

This is a proposed agenda; it is subject to addition or deletion of items as well as rearrangement of sequence prior to final publication.

**AGENDA OF THE BOROUGH COUNCIL
BOROUGH OF HILLSDALE
TUESDAY, APRIL 1, 2025 6:00 pm**

Regular Meetings of the Borough Council are generally held on the 1st and 2nd Tuesday of each month. Please refer to our town calendar for dates and times and any special meetings or date changes. Borough Council Meetings begin at 7:00 PM. Meetings are **televised on Optimum Channel 77 or on FIOS Channel 32. You can now also view our meetings LIVE on YouTube. Subscribe to view our meetings on youtube.com: @hillsdalenj5879. Link to our YouTube page: [click here](#).**

CALL THE MEETING TO ORDER/PLEDGE OF ALLEGIANCE:

OPEN PUBLIC MEETING STATEMENT:

This is a meeting of the Hillsdale Borough Council on this 1st day of April, 2025. Notice of the time and place of this meeting has been provided to The Ridgewood News and The Bergen Record; a copy was posted on the bulletin board outside of this meeting room and provided to any interested parties.

Please silence all cell phones. Please wait to be recognized by the Mayor during the Public Hearing and the Public Comment part of the meeting. You will need to state your name and town of residence for the record.

ROLL CALL:

Mayor Michael Sheinfield, Council President Osso, Councilmembers Colletti, Fox, Mazza-Chiong, Ruocco, Trochimiuk (Borough Administrator Mike Ghassali, Borough Clerk Denise Kohan, Borough Attorney Mark Madaio)

ADJOURN TO CLOSED SESSION:

[25115](#) To provide for a meeting not open to the public in accordance with the provisions of the New Jersey Open Public Meetings Act N.J.S.A. 10:4-12 – *Affordable Housing, Personnel – Administration, Building Department, Police Department*

Motion _____ Second _____

Councilmember Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk

RECONVENE REGULAR MEETING:

Motion to reconvene _____ Second _____

Councilmember Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti

RECOGNITION/OATH OF OFFICE:

APPROVAL OF MINUTES:

Council Meeting Minutes March 4, 2025
Council Meeting Minutes March 11, 2025
Closed Session Minutes March 11, 2025
Emergency Meeting Minutes March 18, 2025
Closed Session Meeting Minutes March 18, 2025
Emergency Meeting Minutes March 19, 2025
Closed Session Meeting Minutes March 19, 2025

Motion _____ Second _____

Councilmember Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti, Fox

INITIAL PUBLIC COMMENT (time limited to 3 minutes, items on the agenda only, one topic per speaker -please state your name and town of residence for the record)

DISCUSSION:

Community Center Update

Borough Administrator Mike Ghassali

CORRESPONDENCE:

PROFESSIONAL MONTHLY REPORTS:

[Borough Engineer – March](#)

Nick Chelius, Colliers Engineering

COMMITTEE REPORTS:

Council members serve as liaisons to departments and committees in Hillsdale to provide the governing body and the public with an update on arising issues, actions considered, and actions taken within a given organization.

Liaisons are not expected to be intimately familiar with the granular issues being considered by committees and departments. The people responsible for such information are the B.A. and the internal head of the department or committee.

Should anyone have questions requiring an in-depth response, and the council person is not comfortable providing the answer, I will direct the B.A. to provide a response. If an answer cannot be immediately ascertained, it will be the responsibility of the B.A. to speak to relevant parties and provide the person making the inquiry with a timely response. The B.A. will then report back his findings to the mayor, council, and public at the next public meeting.

Council President – Clemente Osso
Councilman – Robert Colletti Jr.
Councilman – Justin Fox
Councilwoman – Melissa Mazza-Chiong
Councilman – John Ruocco
Councilwoman – Janetta Trochimiuk
Borough Administrator – Mike Ghassali

ORDINANCES:

25-08 (Adoption)

Borough of Hillsdale Calendar Year 2025 – Ordinance to Exceed the Municipal Budget Appropriation Limits and to Establish a Cap Bank (N.J.S.A. 40A:4-45.14)

Motion to open public hearing on Ordinance 25-08_____ Second _____

Council President Osso, Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No 25-08, please say your name and wait to be recognized, once recognized state your name and address for the record.

I will now entertain a motion that the public hearing on Ordinance No. 25-08 be closed and that it be resolved that this ordinance was posted on the bulletin board on which public notices are customarily posted and published in the Ridgewood News. Copies of said ordinance were made available to the general public.

Motion to close public hearing on Ordinance 25-08_____ Second_____

Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso

Motion to adopt Ordinance No. 25-08_____ Second _____

Councilmember Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco

Now, therefore, be it resolved that this ordinance is adopted and the Borough Clerk is authorized to advertise the same according to law.

25-09 (Adoption)

An Ordinance Establishing Recreation Department Programs and Summer Camp Fees in the Borough of Hillsdale (Update to Ordinance 25-03)

Motion to open public hearing on Ordinance 25-09_____ Second _____

Councilmember Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No 25-09, please say your name and wait to be recognized, once recognized state your name and address for the record.

I will now entertain a motion that the public hearing on Ordinance No. 25-09 be closed and that it be resolved that this ordinance was posted on the bulletin board on which public notices are customarily posted and published in the Ridgewood News. Copies of said ordinance were made available to the general public.

Motion to close public hearing on Ordinance 25-09_____ Second_____

Councilmember Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti

Motion to adopt Ordinance No. 25-09_____ Second _____

Councilmember Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti, Fox

Now, therefore, be it resolved that this ordinance is adopted and the Borough Clerk is authorized to advertise the same according to law.

