

Council

Meeting

November 9, 2010

Minutes of a Council Meeting of the
Borough Council held at 7:30 P.M. on
Tuesday, November 9, 2010, in the Council
Chamber, Hillsdale, New Jersey.

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

ANNOUNCEMENT OF MEETING

Borough Clerk Sandt stated, "This is a Meeting of the Hillsdale Borough Council on this 9th day of November 2010. Notice of the time and place of this meeting has been provided to The Review, Pascack Press, The Record and Community Life; 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 and pagers.

ROLL CALL:

Borough Clerk Sandt called the roll those present being as follows: Councilmembers Frank, Giancarlo, Hanlon, and Weinstein. Absent: Councilmembers DeJoseph and Schiavone. Also in attendance Borough Attorney Paul and Borough Administrator Polce.

APPROVAL OF MINUTES: On motion by Councilmember Hanlon, seconded by Councilmember Weinstein, the minutes of the Council Meeting of November 1, 2010, and Closed Minutes of November 1, 2010, were approved as presented.

APPOINTMENTS;

Mayor Arnowitz presented the name of Sara Petro as a Teenage Member of the Recreation Commission for the unexpired term ending December 31, 2010; Mike Homes as a Teenage Member of the Recreation Commission for the unexpired term ending December 31, 2010; Eric

Bongard as a Member of the Historical Preservation Committee for the term ending December 31, 2010.

Motion to approve Sara Petro, Mike Holmes and Eric Bongard was made by Councilmember Giancarlo, seconded by Councilmember Hanlon, and unanimously carried.

CORRESPONDENCE:

LATE MAIL:

Mayor Arnowitz said we have Late Mail from the Fire Department dated November 9, 2010, announcing the results of the election held on Monday, November 9, 2010.

Mayor Arnowitz said he received an email indicating that our Recreation Director was contacted by Linda Fixelle who would like to have a Menorah Lighting in Hillsdale for Hannukah. They would like to schedule this for Monday, December 6, or Tuesday, December 7. Our tree lighting is December 8 with a rain date of December 9. He said since the dates are so close he would continue as we have in the past and possibly in the future, we could schedule such an event if the dates are not so close together.

Councilmember Weinstein said historically in Hillsdale we have a community lighting ceremony which encompasses everyone and everything and it is a very nice evening. His preference was to continue that tradition.

DISCUSSION:

1) Borough Fees.

Mayor Arnowitz said this is a consideration which resulted from a discussion with the finance Committee for 2011 and forward.

Councilmember Giancarlo said the Finance Committee reviewed all Borough fees and have requested the Borough Administrator to contact the department heads for recommendations. A listing of the fees was circulated at the last meeting to members of Council. The Finance Committee felt review of the parking lot fees which have not been adjusted for a period of about three years and recommended this for Council discussion.

The proposal was to raise the resident fee from \$100 to \$105 per year. The recommendation for non-resident permit parking from \$340 to \$380. The daily fee currently is \$3.00/day.

Mayor Arnowitz said it was also recommended that we change our police on refunds so that after three months, a person would not

get a refund as we anticipate that revenue and then if it doesn't come in, we have to make it up.

Councilmember Giancarlo said it was yearly fees, the daily fees, as well as how far into the year we would want to go for refunds. Presently we give refunds throughout the year. The Committee felt that was excessive.

Borough Clerk Sandt said he sees difficulties with raising the parking fees for 2011. Inquiries are already coming in and letters to out-of-towners will go out in two weeks. In order to get this accomplished, an ordinance needs to be introduced and adopted and that would require a special meeting.

Mayor Arnowitz said the increase for residents, while warranted, is so little and will not bring in a great deal of revenue.

Councilmember Giancarlo said it was his thought that automatic escalators have to be considered due to the cost of any type of service we provide and which increase every year. It is incumbent upon us to keep up with those costs. Taxpayers are paying for those tax increases year after year.

