

Minutes of a Council Meeting of the Borough of Hillsdale held at 7:30 PM on Tuesday, April 3, 2018, in the Council Chamber, Borough of Hillsdale, New Jersey.

The meeting was called to order by Mayor Ruocco who also led the Salute to the Flag.

OPEN PUBLIC MEETING STATEMENT:

This is a meeting of the Hillsdale Borough Council on this 3rd day of April, 2018. Notice of the time and place of this meeting has been provided to The Ridgewood News and The Record; a copy was posted on the bulletin board outside of this meeting room and provided to any interested parties.

Please notify the Municipal Clerk for any disability requirements necessary for attendance at Mayor and Council meetings. The fire exits are located through the double doors to your left. Please silence all cell phones.

ROLL CALL:

Council Members DeRosa, Horvath, Karcich, Lundy, Segalas, Council President Pizzella (Attorney Madaio, CMFO DeJoseph, Borough Clerk Kohan)

PROMOTIONS/PROCLAMATIONS/RECOGNITIONS

OATH OF OFFICE/APPOINTMENTS:

PRESENTATIONS:

INITIAL PUBLIC COMMENT (Time limited, new topics only, one topic per speaker):

APPROVAL OF MINUTES:

Council Meeting Minutes February 6, 2018
Council Meeting Minutes February 13, 2018
Closed Session Minutes March 6, 2018

Motion _____ Second _____

Council Members Horvath, Karcich, Lundy, Segalas, Council President Pizzella, DeRosa

PROFESSIONALS REPORT/MONTHLY DEPARTMENT HEAD REPORTS:

(The following correspondence on file in Borough Clerks Office)

[Hillsdale Police Report – March 2018](#)

[Hillsdale Fire Department – January 2018/February 2018](#)

[Pascack Valley Mutual Aid Group Call Report](#)

[Borough Engineer Report – March 2018](#)

Chief Robert Francaviglia

Chief Patrick Doody

Rick Savino

Chris Statile

Borough Engineer Statile we sought proposals to calibrate and be available for repairs for the two methane active monitoring systems there. Meanwhile I spoke to John at the DEP as he called me, he oversees our project manager at the landfill and we discussed the Borough's next steps. He is aware that we will be asking for a reduction of inspection frequencies. I already prepared the draft letter which I believe you saw and Administrator DeJoseph as well, how to reduce those frequencies but I want to add that most current quarter as well. Those results will be positive in light of our request.

Mayor Ruocco said the correspondence he had with the fellow who is project manager, one item still needed to be submitted by the Borough to him that went back a while, has that been taken care of?

Engineer Statile said that is the calibration of the two systems and we are doing that through our vendor.

Councilman Segalas said he did not understand the answer to the question, is it what they asked for?

Engineer Statile said he asked for it when they made the site tour and was walking around with us and he said wanted to see the calibration certificate on the two systems. At the time Jon was trying to get our vendor back to repair it as well as fix it and get the certificate as well as the two calibrations, one for the building and one for outside.

Mayor Ruocco got tired of seeing the DEP tell us that we haven't received items that I knew were sent. In an email exchange back and forth in January, I said you have to itemize what it is you think we still owe you. He did and then we submitted two items I think, they acknowledged they received everything but there were two items they felt they had not received; then they acknowledged they had received one of those two and that is now what the Engineer is saying.

Engineer Statile said the only other item they had last year. The other item they had last year they either threw it out, lost it or it is in Trenton. Another copy I signed and sealed. They now have everything I have in a large binder. The only thing left is calibrations and those vendors are hard and few to get those out; we finally got two vendors with cost proposals. I already talked about Public Service gas and ground work.

Councilman Segalas asked what frequency we are looking for testing.

Engineer Statile said we would like to go annually with everything. I don't think they go annually with anybody, the best I believe semi-annually. We are doing water quality testing semi-annually and been doing that since 2008. Air quality we could go annually because we found nothing. Maybe they will go semi-annually with that and we hope they will give us a break. Methane at the surface we have had hits in the same locations over and over again and there's no migration of the methane gas and stays around the same place, the field house and every once in a while, we get a methane hit near the edge of the park. We expect that because there is always a concentration of gas and goes around the side of the parking lot and the building. On that basis we have done a chart to show that it has been in the same places over and over again. There is a backup of the air quality testing, a one-page summary and the water quality testing I cited why I believe we don't have to do it biannually, I would like to see it once a year. We are getting hits on water quality with manganese which is now occurring, iron, calcium, these are all related; iron is naturally occurring, we had one hit on arsenic and that is naturally occurring in ground water in Bergen County. On that basis, I think they should give us a break, it would save about \$6000 a quarter, it is worth it.

Mayor Ruocco said he has spoken with other Mayors who had dealings with the DEP on landfills and other matters, and we have all been frustrated in dealing with the DEP.. They are very slow to get back to you and if you think you have a case for annual they won't agree quickly. If we can get it, we are fortunate to get it semi-annually.

Engineer Statile said we should ask for it. We haven't found anything there that is unexpected. He said Administrator DeJoseph has received a couple of proposals for the band shell and waiting to undertake that work with the open space grant. As soon as it stops snowing we will start work on the corners. Under paragraph "C" recreation trail grants program, he has taken it off his reports and the state had an issue with an audit with the federal government and therefore he wrote a letter to the DEP and finally someone got back to me and said they sent a letter to the Administrator which explains everything; whether we are getting the grant or not getting the grant and that was the extent of their mail to us and I don't know what is going on. We didn't get a letter. He asked for a copy of the letter and that was two weeks ago, they never sent it.

Mayor Ruocco said we need to find a document that moves us further along with Suez in terms of this trail.

Council President Pizzella said that is a different grant.

Engineer Statile said this was for the trail by the reservoir. It's a small grant, \$24,000 that we match with them. We were hoping to get funding in 2016, that is how far back, this is the DEP, same agency as the landfill people. The 2018 grant we applied for Beechwood Park, he researched regulations and believed that the County misunderstood our application because parks do qualify for barriers which they do fund and that is what we were doing there providing alternate playground equipment for the handicapped as well as furniture that was handicap accessible as well as work in front of the band shell that was accessible so he sent a letter to Angela Drake explaining his interpretation of the regulations. He will wait a week or two and then call her. Beechwood Park can be defined as a regional park and important to HUD because it is one of the largest parks in Pascack Valley. You have hosted certain events that are not available at other parks like concerts, movies, etc., walking trails and I mentioned that to Angela in my letter. These are key notes in what will qualify; it is \$45,000 but I believe we

should have a crack at the money. I believe she misinterpreted the application. Playground equipment is non handicap accessible and is a barrier and we are going to apply for that barrier.

We have to have a letter of intent to the county by April 24 with intent to apply for 2019 funds for open space. Open space is for parks and recreation and we can't build anything with it other than historic preservation. He and the Administrator are getting ideas, dollar for dollar match, and a project you were going to do anyway except you want the county to have a share in that project. The actual grant is required by June 19.

Mayor Ruocco asked the Council for ideas and provide them to Administrator DeJoseph or Patty.

Engineer Statile said if you specify funding for Beechwood Park saying you want to put in playground equipment and you decide to do something else that is generally o.k. although in the same geographic area. If we decide to change direction down the road, it is o.k.,

Council President Pizzella said this is separate from the grant you are applying for historic preservation.

Engineer Statile said you can do two grants in a separate way.

Administrator DeJoseph said the grant we discussed the other day was for a state grant independent of Bergen County.

Mayor Ruocco said we are limited to property acquisitions, flood hazard, park improvements, and historic preservation.

Engineer Statile said parks and recreation improvements you do separately from historic preservation, separate application for property acquisition. They don't compete against each other. Its dollar per dollar, if you put in for \$50,000 you match it. This is for next year. This is a letter of intent, it is not binding.

COMMITTEE REPORTS:

Councilman - Anthony DeRosa

Councilman DeRosa said the Regional Board of Education, Pascack Valley High School. Last meeting there were a record number of recognitions for team, dance, cheering and wrestling and we will have the dance team here next week. Individuals got recognition. The Board approved the budget of 58 million dollars for next year with amount prorated by taxes for 49 million. Discussions were held for a couple of security items that they are submitting for both high schools as capital expenditures. They secured a separate security officer. Thursday, May 3 at Pascack Hills they will have a program called struggles of teens and will involve from 6PM mental health resource fair and keynote speaker and who wrote the book "what made Matty run", story about an athlete and pressure of sports; and discussion and dialoguing at the library. The local Board of Education appropriated money to repave the Smith School parking lot, preparing an AP for parents to get school news. There was a presentation on the success of remedial reading and due to snow days, the last day for Meadowbrook and White will be June 21, Smith June 25. Remodeling of White School media center is delayed but with pictures it is a very nice environment and the way students learn today. White students supported walk out for Parkland, Florida was held in the cafeteria and there were speakers to address the kids. The first grade, kindergarten teacher will retire this year and has been teaching since 1984 and the grade schools are looking to secure a security officer for George White and appropriating for security upgrades. The Ambulance Service had their dine for dollars fundraiser; they are working on a recruitment presentation for the high school to get younger members enrolled. They will have their beefsteak dinner Saturday, May 12. Thanks to Recreation Commission members for their assistance with the Easter Egg Hunt which was a success. Days are set for the Fall Festival and Town Day Saturday, September 15. Parks and Rec continue with Environmental Commission on Earth Day events. Naming and Recognition Committee was not able to meet because of a scheduling conflict. A note on security at schools, most schools were built at a period of time where egress for fire was the most important thing with many exits and entrances and today they are trying to impose security. A lot of funds will be used to shore up to make the buildings more secure.

Mayor Ruocco asked if the Smith School lot will be repaved before the new school year.

Councilmember DeRosa believed it would be.

Council President Pizzella said the Board approved hiring another security officer.

Councilmember DeRosa said currently there are two officers but because there are so many activities after hours, from 3PM on they are hiring another one.

Council President Pizzella asked if they had money in the budget to pay for that.

Councilmember DeRosa said they are appropriating money for that. Additionally, they want SRO at current level. River Vale contributes in taxes collected in River Vale and school budget pays for it. They are not supplying an officer and the cost is by Hillsdale.

Council President Pizzella made a suggestion for this SRO; have our shared service committee reach out to River Vale and find out why they are not contributing. SRO's are in our school, their kids go to our school, why are we paying for it, why aren't they paying for any of it.

Mayor Ruocco said he has had discussions with the Board of Ed, and the Superintendent; he informally approached the Administrator at the Borough of River Vale at one point, months ago to float the idea. I was not given a warm and fuzzy feeling. It was represented that the Mayor and Council of River Vale were not inclined to do it. I have not formally approached them.. He would like to contact the Mayor, but also recognizes that what should be done at Valley should also be done at Hills; SRO funding should be done through the Board of Education budget not a separate one-off agreement between us and River Vale. It costs well over \$100,000 to fund an SRO annually. I've come up with the numbers as to what it costs to have a 19th officer on the force to insure that there is an SRO, it is 7-1/2 million dollars over a 30-year life span of an officer, it is 4 million dollars in terms of present value. The Board of Ed has only agreed to pay \$40,000 a year.

Council President Pizzella said that \$40,000 is where River Vale tax contribution comes in. Hillsdale covers the rest of it.

Mayor Ruocco said it is not appropriate. There is a letter on today's agenda from Mr. Gundersen which we will acknowledge receipt. The letter goes into his views why the SRO does not warrant any further than \$40,000.

Councilman DeRosa said one of the reasons is the parity between the two schools. There is no SRO in Pascack Hills. That is one of the points the Superintendent made; they want parity, they want two SROs in both schools.

Mayor Ruocco said given events of the past several months, the value of an SRO should be better appreciated by the Board of Ed. I don't mean to lecture them but that is my view. As the Mayor of Hillsdale, I am going to speak out vehemently against what Hillsdale alone is paying now. In fact, we are at the point where we can only fund this SRO because our Police Force is operating at a level above the officially approved normal base of 18 officers. They are at 19 because we anticipated a turnover among senior ranks within a few months and that didn't happen yet. Once that turnover happens then they will drop back to the base level of 18 and it is only through the efforts of this Council if they actually want to increase the size of the force. That is the decision the Council will have to make. The Administrator and Mayor have reiterated to the police that there approved base level level is 18. At that point, the Chief will have to decide if he can fund the SRO and if he can afford to take a body and put him in the school or he cannot. It is inappropriate to do it until we get a financial arrangement that is more equitable to the residents of Hillsdale. This is an issue that deserves more discussion.

Council President Pizzella said we are all in one district yet there is no consistency throughout the district. Hillsdale funds for the protection of the kids when it comes to the SRO but River Vale doesn't but for the tax percentage that goes to the \$20,000 that the school pays.

