today he's aware he's going to update his quotes, probably just to be consistent with the change in cost of materials. The brick walkway is being completed. I've seen it online, I didn't have a chance to look at it in person look fantastic. You know, through a photo on email looks really nice.

And Lan Associates, as soon as the funding is figured out, we're going to be able to get that project started off with it with a kickoff meeting. I guess, since I mentioned that I'm going to do, I'm going to discuss the FY 18 appropriation I had sent an email to Jim and Deborah. We basically started with the 100,000. And you go down through and you you subtract all the different things. There were a couple inconsistencies. I can't identify why the one vendor was paid the same amount twice. And then there was another expense that was paid off of the HNBL account. As best I can tell, it wasn't intended to be taken out of this count who was Green Meadows it was \$1,370 I had no idea. There are people in other programs that sometimes get our bills and account numbers can change. But basically, that was \$1370. And then we had at one point we did some purchases from Home Depot, both in person for lighting and a line for some some barriers, some water barriers, those purchases came to \$1,212.29. So the way I see it is in a HNBL paid \$1370, there's a \$150 difference. I don't know if we are going to be held to that level of detail. I'm almost of the opinion, let's call it a wash and let's move on. If they'll accept that, I'd be I'd be okay with it. So we can get moving with the release of the next ones over \$150 bucks. So let's see how that goes. If we did do that, \$11,008 73.

Chairman Smith: Thank you very much. Does anyone have any questions for Eric?

Discussion on replacing the 12 QR code signs throughout the site, D.Powell reported signs are worn and one missing.

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report. Chairman Smith:

Chairman Smith: Actually, one thing, John just wanted to see if I noticed that the Demarest House, the paint was like peeling on on the eaves that if the BD foundation is aware of that, or they maybe if have any plans to address that. Just that's where we're starting to get ready for the 250th.

J.Heffernan: I'll send them an email and ask him if he's aware of peeling paint.

D.Powell: Do we want to address the water issues there? I think it was advised after the last storm that where we had flooding. And Mike Ginch pumped it out. And I think he installed a new pump, I think he recommended a second pump. You could confer with him first. But he did think that the basement

should be cleaned out so that more debris would not get in the pumps to ruin them. So it's a multi- stage project. We could put a water bug in that building. So we knew if it was taking in water.

Discussion on upgrading the security system at the Demarest House Museum.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

The Society has monthly meetings for committees that include; event planning, finance, fundraising, museum building planning, and board meetings, and grounds and collections meetings that take place weekly, we have a School of interpretation that Kevin Wright started for training interpreters that we still maintain. We have a robust Facebook presence last month 45,000 reach and outreach of email blasts that reach over 3,000 history constituents and a beautiful website. People still apply for our blue historic markers that are found throughout the County (paid for by applicant). Kevin Wright had built up taking the site from the shutters nailed shut to making this site the highest attendance state historic site in the state. While not being able to continue with the school programming, we do have regular programming where we open up the historic buildings with tours, lectures and activities.

Our Library and Manuscript collections continue to be available at a room in BCC, Hackensack and in addition we answer research queries.

We do this all by donations.

Last month I mentioned posting on Facebook about the cannon stolen from in front of Steuben House May 9, 1980. Responses asserted it was thrown off the bridge and alternatively sold for scrap. In the article that made me think of revisiting it, they got the FBI involved. So that's something we can consider doing. I haven't checked with local police yet.

Eric, I wondered if the state had a report on file about the cannon. E.Pain volunteered to make contact with a diver group.

Other site issues include the tavern sign post was not put back yet from the brick work and I also wondered how we were going to address the fence fix for the tavern yard. A good part of a pallet of bricks was left over and it is behind the outhouse. Another issue is that I've been reminded of a few times by society members is the outlet on the Christie Campbell-Christie house Front right of the building needs to be replaced and attached either a fixture holder or attached to the bulkheads to stabilize it, it's just hanging but to work

on it they will need to coordinate with BCHS to turn power off.

Calendar we have change of Christmas Concerts to Dec 17 &18.

VII. Old business

VIII. New Business.

D.Powell: I can say that we have not heard back from the state yet on the museum building project. Also the report from the Phase 1A from Chrysalis Archaeology was submitted. The Phase 1B was completed last week and they did not find anything in the 10 test pits, just construction debris.

E.Pain: Regarding Spending: Jim went through and kind of better organized it updated some of the figures. And you know, now what this list reflects are some of the real time needs that we have here. And you know, it really spells out what we're looking to do. And the idea is to, to fine tune this and submit it with the letter for the release of the funding of the 1.3 million. You know, obviously, prices change. I mean, right now, when we look at the current economic situation, I mean, you today I was in the lumber section at the local hardware store. And I was just floored at how much lumber is costing right now it's, it's unreal.

Chairman Smith: So obviously, some of these prices could change. And ultimately to when we hear back from Lan Assc., as well as Grubb when they do the archaeology work, that can change as well. Right. But this is the project list that we've been discussing previously. And really, it's just kind of broken down into different sections. So the first section is looking at the Steuben House and looking at different costs. recently discussed the heating system being added to the list, as well as archaeological archaeological architectural services. The Deborah mentioned as well floral [Formal] garden being brought back to the to the Stupid House property. Moving into general work, just looking at potential pocket park in New Milford, the potential bridge between Christie Christie House and barn benches tree work that's constitute as general. And some of this information will obviously come about from Lan, when they look at the site, etc. We have the area of the wharf, we have a rough idea where archaeology and architectural services for this house and the grounds would cost so that's where you know that some of the numbers come from that. I mean, this could be a much larger number, as well, when we look at whether it's permitting or other type of water work that can double, triple quadruple, maybe plus. So but I think it's good to start thinking about these type of projects in different areas. The tide mill site again, looking at archaeology, potential dendrochronology of the remains the timeline that are their signage, potentially using like the areas of hydro hydropower projects, also kind of a redesign of property, which when we had our initial meetings with Lan, when they first came out for the proposal, which was used for three quotes, etc. That was one of the first things they saw when I looked at

the property and they looked at that area, they're like, oh, this would be easy just to do this, this and this. So there's already a lot of potential there with the bridge, bumper restoration pointed that out in the past as well as I threw in there lighting, you know, some of these areas maybe up lighting on the bridge or something like that could maybe kind of draw attention to their children more. So the landscaping didn't get cut off Campbell Christie house. We actually have of the county had created plans for the addition of a wood east wing addition. So there's the potentiality of adding that if you remember, going back to March of 2020, we sat in the other room and Eric and Adam, were talking about who's going to get which building painted first. And it's like, that's how this whole discussion got started. So that was again 2020. We hold on to the county about painting repairing and Campbell-Christie house. So there's still that funding potentially there that could potentially do that. Moving into the Meadow, again, breaking it down, never mentioned pathway. It is part I think that the master plan, they would have been very common in this region of the colonies in New Jersey, as far as potential more interpretive signage, and even Wigwam or the Native American kind of connection there. The parking lot, again, we need to hear back from Lan, see what they come up with, once we get to the meeting, where you're looking at potential "green" parking lots, split rail fence being added to tie into area.

It came up today, an email about having a gate that could be controlled, so at night, it shuts remotely and closes so that this way prevents trucks. The master plan calls for a monument at Newbridge. Brett Park, we know that again, looking at what the costs would be land is looking at this side of the park. So we have an idea for kind of a design plan or survey for Brett Park. Looking at Brett Park, I know there's definitely emerald ash for damage. There's a large ash is dying. It's expensive to remove trees. But Eric, do you know like, are they doing? Has there been any discussion like with ash trees about like, removing them, or cutting them down and then allowing them to like, create like suckers so that this way, they're actually able to come back that way.

Discussion on removal or leaving ash tree stumps.

Chairman Smith: I think this meeting with Teaneck is so critical. Because you know, there's a potential to spend \$100,000 to Brett Park. So we definitely want to include Teaneck in those discussions and look at the First People is that that would have been happened in that area and recognize really people that have connections to the area.

Overview projects, looking at hydrology, three grading of the flagpole once again, that was a project where the Parking Lot was removed. It wasn't graded at the time. And so that's why we have that comp that issue at this time. Again, Lan supposed to have a look at that. So hopefully that will get addressed. With that. There was a discussion about continuing curbing all the way up to the Campbell-Christie house. I noticed that in front of the Christie house cars parking up, they always do, the commuters are back, which is a good sign that people are back commuting, but now they're back parking on on that area. Additional interpretive signs, and even

security. So on the final page, you know, there's all this would ultimately be put into a draft letter, as we've done in the past projects, which just kind of shows ultimately, the projects can change and evolve, as we've shown that the commission has been flexible, that they can change and evolve. But it's showing that we recognize different areas that are in need of improvement or enhancement, and how we we have already identified areas of enhancement and where this funding can go. And so that's that's a great list. I think it's very inclusive of everything we need. And we need like a formal resolution to accept the list that is written knowing that it can change it. So I guess I'm making a resolution that we accept list is written

J.Heffernan: That's good. Someday we should fix the bridge.

Yeah, not in this program. You know, I think, John, that's a great discussion. I ultimately, anytime, you know, moving forward as a entity for park, we always have to think big think, bigger ideas. I think, going back to inspiration, Kevin was said, like, you know, people with Kevin, like, come talk to me aside and said that people would never would have thought that the junkyard would have been removed. Right, right. And all of you that were involved in that process. And now the junkyard has gone into like Vintage Baseball now for over a decade. And how many people would have thought a few years ago that the PSEG substation is gone, you know, and that ugly fence pulling up there that Eric and I talked in there today, you know, so like, that's so much progress and how the house looks and different grounds. So we keep coming up with ideas, maybe they'll keep giving us money.

D.Powell: We have this green location in the middle of all this development. If you look at an aerial you just see, you know, warehouses to the south, you see a lot of housing development all around, office buildings. So the beauty of what we have here is so important. We keep doing what we're doing, it's our job and those that come after us to continue to keep work for those that have are no longer with us. And you know, we have a very important responsibility.