Mayor Arnowitz said there are about 160 spaces and we sell approximately 200 a year. We are not making money on the parking lot, it is not a profit center. He estimates it costs us approximately \$32,000 a year to maintain that lot and the west lot generates approximately \$18,000 a year. Due to the economy this year we did not sell that many stickers.

Councilmember Giancarlo said if we don't address the fees, we should address the refund policy. We are in line with the charges made by the towns in the Pascack Valley.

Mayor Arnowitz said if you change daily parking rates, it is a matter of changing the sign whenever we choose to do so. If we plan to increase fees, we should do that all in one ordinance.

Borough Clerk Sandt said there is no policy for refunds, there is only the practice of doing so. We can change that policy without introducing an ordinance.

Mayor Arnowitz said this is something that should be done in June or prior to June and we can then implement it for 2012. We can change the refund policy tonight so that when the Borough Clerk sends out the letters to out-of-towners, the refund policy can be explained.

The Council discussed up to three months, you can get a full refund; after that there is no refund. We need one policy because

parking is administered by two different areas and it needs to be kept simple. The Council's decision was no refunds after January 31.

Motion

Councilmember Giancarlo made a motion that the new policy for commuter parking refunds for both residents and non-residents is no refunds after January 31. If anyone requests a refund before January 31, they will get an 11 month refund. This was seconded by Councilmember Hanlon.

Roll Call Vote:

Ayes: Councilmembers Frank, Giancarlo, Hanlon and Weinstein

Nays: None

Absent: Councilmembers DeJoseph and Schiavone

GENERAL PUBLIC HEARING:

Mayor Arnowitz opened the meeting to the public and invited comment from the audience.

Sonya Kinzler, Norwood -

She asked if the refund policy will apply both to residents and non-residents.

After a discussion with the Council, the public portion of the meeting was closed.

ORDINANCES:

Ord. No. 10-13
(Introduction)
Bond Ordinance
For Resurfacing
Various Roads

At the Mayor's request, the Borough Clerk read by title only proposed Ordinance No. 10-13 as follows:

BOND ORDINANCE TO AUTHORIZE THE RESURFACING OF VARIOUS ROADS IN, BY AND FOR THE BOROUGH OF HILLSDALE, TO APPROPRIATE THE SUM OF \$125,000 TO PAY THE COST THEREOF, TO MAKE A DOWN PAYMENT TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS.

Borough Clerk Sandt confirmed to the Mayor that the Supplemental Debt Statement has been filed in the Clerk's Office and that copies will be forwarded to the Director, Division of Finance, Department of Community Affairs, Trenton, N.J. for certification prior to

final adoption of the proposed ordinance.

Borough Clerk Sandt confirmed to the Mayor that a copy of the ordinance has been posted at borough Hall and that copies are available to such members of the public who may require them.

Mayor Arnowitz asked if the Council wished to discuss the proposed ordinance.

Mayor Arnowitz asked the Borough Clerk to read the resolution adopting the proposed ordinance on first reading.

Following is the result of the roll call vote on the foregoing Ordinance No. 10-13:

Ayes: Councilmembers Frank, Giancarlo, Hanlon and Weinstein

Nays: None

Absent: Councilmember DeJoseph and Schiavone

(SEE COPY OF THE AFORESAID ORIGINAL RESOLUTION AFFIXED HERETO)

RESOLUTIONS: (Consent Agenda)

Mayor Arnowitz read the Consent Agenda of Resolutions.

10148 Payment of Bills was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10149 Authorizing Settlement of Tax Appeal for 33 Harrington Street was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10150 Authorizing Expert Appraiser Expenditure for Tax Appeal Matter was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10151 Transfer of Funds was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10152 Authorize Auction of Equipment was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10153 Authorizing Redemption of Tax Sale Certificate for Block 1119, Lot 10, was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

10154 Authorize Settlement of Tax Appeal for Various Properties was introduced by Councilmember Weinstein, seconded by Councilmember Giancarlo.

Motion to approve all Resolutions was made by Councilmember Giancarlo, seconded by Councilmember Hanlon.