Councilman Segalas said the Police Chief has said that regardless of the SRO we need 19 officers and we committed this Council to make sure that funding is there for that 19th officer regardless whether he or she is an SRO.

Mayor Ruocco said that is not his recollection.

Councilman Segalas said additionally with the long term cost of the SRO, the arithmetic may be right, some assumptions in those calculations might render some of the conclusions unintentionally or erroneous such as when you do a present value calculation, that calculation takes into account the value of the asset of the service being paid for. That is a different discussion for a different day and sadly River Vale is not stepping up on their end and Hillsdale has been putting our children first and we are grateful for that. It shows a very progressive position on our Police Department to make sure our children are protected regardless of the disagreements you may have.

Council President Pizzella said what about the Board of Ed; regardless of how you look at what you were just talking about our Police Force is operating at one less person because we have to overcome and save for lack of parity. Our public needs to know that.

Mayor Ruocco said that after the meeting he would like to be shown in our minutes where we approved the police going up to 19. He said you won't find it. As for the numbers, they based on future assumptions. However, all assumptions were reviewed by the external auditor and found to be reasonable. The first set of numbers we actually sent to him, he questioned why our assumed increase in medical expenses was so low. I welcome a discussion.

Borough Administrator DeJoseph said the Borough of Hillsdale has one of the highest number of police officers and they are Borough employees, not employees of the regional high school.

Council President Pizzella said they provide a service to the Regional Board of Ed and to the residents of the Borough of Hillsdale and River Vale.

Borough Administrator DeJoseph said my concern is how the article is written in the paper that the high school hired the officers.

Council President Pizzella said it is right that this was brought up; it made it look as though the Board of Ed hires them. We don't get involved in the Board of Ed decisions but they are making the decision to hire a person, we are the ones to pay for it.

Mayor Ruocco said the Board should pay most of the expense of hiring an additional 19th officer; we asked them to do that and once again the Board of Ed refused to go down that road. I am not here to question how they spend their money but when it comes to the money the Hillsdale taxpayers pay for our police, and then this Council should be playing the role.

Councilman DeRosa said in some defense of the Board of Ed, they are not ignoring the security issue. Tens of thousands of dollars are for security issues.

Councilman Segalas said they have a fifty-nine-million-dollar budget compared to our thirteen million in our town. To cover what we are being asked to is a drop in the bucket.

Councilman DeRosa said his point is they are not ignoring the security issue. They don't want to step up on the SRO issue and he agrees with that.

Mayor Ruocco said it looks like Councilman Segalas wants to run for the Board of Education seat soon.

Councilman – Zoltan Horvath

Councilman Horvath thanked Barry Peterson for filling in as interim Superintendent and welcomed aboard William Haffler as DPW Superintendent. He does not have much to report on seniors as all activities have been cancelled due to the snow. The Historic Preservation Committee is making good progress on a mission statement, creating a website and other projects that we are working on. Next week he will provide an itemized list of some of the things we are looking to accomplish.

Councilman - Scott Karcich absent.

Councilwoman - Abby Lundy

Councilwoman Lundy said here committees have not met yet and will report on them next week. Registration is open on Stonybrook, there is a discount available until May 5; there will two open houses on May 20 from 12PM to 5PM and June 3 from 12PM to 5PM for new members and a discount will be available if you sign up at open house. To date there are 148 memberships vs 122 at this time last year.

Councilman – Steven Segalas

Councilman Segalas said we met with the Board of Health and there was not much to report for the past month except there was a significant change in Chapter 9 of the Public Recreational Meeting Code which will put additional obligations on folks at Stonybrook or public bath in terms of reporting. The Board of Health has their hands full and a lot has to be done before the pool opens. With respect to Local Assistance, there has been some activity which needs to be addressed regarding the Welfare Director which will be discussed in closed session tonight. Shared Services has been busy this time of year, there has been activity in terms of dealing with police, fire, ambulance; he is still gathering data. The ordinance review committee has continued to move forward and we introduced two ordinances in February and they subject to discussion in closed.

Council President – Frank Pizzella

Council President said Access to All has been working on their website and applying for the Beechwood Park grant for a playground for autistic children. It creates access for children with disabilities in town. The Environmental Commission reserved Saturday, April 28 for cleanup day from 9AM to 12PM, check in at Veterans Park. They clean Hackensack River water shed and asked the Administrator to confirm that pizza will be available from 12PM to 12:30PM. They are working with Parks and Recreation on Earth Day and asked if it was approved.

Mayor Ruocco said no, this will be discussed in closed session.

Council President Pizzella said the Environmental Commission hoped to have it approved. We are currently working with the Business Administrator and Board of Ed with regard to saplings on Arbor Day. He asked the Administrator if there was any further he needed from them. Building and Zoning asked if we could come up with a way to figure out how to address non-complying multi-family dwellings. We had a meeting and he was late for that meeting and Mark covered for him.

Mark said one of the items talked about was a new Certificate of Occupancy and CCO ordinance which is a very common ordinance and assures that houses when they are sold get safety and fire inspections. That is the primary purpose. Those safety inspections assure that a Borough official is able to get access to the home and assured that the home has basic safety measures in place, carbon monoxide detectors, smoke detectors as basic structural and compliance safety issues. It is a way we can detect open permits, legal conversions, work done without permits, fire danger through gas lines that are not properly done or inspected and electrical work that hasn't been properly done or inspected. Those are the items that are commonly done and something we haven't done in the past. He is sure there will be consideration and discussion and some of the different ideas that may help in the long term to alleviate these problems while having the greater safety to the public.

Borough Engineer Statile said one thing he sees is three electric meters outside and that tells me that there are two tenants in the building plus the owner. If a person comes in for a second electric meter a flag should come up; if you are a dentist you need special power and equipment. If it is a residential home and no professional office in it, it raises a flag. When he drives around town he looks at the electric meters and the construction department should withhold those types of issues.

Councilman Segalas said our town doesn't have a requirement upon transfer of title on residential properties to make sure that people who are purchasing residences are getting safe residences without open permits. It allows the town to get ratables that are reflected on the roles because for every multi-family dwelling, other people are paying a share that they are not paying. We are trying to create a fair position as possible to make sure all of our residents are treating equally.

Council President Pizzella said he is a strong proponent of Economic Development and it encompasses economic development and economic growth; through creating wise planning we are enhancing our community and increasing the value of assets and creating assets where they don't exist. There are several items that all promote economic development of our community. One thing is the Woodcliff Lake Nature Trail; Hillsdale is joining Woodcliff Lake, Park Ridge, Montvale and Suez on a trail on the reservoir a trail from Hillsdale to Montvale and we are hoping to extend it further through Hillsdale, the industrial area into the downtown and to the train. We hope to redevelop our industrial zone. We are waiting to hear from N.J. Public Utilities on its review and acceptance of the proposed security issues; now that we have heard, Suez has revised the license and security agreements to incorporate the security plan and some other changes. Once all the towns approve this agreement the signed agreement goes back to Suez and we will create a cover letter to the Attorney General requesting review and determination of the project. This will allow people to walk along the trail. He wanted a special thanks to Suez and this has been going on for about two years and thanks to our neighboring towns, Woodcliff Lake, Park Ridge and Montvale. He made a motion to approve the agreement so that we can sign it and send it back to Suez so that they can process it.

Mayor Ruocco said this is on the Agenda.

Council President Pizzella referred to the train station grant. The Economic Development Committee met with representatives of N.J. Transit to move forward with the grant to repair the roof and hopefully move on to a Historic Preservation plan to the train station. The Administrator applied for that. We are now at the point where a historic architect needs to be retained and we want a formal request to Transit that they contribute to the repair of the roof since it is their contractual obligation to repair the roof. When we applied for this grant it was their obligation to repair the roof but they said they didn't have the money. We applied for that grant and then we could look at it again; we applied for the grant, it is a matching grant and now we are asking they put up half; they went on and on. So we said put up half of the half and they didn't know if they had the money and they had to go back. Hillsdale is going to fix the roof and put in half of whatever the match is, give us the building. The train station is worth about \$600,000 or \$700,000; again, Economic Development creating assets

where none exists. Why should we maintain the train station if we don't own it? Hopefully they will get back to us and either pay the half or that we actually get the building so that we can do something with the building to earn something for the town. Transit was excited to hear about our interest in our downtown and redeveloping the industrial area and what became obvious to us is that Transit is looking to find a place to increase accessibility to rail. There is no parking in Westwood where in Hillsdale we have much more parking and when they heard about the different reviews we had in Hillsdale, they were interested in becoming kept part of it and who knows, maybe Hillsdale will get the accessibility to its train station. We began to investigate the industrial zone to determine if it satisfies the criteria for redevelopment. We originally retained someone to complete the investigation in addition to have financial services to the town. It was done and weren't happy with it and agreed that the Borough would be better served by retaining a new planner at the appropriate time after we dealt with fair share housing and other agencies in the town. The Council then obtained proposals and the Economic Development Committee interviewed several planners and the factors considered were price, creativity, credibility, industry and understanding of redevelopment and knowledge of the tools employed by development and understanding of Hillsdale itself as a community. We sought notoriety of the firm, a more holistic approach which sought to involve the community much more and to allow for income and the firm's ability to focus on retail. After some thought and a lot of debate the members would recommend DMR Architects and we believe the firm has the background, knowledge and creativity to get Hillsdale where it should be. He can make a motion now.

Mayor Ruocco said it is on the Agenda.

Council President Pizzella said he would like to bring up other items which the committee felt important; if we hire the planner to take up the investigation for the industrial zone, we have to update our resolution which fizzles out after a year so we have to enter into another resolution directing the Planning Board to work with the planner to investigate the industrial area. He asked that that be done with the industrial zone and also do a separate resolution regarding the west lot. If we do it the right way and the area meets the criteria and are very creative and smart about it we could probably get a community center in that development. Only through economic development are you going to be able to increase our tax needs without raising taxes and sustain services that we need. It is to protect the future of the town and hopefully everyone will support me with this tonight.

Mayor Ruocco said he believes we all agree that we need redevelopment. The Finance Committee is struggling to make the budget work and because Hillsdale is largely residential and doesn't have a commercial mixed use, it is always a challenge when we do the budget.

He said the N. J. League of Municipalities sponsored a scholarship for high school seniors to write about the municipal government does best. There was a panel consisting of Councilman Karcich, Environmental Commission Chairwoman Kates, Pat Wilkins, Tax Assessor and Sean Buchanan, a teacher at Pascack Valley High School. At the end of the process Sam Cassidy was our student whose essay we put forward to N.J. League of Municipalities. He also thanked Councilman DeRosa for his efforts in making this work and we will wait and see how his essay fares in competition from around the state.

On Affordable Housing, one of the clauses in our agreement is that we would donate property to Habitat for Humanity for construction of a residential home. We are having difficulty in getting them to agree to a property and we are working with our planner, attorney and Borough Administrator and Engineer to make sure this happens.

We are scheduled for budget presentation and there are people in the audience who have questions regarding what is later on in the agenda and that is the fountain that Ms. D'Alessandro would like to put in spot near the train station. He asked the Council if they would be willing if they have questions and move this up. He asked if anyone had questions so that they could be answered.

Drew from Drew Wyckoff –

We want to donate a bubbling fountain which is basically 19" tall by 12" stone that has been drilled and it is just going to bubble some water and recirculate. It will hold about 30 gallons of water in an underground basin, a Rubbermaid tub and every two weeks somebody top it off. There is no danger from mosquitoes because it is not stagnant and it is actually underground. It would be shut off in the winter and it could be run on a timer and would not run all day. There would be a couple of lights lit in the nighttime. The stone now would be used as the fountain and will not be too obtrusive, gravel bed. At night, the lights will light the rest of the garden. If the power fails, once the power has been restored the pump will turn back on; they will be pulling power from the train station and whenever the power turns off, the pump will turn on when power is restored. To get power, he said they will go beneath the concrete sidewalk; they will pull up some of the pavers close to the building, run the electric conduit and the rest of it will go beneath the sidewalk.

Mayor Ruocco said this is the second time we have had this on the agenda for discussion, but this is the moment we have to give them an answer yes or no. Unless there is some new information that hasn't been shared with us already. The son of Mrs. D'Alessandro spoke.

D'Alessandro said on the 19th, if this is approved, there will be unveiling, have a small crowd together to unveil the Child Safety Forever Fountain and mark the 45th anniversary since her death and the legacy for child safety. He said he is proud of his mother that she has created this legacy for child safety in the Town of Hillsdale and the program we provide for schools and now this fountain will even broader the message. He thanked all who have donated their time and services and Drew who is donating the fountain.