Chairman Smith: Resolution to approve the Budget Plan: First: D.Powell, Second by John. Motion passed. Chairman Smith: Very good. And again, it's can be changed, and it's just putting it forward that this is what we're identifying as projects to. Great, thank you very much.
Anything else for all business?

D.Poewll A couple of meetings ago the battleground report, the submission for that grant, I'd like to see a copy. I mean, it should be public information. [Teaneck]

Discussion on a NJ American Revolution Grant program and who gets funded.

J.Heffernan: Deborah, your did appear in the news. The Twin Boro about the cannon, and also the one about the museum. Got in North Jersey. I didn't know you were there to Chairman of the HNBL Park Commission.

D.Powell: Well, that's the hazard of doing speaking to a reporter, they got several things wrong. But we got publicity for the historic site. I gave her correct information, and even in hardcopy,

James Dusenbury, New Milford, New Jersey: thank you. Brought up condition of water damage to the barn.

Chairman Smith: Thank you very much, Jim, for bringing that to our attention. We'll take a look at that. And maybe that might be something that we may have to address in our projects.

IX. Public Comment.

Chairman Smith: There is nothing to report for public comment.

X. Adjournment Motion to adjourn 8:01 pm. First, L.Bauer. Second, J.Heffernan. Motion passed.

XI. Next Meeting takes place in person at the Steuben House, 1209 Main St, River Edge, NJ

Wednesday, September 7, 2022, 7:00 pm, Date Change Due to Covid

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.

Meeting takes at the Steuben House, HNBL, 1209 Main Street, River Edge, NJ, Wednesday, September 7, 2022, 7:00 pm

I. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of August 4, 2022

IV. Calendar

Sept 15, 2022 - Lecture on J. Walter Christie in Steuben House

Sept 24, 2022 - Baronfest, raindate 9/25/22

Oct 16, 2022 - Open Site, discussed for 120 year for BCHS as an organization

Oct 20, 2022 - Lecture in Steuben House

Oct 29, 2022 - Enslow Halloween presentation

Nov 9, 2022 - Lecture in Steuben House

Nov 20, 2022 - Retreat Weekend

Dec 11, 2022 - Decorating

Dec 17 & 18 - Christmas Concerts

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

- Paint exterior of Christie House

- Repair rotting window sill on Christie House addition

- gutters for rear of house?

- Signage on local highways; Rt 4, Rt 17

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at October 6, 2022, 7 PM or unless otherwise determined.

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, September 7, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:07 pm.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Adam Strobel

Absent: Mary Donohue, Rich Karp, Larry Bauer, and Michael Putrino

III. Review of Minutes

Motion to approve the minutes, First J.Heffernan, Second E.Pain. Adam Strobel abstained.

IV. Chairman's Report

Good afternoon everyone,

Welcome to the September meeting of the Historic New Bridge Landing Park Commission. I was notified by Rich Karp that as of September 1st, he would be stepping down from the Commission as a representative from Teaneck. We thank Rich for his service over the years. The site continues to be opened for unique programming and as we transition from the summer to fall months, this continues to be the case. Since March of 2020, the Society doubled down on its efforts to provide quality programming whether it was in person here at HNBL or virtual, following all guidelines set out, when many historic sites throughout the country were closed. I thank all those who were involved in those efforts and the efforts being made moving forward. Much was also done to keep the site looking its best but there is still more to do. As we transition to this next phase, it is imperative that the State/Treasury release funds so that projects identified by this Commission can be implemented.

Thank you, Jim Smith

V. Calendar

Events:

Sept 15, 2022 - Lecture on J. Walter Christie returns to the Steuben House

Sept 24, 2022 - Baronfest, raindate 9/25/22

Oct 29, 2022 - Enslow Halloween presentation

Nov 19 & 20, 2022, Retreat Weekend

Dec 17 & 18, 2022, Christmas Concerts

VI. Continuing Business

A. Teaneck – L.Bauer, Commissioner Teaneck. Absent.

R.Karp, resigned

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

Absent, no report

C. River Edge – Mary Donohue, Commissioner River Edge.

Absent, no report.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report.

Following up on discussion, wants time at next meeting for Clark, Caton and Hintz to make a presentation on the scope of work they are recommending to undertake for October 6. Chairman Smith advised he has to check his schedule and thought he would know by Friday. J.Heffernan asked if they had done work for County previously. A.Strobel noted they worked on the boat house at Riverside County Park and they have historic preservation expertise too including Wortendyke Barn and Garrenson Forge. Help on spec to obtain construction contractors and prequalify firms.

Chairman Smith asked "I just like just wanted to follow up if the engineering department I know pretty soon we had discussed the second train flap install and when the gravel the contractor put the gravel in is a very loose lomi type of gravel that was actually lower than the storm drains. So when you walk on the pathway, it kind of creates a dangerous accessibility point. So I was just wondering if the engineer had taken a look at it or the contractor if there was any plans to address that issue." A.Strobel said he would follow up with Christos.

E. NJDEP, Eric Pain, Park Superintendant Representative.

9/7/2022

DEP REPORT - Steuben House:

General

Boards and Commissions contact and appointment information submitted. Thank you! **Resumes still needed for some commissioners, need one from Mary Donahue.**

Steuben Marker- Waiting on vendor to register with SONJ **Provided information to Chairman Smith**

Depressions in yard-Wet conditions throughout year did not allow an opportunity?

Rock On going need to install fabric and place stone contractor? E.Pain had rock samples to share. Everyone agreed to try the black gravel, on top of black landscape fabric, 1-2" pebbles on top. Chairman Smith pointed out it's also the same situation at the

Campbell-Christie back with water coming off roof where there are no gutters.

Planting Design TBD

Fence in Meadow repaired **New rails need to be ordered**

Shutter taken down waiting on hinge to be returned at next meeting

Shutter bolts and Dogs needed **vendor needs to be determined or blacksmith needs to fabricate**

Trenton asking for subcommittee to discuss new appropriation 1.3 Million Texel working with senior staff to determine path forward. IGA signed **Final project list requested**. Confusion whether it was submitted formally.

Locust Tree near former PSE&G needs addressed **Still remains**

Air purifiers tbd funding issue presently

Stone dust path quote for snow removal Anywhere from \$850-\$1500 per storm to shovel from Hackensack Ave to former Saw Shop

Reached out to flooring contractor on 7/27 **still no answer?**

Plaster confirm job details and quote will be requested

Contacted Verizon to inquire about removing pole #60079RE waiting on Verizon response. **Followed up with PSE&G on 8/17, 8/31 and again on 9/4. Verizon is asking PSE&G to relocate service so they can remove redundant pole.**

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects billing for pathway and reimbursement from Fossil required. Received invoice from Green Meadows and reimbursement check from Fossil. Working toward getting the account credited and the bill paid. Almost there... This is holding up funding to HNBL.

FY19 Budget submitted In process of receiving fy19 Appropriation Ongoing

FY20 Unknown/Lapsed TBD

FY21 TBD working with DOS for the full 100K TBD

1) 1-A Study of the Von Steuben House - \$5000 work is underway Emailed 11/8 no response called and left message 3/3/2020 no response Draft Assessment received 7/2 Complete? Billing submitted 11/21 investigating status of payment Paid! 5/23

2) Develop plan for redesign of parking lot, Sutton Lys property and entryway? \$15,000 The Commission is seeking proposals for design, I think once they can offer a detailed scope of work, something tangible, it'll be easier to move forward in getting state a/e involved. Initial meeting with A/E Lan Associates on 1/20 information being submitted for next steps. 4/1 as per LAN proposal to be shared with BCHS next week. Site Visit 5/5/21 Surveys submitted to LAN to assist with proposal

3) Remove brick walkway replace with stone dust \$2875 complete

4) Plant Trees along the meadow fence line Complete sort of...any trees that don't make it are guaranteed. Watering and bags covered by RSP. Additional trees to be planted from original PO additional trees to be requested along Main St. \$7100? 3 trees owed 2 to be planted near path other to be determined in future 2 Red Maples Being planted next week or the following site visit with Boltzer 10/7 Still waiting email sent 10/28 and 11/4 1/22 boltzer planted 5 trees. Will monitor and determine future needs. Initial PO exhausted

5) Repair and paint exterior staircase. \$3275 stairs complete needs paint and treads removed. **Second coat needed otherwise complete**

6) *Paint analysis of Von Steuben House PO requested 7/25 \$12,400 APPROVED work to begin week of 3/9! Samples collected basement to attic 3/9-11 and analysis ongoing. Another site visit conducted 7/1 Additional visits conducted 9/14-16

7) Repair and repaint plaster walls in dwelling room and rear rooms correcting deficiencies \$3000-\$5000 Awaiting results of the Paint analysis

8) Identify appropriate fixtures and remove fluorescent lighting and led candelabra bulbs \$600.70 Complete

9) Site Clean Up remove fallen branches, cutback brush-RSP Maintenance completed first “wave” Some brush and dead tree removal conducted on 1/20 more needed but a good start

10) Interpretive Panels \$4140 Additional information required. Design and content PO request being processed?! Getting closer? Process order for non state property signs now. Would involve revised estimate and new po request Received PO order submitted Hardware shipped 1/28 was to be delivered 2/2 nothing yet complete order received 2/10 Signs delivered last sign ordered Meadow sign in transit. Delivered to SH 7/1

11) Fence Rails and posts \$2680 DELIVERED

12) Doorway flood barrier and instant sandbags \$611.59 Complete

13) Turn around \$6226 complete

14) Stone dust path exterior of meadow LMR submitted. **Quote received not cost effective Following up with the solicitation of quotes for the completion of this project. One quote received \$34,085.63. Waiting for additional quotes. There is a chance that this project could be regulated or not permitted by NJDEP Division of Land Resource Protection. Another challenge could be the disturbance of soil considering it was a junk yard...**

15) Exterior Pain Steuben House Evaluating contractors soliciting quotes Met with initial contractor 10/9 soliciting additional bids submitted hpo application. Pb120 submitted 11/20. 1/2/20 process complete all bids received. Must use low bid Maio Construction. PO approved. Need to approve colors and award job! \$28975 Work should be starting next week. Complete. Back staircase needs another coat or 2

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Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432

Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ

08742

2. Archaeological and architectural services at Steuben House were sent out the following:

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Declined project

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner BDF Rep Nothing to report. Chairman Smith:

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

We were granted an extension on the Land Use/NJSPHO review until October. Partly due to vacations in the department and for a chance to review the report on the archaeology of the new museum building location. The archaeologists did not find anything but construction debris. The new building will enable restoration work in the Campbell-Christie House and Steuben House to begin, we won't have to shut down events.

