

The Council Workshop meeting of the Borough of Riverdale Mayor and Council opened on the above date at 7:30 p.m. with the Pledge of Allegiance.

Mayor Carelli presiding.

ROLL CALL: Present: Desai, Kheyfets, Oswald, Purcell, Revis, Pellegrini

The mayor announced that proper notice of this meeting was made as to time, date, place and agenda.

APPROVAL OF MINUTES:

March 26, 2025

Councilman Oswald set forth the motion, seconded by Councilman Kheyfets to approve the above listed minutes as read.

**ROLL CALL: Ayes: Desai, Kheyfets, Oswald, Revis, Pellegrini
Abstained: Purcell
(5 ayes, 0 nays – 0 Absent - 1 Abstain - motion carried)**

INTRODUCTION OF ORDINANCES:

- 1) Councilman Kheyfets set forth the motion, seconded by Councilman Desai, to introduce the following ordinance and moved its adoption.

ORDINANCE 04-2025

CALENDAR YEAR 2025 ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A:4-45.14)

**ROLL CALL: Ayes: Desai, Kheyfets, Oswald, Purcell, Revis, Pellegrini
Nays: None
Absent: None
(6 ayes – 0 nays – 0 Absent motion carried)**

COPY OF ORDINANCE AND RESOLUTION IN FULL ON PAGE NO. 26-A

ALL IN FAVOR

OPEN PUBLIC COMMENTS ON RESOLUTIONS:

Mayor Carelli opened the meeting to the public for comments.

There being no comments, Mayor Carelli closed the public session.

RESOLUTIONS – CONSENT AGENDA:

Councilman Desai set forth the motion, seconded by Councilman Purcell to approve the following resolutions:

88-2025: RESOLUTION APPROVING AN APPLICATION FOR A SEWER CONNECTION FOR Lila Alfaro & Jennifer Shea, 26 Mead Avenue, Riverdale, NJ Block 22 Lot 17

89-2025: RESOLUTION APPROVING AN APPLICATION FOR A SEWER CONNECTION FOR Semir Ceca, 14 Munn Avenue, Riverdale, NJ Block 23 Lot 29

90-2025: RESOLUTION DESIGNATING MORRIS HABITAT FOR HUMANITY, INC, REDEVELOPER FOR BLOCK 26, LOT 21.03 (83 NEWARK POMPTON TURNPIKE)

RESOLUTIONS – CONSENT AGENDA (continued)

- 91-2025: RESOLUTION DESIGNATING 130 MAIN STREET, LLC REDEVELOPER FOR BLOCK 26, LOT 21.01 (79 NEWARK POMPTON TURNPIKE)
 - 92-2025: RESOLUTION APPROVING AN APPLICATION FOR A SEWER CONNECTION FOR Lisa Malkinski, 24 Mead Avenue, Riverdale, NJ Block 20 Lot 5.04
 - 93-2025: MAYOR'S APPOINTMENT OF SHADE TREE COMMISSION MEMBER
 - 94-2025: RESOLUTION OF THE BOROUGH OF RIVERDALE, COUNTY OF MORRIS, STATE OF NEW JERSEY OPPOSING SENATE BILL 1408 WHICH AUTHORIZES CONVERSION OF CERTAIN OFFICE PARKS AND RETAIL CENTERS TO MIX-USE RESIDENTIAL DEVELOPMENTS WITHOUT ANY REGARD FOR LOCAL ZONING
 - 95-2025: AUTHORIZING PAYMENT OF BILLS AND THE ISSUANCE OF CHECKS FOR THE PERIOD THROUGH APRIL 9, 2025 FOR 2024-2025 BILLS IN THE TOTAL AMOUNT OF \$92,710.28
 - 96-2025: SELF-EXAMINATION OF BUDGET RESOLUTION
- ROLL CALL: Ayes: Desai, Kheyfets, Oswald, Purcell, Revis, Pellegrini
Absent: None
(6 ayes – 0 nays – 0 Absent - motion carried)**

COPY OF BILLS LIST AND RESOLUTIONS IN FULL ON PAGE NO. 27 -A THROUGH I

MAYOR REPORT: Mayor Carell reported that April 15th is the deadline for anyone who wishes to join summer camp. As of this afternoon only fifteen kids signed up and we will need at least a minimum of thirty to have camp. There is a little bit of a scheduling challenge with the Carnival. The date we picked is not available the National Guards are in the lot that weekend. We are looking at the week before or the week after and depending on what the Armory tells us we might have to move Riverdale Day. The contractor is done on the Phase 5 sewer. We will be talking about Phase 6 in closed session tonight. On April 19th at 11AM sharp is the Annual Easter Egg Hunt at the Community Center age 2 to grade 4.