Mayor Ruocco said Rosemary has been proactive in terms of answering questions by the Borough Administrator, me, and other Council members. We have an understanding of what is going to be done but he wanted to be sure if there are any questions from the Council they had an opportunity with your presence and the contractor's presence to have them answered.

NEW BUSINESS:

BUDGET PRESENTATION:

[2018 Budget Presentation](#)

Council Member Abby Lundy

Council Member Lundy said she will try to be as brief as possible and you can follow with the power point presentation that has been handed out. It will be on the website tomorrow. She thanked the members of the Finance Committee, Mayor Ruocco, Administrator DeJoseph, department heads and our Auditor, Mr. Garbarini. This was a challenging budget that in the end we can all feel good about. Page 3 shows that the town has budgeted for general revenues for approximately 14.7 million dollars, the greatest portion coming from taxation; 9.2 million municipal taxes must be raised with \$600,000 in library taxes. The pie chart shows the main sources of revenue. Page 4 shows factors that affect revenue that reflects stagnant state aid and a modest increase in local revenue. The pie chart also has fund balance generated from prior years operations. Page 5 appropriations also depicted in the pie chart. I learned in accounting 101 debits must be for credits so appropriations equal revenues of 17.4 million dollars. The chart shows our largest appropriation is public safety which includes Police and OEM. Next is DPW followed by insurances including medical. Page 6 details makes up other appropriations from the pie chart from the previous page. Others comprise revenue from uncollected taxes, Construction Code Enforcement, Public Health and Assistance, Environmental Commission, Planning Board, contingency for volunteers. Page 7 details the factors affecting appropriations; the largest increases are statutory and contractual such as contracts, PBA increases, budgeting for Planner for redevelopment, hiring full time DPW employee, increased medical insurance premiums, hiring part-time property maintenance inspector, and camera for OEM. Another significant factor is debt service which has more detail on Page 9. Page 8 details our equipment budget which shows continuing and replacement of equipment and improving our infrastructure for the Borough. As outlined on Page 8, we will be doing a \$500,000 road program and \$200,000 DOT sidewalk project. We will also be replacing lower roof at the fire house, police department upgrades with the purchase of a new police vehicle and purchase of DPW equipment for leaf collection and other purposes. This budget allows for issuance of debt for significant capital, significant capital improvement and purchases. We continue to pay down debt as shown on Page 9; in 2017 we further reduced our debt for \$440,000 and budgeted for a further reduction of \$450,000 in 2018 as well as \$90,000 BAN payment. We have to raise 9.2 million dollars for the municipality which is a slight increase over the \$8.9 million that we had to raise last year. The municipal tax rate of 54.7 cents per \$100 assessed valuation, an increase of 53 cents in 2017; the average assessed home in Hillsdale is approximately \$463,000 so that would result in a municipal tax of \$2531. This is about a \$65.00 increase from what we did last year. If your home is assessed for less than \$463,000 you will pay less than the \$65.00. If it is assessed at more, you will pay more. This concludes her brief introduction to the budget.

Mayor Ruocco thanked Council Member Lundy as Chairwoman; she has put a lot of effort into this. She was on the Finance Committee last year so she had insights on the process involved but it is not until you sit in the chair of the Finance Committee that you have to make the mashed potatoes out of the potatoes; it is challenging every year but this year particularly because this year we had some unusual increases, we had a new garbage contract. When we initially went to the departments and they gave us their requests, we calculated the tax increases and it was over 6%. That is not acceptable. We have a legislator in Trenton, Executive Division that seems to be unwilling to tackle the big issues of the budget, the 2% interest arbitration cap for police and fire, unwilling to tackle Chapter 78 and we have the issue of pension reform. We decided we needed to cut, we cut back from the original requests, most departments gave up something and the result is an increase which we think is very close to the increase we had last year. It is going to get harder for us if we don't get retables' in

this town. That is why I applaud what Council President Pizzella is pushing along which is redevelopment in the town. He thanked Council Member Lundy for the presentation.

2018 BUDGET INTRODUCTION:

18-07 (Introduction)

CALENDAR YEAR 2018 - ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A: 4-45.14)

WHEREAS, the Local Government Cap Law, N.J.S. 40A: 4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2.5% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and,

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

WHEREAS, the Mayor and Council of the Borough of Hillsdale in the County of Bergen finds it advisable and necessary to increase its CY 2018 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

WHEREAS, the Mayor and Council hereby determines that a 1% increase in the budget for said year, amounting to \$101,006 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

WHEREAS the Mayor and Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW THEREFORE BE IT ORDAINED, by the Mayor and Council of the Borough of Hillsdale, in the County of Bergen, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2018 budget year, the final appropriations of the Borough of Hillsdale shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to \$353,522 and that the CY 2018 municipal budget for the Borough of Hillsdale be approved and adopted in accordance with this ordinance; and,

BE IT FURTHER ORDAINED, that any that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

BE IT RESOLVED, that Ordinance No. 18-07 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 1, 2018 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 by Councilmember Lundy, Second by Councilmember DeRosa.

Roll Call Vote:

Ayes: Councilmembers DeRosa, Lundy, Segalas, Horvath, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

BUDGET RESOLUTIONS:

[R18077](#) Governing Body Certification of Compliance with the United States Equal Employment Opportunity Commission’s Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions under Title VII of the Civil Rights Act of 1964

WHEREAS, N.J.S.A. 40A:4-5 as amended by P.L. 2017, c.183 requires the governing body of each municipality and county to certify that their local unit’s hiring practices comply with the United States Equal Employment Opportunity Commission’s “Enforcement Guidance on the Consideration of Arrest and Conviction Records in Employment Decisions Under Title VII of the Civil Rights Act of 1964,” *as amended*, 42 U.S.C. § 2000e *et seq.*, (April 25, 2012) before submitting its approved annual budget to the Division of Local Government Services in the New Jersey Department of Community Affairs; and

WHEREAS, the members of the governing body have familiarized themselves with the contents of the above-referenced enforcement guidance and with their local unit’s hiring practices as they pertain to the consideration of an individual’s criminal history, as evidenced by the group affidavit form of the governing body attached hereto.

NOW, THEREFORE BE IT RESOLVED, That the Mayor and Council of the Borough of Hillsdale, hereby states that it has complied with N.J.S.A. 40A:4-5, as amended by P.L. 2017, c.183, by certifying that the local unit’s hiring practices comply with the above-referenced enforcement guidance and hereby directs the Clerk to cause to be maintained and available for inspection a certified copy of this resolution and the required affidavit to show evidence of said compliance.

1. [Backup – Enforcement Guidance](#)
2. [Local Finance Notice 2017-27](#)

Motion by Councilmember DeRosa, Second by Councilmember Lundy.

Roll Call Vote:

Ayes: Councilmembers Segalas, Horvath, DeRosa, Lundy, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

[R18078](#) Introduction of 2018 Budget

BE IT RESOLVED, that the following statement of revenues and appropriations attached hereto constitute the local Budget of the Borough of Hillsdale, Bergen County, New Jersey for the year 2018.

BE IT FURTHER RESOLVED, that the said budget be published in the Ridgewood News in the issue of April 27, 2018 and that a hearing on the Budget will be held at the Municipal Building on May 8, 2018 at 8:00 p.m. or as soon thereafter as the matter may be reached.

Motion by Councilmember Lundy, Second Councilmember DeRosa.

Roll Call Vote:

Ayes: Council Members DeRosa, Lundy, Horvath, Segalas, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

[R18079](#) Self-Examination of the 2018 Budget

WHEREAS, N.J.S.A. 40A:4-78b has authorized the Local Finance Board to adopt rules that permit municipalities in sound fiscal condition to assume the responsibility, normally granted to the Director of the Division of Local Government Services, of conducting the annual budget examination, and

WHEREAS, N.J.A.C. 5:30-7 was adopted by the Local Finance Board on February 11, 1997, and **WHEREAS**, pursuant to N.J.A.C. 5:30-7.2 the Borough of Hillsdale has been declared eligible to participate in the program by the Division of Local Government Services, and the Chief Financial Officer has determined that the Borough meets the necessary conditions to participate in the program for the 2018 budget year, so now therefore

BE IT RESOLVED, by the Borough Council of the Borough of Hillsdale that in accordance with N.J.A.C. 5:30-7.6a & b and based upon the Chief Financial Officers certification, the governing body has found the budget has met the following requirements:

1. That with reference of the following items, the amounts have been calculated pursuant to law and appropriated as such in the budget:
 - a. Payment of interest and debt redemption charges
 - b. Deferred charges and statutory expenditures
 - c. Cash deficit of preceding year
 - d. Reserve for uncollected taxes
 - e. Other reserves and non-disbursement items
 - f. Any inclusions of amounts required for school purposes
2. That the provisions relating to limitation on increases of appropriations pursuant to N.J.S.A 40A:45.2 and appropriations for exceptions to limits on appropriations found at 40A:4-45.3 et seq. are fully met (Complies with the “CAP” law.)
3. That the budget is in such form, arrangement, and content as required by the Local Budget Law and N.J.A.C. 5:30-4 and 5:30-5.
4. That pursuant to the Local Budget Law:
 - a. All estimates of revenue are reasonable, accurate, and correctly stated,
 - b. Items of appropriation are properly set forth
 - c. In itemization, form, arrangement, and content the budget will permit the exercise of the comptroller function within the municipality.
5. The budget and associated amendments have been introduced and publicly advertised in accordance with the relevant provisions of the Local Budget Law, except that failure to meet the deadlines of N.J.S.A. 40A:4-5 shall not prevent such certification.
6. That all other applicable statutory requirements have been fulfilled.

BE IT FURTHER RESOLVED, THAT A COPY OF THIS RESOLUTION BE FORWARDED TO THE (attach Clerk’s Certification) DIRECTOR OF THE DIVISION OF LOCAL GOVERNMENT SERVICES UPON ADOPTION.

Motion by Councilmember Lundy, Second by Councilmember DeRosa.

Roll Call Vote:

Ayes: Council Members Horvath, DeRosa, Lundy, Segalas, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

CORRESPONDENCE:

1. [Letter received March 6, 2018 from the Friends of the Pascack Brook asking permission to use the Police Booth and Veteran’s Park on April 21, 2018 for the Annual Kids Fishing Contest.](#)

Motion to approve, receipt and file: Motion by Councilmember DeRosa, Second by Councilmember Lundy, and unanimously carried.

Administrator DeJoseph said Rich Correrri asked about insurance requirements and asked if the Recreation Director was aware of it.

2. [Email received from Declan Henry, Boy Scout Troop 109 requesting permission to place a collection box at Borough Hall for an Eagle Scout Collection Drive to Benefit the Covenant House.](#)

Motion to receipt and file: Motion by Councilmember DeRosa, Second by Councilmember Horvath, and unanimously carried.

3. [Letter dated March 9, 218 from the Sundial Garden Club requesting the used of the Hillsdale Railroad Station for its Annual Plan Sale on May 12, 218.](#)

Motion to approve, receipt and file: Motion by Councilmember Lundy, Second by Councilmember DeRosa, and unanimously carried.

4. [Letter dated March 12, 218 from Jennifer Schoonover from Relay For Life asking permission to paint the town purple \(through purple ribbons\) to spread the word about Relay for Life](#)

Motion to receipt and file: Motion by Councilmember Lundy, Second by Councilmember DeRosa, and unanimously carried.

5. [Letter dated March 15, 2018 from the William Franklin of the Hillsdale Volunteer Fire Department requesting use of the West Lot for its annual carnival on June 25, 2018 to Saturday June 30, 2018.](#)

Motion to approve, receipt and file: Motion by Councilmember Lundy, Second by Councilmember DeRosa, and unanimously carried.

6. [Letter dated March 26, 2018 from P. Erik Gundersen , Superintendent of Schools, Pascack Valley Regional High School District in regards to the schools increasing its funding for the student resource officer position.](#)

Motion to receipt and file: Motion by Councilmember DeRosa, Second by Council President Pizzella, and unanimously carried.

DISCUSSION –

- [Applying for a NJ DOT Discretionary Aid Application for portion of Lincoln Ave - Borough Administrator](#)

Administrator DeJoseph said this will be delayed until the first meeting in May.

- Earth Day/Green Fair – Anthony DeRosa/Frank Pizzella

Mayor Ruocco said this needs to be discussed in closed.

PUBLIC COMMENT:

Mayor Ruocco opened the meeting to the public at this time.

Lillian Jeffrey, Hillsdale

She has lived in town for 32 years. She is here to ask about the decision to make long term social worker of Hillsdale Kathy Elgert. She asked why the decision to make this was done in private and not for public discussion. She asked if the full Council voted on this matter in public or closed session.

Mayor Ruocco said it was a budgetary decision and we voted on the budget and that budget has to be subject to discussion internally, it is subject to change. It was primarily a financial decision with the pressures we were facing; it can be reversed by the Council and the Council can vote on the change and other changes which will have to be made up somewhere else or an increase in the tax rate.