Roll Call Vote:

Ayes: Councilmembers Frank, Giancarlo, Hanlon and Weinstein

Nays: None

Absent: Councilmembers DeJoseph and Schiavone

Mayor Arnowitz said when he read Resolution 10154, it doesn't appear that any money is refunded. They all reflect the same amount; these are various properties owned by one individual and it is approximately \$52,000 refund. The property value is lost going forward and that is why it is so important that we do a Reval.

(SEE COPIES OF THE AFORESAID ORIGINAL RESOLUTIONS AFFIXED HERETO)

LAST GO ROUND

Councilmember Frank said on Thursday, November 11, there will be a ceremony in Veterans Park at 11AM. Veterans will be visiting each school to put on a brief presentation on veterans.

Councilmember Giancarlo thanked the veterans for his freedom. Mayor Arnowitz was recently honored for 20 years in the Fire Department. He congratulated the new Fire Officers; he congratulated Mayor Arnowitz, Councilmember Frank and DeJoseph on their re-election.

Everyone in town gets their recycling picked up curbside once a week. As far as cardboard is concerned, anything made of paper which includes newspapers, cardboard, junk mail, magazines, telephone books, paper bags, all colors and types of paper, cardboard trays, cardboard multi-coffee holders, these types of things, etc. The other week it is co-mingled bottles and cans and this includes glass of all colors, all aluminum, light cans, oils, trays, all plastic. For example, bottles, plastic bags, trays, plastic hangers and more; Styrofoam with the recycle symbol, any hard, rigid plastic such as kid's toys and plastic furniture, cartons, milk or juice. When in doubt, recycle.

Councilmember Hanlon reminded the residents tomorrow evening from 6PM to 10PM, at the DPW, the rabies clinic will be held for dogs and cats. The senior luncheon will be held on November 17 at St. Johns.

Councilmember Weinstein congratulated the newly elected Mayor and Councilmembers, the Hillsdale Fire Department Officers. With regard to the parking fees, he fully supports the refund policy, however, he is not in favor of the parking fees. Most of the town

does not use the lot, however, everyone in town benefits from that lot. One of the reasons many people move to Hillsdale is because it is a commuter town; it has a beautiful railroad station, enormously convenient parking, and that makes it an attractive town which attracts young families who seek employment in New York City and creates a positive for our property values.

Borough Administrator Polce thanked everyone who attended the retirement dinner for John Kindergan, retiring Court Administrator. We wish Maureen Adkinson, Deputy Court Administrator, who has retired and John Kindergan the best. We have replaced them; we have a Deputy Court Administrator and on the 15th, we will have a full-time Court Administrator who is from Woodcliff Lake.

We have been discussing Revaluation for some time; our Tax Assessor will be at the Tax Court tomorrow morning to ask for approval for the town to go out and solicit bids. The first quarter of 2011 a town-wide revaluation will commence. When completed it will take effect in 2012.

He and the Mayor were at a meeting on Monday with our Bond Counsel, Steve Rogut, our Borough Auditor, and CFO Cathy Henderson because the time has to come to discuss whether or not the municipality wants to do one of two things with our BANS which will be coming due on February 15. The choices are to roll over the BANS for a duration of six to 12 months or go out to bond. The indebtedness is about 5.4 million and the Mayor asked that this be brought up to the governing body this evening because we need to find out if we should bond rather than continue to go with short term financing. The rationale for selling bonds in this environment is clear; interest rates are at historic lows and with program one or two, it is obvious that the federal reserve is pumping in an extraordinary amount of liquidity into the system which we will see inflation at some time down the road. The risk of higher interest rates is greater down the road than it has ever been and on the advice of the bond counsel, our CFO, Borough Auditor and he believes the time is right that we look to sell bonds in this environment.

Mayor Arnowitz said he spoke to our finance chairman and he is in agreement for doing bonds. We will do a resolution for the bonds January 11 with the sale date of February 15. The cost will be in the area of \$50,000 and we will need to go out for ratings which will be \$6000 to \$9000. The rate is expected to be between 3% and 4%, the total debt is 5.4 million dollars.