BCHS had a successful event opening the historic site for the Summertime Tours. I give tours in the Steuben House and get to interact with the public which is very rewarding because visitors are interested. Families came through the Steuben House carrying their hand-decorated kites that they got to fly out in the Meadow. Carol Restivo, BCHS President, facilitated those child activities, of course we know children were flying kites in the 18th century. All the buildings were open. Usually John Heffernan was in the Demarest House.

We have a speaker on J. Walter Christie on Sept 15 in the Steuben House. John asked Eric Pain for state workers to move the chairs down. We have a need for seating through the holiday events Dec 17 & 18 but after that we'll switch back to moving the chairs upstairs. I personally prefer touring the house with it open space without the chairs. We have the storm related events to manage too.

For Baron Beer Festival we have the beer garden at the Campbell-Christie House area. Visitors were in very good spirits last year. We have the house open 1-5 pm but music and beer until 6 pm so volunteers can enjoy the event. I can appeal if any commissioner are willing to come later to help break down the event. It would give Commissioners a chance to experience the museum site.

VII. Old business

Shutter bolts are too short to prevent people from prying open the Steuben House shutters.

D.Powell asked for the intergovernmental agreement.

D.Powell said she doesn't have a vendor to renew

VIII. New Business.

D.Powell asked how E.Pain how he records visitation at the site. E.

Pain said HNBL was the only site he doesn't have numbers for.

D.Powell asked about the car counter numbers. She asked how are those numbers used and if information was used in the historic sites system. E. Pain said he doesn't know.

D.Powell asked if there was an update on the restoration of the state historic marker and if there were colors assigned. Chairman Smith said there no state marker program. The Bergen County Historical Society actually has the largest marker program in the state. He said our marker is so old the post is part of the marker. "I was on a phone call but I had never heard any follow up that one of the state agencies, I don't know if it was SHPO, somebody was supposed to do an inventory of the state signs that were left okay. It was a 250th meeting two years ago. And I never heard of a follow up." E.Pain "I'll ask to see if if there's any body working on that if any information does exist, but like you mentioned, there really isn't an official state marker program." Chairman Smith "But there may be somebody out there compiling information and trying to work on it. It would be best if we had one color scheme throughout the whole state."

IX. Public Comment. James Dusenbery: I am just concerned over the barn and and you know it's falling apart. It has the same problem that this has with the water wicking up the wood. If we don't take care of it, that water will actually destroy it. It's starting to especially in the rear, not so much on either the side or where the sun hits most where it's getting. I was just wondering if there was a report by Benjamin Moore on the pain that was used on the barn. And because I don't think it's lasted as long as it should have. That's my

observation. Chairman Smith "Thank you very much, Jim for the public comment. After the last meeting I did look at it. It does appear that the paint that was used by the contractor seems to have failed for some reason. So we'll bring it up to the Society and also for the reports when that project was submitted to see what type of paint was used and talks to the Blauvelt Demarest Foundation as well, which helped to support that project."

X. Adjournment Motion to adjourn 7:47 pm. First, A.Strobel. Second, J.Heffernan. Motion passed.

XI. Next Meeting takes place in person at the Steuben House, 1209 Main St, River Edge, NJ
Wednesday, September 7, 2022, 7:00 pm, Date Change Due to Covid

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.
Meeting takes at the Steuben House, HNBL, 1209 Main Street, River Edge, NJ, Wednesday, September 7, 2022, 7:00 pm

I. Open Public Meetings Act Statement

II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of August 4, 2022

IV. Calendar

Sept 15, 2022 - Lecture on J. Walter Christie in Steuben House

Sept 24, 2022 - Baronfest, raindate 9/25/22

Oct 16, 2022 - Open Site, discussed for 120 year for BCHS as an organization

Oct 20, 2022 - Lecture in Steuben House

Oct 29, 2022 - Enslow Halloween presentation

Nov 9, 2022 - Lecture in Steuben House

Nov 20, 2022 - Retreat Weekend

Dec 11, 2022 - Decorating

Dec 17 & 18 - Christmas Concerts

V. Chairman's Report

VI. Continuing Business

A. Brett Park

B. New Milford

C. River Edge

D. County of Bergen

- Paint exterior of Christie House

- Repair rotting window sill on Christie House addition

- gutters for rear of house?
- Signage on local highways; Rt 4, Rt 17
- E. DEP – Steuben House
- F. Blauvelt-Demarest Foundation
- G. Bergen County Historical Society
- VII. New Business
- VIII. Old Business
- IX. Public Comment
- X. Adjournment
- XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at October 6, 2022, 7 PM or unless otherwise determined.

The meeting dates should be: 3/3, 4/7, 5/5, 6/2 , 7/7 , 8/4, 9/ 1, 10/6, 11/3, 12/1, 1/5/2023

Meeting of the Historic New Bridge Landing State Park Commission

Minutes from Thursday, November 3, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:07 pm.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Adam Strobel, Larry Bauer

Absent: Mary Donohue and Michael Putrino

III. Review of Minutes

Motion to approve the minutes, First A. Strobel, Second E.Pain, motion passed

IV. Chairman's Report

Good evening everyone,

Welcome to the November meeting of the HNBLPC. It is hard to imagine saying those words but I think it is important to note just how quickly time moves. September and October were busy months for the site, from larger events like Baronfest and Harvest Homecoming, and concert, to clean ups and lectures. It truly takes a village to bring the site to life and it can be understated.

I had the opportunity to attend a 250th Planning Committee meeting that was organized by the County. It was appreciated and discussions occurred on how the County could the endeavor moving forward. The Society has events and dates for marquee events planned already into 2030. I have not seen this anywhere else publically on the local, county or State level and beyond. This is important though to help tell the important narratives that the 250th presents and if we don't start planning now, the events will pass us by, again, time moves quickly. This is why it is so imperative that the State release funding that was allotted to this very Commission.

The HNBLPC has clearly identified major areas of improvement with entities selected to execute said projects, from design elements for the entire site as a whole, which can then use funding to implement those plans, to a firm selected to carry out archaeology and planning for the Von Steuben House, long recognized as one of the most important history structures in the County and state. It is my very real concern that if this matter is not resolved soon, these projects will be delayed further and the site will be passed by as we enter the 250th cycle. The story, location, ample parking, highway and train access, green space, and a new museum building all make this a fantastic location, now the funding sources need to follow to move the site forward in a big way.

Jim Smith

V. Calendar

Events:

Nov 19 & 20, 2022, Retreat Weekend

Dec 17 & 18, 2022, Christmas Concerts

VI. Continuing Business

A. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report. Presentation given.

As I've informed the board in the past, we've gone through a process of looking at capital improvements that are necessary for the Campbell Christie house. The county has set aside some capital improvement dollars for restoration of work that

needs to be done for the house. Primarily it's for the roof as well as other exterior items. The county had retained the services of architect firm Clarke Caton Hintz and hints to help provide an overview and plans that are needed necessary for the house. The roof as was consistent was restored a number of years ago and the roof was put on obviously continuing efforts to maintain the capital investment is necessary. James Giresi with the firm is here tonight to walk the Commission as well as members of the Bergen County Historical Society through his valuation of the facility, making some recommendations that would need to be done for the building. He's prepared to talk about paid samples and materials that will be used for the project. And then we'll provide an overview of what the logical next steps would be to take on this project. We are very aware of the partnership obviously with the Commission and the Commission's and the society's role with the house itself. Obviously, it's an important asset for everybody. So we want to be able to talk to everybody ahead of time, obviously explain what the work that is assessed and is recommended to be performed, but also to get everybody's understanding and provide some input and some answers some questions that you may have, as we move forward with us and talking about the 250. Obviously, we're working around efforts to kind of make improvements as we go forward. Hopefully, all within that timeframe as well. With all the other improvements that we'd like to see at the site. James does have a PowerPoint presentation of a walkthrough. And as we've walked in and he has indicated, what we're going to do is leave the table, get on the other side, put up a screen. We'll run through his presentation and then we'll have some discussion and dialogue. Thank you.

I'm James Giresi with our team Clarke Caton Hintz (CCH) and as Adam just do style the firm. We're retained by County of Bergen to assess document and make recommendations for the exterior repair of the Campbell Christie House (also CCH) including the roof and the exterior envelope. Just to give a sense of our firm. We're located in Trenton. We do work all across the state, mostly with higher education, sports facilities and about 40% of our work is historic preservation. Within the past five years, I've focused mostly on first and second period Dutch vernacular homes, as well as some recent restoration work at neighbor castle for the first phase so we see restoration work very similar to the conditions at Campbell Christie House, day in and day out. And there's nothing a typical in our approach to historic preservation in compliance with the Secretary of Interior standards. That would be any different so I'll only speak to the conditions of the house. I'm sure everybody here is aware of the rich history. It's well documented. So I don't want to spend too much time on that, but will speak to the needs of the house today and in the future. The front facade and a lot of this will be repetitive I apologize as we go around is roof replacement of the cedar shakes. Some minor repair of the mortar at the chimneys, overall repair of the trim work and repainting of the shutters, window sashes and frames and doors and the roof as you can see is weather and it's starting to lose courses of shingle in certain areas as well as there's been something damaged by the uplift of the shingles of the shades across the roof. There is widespread paint

delamination including at some areas of the flat Jack arches. This one in particular has dislocated itself from the underlying structure. These all presented opportunities for water to enter the building. Our goal is to get this building watertight and weather tight to protect the historic finishes inside as well as any collections and exhibits that may be inside. On the rear of the home the addition ship signs of paint delamination at the wood siding and overall the roof it is due to his exposures and a little worse condition. There is excessive biological and vegetative growth on the roof that exacerbates deterioration it'll quickly deteriorate under those moist conditions. On the rear the sidewalls of the dormers are in very poor condition and not permitting water to enter the enclosure. Most likely the entire sidewall the dormer will have to be replaced in kind. We can salvage some areas for detriment repair but due to its condition, it's deteriorated beyond its ability to be repaired. There's also some wood rot at the sills of the windows that will also be addressed. And speaking to the deterioration of the seat or you can see at the pent roof over the rear door how bad that condition is. There will be some live repair. At the corner boards where there is carbon there'll be a woodpecker damage and building. The side exposures of the gambrel roof are in better condition than the dormers and the rear edition. There is widespread painting delamination. And there is some word repair along the trim. Other side elevation is in actually quite good condition requires this minor repair and upkeep to keep the building watertight.