Carolyn Vezza, Hillsdale. She lived in Hillsdale for 26 years and is Chairperson of the Local Assistance Board. She asked who made the decision to eliminate the line item for the Social Welfare Director in the 2018 budget.

Councilmember Lundy said the determination was made by the Finance Committee.

Carolyn Vezza asked the basis for making that determination.

Mayor Ruocco said he already answered that question.

Carolyn Vezza asked what information was provided to the Finance Committee to make that decision.

Mayor Ruocco said we had that information and because it deals with an individual and he did not believe it appropriate to comment on that.

Borough Attorney Madaio said it was discussed in a closed session and there will be a closed session on those issues and we will be able to advise whether there was statutory compliance and whether it was a budget or line item determination.

Council President Pizzella said when you deal with an employee, you can't discuss it.

Carolyn Vezza said what she is hearing is that it was a financial decision made by the Finance Committee to remove the line item and there is an issue with state compliance and the individual and that will be done in closed session. As head of the Local Assistance Board she wanted to know why she didn't receive a call from the Mayor and Council and if anyone spoke to our Council Liaison.

Mayor Ruocco said when you approached me about it we had an email exchange with Councilman Segalas as well as others you and I had.

Carolyn Vezza served as head of the Local Assistance Board over ten years and also served as a member she was surprised that no one had come directly from Council.

Councilman Segalas said he understood that the appointment for the position through calendar year 2019; he was not present in the finance committee meetings but he feels the finance committee was given some guidance to reach a decision. He will ask for a report.

Nancy Kohan, resident for 20 years. She asked if the Council is aware that Kathy Elgert's work goes beyond her responsibilities as a Hillsdale Social Worker Director. She is a valued member of the community known for her willingness to help. She helps 8 to 15 residents who qualify for assistance but at holiday time she works with Hillsdale Helping Hillsdale, working with individuals for the Thanksgiving food baskets and holiday gifts. She also refers residents who do not qualify for assistance and need financial assistance, medication, car repair, rent and utility bills; she also works with families with children in need for the cost of camp. Without her we would have to work harder to find those persons in need.

Mayor Ruocco said that was brought to his attention by Councilman Segalas in a phone conversation as well as with Ms. Vezza last week and he was provided with documentation which was already provided to Councilman Segalas. The other Councilmembers will be briefed by Councilman Segalas tonight.

Council President Pizzella said this is part of the budget process so when the Finance Committee proposes a budget and puts it out for everyone to look at it is there for the public's comment. It can be changed.

Jeff Van Ceders said he has been a resident since 1994 and said if the Council is aware that the social welfare director's position is eliminated, you will have to get help from the county which is in Rochelle Park and you will have to travel and some residents have an issue with travel and getting there, etc.

Gail, 400 Hillsdale Avenue –

She has lived in Hillsdale over 20 years. Currently she goes to Bergen County Social Services regarding health issues and she needs their assistance. She said her experience has been terrible, you call them and you start on hold for three hours and when you down, the phone disconnects. When you go there, you sit with the disabled and you have to sit with the Bergen County Social Services from four to six hours to get someone and they talk to you for five minutes. They incorrectly cut off her assistance to the point where I might be evicted due to a mistake they made. Her doctor has been writing them letters and providing forms repeatedly and they do not seem competent. Kathy Elgert has literally saved my son and me from starving and going cold. I don't desire to constantly deal with the people from Bergen County Board of Social Services. They themselves admit they are short-handed, that there is not enough of them to help people.

Mayor Ruocco said seeing no one further, he closed the public comment period.

ORDINANCES:

[18-08 – Introduction](#)

An Ordinance to Provide for and Determine the Rate, Amount and Method of Payment of Compensation to Persons Holding Certain Office and Positions of Employment in the Borough of Hillsdale, County of Bergen, State of New Jersey

BE IT ORDAINED by the Borough Council of the Borough of Hillsdale, in the County of Bergen, and State of New Jersey as follows:

SECTION 1. The rate of compensation of persons holding any of the hereafter named offices and positions of employment, which compensation shall be on an annual basis unless otherwise specified, is hereby fixed and determined to be as set opposite the title of each of the hereinafter named offices and positions of employment. Whenever there shall be set forth a minimum and maximum rate of compensation the employee or officer shall be compensated at an annual rate within such range.

SECTION 2. Each employee set forth in this Section shall receive annual compensation as set forth below.

	TITLE	MAXIMUM
1	Mayor	\$ 9,000.00
2	Councilmembers	\$ 6,000.00
3	Police Chief	\$ 175,000.00
4	Police Captain	\$ 167,000.00
5	Police Lieutenant	\$ 156,060.00
6	Borough Administrator	\$ 46,818.00
7	Borough Clerk	\$ 75,480.00
8	Certified Municipal Financial Officer and Qualified Purchasing Agent	\$ 93,942.00
9	Assistant Managers-Finance	\$ 57,528.00
10	Tax Assessor	\$ 22,860.00
11	Tax Collector	\$ 46,410.00
12	Assistant Managers-Finance	\$ 19,890.00
13	Confidential Administrative Assistant- <i>per hour</i>	\$ 19.38
14	Executive Assistant- <i>per hour</i>	\$ 20.00
15	Municipal Housing Liaison	\$2,000.00
16	Superintendent of Public Works	\$ 93,000.00
17	Acting Recycling Coordinator	\$ 2,000.00
18	Licensed Sewer Operator	\$ 5,000.00
19	Class III Police Officers (2017-2018 School year)	\$ 41,256.00
20	Class III Police Officers (2017-2018 School Year (Hourly))	Not to exceed \$30.00/hr
21	Fire Official	\$ 10,404.00
22	Municipal Judge	\$ 18,977.00
23	Court Administrator	\$ 53,458.00

24	Court Violations Clerk- <i>per hour</i>	\$	20.81
25	Prosecutor	\$	12,191.00
26	Alternate Prosecutor per court session	\$	200.00
27	Public Defender	\$	4,370.00
28	Alternate Public Defender per case	\$	200.00
29	Welfare Director		15,817.00
30	Community - Seniors Activity Director	\$	14,745.00
31	Recreation Director	\$	16,296.00
32	Construction Official	\$	22,188.00
33	Building Sub-Code Official	\$	22,187.00
34	Zoning Official- <i>per hour</i>	\$	30.60
35	Board Secretary- <i>includes preparing minutes-per meeting</i>	\$	50.00
36	OEM Coordinator	\$	2,000.00
37	OEM Deputy Coordinator	\$	2,000.00
38	Volunteer Ambulance Corps Stipend	\$	600.00
39	Volunteer Fire Department Stipend	\$	600.00
40	Fire Chief	\$	3,400.00
41	Deputy Fire Chief	\$	2,650.00
42	Senior Captain	\$	1,650.00
43	Junior Captain	\$	1,350.00
44	First Lieutenant	\$	1,050.00
45	Second Lieutenant	\$	900.00
46	Third Lieutenant	\$	750.00
47	Forth Lieutenant	\$	600.00
48	Mechanic (per apparatus)	\$	200.00
49	Advisor	\$	500.00
50	Fit Test Administrator	\$	200.00
51	Air Bank Tech	\$	400.00
52	Radio Tech	\$	250.00
53	Training Advisor	\$	350.00
54	Cadet Advisor	\$	350.00
55	Driver (per apparatus)	\$	50.00
56	Board Clerk	\$	1,300.00

57	Education beyond Fire Fighter 1	\$	35.00
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		MINIMUM	MAXIMUM
58	Borough Temporary or Per-Diem Worker	\$ 10.00	\$ 50.00
59	DPW Seasonal or Per-Diem Worker	\$ 10.00	\$ 100.00

SECTION 3. If an employee performed a unique assignment of exceptional value to the Borough requiring significant time and effort in addition to his/her usual responsibilities, the Borough Council may grant a bonus not to exceed \$5,000 to this employee.

SECTION 4. The compensation fixed and determined by this Ordinance for the persons holding the respective offices and positions of employment herein named, shall, except as otherwise provided by statute, ordinance or resolution, be in lieu of all other fees, costs and charges received and collected by such offices and employees shall remit such funds promptly to the Borough Treasurer.

SECTION 5. All ordinances and resolutions inconsistent with the provisions of this Ordinance are hereby repealed as to such inconsistencies.

SECTION 6. This Ordinance shall take effect immediately after final passage (in accordance with state law), approval (in accordance with state law), and publication of notice thereof as required by law, and the provisions of this Ordinance shall be retroactive to January 1, 2018, unless otherwise noted.

BE IT RESOLVED, that Ordinance No. 18-08 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 1, 2018 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 by Councilmember Lundy, Second by Councilmember DeRosa

Roll Call Vote:

Ayes: Councilmembers Segalas, Horvath, DeRosa, Lundy, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

18-09 – Introduction

An Ordinance of the Borough of Hillsdale, County of Bergen, State of New Jersey, to Amend Chapter 310 of the Borough Code Entitled “Land Use”

WHEREAS, the Chapter 310 of the Borough Code of the Borough of Hillsdale pertains to Land Use; and

WHEREAS, Chapter 310-4 establishes definitions of various terms related to Land Use; and

WHEREAS, Chapter 310-55 establishes regulations applicable to all districts, and subsection H regards Accessory Structures and Uses; and

WHEREAS, the Borough desires to strengthen the definition of “Floor Area Ratio”, “Building Height”, “Family” and “Parking Space” in order to reduce confusion and be more compliant with recent case law; and

WHEREAS, the Borough desires to modify the Schedule of Uses and Requirements, attached to and made part of §310-53, pertaining to Floor Area Ratio and Building Height; and

NOW BE IT ORDAINED, BY THE MAYOR AND COUNCIL OF THE BOROUGH OF HILLSDALE AS FOLLOWS:

The definitions of “Floor Area Ratio”, “Building Height”, “Family” and “Parking Space” in §310-4 shall be as follows:

Floor Area Ratio (FAR) (Commercial)

The sum of the area of all floors of existing or new buildings or structures, compared to the total area of the property on which the structures are located, expressed as a percentage. The computation of floor area ratio includes the principal and all accessory structures and buildings, such as sheds and garages located on the lot. Habitable attic space as defined in this § 310-4 is included in the FAR calculation. Basements, cellars, and uncovered as well as covered decks and patios are not included in the computation. Roofed and/or covered decks and patios are considered buildings and included in the FAR calculations. FAR computations shall be taken from the exterior face of outside walls, pillars and/or columns and include the wall thickness.

Floor Area Ratio (FAR) (Residential)

The computation of floor area ratio (FAR) includes the principal and all accessory structures and buildings located on the lot but shall not include the following accessory structures: sheds, detached garages, basements, cellars, and both covered and uncovered decks and patios are not included in the computation.

Impervious Coverage limitations.

The computation of Impervious Coverage shall not include the following accessory structures: sheds, detached garages, basements, cellars, and both covered and uncovered decks and patios.

Building Height

The vertical distance measured from average finished grade taken at a 5' offset from the perimeter of the Building to the highest point of the roof. When the lot line is less than five (5) feet from the Building, only the grade between the building and the lot line shall be used in the calculation for determining building height.

Family

Includes, but is not limited to, regardless of marital status, actual or perceived sexual orientation, or gender identity, the following:

1. A single person, who may be an elderly person, displaced person, disabled person, near-elderly person, or any other single person; or,
2. A group of persons residing together, and such group includes, but is not limited to: 1. A family with or without children (a child who is temporarily away from the home because of placement in foster care is considered a member of the family);
2. An elderly family;
3. A near-elderly family;
4. A disabled family;
5. A displaced family; and,
6. The remaining member of a tenant family

Parking Space

An off-street space available for the parking of a motor vehicle provided that such space shall have a minimum width of 9 feet and a minimum depth of 18 feet, exclusive of maneuvering areas, passageways, driveways and loading spaces appurtenant thereto.

BE IT FURTHER ORDAINED that the Schedule of Uses and Requirements, attached to and made part of §310-53, shall be amended as follows:

Permitted Floor Area Ratio in the R-1 Zone shall be 20%

Permitted Floor Area Ratio in the R-2 Zone shall be 25%

Permitted Floor Area Ratio in the R-3 Zone shall be 29%

Permitted Floor Area Ratio in the R-4 Zone shall be 32%

Maximum Building Height in all Residential zones shall be 35 feet.

BE IT FURTHER ORDAINED that §310-55, Regulations Applicable to All Districts, shall be amended at Section H, Accessory Structures and Uses, to add (12) as follows:

12. Regulations as to Sheds. Garden Type Utility Sheds shall be no greater than 120 square feet, and shall be located no closer than three (3) feet from any property line and shall comply with any relevant building codes.