Borough Administrator Polce said the interest rate will be between 2.65% and 3%. Because it has been so long since we dealt with bonds, we have to get a bond rating, we do need an S&P rating. He suggested we keep the maturity on a shorter basis, i.e. 10 years.

It would be best for us to sell the bonds on a 12 year basis rather than a 10 year basis and it was concurred with the bond counsel and the auditor.

Mayor Arnowitz said that does not include our reval cost and that has to be taken care of by BANS and it is only for a five year period. He was assured that we are not increasing our debt and we are not decreasing our debt payment from year to year to offset the budget. We are just rolling all of our BANS into a bond so that we can control the rate for 12 years. He believed it is the right thing to do at this point in time.

The Council was in favor of proceeding with the process for bonds.

Mayor Arnowitz said in January we will adopt a resolution starting the process.

Borough Clerk Sandt said he is receiving many calls from people interested in the cell towers.

Mayor Arnowitz said the Borough Engineer has not released the specs for the west side tower.

Borough Attorney Paul said the bids are being examined for the fire department tower to make sure they comply with the specs.

Mayor Arnowitz thanked for everyone who voted for him and running mates. We will be officially sworn in on January 2 which is our Reorganization date. If we can get the garbage situation settled with the state, we will eventually be going with a one day a week garbage collection. If a resident feels they need a back yard pickup, they can contact the DPW and they will be placed on a list. We went forward with the recycling center change which is only open the first and third Saturday of the month.

We are scheduled for a holiday party on December 10 at 4PM. We have a shredding event on the 20th of November and that is for electronics also from 8AM to 12PM at the DPW. We do not have a meeting on December 7. He was honored for 20 years of service with the fire department. Kimberly Saul was also honored for 20 years of service, she was first female Fire Chief in the Valley.

He said the food pantry needs donations, Hillsdale Helping Hillsdale need donations. A turkey drop off will take place on November 20 from 9AM to 12PM and that is the only time it can be done. Food that does not need refrigeration can be dropped off at any time as there is a container outside the door.

We have a closed session meeting on the 29th of November. It will be joint meeting between Hillsdale and River Vale and we will be

meeting with the potential attorney to defend Hillsdale's and River Vale's position on the Woodcliff Lake/Montvale high school situation.

Mayor Arnowitz said on Thursday, he and Councilmember DeJoseph met with baseball, football and soccer about the electrical costs in our various fields to ask them to help with the expenses. Centennial Field is most expensive \$37,000; Beechwood Park ballfield and Memorial Field costs to the town is \$41,000 year in 2009. He asked the associations if they could pay 50% and they said it would be a hardship for them. If they could come up with 25% of the total cost in 2011 and in 2012 if they could up with 50% which would be about \$15,000 and in 2013 they would come up with the full amount. He felt he should begin with the discussion with them so that they know we are looking at this and hopefully they will get back to us. This was just a basic discussion. This can be placed on the December meeting for discussion. With regard to Centennial Field, we pay a service charge for having the electricity available which amounts to \$1700/month. Whether we turn the lights on or not, we pay this fee so after Thanksgiving, we will have Public Service remove the meter which will amount to \$1000 and in April the meter will be installed which will cost \$1000. We will not be paying \$1700 for December through March and probably April.

Councilmember Weinstein said the Girls Pascack Valley Regional Gymnastic Team have for 4th year in a row won the Bergen County Championships. They won sectional championships and will be participating in the State championships this weekend. He suggested that we bring the team in on December 14 and recognize their outstanding performance.

The Council wished everyone a Happy Thanksgiving.

ADJOURNMENT:

A motion to adjourn was made by Councilmember Weinstein, seconded by Councilmember Giancarlo, and unanimously carried.

10-9-10

Robert P. Sandt, RMC
Borough Clerk

APPROVED AS PRESENTED

Robert P. Sandt, RMC
Borough Clerk