Similar conditions there's widespread delamination as well as there have been previous repairs to the wood trim boards. Our documentation, repairs that so it's a seamless transition between the existing wood anywhere and your new piece would be inserted. The challenges of this project are the construction is cedar shake over open sheathing, there is no solid plywood below the cedar once the cedar is removed by a contractor and exposes the attic to the elements. A contractor that will be working on the project could be experienced in roofs of this nature. However, there's always a risk when you expose the buildings the elements. So there are challenges for access as well as the potential for water infiltration and the amount of dirt and dust that will be generated during this project that could enter the building.

Speaking to the historic paint colors in 1982 and then in 2008 there were multiple paint analysis done. We are matching in our post documents the colors that you see today. These were color matched to the post shear color system. The only change that is proposed is that the front stair which is currently a brighter white is documented in an analysis there should be a little bit more antique white. Change proposed for the exterior. Everything else would remain the same but will be repainted so it's fresh. When I say the word fresh that is a challenge and a goal for the county. The building weathers prior to the 250s when new cedar shakes are installed on the roof, they will appear these will rapidly aging weather in about a year. Year and a half to a more muted in terms of overall schedule. CCH was retained and early 2022. I completed the field investigations in May. We have completed construction documents and technical specifications and those documents have been approved by the New Jersey State Historic Preservation Office (SHPO). As of this time, the goals are to coordinate on the county, the counties and

coordinate with the occupants for site logistics for construction. CCH is working with the county to combine contract requirements as well as assembling pool of qualified contractors to do the work. And due to the poor condition of the roof, we would recommend an immediate start to this. However, due to the cold weather season setting in it's better to hold off until the spring for any construction to start once the weather breaks. So I want to keep this short and focus make make the most of your time but focus on the needs of the building.

Adam Strobel: James is here to answer any technical questions about the approach. Obviously we want to have a good discussion in the dialogue and how we can move forward with with this. There's a heightened concern with questions by all these questions.

Chairman Smith: I guess I'll start this the first time we've heard any type of information both for the Park Commission and the BCHS about any type of proposals or anything that really is going into this. And I just wanted to know was there any thought when the house was moved? And you know, there's a great picture of that obviously, the whole second floor is added. But the roofline is not accurate. So what the roofline originally was before it was made. So, you know, if we're really trying to get it to look like you know, that 18th century style, was there any thought process with that? Also, looking at the front of the house, the two Philco doors, they're not historically accurate. Is there any proposal to have those removed and instead have something that covers the two windows at the lower end to the structure?

James Giresi: So regarding the according to the National Register nomination period significance is recommended is 1750 to 1795 as the period of significance. I know during the 1980s when there was a major renovation done on the building that removed the dormers and porch side. That building as it stood then was a white building with dormers on the front the period the way the building is currently interpreted with the renovations to remove though the dormers wants to early stage of the building's existence in the preservation plan that was completed by far my hope is no longer in existence. As Margaret Hicky, the colors and the styling for the next year in terms of the shutter detailing and the overall appearance within the shutters is what the building can be as close to what it was in terms of the period of significance regarding doors. SHPO has approved the removal of the Boy Scout project at the rear. They did have comments on the Bilco doors on the front of they were original, which they're not they weren't they're not original material, but they are not original to that period of significance SHPO would be amenable to reconsidering that if they if the county wanted to explore those options.

Chairman Smith: That's interesting because in the front there is no entry. And I'm sorry about the exact architectural term but there's no wooden lintel that would have attached to the doors. There's two windows, it looks very similar to the Ingria house that you did and to say candidates that were there in the rear, the architectural firm that the county had hired in the 1970s did actually have door that turned into a Scout

project to actually be accurate to that space. So that's kind of interesting that you're saying SHPO would have that removed, but then to keep the ones in the front that are not historically accurate, it seems to me.

James Giresi continued: I think SHPO is also reacting to the current condition of bilco door. That would be a conversation with the county if it was to be reconstructed in kind. The problem with that is we would be reconstructing a replica already sort of the detailing is lost. There is no documentation of profiles so it'd be an interpretation right from the Bilco door, which in levels of historic preservation, some may see that is too aggressive of an approach to that without having enough historical evidence to replicate it.

D.Powell: These are the two front here are interpretations, aren't they? You know, they're not based on anything. I also wouldn't broach the the, you know, was it ever considered putting, many of these houses had dormers on the front. So was considered. I mean, I know what it does the original roof construction. There's nothing there for you to like, look at what you know from original, but was that considered at all based on your research and the sizes?

James Giresi: For that work in terms of restoration? Prepare a scope of work for restoration is not developed. By CCH as we are retained for the immediate repairs to protect the building from further degradation. If the county was to embark on a larger plan, that would require an update to the preservation plan as well as a much more in depth project but for the project itself in front of everyone here today is how to maintain the building and protect it from the future water infiltration.

D.Powell: We weren't consulted but like Jim said about the roof line and as long as you're going down this road, consider whether we take the opportunity to do it right this time so right this time.

Adam Strobel: You want to put dormers on?

D.Powell: I'm questioning whether they would be would be appropriate to do.

The Clarke Caton Hintz Report is

online: https://www.bergencountyhistory.org/files/ugd/6adfb1_7908b09fc047438f8af936fefab7a0c3.pdf

James Giresi: I did not have had drawings which is what we rely on a lot for started documentation. So without having full in depth knowledge of preservation plan, having no further drawings, it is going to be a challenge to present that to the State Historic Preservation Office as being appropriate. If dormers governor's may have existed previously, but without extent knowledge of how it was constructed location, size, window style, it's, it would be a good battle and

D.Powell: But they were actually, correct me if I'm wrong, but they were on the building originally in the Victorian period. So right, so were they replacing earlier dormers or were they a new fixture?

James Giresi: That is a larger in depth research question. But in the period I think we'll compare that with the period significance predates that. Accountability is currently in children. The building is interpreted to the 1750 to 1799 period.

D.Powell: Right. Well, it was constructed in 1774. So 1774 to 1790ish. So dormers, were you know, a feature in buildings at that age.

James Giresi: They were but not necessarily for this house.

D.Powell: You see what I'm saying if it had dormers in the Victorian period did they originally have dormers, I'm just raising as a question.

James Giresi: That is a much further historical research exercise that I could have to undertake or if the Historical Society prior knowledge that I could share with that that's the challenge. It's its conjecture and based upon precedent, which we rely on in the historic preservation profession, but to develop a false history of the site. You it's a fine line, and it's a balancing act of what is the most appropriate presentation of the house and interpretation of the house, as opposed to architectural elements of the period.

D.Powell: we'll put that on the list.

Chairman Smith: are there other questions?

Cindy Piano: The backdoors are original that you're keeping. There's two in the back, right? There are two back here keeping them fixing them today originally,

James Giresi: I did not know that period, but then discovering specifically date to but in the way that the what was printed was restored and reinterpreted in the 1980s and further research and preservation plan. They are to remain.

Denise Piccino: We have water dripping onto the first steps that need to be addressed. that need to be repaired. We've had several problems with that. In the wintertime it gets dangerous, because it freezes and we do have events.

James Giresi: specifically at the stairs here. Our scope is to repair the existing building and stairs as they are or not to replace unless it's completely degraded. Having the knowledge that it is a problem that dripping there are methods of diverting the water. And that will could be reviewed by SHPO. It's a small intervention just over the door not as a larger intervention for water management. But if the county was amenable to cch reaching out to show that I think would be an acceptable resolution for shippers.

Chairman Smith: I think to to to your point Denise, the material that was used for the porch rooms repairs also, which was done by the county was interior flooring so it's not made to handle exterior traffic or weather conditions. That's why it's rotting so quickly.

D.Powell: It had to be repaired within the last month.

Chairman Smith: Other questions?

Despina Mexitos: When the house was moved, the original house did have a portico or porch similar to this house.

Chairman Smith: and did there was there was there is some documentation from a postcard in the collection of a porch as well as a side as a kitchen wing.

So the Bilco doors weren't there, but there is a porch right where it's a little bit higher, like if it was a full expand the full length of the house.

And the roofline was over, over the front steps.

James Giresi: So where are the Gambrel breaks? That on? That roof slope was slightly curved, which was typical of second and third period, Dutch immaculate homes, and that then met the trim board on the porch.

Chairman Smith: When the house was originally moved to the site, again, the county had an architect that took the plans for the document or feedback later on. We'll actually look at some of the questions that they also came up with plans for ADA, ADA accessibility, but were not implemented. Is there any discussion about ADA accessibility to the rear of the house or is it standing as is?

James Giresi: There was no site work or grading to make a accessible route to the house? The from my understanding to be accessible? entrance at the rear where there was a restroom added was an attempt to make the building as quick as possible. But there isn't a site similar or related to that. If site support was to be undertaken, that would have to be reviewed with the State Historic Preservation Office. Being that the fact that this building was moved here archaeology may not be of importance to the house but would be of importance to the site in general with the historic properties that are here and the importance of this area with the Revolutionary War and predict that may trigger a larger investigation of phase one or phase one B if anything is found.

Chairman Smith: Ever questions or comments?