All Ordinances of parts of Ordinances inconsistent herewith are hereby repealed as to such inconsistencies only. In the event that any word, phrase, clause, section or provision of this Ordinance is found by any Court of competent jurisdiction to be unenforceable, illegal or unconstitutional, such word, phrase, clause or provision shall be severable from the balance of this Ordinance and the remainder of this Ordinance shall remain in full force and effect.

This Ordinance shall take effect upon passage and publication as provided by Law.

BE IT RESOLVED, that Ordinance No. 18-09 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 1, 2018 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.

Mayor Ruocco before I ask for a motion, he had a conversation with Councilmember Segalas which emanates to a certain extent from us and input from the Planning Board. The Planning Board has informed us that it is on their Agenda for April 12 and they asked us if we would not introduce it and wait until they have given comments and presuming the Planning Board's comments are acceptable to Councilmember Segalas and the Committee, we would then introduce an ordinance to go forward with.

Councilmember Lundy thought this was already introduced in February and then there were a number of days for the Planning Board to get back to us.

Attorney Madaio said we did introduce this, it shouldn't be on for introduction, and it should be on for final passage. He said he believed Councilmember Segalas had an issue that the Planning Board has a certain time frame and we would like everyone to act within those time frames and we are about to deluge them with redevelopment and some affordable housing issues. They have asked for a brief extension and it is up to the Council and he will leave the balance of the explanation to Councilmember Segalas.

Councilmember Segalas remembered that we had introduced this already and he looked for it and couldn't find it in the minutes.

Borough Clerk Kohan said she thought there had been a change and she put it back on the Agenda. She will double check on this and if we need to pull it she will make certain.

Attorney Madaio said when we introduced it on the 13th or 14th there should not have been any changes after that although it occasionally occurs that people send emails, ideas, so maybe some of that may have resulted in a bit of confusion. I would not at that reintroduce but get the comments from the Planning Board, see what they say, and as a result we may have some final comments that may trigger exactly what we suggested and trigger the need for reintroduction. However, in the interim, he would not reintroduce.

Mayor Ruocco said the attorney's advice is to remove this from tonight's agenda.

Councilmember Segalas said ordinarily we wait for the Planning Board to get back to us, however, given to the unusual circumstances, he would move to carry the discussion further until after our closed session. He would like to speak with the Mayor and Council.

Council President Pizzella seconded the motion.

Roll Call Vote on motion to carry forward discussion until a future meeting:

Ayes: Councilmembers Horvath, DeRosa, Lundy, Segalas, Council President Pizzella

Nays: None

Absent: Councilmember Karcich

18-04 – (Adoption)

An Ordinance Establishing Recreation Department Program and Summer Camp Fees for the Year 2018 in the Borough of Hillsdale

BE IT ORDAINED by the Borough Council of the Borough of Hillsdale as follows:

SECTION 1. The Hillsdale Summer Camp season for children of Hillsdale and River Vale residents and for children attending Hillsdale schools (St. John's included) shall operate continuously for 5 weeks.

SECTION 2. The **Summer Camp Fees** per registrant for the year 2018 are as follows:

Hillsdale/ River Vale

St. John's Student/

Resident

Non-Resident

Camp Pascack, Grades 1 – 4	\$850	\$900
Camp Adventure, Grades 5 – 6	\$900	\$950
Field Trip Camp, Grades 7 – 9	\$950	\$975
Late registration fee after May 7, 2018	\$50	\$50
Before Camp Program (8:00 – 9:00 am)		
Pre-Registered (all weeks)	\$180	\$185
Pre-Registered (per week)	\$60	\$60
Pre-Registered (per day)	\$20	\$20
No pre-registration (per day)	\$25	\$25
After Camp Program (3:00 – 6:00 pm)		
Pre-Registered (all weeks)	\$340	\$345
Pre-Registered (per week)	\$100	\$100
Pre-Registered (per day)	\$25	\$25
No pre-registration (per day)	\$30	\$30
Late pick-up (after 6:00 pm,	\$15	\$15
Per 15 minute increment.)		

NO REFUNDS

SECTION 3. The Recreation Program Fees per registrant for the year 2018 are as follows:

	<u>Hillsdale Resident</u>	<u>Non-Resident</u>
Men’s Basketball	\$70	\$70
Duplicate Bridge	\$20	\$35
Indoor Soccer	\$55	\$60
Youth Basketball (1,2,3 clinic Grade)	\$60	\$60
Youth Basketball (3 rd to 8th Grade,	\$85, per child	\$85
Youth Basketball (9th to 12 th Grade,*RV)	\$85, each child	\$85
Women’s Volleyball	\$45	\$45
Girls Instructional Volleyball	\$50	\$50
Men’s 18 & over Softball	\$400/per team	N/A
Men’s 35 & over Softball	\$50	\$55
Women’s 18 & over Softball	\$50	\$55
Wrestling	\$135	\$135
Rutgers Coaches Class	\$45	\$45
Art Program, per class or (session)	\$95 - \$100	N/A
Cooking per class or (session)	\$5-100	N/A
PGA Golf Program	\$100	N/A
Tennis Program	\$100	N/A

	MAXIMUM
HS Sophomore	\$8.25
HS junior	\$8.50
HS senior	\$8.75
College freshman	\$9.00
College sophomore	\$9.25
College junior	\$9.50
College Senior or 22+ years old	\$9.75
College Graduate, 1 st year	\$10.50
College Graduate, 2 nd year	\$11.50
College Graduate, 3 rd year	\$12.50
College Graduate, 4 th year	\$13.50
College Graduate, 5 th year	\$14.50
College Graduate, 6 th year	\$15.50

Camp Hillsdale Experience Benefit

A flat rate of \$25.00 will be applied for every paid year of Camp Hillsdale experience that each counselor has with the Borough of Hillsdale. This adjustable experience benefit will be paid at the completion of the summer day camp season in August.

SECTION 2. The range salary amount to be paid to a **Specialist** who must have an education degree/certification is \$1,000 to \$3,500 (based on the applicant’s related camp experience and camp time length). This is an appointed position.

SECTION 3. The range salary amount to be paid to a **Camp Director (one)** - \$10,000 and \$21,000 or **Assistant Director’s (each)** is \$3,000 to \$10,000 (based on applicant’s related camp experience and camp time length). This is an appointed position.

SECTION 4. Additional hourly increments on top of base rate may be earned for the following recognized certifications:

First Aid Certification	\$0.50
CPR: Adult and Child	\$0.75
Lifeguard Certification	\$0.75
Head Counselor	\$0.40

SECTION 5. The compensation of all personnel whose services are required as Program Supervisors for the Recreation Commission Programs is as follows:

Program	Rate
Men’s Basketball	\$200/season
Duplicate Bridge	\$600/season
Indoor Soccer	\$300/season
Women’s Volleyball	\$100/season
Girls’ Volleyball Instructor	\$500/season

Youth Basketball: primary	\$2,000/season
Youth Basketball: Level 1	\$1,200/season
Youth Basketball Level 2	\$1,000/season
Youth Basketball Level 3	\$800/season
Youth Basketball Clinic-primary	\$1,500/season
Men's 18+ Softball	\$400/season
Men's 35+ Softball	\$400/season
Women's 18+ Softball	\$400/season
Summer Concert Coordinator	\$n/a/season
PV Junior Wrestling	\$400/season
Pt Recreation Secretary Hrly	\$17.69 Hrly
Basketball referee	\$16 per game
Basketball clock, scoreboard	\$12 per game
Keeper	
Hall monitors	\$12 per hour
Professional Referee	\$30-\$50 per game

SECTION 6. The compensation fixed and determined by this ordinance for the person holding the respective office and position of employment herein named, shall, except as otherwise provided by statute, ordinance or resolution, be in lieu of all other fees, costs and charges received and collected by such office and employee shall be remitted promptly to the Borough Treasurer.

SECTION 7. All ordinances and resolutions inconsistent with the provisions of this ordinance are hereby repealed as to such inconsistencies.

SECTION 8. This ordinance shall take effect immediately after final passage, approval and publication of notice thereof as required by law.

Motion to open public hearing on Ordinance 18-05 by Councilmember DeRosa, Second by Councilmember Lundy, and unanimously carried.

I will now open the meeting to the public. If anyone desires to be heard regarding Ordinance No. 18-05, please raise your hand to be recognized, come forward to the microphone and state your name and address for the record. Seeing no one, Mayor Ruocco closed the meeting to the public.

I entertain a motion that the public hearing on Ordinance No. 18-05 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. Now, therefore, be it resolved that this ordinance be adopted and the Borough Clerk is authorized to advertise the same according to law.

Motion to close public hearing on Ordinance 18-05 by Councilmember DeRosa, Second by Councilmember Lundy, and unanimously carried.

Motion to adopt Ordinance No. 18-05 by Councilmember DeRosa, Second by Councilmember Lundy.

Roll Call Vote:
 Ayes: Council Members Lundy, Segalas, Council President Pizzella, DeRosa, Horvath
 Nays: None
 Absent: Council Member Karcich

18-06 – (Adoption)

An Ordinance of the Borough of Hillsdale, County of Bergen, State of New Jersey, to Amend Chapter 264 of the Borough Code entitled “Swimming Pools, Private” and §138-9 Fees

WHEREAS, the Chapter 264 of the Borough Code of the Borough of Hillsdale pertains to swimming pools on private property; and

WHEREAS, the Borough desires to add a section regarding permit requirements for the removal of swimming pools to the aforesaid section.

NOW BE IT ORDAINED, BY THE MAYOR AND COUNCIL OF THE BOROUGH OF HILLSDALE AS FOLLOWS:

§264-6 shall be added as follows:

§264-6 Swimming Pool Removal Permit Requirements

Swimming pools on private property may be removed upon cessation of use. Pools may NOT be filled in or abandoned in place. A demolition permit is required for the removal of all pools, prior to the required removal and demolition work.

Permit Requirements shall be as follows:

- a) The pool shell must be removed, regardless of material type.
- b) The pool void shall be filled with crushed rock material (3/4” minimum size to 1’1/2” maximum size) for a minimum of 12” deep at the bottom and then clean fill, or other approved material shall be added on top to match adjacent grade level.
- c) All gas, water and sewer lines to the pool shall be securely capped off with an approved fitting (gas line is required to have a screw fitting).
- d) All electric pool equipment, including the breaker in the electrical panel underground wiring, conduit or other items, shall be removed.
- e) If a structure is to be constructed above or near the filled area, a geotechnical report/letter prepared by a soils engineer shall be required, in the discretion of the construction official.

Inspections

Two inspections are required for pool removals. The in-progress inspection shall be scheduled during the demolition process, when the holes along the pool floor have been drilled and before the pool void is filled. Final inspection shall be scheduled after all work is completed and the site/soil is stabilized.

Additionally, Chapter 138 entitled “FEES” shall be amended at Chapter 124 Construction Codes, Uniform, under the section for **Swimming Pools** to add:

Permit fees for the removal of in-ground pools \$300

All Ordinances of parts of Ordinances inconsistent herewith are hereby repealed as to such inconsistencies only.

In the event that any word, phrase, clause, section or provision of this Ordinance is found by any Court of competent jurisdiction to be unenforceable, illegal or unconstitutional, such word, phrase, clause or provision shall be severable from the balance of this Ordinance and the remainder of this Ordinance shall remain in full force and effect.

This Ordinance shall take effect upon passage and publication as provided by Law.

A motion by Council Member Segalas to carry this after the Closed Session, second by Councilmember DeRosa, and unanimously carried.

RESOLUTIONS:(Consent Agenda): R18080 through R18090:

- [R18080](#) Resolution Authorizing a Shared Service Agreement Between the Borough of Hillsdale and the County of Bergen for the Storage of Electronic Data, Including Servers and Related Storage Hardware

WHEREAS, the COUNTY, through its Department of Public Safety – Division of Communications, currently operates a state-of-the-art Public Safety Operations Center (“PSOC”) at 285 Campgaw Road Mahwah, NJ 07430, providing 9-1-1 communications and dispatch services to municipalities throughout Bergen County; and

WHEREAS, the PSOC incorporates a fully functional state of the art data center with sufficient additional rack space to permit municipal agencies to collocate municipal law enforcement electronic data storage equipment, including servers and related storage hardware (hereinafter “Equipment”); and

WHEREAS, the Borough of Hillsdale has a need to procure an off-site location at which to place its Equipment for purposes of disaster recovery; and

WHEREAS, the COUNTY has sufficient rack space, power, and data bandwidth to accommodate the co-location of the Borough of Hillsdale’s Equipment; and

WHEREAS, the Borough of Hillsdale and the COUNTY wish to enter into a shared services agreement (“Agreement”) whereby the Borough of Hillsdale will be permitted to co-locate its disaster recovery Equipment at the PSOC; and

WHEREAS, the Uniform Shared Services and Consolidation Act (N.J.S.A. 40A:65-1 et seq.) promotes the broad use of shared services as a technique to reduce local expenses funded by property tax payers; and

WHEREAS, pursuant to N.J.S.A. 40A:65-5, the COUNTY and Borough of Hillsdale have each adopted resolutions authorizing entry into this Agreement, copies of which are annexed hereto as exhibits,

NOW, THEREFORE, BE IT AGREED, in consideration of the promises and of the covenants, terms, and conditions hereinafter set forth, the COUNTY and the Borough of Hillsdale agree to perform in accordance with the provisions, terms and conditions set forth in the Agreement.