[25-10 \(Adoption\)](#)

An Ordinance Establishing Salaries for the Recreation Department (Update to Ordinance 25-04)

Motion to open public hearing on Ordinance 25-10_____ Second _____

Council President Osso, Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No 25-10, please say your name and wait to be recognized, once recognized state your name and address for the record.

I will now entertain a motion that the public hearing on Ordinance No. 25-10 be closed and that it be resolved that this ordinance was posted on the bulletin board on which public notices are customarily posted and published in the Ridgewood News. Copies of said ordinance were made available to the general public.

Motion to close public hearing on Ordinance 25-10_____ Second_____

Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso

Motion to adopt Ordinance No. 25-10_____ Second _____

Councilmember Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco

Now, therefore, be it resolved that this ordinance is adopted and the Borough Clerk is authorized to advertise the same according to law.

[25-11 \(Adoption\)](#)

Capital Ordinance of the Borough of Hillsdale, in the County of Bergen, New Jersey Authorizing the Acquisition of a New Pick Up Truck for the Use of the Police Department in, by and for the Borough, Appropriating Therefore the Sum of \$55,000.00 and Providing that Such Sum so Appropriated Shall be Raised from the United States Département of Justice Equitable Sharing Fund

Motion to open public hearing on Ordinance 25-11_____ Second _____

Councilmember Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No 25-11, please say your name and wait to be recognized, once recognized state your name and address for the record.

I will now entertain a motion that the public hearing on Ordinance No. 25-11 be closed and that it be resolved that this ordinance was posted on the bulletin board on which public notices are customarily posted and published in the Ridgewood News. Copies of said ordinance were made available to the general public.

Motion to close public hearing on Ordinance 25-11_____ Second_____

Councilmember Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti

Motion to adopt Ordinance No. 25-11_____ Second _____

Councilmember Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti, Fox

Now, therefore, be it resolved that this ordinance is adopted and the Borough Clerk is authorized to advertise the same according to law.

[25-12 \(Adoption\)](#)

An Ordinance Amending Chapter 292, “Vehicles and Traffic”; Article IV “Municipal Parking Lots” Of the Borough Code

Motion to open public hearing on Ordinance 25-12_____ Second _____
Council President Osso, Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No 25-12, please say your name and wait to be recognized, once recognized state your name and address for the record.

I will now entertain a motion that the public hearing on Ordinance No. 25-12 be closed and that it be resolved that this ordinance was posted on the bulletin board on which public notices are customarily posted and published in the Ridgewood News. Copies of said ordinance were made available to the general public.

Motion to close public hearing on Ordinance 25-12_____ Second _____
Councilmember Ruocco, Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso

Motion to adopt Ordinance No. 25-12_____ Second _____
Councilmember Trochimiuk, Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco

Now, therefore, be it resolved that this ordinance is adopted and the Borough Clerk is authorized to advertise the same according to law.

[25-13 \(Introduction\)](#)

An Ordinance Amending Chapter 138, of the Borough Code Entitled “Fees” Pertaining to Soil Movement

BE IT RESOLVED, that Ordinance No. 25-13 does now pass a first reading and that said Ordinance be further considered for final passage at a Meeting of the Mayor and Council in the Municipal Building, 380 Hillsdale Avenue, Hillsdale, New Jersey, on May 6, 2025 at 7:00 pm or as soon as thereafter and at said time and place all persons interested will be given an opportunity to be heard concerning the same, and the Clerk is hereby authorized and directed to publish said ordinance in the Ridgewood News once, at least one week prior to said hearing, with a notice of its introduction and of the time and place, when and where said ordinance would be considered for final passage.

Motion _____ Second _____

Councilmember Colletti, Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk

RESOLUTIONS:(Consent Agenda): 25107 through 25114:

[25107](#) Resolution Accepting the Bid and Awarding the Contract to Tropical Cleaning Services LLC for Janitorial Services for the Municipal Building, Police Department, Hillsdale Public Library, Hillsdale Train Station and the Hillsdale Volunteer Fire Department

[25108](#) Resolution Accepting the Bid and Awarding the Contract for Stonybrook Swim Club Fall Pool Lease Program

[25109](#) Waiver to Serve Alcohol at Special Events Located at the Hillsdale Public Library

[25110](#) Resolution Authorizing the Signing of an Agreement with Colliers Engineering & Design for Engineering Services for the Proposed Stonybrook Cell Tower Project

- [25111](#) Resolution Authorizing the Return of Unused Escrow Funds – Block 1603 Lots 1, 2 & 3 (Shop Rite)
- [25112](#) Person-to-Person Transfer of Plenary Retail Consumption License
- [25113](#) Amending Resolution No. 24000 & 24292 that Awarded a Fair & Open Contract to Mark Madaio Esq. for Borough Attorney for the Borough of Hillsdale
- [25114](#) Resolution Authorizing Cancellation of Tax Billing

Motion _____ Second _____
Councilmember Fox, Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti

OFF-CONSENT:

PUBLIC COMMENT: (time limited to 3 minutes any topic-please state your name and town of residence for the record)

COUNCIL COMMENTARIES:

ADJOURNMENT:

Motion to adjourn ___ Second _____
Councilmember Mazza-Chiong, Council President Osso, Ruocco, Trochimiuk, Colletti, Fox

THE NEXT MEETING OF THE MAYOR AND COUNCIL WILL BE ON
TUESDAY, APRIL 15, 2025 BEGINNING AT 7:00 P.M.