James Dusenbury: is it possible because of the dormers on the back end of this house? That That house is not in the right spot, that it should be turned 360 and that

this is actually the back end of the house and you know the size of the front end of the house

James Giresi: without knowing the intricacies of the interior floorplan I would say as a initial gut reaction now being that you have a five Bay on the front end you have smaller windows at the rear, when you look at the symmetry and proportion that is typically defined as the front of the house.

Chairman Smith: Actually just to kind of add to a point on the rear where the again, you referenced the third was the wooden pencil to capture over the door that was originally on site. And on the other side where the county has put in heating and cooling unit. There's also within retail as well as the house which delivered that have a matching entry door on both sides. Yes. So that does and that will speak to being the rear service entry for me to the cellar at that time.

D.Powell: Yeah. Was there any consideration of restoring or improving the fireplaces to be to be usable? Right now we would not use them with collections stored in them. But if in the future, there are no collections there, it could be interpreted, you know, more as a historic house, you know where you would want to light fires.

James Giresi: So being that our scope is limited to just the extra envelope that was a consider because of our firm corrugations does not recommend that especially in public buildings without sprinklers. It's a risk that would have to be evaluated but we would not recommend it to the county.

Unknown: Okay, and then on the roof, then with it being replaced. What are the specs like are you putting down like some kind of solid surface that the roof the shingles gets super shingles get laid on.

James Giresi: it's open sheathing, we're assuming that up to 20% of the open sheet and that is there waiting to be replaced. The Cedar shake is going back is an and split shape with a grade of one quality so it's the highest level of exposure with as little defect as you can get on the shake itself. To go back with ply, you start to alter the building envelope you now create. Kind of you're adding thickness that roof which will add depth to the profile of the aphasia. You also now have a need to put a weather resistant barrier over that roof you can affect the humidity within the space that sold larger building analysis that had to be performed. But open sheeting is approved by the Cedar Bureau and then some of the details that cch follows in your documentation will look just like yes. There's a question in the background.
Kenneth.

Kevin Tremble: Thank you Chairman Smith. I have a question. Material. I'm very interested in the material. It's been chosen for the shame. Can you tell me about that?

James Giresi: The cedar shake that's up there will be a red cedar shake. It's hand split.

Unknown: the thickness of the cedar?

Unknown: But it's a five eighths inch?

Kevin Tremble: Have you considered other types of material?

James Giresi: other species of cedar or other species? Now see, cedar is typical to the New Jersey region. Also speaking to material availability, it's a local product speaking locally on the 500 mile radius, which is how supplies are looked at but alternative materials would not from our experience be improved by SHPO.

James Giresi: when whatever material that is available and readily available that matches that historic material, that would be the recommendation I cannot speak for sure. But in our experience would be the recommendation to propose an alternative wood species would go against the existing material that SHPO may have an issue with.

Kevin Tremble: Red Western cedar is not native.

James Giresi. But that's what's so important. I think the colors were I'm changing the color. White Cedar is white cedar tends to celebrate a book and then tends to work right. So let's substitute for white cedar that may well be better might be Alaskan Gold Cypress. So looking at this point in my own, it seems to be an acceptable substitute. So I think you might want to take a look at that as an issue because my understanding is it's a shame as well as somewhat also called better for the security (?). This is what's so I just offer that was a consideration and permission. Thank you, Scott together. I was just curious if they had any photos or anything from from the original state.

Scott Barone: There's a lot of documentation within the society's collection of the move. There are some photographs and postcards. There are some photographs that are more contemporary, contemporary, I believe, can be for early 2000s when a presentation was completed. Put that spoke to the house at a contemporary modern time and speak to the historical images.

Eric Pain: the material on the roof now is in red cedar. I have an example from a building that wouldn't have had asphalt shingles on it would have traditionally been cedar shake. There's asphalt shingles on it. And Historic Preservation Office would only consider replacing it with asphalt shingles currently, and not consider going back to the what is originally there. So I think there's probably something to say for red cedar being on there now. To prove to us the conversation presents itself. They could be approached but it's generally their

D.Powell: So it's sort of funny to use those materials from that period of 1977 rather than look at what maybe it would be appropriate. But I would just like to also note there is a lot of damage all around the house or maybe you observed it but the front door is not in great condition that needs I think restoration or work or replacement. And then you know, I see holes in the wood you know and like Denise said that front porches and has been reworked and is in poor condition really some of that so when you when she you know any wood project once you start opening up things and you know, bigger projects sometimes.

Chairman Smith: The dormers that are added on the back and you pointed out that they're wearing out pretty quickly will flashing be utilized between the dormer and the shingles? And again we see before the rot is worse dripping right down into the into that section. So any diversion plans for area so 20 years from now I'm not having the same conversation.

James Giresi: The flashing material is turned coated steel which is in a couple of material. four cedar shake. When you mix copper you have to now consider the acidity and contributing factors. But the roof bad values as well as sidewalls flashing out over sidewalls will receive new metal flashing.

Chairman Smith: SHPO approved the steel? I'm just asking questions because I haven't seen any of this information. Are there treatments because it's my understanding that some of these groups have the longevity of 50 years have been treated since you're from or recommend any type of treatment every so many years so it doesn't have to be replaced.

James Giresi: there are biocides and fungicides that can be spray applied to the shakes, right? The if it wants to come factory you run the risk of when you cut it in the field. Now expensive and so therefore there's a treatment that was applied. It would have to be done after the fact that they get you a little bit more in in terms of the longevity of the shingle. It's similar to paint in your home. It's a maintenance item right? That has to be applied. So the value of that spread is only as good as how often you apply it.

Chairman Smith: Great. So I think that's a great point because the paint you know, it's there, there needs to be some sort of regular maintenance of going forward as well as budgeted for whether it's paying every two years roof etc. Heating and cooling. Any other questions, comments?

James Dusenbury: Is it all exterior?

Chairman Smith: It's all exterior.

James Dusenbury: So in other words, we're not tackling electricity and all because that's a huge problem. We had a big problem during our Octoberfest for blowing out everything. So I don't know who's supposed to look at that. But if we do all this

restoration on the house, it's no avoid to us if we can use electricity that's in the existing house. I think somewhere online somebody should take the asset to look at what is needed for the proper electricity in that house. Because you've got the air conditioning heat pump and all the sockets around.

Chairman Smith: Any other questions or comments? Actually, one last thing that if we're talking about next year, is there any was there any discussion about changing the exterior light fixture? The House did have a rear wing and that when it was added it was kind of made some blend in but also to be a little bit more modern. And yet when you look at that, that light I mean it's pretty dismal looking fixture.

James Giresi: it wasn't considered if the county was considered an alternative light fixture say small portion of the overall project.

Chairman Smith: I would just say we're taking the other areas very seriously which is a great thing but look at that.

James Giresi: You still unfortunately cannot do anything about the KNOX box.

Chairman Smith: Yeah, the KNOX box is what it is. We discussed that in the recent addition.

Carol Restivo: Just a small comment. But there's a hole in the front porch. We put your wood over it for safety last weekend. It's really bad.

Chairman Smith: I'll make a recommendation that's to be done.

Carol Restivo: Somebody shoe went through it so we put wood down for safety of it happening during the event.

Chairman Smith: questions?

Despina Mexitos: Yes, yeah, I think that's why I kept bringing up the antique porch that was originally on the structure because it will solve a lot of these problems with the water coming right onto the stoop and all and going down by the window. That's what those porches were for. And if it originally had one, you can solve it with just extending the roof the way it was originally. To a portico. I don't know if they felt that this was true by finishing the house without the build up towards you say that we've done something there.

Chairman Smith: Do you know what the date is?

James Giresi: The right house dates at 1810, The Hamilton Van Riper house at 1815, the Van Allen house 1760, Garretson 1720 (?). So the top two like houses have you ever in a time period as well as the Freelyn House which actually it's a very similar

history to give up Campbell-Christie it was relocated to a new site, how it was interpreted to listen the earliest period and put up the wing.

Adam Strobel: The house was removed in 1977 days and they decided not to put up a large renovation.

James Giresi: I believe to fix in the 80s is when that the period the site was interpreted as it stands today and really at that period of time. I don't have documentation of what pieces were individually put back into the 70s but how it was interpreted in the restoration rehabilitation in the 80s was what to the dormers and other features.

Adam Strobel: So when the house was built in '77 So we're saying the restoration between successive part of the process.

James Giresi: this is probably this was like a follow up after to redo plaster moving houses create damaging process. I think there's no

Kevin Tremble: I own a house from 1790 and you have to use photographs as some sort of reference.

Deborah Powell: did the county do any archaeology at the site where this house stood? Or did you find records?I

James Giresi: I don't know if they exist or not? But I did not see it

Kevin Tremble: do any research specifically. That's your that's Kevin dissuading. Yes, it was. Okay, I did. So I don't know. clinicals Joan Geismar made quite a few years ago now. That's kind of where I learned about clay pipes.

Chairman Smith: Thank you very much. Any other questions?

On behalf of the Park Commission are welcomed are definitely thank you for your time coming in tonight and we definitely appreciate your insight on the house ultimately, as we see in new sadly, the Bergen County Dutch sandstone is is truly an endangered species and we're losing them or being threatened. So all these stone houses that people can publicly visit play an important role in historical interpretation of the French rich history that we have here in Bergen County. So we definitely appreciate your time. Thank you very much.

Adam Strobel: Obviously, Mr. Chairman. We've had a number of comments. I don't know if I was taking notes of James probably mentally taking notes when other commissioners taking meeting minutes, but there's a sense that you want to transmit some of the thoughts to the county about what's really presented and then obviously, we'll review those and have a continuation of our dialogue.

Chairman Smith: I think that's fantastic. And to get to that conversation. Great. Thank you very much.

Chairman Smith: All right. Again, Adam, thank you very much. Was there anything else? For the county?

Adam Strobel: I did have a conversation with the engineering about that whole year the recall and now we're gonna we're gonna be talking about about the leveling of it. We talked previously had recommended that you know, adding stone dust or other materials, make it level. So there, they're following up with that as well. So hopefully we'll get to it. Finalize that.