[R18081](#) Updating Resolution Granting Authorization to Enter into a Grant Agreement for 2015-2016 Community Development Block Grant Funds for Handicapped Accessible Bathroom ~ Train Station

BE IT RESOLVED, that the Mayor and Council of the Borough of Hillsdale entered into a grant agreement with the County of Bergen for the purpose of using \$49,800, forty-nine thousand eight hundred dollars in 2015-2016 Community Development Block Grant, Contract Number PV-01-15, Term of Contract, 07/01/15 through 06/30/16, Account Number 21-213-746-235-47-57, funds for:

HANDICAPPED ACCESSIBLE BATHROOM~TRAIN STATION

HILLSDALE, NEW JERSEY

BE IT RESOLVED, that those previously authorized to sign the agreement and vouchers are no longer valid; and

BE IT FURTHER RESOLVED, that the Mayor and Council now hereby authorizes the Mayor to be a signatory for the aforesaid grant agreement; and

BE IT FURTHER RESOLVED, that the Mayor and Council hereby authorizes the CMFO/Administrator to sign all County vouchers submitted in connection with the aforesaid project; and

BE IT FURTHER RESOLVED, that the Mayor and Council recognizes that the Borough of Hillsdale is liable for any funds not spent in accordance with the Grant Agreement; and that liability of the Mayor and Council is in accordance with HUD requirements.

[R18082](#) Resolution to Authorize the DPW Superintendent to Sign the Certification Stating that the Borough of Hillsdale will Comply with the Standards Set for Municipalities under Recycling Rules as required in N.J.A.C. 7:26A-11

WHEREAS, William Haffler was appointed Acting Recycling Coordinator for the Borough of Hillsdale as of April 2, 2018; and

WHEREAS, Title 7 Environmental Protection; Chapter 26A Recycling Rules; Subchapter 11 – Standards for Municipalities lists the standards that municipalities must follow for recycling rules; and

THEREFORE, the Borough of Hillsdale authorizes William Haffler to sign the certification stating that the Borough of Hillsdale agrees to comply with the requirements set forth in N.J.A.C. 7:26A-11.

[R18083](#) Resolution of the Borough of Hillsdale, County of Bergen, State of New Jersey, Requesting the Approval of the Director of Local Government Services to Defer Regional High School Taxes

WHEREAS, The Regional High School Tax levy for the 2017-2018 school year is \$11,479,273.

BE IT RESOLVED, That the Borough of Hillsdale does hereby request the consent of the Director of the Division of Local Government Services in the Department of Community Affairs to defer \$5,739,637.

[R18084](#) A Resolution Approving an Agreement with Suez Water of New Jersey for the Reservoir Walkway in the Borough of Hillsdale

WHEREAS, the Mayor and Council of the Borough of Hillsdale have resolved to create a nature walkway to serve the residents of Hillsdale, and

WHEREAS, portions of the walkway traverse property owned by Suez Water of New Jersey; and

WHEREAS, the Borough of Hillsdale desires to enter into a license agreement with Suez Water of New Jersey to govern the usage/duties of the parties regarding the use of the necessary property for the walkway; and

WHEREAS, given the property’s sensitive use as a watershed resource as well as the need for significant multiple borough cooperation, the Nature Trail initiative will be treated by SWNJ as a two year pilot program with the possibility to extend for up to three (3) additional years; and

WHEREAS, the finalized license agreement, attached hereto, will be available for inspection with the Borough Clerk; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Borough Council of the Borough of Hillsdale that the Mayor is authorized, and the Borough Clerk shall attest to the License agreement between the Borough of Hillsdale and Suez Water Company of New Jersey and that such agreement shall be on file with the Borough Clerk and available for public inspection.

[R18085](#) Resolution Decreasing Contract Price for the ADA Improvements to the Train Station Bathroom – Change Order #1

WHEREAS, the Borough of Hillsdale (“Borough”), by Resolution dated June 8, 2017 awarded to JZA Enterprises, LLC, 6 Darwin Way, Aberdeen, NJ 07747 a contract in the amount of \$29,000.00 (the "Contract Price") for a project known as ADA Improvements to the Train Station Bathroom; and

WHEREAS, the Borough Administrator has proposed a Change Order for a decrease in the amount of \$2,042.00 per a recommendation of the Borough Engineer due to DCA Permit Costs, Costs related to the Fabricate Radiator Cover and the Cost of Supplemental Construction; and

WHEREAS, the Borough Engineer and the Borough Administrator are recommending the approval by the Governing Body of Change Order No. 1:

Decrease of Base Bid	-7.04%
Various Decreases listed above	-\$2,042.00

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council do hereby authorize the execution by the Administrator of Change Order No. 1 pursuant to which the Contract Price will be decreased by \$2,042.00, from \$29,000.00 to \$26,958.00 (the "Amended Contract Price").

[R18086](#) Emergency Temporary Budget Appropriations for 2018

WHEREAS, an emergency has arisen with respect to the amounts allocated in the 2018 Temporary Operating Budget and/or the 2018 Temporary Stonybrook Operating Budget other expenses due to the permanent budget not yet being adopted, and the 2018 temporary appropriations are inadequate to provide for these expenses for the aforesaid reason, N.J.S.A. 40A:4-20 provides for the creation of emergency temporary appropriations, and

WHEREAS, the total emergency temporary resolutions adopted in the year 2018 pursuant to the provision of N.J.S.A. 40A:4-20 including this resolution total \$1,080,000.00 in the Current Fund and \$100,000.00 in Stonybrook Swim Club Funds; and

NOW, THEREFORE, BE IT RESOLVED, by Council of the Borough of Hillsdale (not less than two-thirds of the members thereof affirmatively concurring) that in accordance with N.J.S.A. 40A:4-20, emergency temporary appropriations are hereby made for the following line items in the listed amount:

TEMPORARY BUDGET
MUNICIPAL OPERATIONS

2018	SALARIES	OTHER	
APPROPRIATIONS	AND WAGES	EXPENSES	TOTAL
<u>CURRENT FUND</u>			
Administrative and Executive	\$ 10,000.00	\$ -	\$ 10,000.00
Public Information	\$ -	\$ -	\$ -
Mayor and Council	\$ -	\$ -	\$ -
Clerks Office	\$ 6,000.00	\$ -	\$ 6,000.00
Administration of Finance	\$ -	\$ -	\$ -
Audit Services	\$ -	\$ -	\$ -
Collection of Taxes	\$ 3,000.00	\$ 2,000.00	\$ 5,000.00
Assessment of Taxes	\$ 1,000.00	\$ 1,000.00	\$ 2,000.00
Legal	\$ -	\$ -	\$ -
Engineering Services	\$ -	\$ 10,000.00	\$ 10,000.00
Environmental Commission	\$ -	\$ -	\$ -
Planning Board	\$ -	\$ -	\$ -
Zoning	\$ 2,000.00	\$ -	\$ 2,000.00
Uniform Construction Code	\$ 15,000.00	\$ 2,000.00	\$ 17,000.00
Insurance			
Health	\$ -	\$ 300,000.00	\$ 300,000.00
Workers Compensation	\$ -	\$ 50,000.00	\$ 50,000.00
Unemployment Compensation	\$ -	\$ -	\$ -
Liability	\$ -	\$ 50,000.00	\$ 50,000.00
Police Department	\$ 100,000.00	\$ -	\$ 100,000.00
OEM	\$ -	\$ -	\$ -
Aid to Ambulance Squad	\$ -	\$ -	\$ -
Fire Department	\$ -	\$ 5,000.00	\$ 5,000.00
Fire Prevention	\$ 4,000.00	\$ -	\$ 4,000.00
Prosecutor	\$ -	\$ -	\$ -
Road Repair & Maintenance	\$ 40,000.00	\$ 50,000.00	\$ 90,000.00
Sanitation	\$ -	\$ 100,000.00	\$ 100,000.00

Recycling	\$ -	\$ 25,000.00	\$ 25,000.00
Buildings & Grounds	\$ -	\$ 15,000.00	\$ 15,000.00
Train Station	\$ -	\$ -	\$ -
Vehicle Maintenance	\$ -	\$ 30,000.00	\$ 30,000.00
Board of Health	\$ 5,000.00	\$ 8,000.00	\$ 13,000.00
Administration of Public Assistance	\$ 4,000.00	\$ -	\$ 4,000.00
Recreation	\$ 500.00	\$ 3,000.00	\$ 3,500.00
Senior Citizens	\$ -	\$ 3,000.00	\$ 3,000.00
Parks and Playgrounds	\$ 10,000.00	\$ 10,000.00	\$ 20,000.00
Maintenance of Free Public Library	\$ -	\$ 100,000.00	\$ 100,000.00
Celebration of Public Events	\$ -	\$ 1,000.00	\$ 1,000.00
Utilities – Gas & Electric	\$ -	\$ -	\$ -
Telephone	\$ -	\$ -	\$ -
Water	\$ -	\$ 20,000.00	\$ 20,000.00
Bergen County Utilities Authority	\$ -	\$ 5,000.00	\$ 5,000.00
Gasoline	\$ -	\$ 10,000.00	\$ 10,000.00
Recycling Tax	\$ -	\$ -	\$ -
Social Security	\$ -	\$ 15,000.00	\$ 15,000.00
DCRP	\$ -	\$ -	\$ -
Pistol Range	\$ -	\$ 1,000.00	\$ 1,000.00
Municipal Court	\$ 5,000.00	\$ 10,000.00	\$ 15,000.00
Public Defender	\$ -	\$ 1,500.00	\$ 1,500.00
PVRHS Class III Officers	\$ 40,000.00	\$ 7,000.00	\$ 47,000.00
TOTAL TEMPORARY APPROPRIATIONS	\$ 245,500.00	\$ 834,500.00	\$ 1,080,000.00
<u>DEBT SERVICE</u>			
<u>Current Fund</u>			
Principal	\$ -	\$ -	\$ -
Interest	\$ -	\$ -	\$ -
Current Fund Debt Service	\$ -	\$ -	\$ -
<u>Dedicated Swim Pool Utility</u>	\$ 15,000.00	\$ 25,000.00	\$ 40,000.00
<u>Capital Outlay</u>	\$ -	\$ 60,000.00	\$ 60,000.00
-			
<u>Debt Service</u>			
Principal	\$ -	\$ -	\$ -
Interest	\$ -	\$ -	\$ -
Swim Club Debt Service	\$ -	\$ -	\$ -
TOTAL TEMPORARY APPROPRIATIONS	\$ 15,000.00	\$ 85,000.00	\$ 100,000.00

[R18087](#) Resolution Authorizing the Mayor to Enter into and Sign an Agreement for an Extension of the Contract for Stonybrook Swim Club Summer Pool Lease Program

WHEREAS, the Mayor and Council approved an extension to the Stonybrook Swim Club Summer Pool Lease Program on February 13, 2018; and

WHEREAS, the Borough of Hillsdale extended the lease with Phoenix Aquatic Club USA, 139 Goebel Road, New City, New York 10956 for a period of one year with the agreed upon terms and conditions set forth in the Bid for the Stonybrook Swim Club Summer Pool Lease Program that was received on April 7, 2017; and

NOW, THEREFORE, BE IT RESOLVED, The Borough of Hillsdale Council authorizes the Mayor and Borough Clerk to execute such agreement with Phoenix Aquatic Club USA for the period beginning April 30, 2018 – August 31, 2018 in the contract amount of amount thirty thousand dollars and no cents (\$30,000.00).