COMMITTEE REPORTS:

PERSONNEL: No Report

UTILITIES: Councilman Oswald reported that the mayor was able to get a \$75,000 grant for a toddler playground. The mayor responded that whatever we have leftover they will redo the railings. Councilman Oswald reported that everything was good with the fields and he will reach out to the pistol range and ask them how many spots they want dedicated and we are going to try and coordinate any big events with them. We will maybe have one calendar maybe google that we both can cross reference.

COMMUNICATIONS: No report

PUBLIC WORKS: Council President Pellegrini reported that there are a couple of guys out of work and we are going to look into hiring temporary workers. The mayor responded that he did have a discussion with Steve today and we have two guys that are currently out with no date of return so he told Steve we would hire someone and depending on the applicants that we get maybe we will do summer help too.

PUBLIC SAFETY: Councilman Revis asked Chief Quant if he had anything. The Chief asked if they can do their annual awards at the next meeting for about ten to fifteen minutes to recognize the officers. Chief Regeling said just what he emailed. The mayor responded that he made the budget what he requested and the other things are in the capital plan for this year.

FINANCE/SEWER: Councilman Desai reported that over the weekend his wife and himself took a walk on the rail trail all the way down it is actually paved all the way to Mountainside

in Wayne. It's five miles from Riverdale Road to the end. This might be the perfect time to meet with the county engineer and understand what was involved

INTRODUCTION OF THE 2025 MUNICIPAL BUDGET

Mayor Carelli reported that tonight we will introduce the budget and everyone has received a copy. It basically represents a 3.5% increase in the Levy which amounts to about \$83.00 per the average house a year. There were a lot of challenges and we do our best with shared services to reduce cost. Our head count is about as low as it can go. When you think about as far as the shared services our water and sewer billing is done by Butler. Our tax collector is done through Butler. The construction department is done through Pompton Lakes. Our Health department is through Pequannock. The Animal control services and street sweeping is done through Bloomingdale. We do share services with Butler court. It's nice that we can share resources with other towns so we can keep their taxes low and our taxes low. Our public hearing and adoption of the budget on May 14th and we will have a presentation. Councilman Kheyfets asked about the school budget and the mayor responded that the school Levy is going up 5.3% which includes a million dollars' worth of Debt payment that has to be made. The residents will start paying for the referendum that was approved. On the average house it will go up \$194.00 this year. That is not including the county.

Councilman Desai set forth the motion, seconded by Councilman Kheyfets for the introduction of the 2025 municipal budget.

ROLL CALL: Ayes: Desai, Kheyfets, Oswald, Purcell, Revis, Pellegrini

Nays: None

Absent: None

(6 ayes – 0 nays – 0 Absent motion carried)

OLD BUSINESS:

None

NEW BUSINESS:

None

BOROUGH CLERK REPORT: No report

BOROUGH ATTORNEY REPORT: No report

OPEN PUBLIC COMMENTS:

Mayor Carelli opened the meeting to the public for comments.

Carol Barbara, 26 Halsey Avenue, at the JCP&L building behind her they have trees that are taped are they being cut down or trimmed. The mayor will call the liaison for JCP&L to find out. They would need a permit to cut them down.

Manuela Majerscak, 20 Halsey Avenue, there is an ordinance for the trees being a buffer on the property. She is happy to see that Riverdale is having their own clean-up day.

There being no further comments, Mayor Carelli closed the public session.

CLOSED SESSION:

At 8:10PM Mayor Carelli announced that Council would go into closed session to discuss Phase 6 Sewer Expansion potential litigation.

Mayor announced that Councilman Desai will not participate in the closed session due to a conflict.

ALL IN FAVOR

April 9, 2025

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Closed session being completed, the meeting returned to public session at 8:43PM

ADJOURNMENT:

Councilman Kheyfets set forth the motion, seconded by Council President Pellegrini to adjourn the meeting.

ALL IN FAVOR.

Adjourned: 8:44PM

Respectfully Submitted:



Abubakar T. Jalloh
Municipal Clerk