Chairman Smith: Great. Thank you. Very much. Okay. Any other questions or comments for the County?

Deborah Powell: Right, there is some graffiti, new graffiti on the bridge. I don't know. If you know the county has the wherewithal to remove that. Okay. It's facing facing I think it facing the bridge right on beginning right. I didn't look at the other side.

Adam Strobel: Work this they happen to be down here too. There.

Eric Pain: Is it paint we wouldn't be do less than just paint it over? I think so.

Deborah Powell: I think there's a cleanser. I mean, that was one of the first things when we came here the the telephone guy saw us trying to clean up and he handed us a can of solvent.

Chairman Smith: Thank you very much for bringing that up Deborah. Any other questions.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford.

Absent, no report.

Mike Putrino is the mayor so Mayor Mike Putrino is the New Milford representative or business he is working on a date to provide to the Bergen County Historical Society for a 100th anniversary tour of the Campbell Christie house and grounds. And new business. He reached out to do to the New Milford police department and they will place temporary no parking signs on old Newbridge Road in preparation of retreat weekend on 1120. New Milford DPW will also do a street cleaning cleaning of the area on the New Milford side of old Newbridge Road in preparation of retreat weekend as well. So that is greatly appreciated. From New Milford.

C. River Edge – Mary Donohue, Commissioner River Edge.

Absent, no report.

Chairman Smith:

I am going to bring up to Mary I'll send her an email it does appear that it's either the landscapers or some rogue tree branch droppers from the apartment complex have dropped large branches on the society's property which is the sub state or the former substation. And there's like a big leaf pile there. So maybe when they pick up the leaves, they can pick up the branches and clean that up as well. Those from tree branch people. Moving on then to Eric and the DEP.

D. NJDEP, Eric Pain, Park Superintendent Representative.

Eric Pain:

Okay, a few housekeeping items not necessarily part of my normal report. The pre winter service for the furnace is going to be conducted next week, Thursday or Friday, Thursday being a holiday probably Friday, but if they're available Thursday, why not? I'll come down and open up for him. It's the Limbach company that probably had the best understanding of the unit of any HVAC company that I've worked with for 20 years. They took the time to study the unit and research it before even taking the steps to identify what it is that they needed to do so I have every confidence that they're going to be our company to keep us in good shape until the time comes that we replaced it. As you may remember, they had pretty much recommended replacing it already, but they feel we can still use it. So we'll keep we'll keep doing so. The river rock, the show in good faith for the lack of funding that we have access to. I'm going to have the river rock completed with Greenwoods budget next week. I met with the contractor he's going to come out and do it and the park is going to cover it so maybe I won't get beat up this bad but when I don't have much to talk about with the funding. I do have on my calendar the Retreat Weekend I know there are still some holes in the back. We're going to try and address that before. Seems that I've reached the age where I have to take my glasses off to read now.

I did some research into the historical marker Deborah had asked about whether or not there was a standard throughout the state there is not there's currently no standard identified for historical markers statewide seems to vary by county. And I think it's something that certainly needs to be looked at. If we're going to have markers on state properties we should have some standard.

The Locust tree is still here, which still needs to be removed. The saga with Verizon and the redundant pole and PSE and G let's go back in time. 817 831 a nine four I had asked PSE and G for help. Verizon got involved and asked PSE and G to

relocate the service. So then I had to go back to PSE and G with a fancy form here. And back and forth. On the 27th, I submitted the form for formal requests to relocate the service to the other pole, which when we then allow Verizon once that service is off to remove it. If I had to guess I'd say it's probably a spring timeline but maybe maybe before.

I have two quotes for the exterior stone, just path and the meadow. Still need a third. And based on the threshold that they're coming in at I'm probably going to have to do one of those famous PV 120s Because they're over a certain threshold. \$34,040 and \$40,000 are what the two quotes came in at so far. And the second contractor had said that he wasn't so sure that land resource protection would approve it and another challenge that it was a former junkyard doesn't mean we can't still pursue it. The answer is no the answer's no. But when I get the third quote, we'll determine that I'll put that forward.

The rest of what I have to share really is all dependent on our funding.

The matter of the FY 18 balance still remains really hasn't changed from the last time I tried to explain it. Just this evening before the meeting. I sent an email to everybody that was on the email chamber for internal to DEP and here are my records. I was able to identify our balances \$1.52 And I'm hoping and in the accounting world that's usually not how it goes. But I'm hoping close enough is good enough.

But I'm hoping they will now To further complicate and delay the process. There was a key player that was out of work for an extended period of time she is now back. In other news Mark Texel is going to be reconnecting with us. Here there were two staffing changes in parks, forests and historic sites. Rebecca Fitzgerald, formerly of Greenwood and then formally from there went to High Point she was selected as the new administrator for New Jersey Parks and Historic Sites that's the equivalent of the Director, they changed the title. Mark Texel is now the Administrator of the Office of Historic Sites. He plans to reach out to you regarding the funding and I filled them back in on exactly where I see that we are and hopefully he's gonna be able to take it from there. But, again, I don't have much information to offer as far as the release of the FY 19 And then 1.3 million. We've done everything that we've been asked we signed the interagency agreement and we submitted the project's whether or not the 1.3 is somehow tied to the FY 18 and 19 remains to be seen. I would certainly hope it is not because it was not. It was not discussed in that fashion when it was released. To begin with when the conversations were being held. Hopefully I have something else to report on the funding. And next month's meeting.

11/3/2022

DEP REPORT - Steuben House:

General

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Thank you! Resumes still needed for some commissioners.

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new \$ to proceed Need to go to second vendor requested updated quotes waiting on responses from all 3 vendors

20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 PO approved install waiting on HPO and DLRP Install complete

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

FY19/Large appropriation projects

PB120s must go out for the following projects. PB120s sent out 5/10/2022 for 2 projects. Bidders must respond in writing by 3:30 pm Friday, June 10, 2022.

Bids received Lan Associates won the bid for Engineering \$56,200. HPO Project Authorization not required. **Project can start anytime once funding is released.**

Richard Grubb won the bid for archeological and architectural services. \$63,650 Project Authorization required and submitted 7/3/2022. Still no response from HPO. Followed up on 9/4. **HPO responded saying HPO application not required presently and that they would work directly with the contractor**

1. Engineering and site plans for future developments at HNBL were sent to the following

Boswell Engineering 330 Phillips Ave. South Hackensack, NJ 07606

Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432

Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ 08742

2. Archaeological and architectural services at Steuben House were sent out the following:

Richard Grubb & Associates 259 Prospect Plains Rd. Cranbury, NJ 08512

AECOM Burlington 437 High St. Burlington, NJ 08016 Declined project

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

Chairman Smith: We definitely appreciate from beginning really appreciate everything that you've done. And just like those lines of communication and trying to you know, I've been involved with the email chains and seeing people like even during like COVID and everything else and just try it like what you've tried to move this football forward. And ultimately, I think, you know, we all want to move the football forward. Because like as you know, I've previously identified you know, you've talked about we've discussed you know, we have all these projects in place ready to go. Like they've asked, the funding is there now it just needs to maybe lightbulbs are probably too expensive now, but they could buy like an orange or 2% or close and we can move it along. Just point for clarification.

There is no official state marker program but as part of the 250 that is something that the New Jersey Historical Commission is looking at restarting. It's actually a potential joint marker program. Because there's also like it's another program that's marking African American historic sites as well. So the idea was to I think somebody had mentioned it like including altogether because I did actually I spoke to one of the representatives from the Historical Commission, because I did mention that the society has the original marker for the Steuben house that was put up in the 1930s it's, one of the 12 original markers, but in 2019-2020 the 250s committee was supposed to have somebody do this whole survey to see who has markers and the society had never received any contact as a follow up. I let the NJ Historical Commission know that we have this marker. And I was trying to work with Sewah to get them to get that paperwork in, letting them know that New Jersey also, as a larger program doing markers that maybe they'll be more inclined to file paperwork. It's a great marker and it really shows the significance of the site or the site and the property and we want to definitely get that restored.

Eric Pain: The brush back. That's also I'm gonna get a quote for that too. I when I was down here, meeting with him about the rock. He's going to give me a quote for that.

Chairman Smith: Any other questions or comments? Yes, Deborah.

Deborah Powell: At the last meeting I asked about how was the visitation here reported and I went back and we have the car counter here, which is a new book bought it for it. Is how the NPS counts their visitation. I called Paterson Historic Site some time ago as them and I see that along the Old Mine Road and you know, the Delaware River, that's how they're counting it there. So I went through our records and so you know, obviously it gets pulled up during the winter months, so the count is only for five or six months. For 2020, 2021 and 2022. It's already up so it's, it's counting as you know, the vehicle coming in and the vehicle leaving so divided in half and I estimated those months where we did not have a report using a low number. And I can send you all those calculations, but the average is about 70,000 visitors [vehicles] a year ago cut it to the site.

Eric Pain: There a multiplier that you applied to like say, each vehicle or no cars generally a vehicle is occupied.

Deborah Powell: I was counting wheels. So what number would we use if a further revised the count?

Eric Pain: If you send me the raw data, I can apply the formula that we would use. And I don't know that we'll be able to break it down by weekend but there's you know, generally, four weekends in a month are our numbers for unmanned locations by car like during the day it's occupied two times on a on a weekend. It's could be four or five times. But it depends per area visible formula. It's somewhat complicated and I'm not sure how accurate it ends up being but it would definitely change the numbers in favor of visitors.

Deborah Powell: So we might be over 100,000, well over.

John Heffernan: Do you take into account the fact that most cars that come here don't drive over the counter?

Deborah Powell: Well, that's another unknown really because for instance, the Vintage Baseball most of the cars were parking in the parking lot and did not cross the car counter. But again, you know, estimating that I think we could say we have over 100,000 visitors a year. That is pretty impressive for this historic site.

Eric Pain: And some people could look at that and say, Oh, well, they were just turning around. But if you look at how another agency would report there's a counter on on Interstate 80. And the agency that responds will count those as their visitation. They're on Interstate 80.