[R18088](#) Resolution Authorizing Refund of Tax Overpayment – 4th Quarter Tax Overpayments

WHEREAS, a tax overpayment for 4th Quarter of 2017 exists for the properties listed below,

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Hillsdale authorize the Tax Collector to refund the following taxes:

Block 1404 Lot 9

100 Conklin Avenue \$ 2,158.07

Refund to:

Mohamed Hassanein & Hwajin Mun

Block 1406 Lot 16

39 Grove St. \$ 3,775.99

Refund to:

Aditi Sen

Block 1512 Lot 7

229 Raymond St. \$ 738.34

Refund to:

Mark & Lynn Arcella

Total \$6,672.40

[R18089](#) Resolution Authorizing Contracts with Certain Approved Cooperative Pricing System Vendors Pursuant to N.J.S.A. 40A:11-11 Data Communications Equipment Number 88792

WHEREAS, N.J.S.A. 40A:11-11(5) authorizes contracting units to establish a Cooperative Pricing System (“CPS”) and to enter into Cooperative Pricing Agreements for its administration; and

WHEREAS, the Borough of Hillsdale, pursuant to N.J.S.A. 40A:11-11(5) and N.J.A.C. 5:34-7.11(c), may by resolution and without advertising for bids, purchase any goods or services for any contracts under the CPS and entered into by the Lead Agency; and

WHEREAS, the Borough of Hillsdale has the need on a timely basis to purchase goods or services utilizing such contracts; and

WHEREAS, The Borough of Hillsdale will be purchasing computer hardware for the Borough through the New Jersey State Contract:

SHI International Corp.

Contract # 89851

Contract Terms: 9/1/15-6/30-2020

National IPA Cooperative Contract

Contract #2018011

3/1/18-2/28/23

At an amount not to exceed a total of fifteen thousand dollars and no cents (\$15,000.00); and

NOW, THEREFORE, BE IT RESOLVED, that the Borough of Hillsdale authorizes the Purchasing Agent to purchase certain goods or services from those approved vendors on the attached list, pursuant to all conditions of the individual contracts and provided that sufficient funds are available for the goods or services rendered; and

BE IT FURTHER RESOLVED, that the governing body of the Borough of Hillsdale, pursuant to N.J.A.C. 5:30-5.5(b), the certification of available funds, shall either certify the full maximum amount against the budget at the time the contract is awarded, or no contract amount shall be chargeable or certified until such time as the goods or services are ordered or otherwise called for prior to placing the order, and a certification of availability of funds is made by the Chief Financial Officer.

[R18090](#) Resolution Authorizing Refund of Tax Over Payment – 1st Quarter Duplicate Tax Payments

WHEREAS, a duplication of tax payments occurred for the 1st Quarter of 2018 on the properties listed below and an overpayment of taxes was the result,

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Hillsdale authorize the Tax Collector to refund the following taxes:

Block 103 Lot 11

83 Craig Rd \$ 3,474.52

Refund to:

Wells Fargo Real Estate Tax Service

Block 203 Lot 31

80 Horizon Terr. \$ 4,546.44

Refund to:

Wells Fargo Real Estate Tax Service

Block 504 Lot 27

352 Ell Rd \$ 2,630.64

Refund to:

Wells Fargo Real Estate Tax Service

Block 1117 Lot 4

73 Yesler Way \$ 3,080.78

Refund to:

Wells Fargo Real Estate Tax Service

Block 1517 Lot 13

32 Riverdale St. \$ 3,235.75

Refund to:

Michael & Fran Kanter

Block 1601 Lot 3

150 Dwight Ave. \$ 932.28

Refund to:

Atlantic Stewardship Bank

Block 1607 Lot 6.01

345 Magnolia Ave \$ 3,220.60

Refund to:

Wells Fargo Real Estate Tax Service

Block 1623 Lot 4

189 Oakland St. \$ 4,426.00

Refund to:

Wells Fargo Real Estate Tax Service

Block 1804 Lot 12

125 Demarest Ave. \$ 3,367.30

Refund to:

Wells Fargo Real Estate Tax Service

Total \$28,914.31

Motion by Council Member DeRosa, Second by Council Member Segalas.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, Council President Pizzella, DeRosa, Horvath

Nays: None

Absent: Councilmember Karcich

OFF-CONSENT:

[R18091](#) Resolution Authorizing Bergen County Cooperative Pricing System #11-BeCCP; Contract Purchasing System #CK04 – Service Commodity: Roof Repair, Installation & Maintenance (Tabled from March 16, 2018 meeting)

WHEREAS, the Borough of Hillsdale is a member of the Bergen County Cooperative Pricing System and desires to use the Co-Op for the services of a roof replacement for the Borough Hall Building; and

WHEREAS, the Bergen County Cooperative Pricing System (ID #11-BeCCP), awarded to various vendors under the Co-Op Bid #17-50.1 for the service of a roof replacement; and

WHEREAS, the Borough of Hillsdale will be replacing the roof at Borough Hall through

White Rock Corporation
17 Grammercy Road
Old Bridge, New Jersey 08857

Contract Period is December 6, 2017 through December 5, 2018; and

NOW THEREFORE, BE IT RESOLVED, that the Borough of Hillsdale authorizes the service of the roof replacement on the Borough Hall Building under the Bergen County Cooperative Pricing System ID #11-BeCCP, Bid #17-50.1 under the county contract prices with the amount not to exceed one hundred forty-eight thousand three hundred dollars and no cents (\$148,300.00).

Council President Pizzella said we need to go to Closed Session first.

Motion to untable _____ Second _____
Council Members Lundy, Segalas, , DeRosa, Horvath, Karcich, Council President Pizzella

Motion to adopt _____ Second _____
Council Members Segalas, DeRosa, Horvath, Karcich, Lundy, Council President Pizzella,

Borough Attorney Madaio said he suggested that R18092 not be tabled but carry it after a closed discussion because he has two different resolutions to look at and they might be companion resolutions. He would like to explain the process in its entirety.

Mayor Ruocco said this gets back Council President Pizzella’s comments regarding the commuter lot.

[R18092](#) Resolution Authorizing the Planning Board to Undertake a Preliminary Investigation to Determine Whether Block 1207, Lots 8, 9, 10 and 11; Block 1208, Lots 1, 2, 3, 4 and 5; Block 1209, Lots 2, 3, 4, 5, 6; Block 1210, Lots 6, 7, 8, 9, 10 and 11; Block 1211, Lots 1 and 2; and Block 1212, Lot 13 Qualify for Designation as “An Area in Need of Redevelopment” Pursuant to N.J.S.A. 40A:12A-1 Et Seq. and to Authorize DMR Architecture to Prepare Necessary Studies for Use by the Planning Board

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.*, (“LRHL”) provides a mechanism to empower and assist local governments in efforts to promote programs of redevelopment; and

WHEREAS, the Borough Council desires to explore whether the following real property:

<u>Block</u>	<u>Lot</u>	<u>Location</u>
1207	8	49 Prospect Place
1207	9	55 Prospect Place
1207	10	67 Prospect Place
1207	11	73 Prospect Place
1208	1	560 Piermont Ave
1208	2	74 Prospect Place
1208	3	539 Piermont Ave
1208	4	115 Patterson Street
1208	5	123 Patterson Street
1209	2	93 Prospect Place
1209	3	93 Prospect Place

1209	4	95 Prospect Place
1209	5	107 Prospect Place
1209	6	109 Prospect Place
1210	6	100 Prospect Place
1210	7	560 Piermont Ave
1210	8	540 Piermont Ave (554 Piermont)
1210	9	550 Piermont Ave
1210	10	538 Piermont Ave
1210	11	77 Brookside Place
1211	1	145 Patterson Street
1211	2	60 Brookside Place
1212	13	270 Knickerbocker Ave

inclusive of any and all streets, “paper” streets, private drives and right of ways (the “Study Area”) may be an appropriate area for consideration for the program of redevelopment and for designation as an area in need of redevelopment; and

WHEREAS, the LRHL sets forth a specific procedure for establishing whether or not various properties constitute an “area in need of redevelopment”; and

WHEREAS, pursuant to *N.J.S.A. 40A:12A-6*, prior to the Borough Council making a determination as to whether the Study Area qualifies as an area in need of redevelopment, the Borough Council must authorize the Planning Board, by Resolution, to undertake a preliminary investigation to determine whether some of all of the properties in the Study Area meet the criteria of an area in need of redevelopment set forth in *N.J.S.A. 40A:12A-5*, and desire to direct a Planner on behalf of the Borough to prepare necessary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment”; and

WHEREAS, the Borough Council desires to direct the Borough Planning Board to undertake such preliminary investigation to determine whether the Study Area meets the criteria for designation as an area in need of redevelopment pursuant to *N.J.S.A. 40A:12A-5* and in accordance with the investigation and hearing process set forth at *N.J.S.A. 40A:12A-6*.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Hillsdale hereby directs the Planning Board to conduct the necessary preliminary investigation and to hold a public hearing to determine whether the Study Area defined hereinabove qualifies for designation as an area in need of redevelopment under the applicable criteria and pursuant to the public hearing process set forth in *N.J.S.A. 40A:12A-1, et seq.*; and

BE IT FURTHER RESOLVED, that the redevelopment area determination shall further authorize the municipality to use all those powers provided by the New Jersey Legislature for use in a redevelopment area, including the power of eminent domain (hereinafter referred to as a “Condemnation Redevelopment Area”).

BE IT FURTHER RESOLVED, that DMR Architecture of Heights Plaza 777 Terrace Avenue, Suite 607 Hasbrouck Heights, New Jersey 07604 be, and hereby is, retained and is authorized to prepare necessary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment” and to otherwise guide the Mayor and Council and the Planning Board in the redevelopment process, deliberations, and public hearing(s) at any amount not to exceed Twenty-Four Thousand Four Hundred Dollars and No cents (\$24,400.00).

BE IT FURTHER RESOLVED, that the contract is being awarded to DMR Architecture based on their merits and abilities to provide the goods or services as described herein. The contract is being awarded through a “fair and open process”.

BE IT FURTHER RESOLVED, that DMR Architects be, and hereby is, retained and is authorized to prepare necessary preliminary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment” and to otherwise guide the Mayor and Council and the Planning Board in the redevelopment process, deliberations, and public hearing(s).

BE IT FURTHER RESOLVED, that the Planning Board shall submit its findings and recommendations to the Borough Council in the form of a Resolution with all necessary supporting documentation.

BE IT FURTHER RESOLVED, that Mayor John Ruocco is hereby authorized to sign the Contract with DMR Architecture on behalf of the Borough, and that all appropriate Borough professionals, employees, elected, and appointed officials are hereby authorized and directed to take any and all steps necessary to effectuate the purposes of this Resolution.

BE IT FURTHER RESOLVED, that a certified copy of this Resolution be forwarded to the Borough Clerk, Chief Financial Officer and Borough Planning Board Chairman and Secretary,

This Resolution shall take effect immediately.

Roll Call Vote:

Ayes: Council Members DeRosa, Horvath, Lundy, Segalas, Council President Pizzella

Nays: None

Absent: Council Member Karcich

[Presentation – from DMR](#)

[Agreement with DMR](#)

[R18093](#) Resolution Accepting the Donation of the “Child Safety Forever Fountain”

WHEREAS, Drew’s Pondscapes of Wyckoff, New Jersey desires to donate a memorial fountain to the Borough of Hillsdale on behalf of the Joan Angela D’Alessandro Foundation (“the Foundation”);

WHEREAS, Jeanene Scallo from Mystical Gardens Landscape Designers shall install the fountain at the Joan Angela D’Alessandro White Butterfly Sculpture Garden located in front of the Hillsdale Train Station; and

WHEREAS, the fountain shall be called the "Child Safety Forever Fountain" and shall enhance the child safety message of the garden; and

WHEREAS, the Foundation desires to have the fountain turned on April 19th, the 45th Anniversary of the passing of Joan Angela D’Alessandro; and

WHEREAS, the plan for the fountain includes electricity for the water pump, which electricity is proposed to be connected to the Hillsdale Train Station; and

WHEREAS, approval is required by the County of Bergen and NJ TRANSIT Rail Operations; and

WHEREAS, NJ TRANSIT Rail Operations has given their conditional approval to install a single 120V, single phase circuit from the Hillsdale Station panelboard to a GFCI weatherproof outlet installed in the memorial garden area on Hillsdale municipal park property to power the pump for the proposed fountain.

WHEREAS, all parties agree to the conditions of NJ TRANSIT’s approval; and

WHEREAS, the Foundation agrees to be responsible for all maintenance and upkeep of the fountain.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the Borough of Hillsdale, County of Bergen, State of New Jersey hereby accept the donation of the Child Safety Forever Fountain.

[Maintenance of Fountain Letter](#)

Motion by Council President Pizzella, Second by Council Member DeRosa.

Councilmember Segalas asked if the property on which the fountain is to be installed is owned by the county of the Borough.

Mayor Ruocco said the county owns it.

Administrator DeJoseph said the recommendation was to for approval by the County and Borough and the same with the foliage.

Roll Call Vote:

Ayes: Council Members DeRosa, Horvath, Lundy, Segalas, Council President Pizzella

Nays: None

Absent: Council Member Karcich

COUNCIL COMMENTARIES:

Councilmember Lundy will provide her comments next week.

Councilmember Segalas said he and Councilmember DeRosa will decide on what days to meet to discuss improvement of our volunteer services in town and expressed his appreciation for the assistance received since it is a very pressing issue for our town and other towns in the area.

Council President Pizzella congratulated his son and his team for winning the Hillsdale Hoops 7th Grade Championship. He emphasized how important redevelopment is for Hillsdale and will comment on it at the next meeting.

Councilmember DeRosa said weather permitting the Hillsdale Baseball/Softball opening day is Saturday the 14th at Memorial Field. There is a free shredding event on April 21 at the DPW between 8AM and 12PM for Hillsdale residents only. The mobile clerk office will be here on April 24 through 26 from 10AM to 12PM is you need your passport renewed. He is looking forwarding to working with the new DPW Superintendent. He thanked the Finance Committee and all committees and commissions; he is a difficult job and appreciated all that was done. He reminded people that if you see something, say something; if there is a package out of the ordinary and extends also to social media for those in school. If your child sees something that is a cry for help, someone might act in a violent manner, please call the Police Department at any hour of the day or notify the school as well.

Council Member Horvath said if Hillsdale doesn't have a motto he would like to suggest that "A town with a heart" be applied to Hillsdale.

Administrator DeJoseph said for the next meeting as a result of our conversations with N.J. Transit, there might be a resolution to apply for New Jersey Historic Preservation grant for the preservation plan with the historic architect for the train station and a separate resolution engaging an architect for repair of that grant application depending on the outcome of our discussions with N.J. Transit this week. Next week he will have a resolution for Gaeta Recycling for leaf collection garbage truck rental at the same rate we had last year. We have JIF training March 20 for elected officials who are not able to attend the on line training available. The Borough receives \$250 for every person who attends.

Mayor Ruocco welcomed our new DPW Superintendent Bill Haffler. He congratulated and thanked the DPW for the work they have done since the first snowfall; they did a great job removing the snow and he looks forward to working with the Superintendent in the future. He will be present next week to address us. He looks forward to Baseball opening day April 14 and if he is available, he will make some opening day remarks..

ADJOURN TO CLOSED SESSION:

[R18094](#) 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 – *Solid Waste/Recycling Contract, Library, Police Personnel, Welfare Assistance, Waste Management*

WHEREAS, the Borough Council of the Borough of Hillsdale is subject to certain requirements of the Open Public Meetings Act N.J.S.A. 10:4-6 et seq; and

WHEREAS, the Open Public Meetings Act, N.J.S.A. 10:4-12 provides that an Executive Session not open to the public may be held for certain specified purposes when authorized by Resolution; and

WHEREAS, it is necessary for the Borough Council of the Borough of Hillsdale to discuss in a session not open to the public certain matters relating to the item or items authorized by N.J.S.A. 10:4-12(b) and designated below:

__ (1) Matters required by law to be confidential.

__ (2) Matters where the release of information would impair the right to receive funds.

___ (3) Matters involving individual privacy –

___ (4) Matters relating to collective bargaining

___ (5) Matters relating to the purchase, lease or acquisition of real property or the investment of public funds.

___ (6) Matters relating to public safety and property.

X (7) Matters relating to litigation, negotiations and the attorney-client privilege – *Solid Waste/Recycling Contract, Library, Waste Management*

X (8) Matters relating to the employment relationship – *Police Personnel/Welfare Assistance*

___ (9) Matters relating to the potential imposition of a penalty.

NOW, THEREFORE BE IT RESOLVED, by the Council of the Borough of Hillsdale assembled in public session this date that an Executive Session closed to the public be and the same is hereby authorized for discussion of matters relating to the specified items designated above. It is anticipated that the deliberations conducted in closed session may be disclosed to the public upon the determination of the Borough Council that the public interest will no longer be served by such confidentiality.

Motion by Council Member Horvath, Second by Councilmember Segalas, and unanimously carried.

[R18095](#) Resolution Authorizing the Mayor and Borough Clerk to Execute an Employment Agreement with Robert Francaviglia on Behalf of the Borough

WHEREAS, the Borough and Police Chief Robert Francaviglia have engaged in negotiations for an employment agreement; and

WHEREAS, the parties have reached an agreement; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Hillsdale, County of Bergen, State of New Jersey that the Mayor and Borough Clerk are hereby authorized to execute the Employment Agreement between the Borough of Hillsdale and Robert Francaviglia effective January 1, 2018 through December 31, 2021.

[R18096](#) Resolution Authorizing the Mayor and Borough Clerk to Execute an Employment Agreement with Sean Smith on Behalf of the Borough

WHEREAS, the Borough and Police Captain Sean Smith have engaged in negotiations for an employment agreement; and

WHEREAS, the parties have reached an agreement; and

NOW, THEREFORE, BE IT RESOLVED by the Borough Council of the Borough of Hillsdale, County of Bergen, State of New Jersey that the Mayor and Borough Clerk are hereby authorized to execute the Employment Agreement between the Borough of Hillsdale and Police Captain Sean Smith effective January 1, 2018 through December 31, 2021.

[Contract information](#)

RECONVENE REGULAR MEETING:

Motion to reconvene by Council Member Segalas, Second by Council Member DeRosa, and unanimously carried.

Attorney Madaio said the Borough Clerk has a record of the items we didn't get back to.

Borough Clerk Kohan said we carried 18-09 and 18-06.

Council Member Segalas made a motion to carry these to our first meeting in May to give the Planning Board more than ample time to provide their comments, Second by Council Member Lundy, and unanimously carried.

Borough Clerk Kohan said Off-Consent Resolution R18091.

Mayor Ruocco asked for a motion to untable that resolution.

Motion to untable R18091 was made by Council Member DeRosa, Second by Council Member Segalas.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Absent: Council Member Karcich

WHEREAS, the Borough of Hillsdale is a member of the Bergen County Cooperative Pricing System and desires to use the Co-Op for the services of a roof replacement for the Borough Hall Building; and

WHEREAS, the Bergen County Cooperative Pricing System (ID #11-BeCCP), awarded to various vendors under the Co-Op Bid #17-50.1 for the service of a roof replacement; and

WHEREAS, the Borough of Hillsdale will be replacing the roof at Borough Hall through

White Rock Corporation

17 Grammercy Road

Old Bridge, New Jersey 08857

Contract Period is December 6, 2017 through December 5, 2018; and

NOW THEREFORE, BE IT RESOLVED, that the Borough of Hillsdale authorizes the service of the roof replacement on the Borough Hall Building under the Bergen County Cooperative Pricing System ID #11-BeCCP, Bid #17-50.1 under the county contract prices with the amount not to exceed one hundred forty-eight thousand three hundred dollars and no cents (\$148,300.00).

Motion to adopt R18091 was made by Council Member Segalas, Second by Council Member Lundy.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Absent: Council Member Karcich

Borough Clerk Kohan said Resolution R18092.

Motion by Council President Pizzella, Second by Council Member Segalas.

Roll Call Vote:

Ayes: Council Members Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Recuse: Council Member Lundy

Absent: Council Member Karcich

R18097 Resolution Authorizing the Planning Board to Undertake a Preliminary Investigation to Determine Whether Block 1105, Lots 1,2,3 and 4 and Block 1107, Lots 1 previously also separated and designated as Lots 1, 2, 3, 4, 5, 6, 7, and 8 qualify for designation as an area in need of redevelopment pursuant to NJSA 40A:12A-1 and authorize DMR Architects to prepare necessary studies for use by the Planning Board.

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A.* 40A:12A-1 et seq., (“LRHL”) provides a mechanism to empower and assist local governments in efforts to promote programs of redevelopment; and

WHEREAS, the Borough Council desires to explore whether the following real property:

<u>Block</u>	<u>Lot</u>	<u>Location</u>

1105	1	411 Hillsdale Ave
1105	2	425 Hillsdale Ave
1105	3	425 Hillsdale Ave (previously merged with Lot 2)
1105	4	441 Hillsdale Ave
1107	1	2 Patterson Street
1107	2	2 Patterson Street (previously merged with Lot 1)
1107	3	2 Patterson Street (previously merged with Lot 1)
1107	4	2 Patterson Street (previously merged with Lot 1)
1107	5	2 Patterson Street (previously merged with Lot 1)
1107	6	2 Patterson Street (previously merged with Lot 1)
1107	7	2 Patterson Street (previously merged with Lot 1)
1107	8	2 Patterson Street (previously merged with Lot 1)

inclusive of any and all streets, “paper” streets, private drives and right of ways (the “Study Area”) may be an appropriate area for consideration for the program of redevelopment and for designation as an area in need of redevelopment; and

WHEREAS, the LRHL sets forth a specific procedure for establishing whether or not various properties constitute an “area in need of redevelopment”; and

WHEREAS, pursuant to *N.J.S.A. 40A:12A-6*, prior to the Borough Council making a determination as to whether the Study Area qualifies as an area in need of redevelopment, the Borough Council must authorize the Planning Board, by Resolution, to undertake a preliminary investigation to determine whether some of all of the properties in the Study Area meet the criteria of an area in need of redevelopment set forth in *N.J.S.A. 40A:12A-5*, and desire to direct a Planner on behalf of the Borough to prepare necessary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment”; and

WHEREAS, the Borough Council desires to direct the Borough Planning Board to undertake such preliminary investigation to determine whether the Study Area meets the criteria for designation as an area in need of redevelopment pursuant to *N.J.S.A. 40A:12A-5* and in accordance with the investigation and hearing process set forth at *N.J.S.A. 40A:12A-6*.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Hillsdale hereby directs the Planning Board to conduct the necessary preliminary investigation and to hold a public hearing to determine whether the Study Area defined hereinabove qualifies for designation as an area in need of redevelopment under the applicable criteria and pursuant to the public hearing process set forth in *N.J.S.A. 40A:12A-1*, *et seq.*; and

BE IT FURTHER RESOLVED, that the redevelopment area determination shall further authorize the municipality to use all those powers provided by the New Jersey Legislature for use in a redevelopment area, including the power of eminent domain (hereinafter referred to as a “Condemnation Redevelopment Area”).

BE IT FURTHER RESOLVED, that DMR Architecture of Heights Plaza 777 Terrace Avenue, Suite 607, Hasbrouck Heights, New Jersey 07604 be, and hereby is, retained and is authorized to prepare necessary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment” and to otherwise guide the Mayor and Council and the Planning Board in the redevelopment process, deliberations, and public hearing(s) at any amount not to exceed Fourteen Thousand Five Hundred Sixty Dollars and No cents (\$14,560.00).

BE IT FURTHER RESOLVED that the contract is being awarded to DMR Architecture based on the merits and abilities of the Corporation to provide the services as described herein. This contract was not awarded through a “Fair and Open Process” pursuant to *N.J.S.A. 19:44a-20.4 et seq.*

BE IT FURTHER RESOLVED, that DMR Architects be, and hereby is, retained and is authorized to prepare necessary preliminary studies and reports to determine if the Study Area constitutes an “Area in Need of Redevelopment” and to otherwise guide the Mayor and Council and the Planning Board in the redevelopment process, deliberations, and public hearing(s).

BE IT FURTHER RESOLVED, that the Planning Board shall submit its findings and recommendations to the Borough Council in the form of a Resolution with all necessary supporting documentation.

BE IT FURTHER RESOLVED, that Mayor John Ruocco is hereby authorized to sign the Contract with DMR Architecture on behalf of the Borough, and that all appropriate Borough professionals, employees, elected, and appointed officials are hereby authorized and directed to take any and all steps necessary to effectuate the purposes of this Resolution.

BE IT FURTHER RESOLVED, that a certified copy of this Resolution be forwarded to the Borough Clerk, Chief Financial Officer and Borough Planning Board Chairman and Secretary,

This Resolution shall take effect immediately.

Motion by Council President Pizzella, Second by Council Member Segalas.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Absent: Council Member Karcich

Borough Clerk Kohan said we still have Resolutions R18095 and R18096.

Motion on R18095 made by Council Member Lundy, Second by Council Member DeRosa.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Absent: Council Member Karcich

Motion on R18096 was made by Council Member Horvath, Second by Council Member DeRosa.

Roll Call Vote:

Ayes: Council Members Lundy, Segalas, DeRosa, Horvath, Council President Pizzella

Nays: None

Absent: Council Member Karcich

ADJOURNMENT:

Motion to adjourn Council President Pizzella, Second by Council Member Lundy, and unanimously carried.

THE NEXT MEETING OF THE MAYOR AND COUNCIL WILL BE

April 10, 2018 7:30 pm

Denise Kohan, Municipal Clerk

APPROVED AS PRESENTED

Denise Kohan, Municipal Clerk