Deborah Powell: What's fair is fair, right? So I can send this info to you Eric.

Chairman Smith: thank you very much for for sharing that.

**E. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner
BDF Rep**

Recently, the Bergen County Historical Society had me approached Jim Bellis to do some improvements on the Demarest house. And one thing they wanted was a the Bergen County Historical Society was pumped to pump out water that gets in there. I approached him Bellis and he agreed to pay for a Honda pump, which is valued at over \$700 and the BCHS is currently preparing a list or whatever for other improvements that the Blauvelt Demarest Foundation could pay including the barn.

F. Teaneck – L.Bauer, Commissioner Teaneck.

Deborah, did you have a comment? Yeah, just I was still would like to see that battleground application that was reportedly made by Teaneck for for Brett Park.

Larry Bauer: That was one of the things that Rich was working on.

Deborah Powell: What the status of that is? I mean, maybe the committee, the commission should write a letter of support or something for it.

Chairman Smith: I'm not sure I previously did. I just don't I didn't see the report. Right. I didn't. I submit like a supporting. I think they requested supporting documentation

Any other questions for Teaneck? All right. Thank you very much, Larry

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

Divers are coming back Nov 19 armed with longer sonar probes to look for the cannon in the Hackensack

Minutes from Thursday, December 1, 2022:

I. Open Public Meetings Act Statement

Chairman Smith's read the Open Public Meetings Act statement at 7:00 pm.

Chairman Smith asked that reports be sent in. Stated "This meeting has been advertised in the newspaper of record as well as the site kiosk", thanked D. Powell for the minutes.

II. Attendance:

Deborah Powell, James Smith, Eric Pain, John Heffernan, Adam Strobel, Larry Bauer and Michael Putrino

Absent: Mary Donohue

III. Review of Minutes

Motion to approve the minutes, First A. Strobel, Second L. Bauer, motion passed. A. Strobel commented he would like minutes distilled, shorter, like Kevin use to do. D. Powell commented even though they still need to be edited (and gave examples,) it's easier to use the words of commissioners to capture meaning.

IV. Chairman's

Good evening everyone,

Welcome to the November meeting of the HNBLPC. It is hard to imagine saying those words but I think it is important to note just how quickly time moves. September and October were busy months for the site, from larger events like Baronfest and Harvest Homecoming, and concert, to clean ups and lectures. It truly takes a village to bring the site to life and it can be understated.

I had the opportunity to attend a 250th Planning Committee meeting that was organized by the County. It was appreciated and discussions occurred on how the County could the endeavor moving forward. The Society has events and dates for marquee events planned already into 2030. I have not seen this anywhere else publically on the local, county or State level and beyond. This is important though to help tell the important narratives that the 250th presents and if we don't start planning now, the events will pass us by, again, time moves quickly. This is why it is so imperative that the State release funding that was allotted to this very Commission.

The HNBLPC has clearly identified major areas of improvement with entities selected to execute said projects, from design elements for the entire site as a whole, which can then use funding to implement those plans, to a firm selected to carry out archaeology and planning for the Von Steuben House, long recognized as one of the most important history structures in the County and state. It is my very real concern that if this matter is not resolved soon, these projects will be delayed further and the site will be passed by as we enter the 250th cycle. The story, location, ample

parking, highway and train access, green space, and a new museum building all make this a fantastic location, now the funding sources need to follow to move the site forward in a big way.

Jim Smith

V. Calendar

Events:
Decorating

Dec Sinter Klaas Day
Dec 17 & 18, 2022, Christmas Concerts

VI. Continuing Business

A. Brett Park. No report.

B. New Milford – Mayor Michael Putrino, Commissioner New Milford. No report.

C. River Edge – Mary Donohue, Commissioner River Edge. Absent, No report.

D. County of Bergen Adam Strobel, Commissioner, and Bergen County Division of Open Space. No report.

A.Strobel asked for feedback from the presentation from the last meeting by Clarke Canton Hintz. D.Powell noted she had emailed A. Strobel asking for the scope of work and if we could get a copy of it. Chairman Smith said or we could use what was submitted to NJSHPO so we can review and make comments. Discussion on if County could remove graffiti from bridge.

E. NJDEP, Eric Pain, Park Superintendant Representative.

12/1/2022 General

Boards and Commissions contact and appointment information submitted. Thank you! **Resumes still needed for some commissioners.**

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Planting Design TBD

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Heat as I understand the batteries in the thermostats were recently replaced which should have resolved any issues with the heating system being non responsive.

Intergovernmental Agreement Projects List as submitted to Trenton.

FY 18 projects billing for pathway and reimbursement from Fossil required. Received invoice from Green Meadows and reimbursement check from Fossil. Working toward getting the account credited and the bill paid. I spoke with DEP procurement this afternoon and they are in the process of

submitting the entire list of fy18 expenditures to the Department of State so that the additional appropriations can be released

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FY21 TBD working with DOS for the full 100K TBD

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19. Outkitchen Roof Met onsite with contractor 3/18 2 quotes received as of 6/9/21 need one more. 3 quotes received K. Bernadic low bid. **Waiting on new \$ to proceed Need to go to second vendor requested updated quotes waiting on responses from all 3 vendors**

20. Tree removal seeking estimate probably \$1875-\$2200. For a day of work might try to get some other things taken care of while they are there if there are needs

21 walkway install Campbell Christie House Walkway quote in the process of receiving 2 quotes received waiting on third still Contract awarded Green Meadows requesting PO 11871.47 PO approved install waiting on HPO and DLRP Install complete

22 Bollards and Guardrail removal Quote received seeking additional bids low bid Maio \$3875. Po Completed

23. \$2400 worth of posts and rails ordered, received and some installed by RSP Staff.

FY19/Large appropriation projects

PB120s must go out for the following projects. PB120s sent out 5/10/2022 for 2 projects. Bidders must respond in writing by 3:30 pm Friday, June 10, 2022.

Bids received Lan Associates won the bid for Engineering \$56,200. HPO Project Authorization not required. **Project can start anytime once funding is released.**

Richard Grubb won the bid for archeological and architectural services. \$63,650 Project Authorization required and submitted 7/3/2022. Still no response from HPO. Followed up on 9/4. HPO responded saying HPO application not required presently and that they would work directly with the contractor

1. Engineering and site plans for future developments at HNBL were sent to the following

Boswell Engineering 330 Phillips Ave. South Hackensack, NJ 07606

Historic Building Architects 312 W. State St. Trenton, NJ 08618

Lan Associates 445 Godwin Ave. #9 Midland Park, NJ 07432

Sebring Associates 405 Richmond Ave. Point Pleasant Beach, NJ 08742

2. Archaeological and architectural services at Steuben House were sent to the following:

Richard Grubb & Associates 259 Prospect Plains Rd. Cranbury, NJ
08512

AECOM Burlington 437 High St. Burlington, NJ 08016 Declined
project

Hunter Research 120 W. State St. Trenton, NJ 08608

PS&S 3 Mountainview Rd. Warren, NJ 07059

**F. Blauvelt-Demarest Foundation – John Heffernan. Acting Commissioner
BDF Rep** No report.

G. Bergen County Historical Society – Deborah Powell, Commissioner BCHS

At the Retreat event we had a unveiling of the musket, the Charleville musket that was founded in 1915 in the river in front of the Steuben House. It was x-rayed by Picatinny and it was conserved by Gary McGowan. So they were both at came for the unveiling. These guns were imported for the American cause by the thousands. Lafayette facilitated those purchases. The Conservation was funded by a private organization, Americana Corner. We received a \$6,000 grant from them plus people donating another \$2,500 to make up the whole amount. I was happy to see that even though Eric Pain could not be be there he was able to forward the invite to Mark Texel, the Assistant Director for the DEP and interpreter from Princeton battlefield came to to represent the DEP. The historian, Jeff Ranu from Picatinny Arsenal was thrilled, delighted with the event and spoke and Jim Smith spoke so did Scott Barone and Carol Restivo, the four of us really chaired the event together, each doing part of the work. John Heffernan was also there, John was shepherding some of the crowd to get them out of the way when [Washington and Greene and] the troops were coming over the bridge. [Park commissioners were invited.]

Left to right, Joe Restivo, HNBLSPC Chairman Jim Smith, Asst Director Mark Texel, Picatinny historian Jeff Ranu, Trustee Scott Barone, BCHS President Carol Restivo, unveiling conserved musket.

We have like 30-35 volunteers manning that event, you know, and I was here several nights setting up exhibits. I was vacuumed throughout the whole house. And you know, really wanted it to look good. And I was very, like I said, very glad that Mark came that was, just showed interest in the site. You know. I did approach seeing the Meadowlands Chamber was having a nonprofit event. Actually, I think it

took place today or tomorrow. So they're really the only tourism agency for the area. So I've been trying to develop several years now a relationship with them. And so part of it is even just getting you know, getting somebody to the site is gold, like a lot of people I think they think this like hokey maybe or something you know, like they they don't realize like what a great site this is, we have a fantastic collection and story here. So, this fellow I contacted them, they got right on it like they were a little embarrassed, I think so he's coming to the event on Sunday, a representative from the Meadowlands Chamber. And, you know, I expect you know, we'll have the whole site open. And I forgot to mention the mayor of River Edge. American Revolution. Like we have a lot of different stories to tell here. But the main connection is the rebel war I would say based on my experience, the new thing we have to talk about our kids we took down one of the cases of the reservoir artifacts is a bug it's candy kitchen, which is just something that happened to my family started with pouring candies from a family that inherited molds from both groups candy kitchen and Hackensack. And so I started after they passed away and then the molds went to the children which are the children of my age. I started buying molds on ebay so I have now 12 molds. So we poured in my kitchen on Sunday. And we have these for decorating like we hang them from a garland that's alone that break in the ceiling there. So they shine through the light, you know and then we have the exhibit and people fight over buying them even Jim actually asked to buy some already, but like, you know, so it's just like it sounds silly, but this is from another time when like this would be a treat for children that have a little animal shape, we're so far removed from that with our all the entertainment we have today. But there's like a dog here. It was candy. Yeah, sugar, corn syrup, and this watch cost \$100 to buy the mold for that. But it'll hang nice you know that a child on a horse pony or rocking horse, this but this is like the the the how we really kind of got started because in the if you if you ever look at the Dutch paintings, Jan Steen is this really wonderful painter of the renaissance that the Dutch went through. Christmas is like a Dutch story really hit he in the center of the painting as a child with a bucket and we have a leather bucket. So we use that for decorating but in the bucket is a rooster candy restaurant a stick so we can actually recreate that 1660 painting in our in our exhibits in store retail. We reduced the retreat map that's up on the wall. And it was still legible at 11 by 14. So to keep reinforcing our story. And this is students will be able to afford buying the reduced copy.

Chairman Smith:

I just wanted to add I mentioned that with Sinterklaas returning this weekend since the first time since pre COVID. I just wanted to also point out that the society still continued to do events during COVID. Some places did shut down. But we did work with Eric and state, county, federal regulations during that whole process to continue that going. I think that when you look at newspapers, and I think that the history component was kind of left out how that was affected, because I think that on one hand visitor experience or visitor some people have been going to parks more, but on the other hand, certain places have been closed. So how like has that had an

impact, but the Bergen County Historical Society continued throughout a whole process to make it relevant. And it was interesting to see these posts on social media and just like what kind of interest is sparked right that that Bergen County history, but in a different form can be formed, right so it's really nice and you reach people different ways.

D.Powell: We're not a one off. I forgot to mention for the musket Picatinny gave us X rays like high res X rays of the musket, so I put them together in a movie and had that playing for visitors.

Chairman Smith: Any other questions? Thank you very much. Moving on to old business your business anything for their business?**VII. Old business, none.**

VIII. New Business.

D.Powell: I wondered if Adam had any advice on getting the path around the meadow? Because I noticed there's looks like there's an asphalt path going through that Puffin park in the low spot. So if we did a path around the perimeter of the meadow like how how, you know, we there's a low spot there. In the meadow, our meadow there's a low spot. So if you know Eric was concerned about running into problems with the DP.

Chairman Smith:

I think that's something like to with land that they are ultimately would be covered because with permitting, they're experienced in wetlands areas that they couldn't provide advisement. So I think that's your probably your best bet. Yes. And planning.

E.Pain

Their effort is going to spark a lot of opportunities here. I mean, a lot of opportunities for construction and moving in the direction that we want. It's kind of exciting. I mean, it's a holding pattern. We're waiting.

Chairman Smith:

definitely. Um, anything else from business then? Moving on to new business, back into business?

E.Pain, musing over the clear toy candy:

Whatever I mean, it's just a silly thought. But what a reminder as to what the holidays and family and what it actually means versus the commercialization of what to what it is today. Like, I don't have kids, unfortunately. But I mean, as a child back then this was a treat and they were genuinely happy to to receive it. If you give a child this today, they're gonna go "Are you kidding? Me? PlayStation six." But I mean, that's just such a simple thing. But really, they would have been appreciative of just having that.

D.Powell:

Right. And I have a lot of material actually because we were friends with that couple. Who were they were active here and they were just delighted with you know, everything going on here. You know, like, because it was her her grandfather had this candy kitchen and there's a whole long article about all the candies that they sold this and I have pictures of the store, interior and exterior and you know, it's just it's like a nice Hackensack story, as opposed to some of the other things.

E.Pain:

For candy as a kid we didn't have molds, but I can still remember like that oily, buttery, burning fingers of my childhood around the holidays. And I don't know if it was something related to this, but I don't know. It does bring back memories.

D.Pain

Well, a lot of people remember barley candy, and I like I think like my grandmother had would sell it in Vermont. She ran a ski lodge for a while. You know, that was like I think it did exist in more recent times as barley candy and shape animal shapes.

Chairman Smith:

Anything else? from a business point? Public comment. Anything for public comment

IX. Public Comment.

Jim Dusenbery:

I'm the blacksmith. My interest was sparked three weeks ago about the buildings in here. And I went back two minutes of 209 and we did extensive construction of the Campbell Christie house. And there are certain pictures that I guess we don't have anymore. There was a picture from the back the sign in the front and it it was phase one. After that there's nothing no information comes out of phase one so I don't know where and when. But it seems to have been the roof the structure in the roof. There was a mold within the building and had to be not used for several years. And I don't know if it was taken care of or not, because that's not in minutes. The other thing I came across was the the power of this group. And it was transferred from the DEP to us, meaning you people as to being that you're in charge of the whole place without state looking over your shoulder. There's several counts of there was 3#00,000 after you bought the land, which was a million something according to these emails, there was also \$300,000 for a visitor center which doesn't seem to appeared anywhere. And it just was concerning that there's a lot of money that's going around through the past. And James, you did explain to me some things which I can understand. There's a lot of workings on that have to go and if the money is there, it's got to be used somewhere you're gonna lose it. But the main thing that I'm concerned with is that every time you have a project, and I'll bring up a point, the allocation, how many years that we've asked to have the allocation roof done, and how long has it taken us to get it not been? That that's a concern for me because

we're getting bigger and bigger and bigger. And since I was in the maintenance busily, all my life, I'm just finding us slowly losing that concept of the buildings and we don't want to do that. We want to keep the place in honor of every person that came through this place, whether they were Indian, or civilian or military, and we want people in the area to know that and I'll bring up a point that Deborah has. I was blacksmithing. Sunday froze my butt off, but I was blacksmithing. And people actually came up to me and say, Oh, I never knew this place was here. And I don't know how to correct that. But as a board, I think we have to correct that. We've got to get something out there where and Deborah brought up two points where we weren't notified on either place of it seems to be huge organization that's in charge that they don't know we exist and that to me drop you went through two governors. From what I'm reading these things went through Corizine and Christie, thank you.

Unknown

And one. Senator Weinberg was very instrumental on a lot of the stuff that I'm reading here. And it's fascinating reading. I've just been going back and back and back and back and back and further when this was created, and why it was created, and it doesn't seem that the state understands our point of view, and our strengths, and I think we have to get that across to the state in order for somebody to move. That's just a point that he made. And thanks for working on the barn. I know there's a lot of the work that has to be done to it. The one thing that I noticed looking at it is that the clappers go this way I've been looking at older barns that they've been redoing, and they're running them vertical, which I think would be a better thing to do, because that means the rain will run down as opposed to getting caught every inch of the way. Which is the problem with this barns that when the rain comes off of it, it sits and rots out the wood. So if you go vertical this way, like you would if it was a tobacco barn, they would have it vertical but it would be open. We want to close obviously. I think that's the way we should go. Thank you.

Chairman Smith:

Thank you very much, Jim. Just real quick with the barn is based on the photographs at its original location in Washington Township, so I think it'd be very difficult to ultimately change the position of the siding with the out kitchen unfortunately well, with the funding being state funding, it does require three bids. The lowest bidder, unfortunately had passed away with a heart attack prior to the construction of that, and then one of the challenges then is getting a new bid, but then also to lift the release of the funds but once we're that funds being released, I think we'll be able to move that forward. As far as 2009 I think that report was updated in 2012. I want to 11 or 12 where the work was different if there was an older report, but I thought like a new report was generated with the workday. with the interior stabilization you mentioned.

Jim Dusenbery:

I didn't see that report at all. I can't even find it's supposed to be a full 100 and some odd page report that's notified in there. Mr. John Heffernan was on that committee,

so was Deborah, so it's Kevin, according to the minutes that are reading, and it seems that nobody's ever received that 400 page report and I can't find it at all.

A.Strobel : That was the Historic Structure Report.

D. Powell: I would just say them that mold issue in the attic was the when it was when the house was rebuilt. You know, the roof was reinstalled in 1980. They put up like a like sort of a sheet rock material to lined the attic roof. And that even you can tell from his report [Clarke Canton Hintz Campbell-Christie House] he made that they are not recommending it. They were trying to achieve a clean environment but it created a mold situation. We experienced it in this house [Steuben House] even that they had installed an insulation material on the ceiling and it all had to be ripped out because it was creating the same kind of mold environment.

Chairman Smith:
it's an 18th century engineering.

Jim Dusenbery:
Thank you for watching. I want to mention that my son enjoyed Sunday. He felt that he was actually part of the British Invasion because he came Sunday with his wife and they came across the bridge. he thought that was the best thing that ever occurred. He's in his 40s So you know he enjoyed running away from the British.

Chairman Smith:
You live to fight another fight another day. Thank you very much. All right. Is there a motion to adjourn. Thank you very much, second. I'll second. All those in favor. Aye post a fantastic holiday season everybody,

X. Adjournment Motion to adjourn 8:49 pm pm. First, E.Pain, Second, A.Strobel. Motion passed.

**XI. Next Meeting takes place in person at the Steuben House, 1209 Main St, River Edge, NJ
January 5, 2023, 7:00 pm**

AGENDA

Meeting of the Historic New Bridge Landing State Park Commission.
Meeting takes at the Steuben House, HNBL, 1209 Main Street, River Edge, NJ, Thursday, January 5, 2023, 7:00 pm

- I. Open Public Meetings Act Statement
- II. Attendance

II. Review of Minutes

Review of the Minutes of the Meeting of December 1, 2022

IV. Calendar

Dec 5, 2022 - St Nicholas Open House

Dec 11, 2022 - Decorating

Dec 17 & 18 - Christmas Concerts

V. Chairman's Report

VI. Continuing Business

A. County of Bergen

B. Teaneck

C. New Milford

D. River Edge

E. DEP – Steuben House

F. Blauvelt-Demarest Foundation

G. Bergen County Historical Society

VII. New Business - HNBLSPC Elections

VIII. Old Business

IX. Public Comment

X. Adjournment

XI. Next Meeting

The next regular meeting of the Historic New Bridge Landing Park Commission will be held in person at Jan 5, 2023, 7 PM or unless otherwise determined.

2023 meeting dates to be announced at the January meeting.