

**MINUTES OF WORKSHOP MEETING
KINNELON BOROUGH MAYOR & COUNCIL
November 13, 2025**

Meeting begins at 7:00 p.m. 130 Kinnelon Road, Kinnelon New Jersey

Open Public Meeting Act was read by Borough Clerk.

Roll Call: Councilman Sean Mabey, Councilman Eric Harriz, Councilman Anthony Chirido, Councilwomen Frank, Councilman Lewis, Councilman Ronald Reckler, Mayor James Freda, and Craig Ambrosio.

ATTORNEY REPORT:

The Borough Attorney Mr. Brian Giblin stated that he had no report.

BUSINESS ADMINISTRATOR REPORT: Craig Ambrosio

- Reassessment program
- Water Meter installation
- 2025 Road Program
- Kinnelon Museum
- Water Utility Components
- 14 Birchwood Trail – Re-advertising
- Maple Lake Dam
- Lake Reality Dam
- Affordable housing
- PD Access Control System
- Stormwater Program
- Summer Camp
- Recreation Vision Plan
- BOE Sewage Treatment Plant

COUNCIL COMMITTEE REPORTS:

PUBLIC WORKS & UTILITIES: Councilman Sean Mabey

- East Lake Drainage to start next week
- Paving
- Veterans Day

FINANCE, PUBLIC SAFETY: – Councilman Anthony Chirido

- Best Practice resolution need to be passed

ORDINANCE: Councilman Eric Harriz

- Adopted three Ordinances this month
- Memorial Bucks

PERSONNEL: Councilwoman Cyndi Frank

- Spoke on the assistant tax collector position

OEM & COORDINATING: – Councilman Robert Reckler

- Councilman Reckler left at 9:31

RECREATION, OPEN SPACE: – Councilman Bob Lewis

- Football game tomorrow night
- Library outside project
- Lights for field at Boonton Ave

PUBLIC HEARING:

11 Sebert Lane parking issues

PAYMENT OF BILLS:

November 2025

CONSENT AGENDA:

- a. Resolution: 11.01.2025 TIPS- Nation Cooperative Purchasing Program
- b. Resolution: 11.02.2025 Authorizing Appointment of Michael Stanzilis – Full Time Clerk Assistant
- c. Resolution: 11.03.2025 Tax – Disabled Veteran 100% - 5 Brookvale Terrace
- d. Resolution: 11.04.2025 Offer a Financial Incentive to those Employees Participating in the High Deductible Health Benefit Plan
- e. Resolution: 11.05.2025 Tax exemption 100% - Lincoln Road
- f. Resolution: 11.06.2025 Taxes cancelled – Block 10104 Lot 101 – 1671 Route 23- State of New Jersey
- g. Resolution: 11.07.2025 Change order L'Ecole Kinnelon Museum - \$6,760.96
- h. Resolution: 11.08.2025 Best Practices
- i. Resolution: 11.09.2025 Appointment Caryln Hill-Tax/Utility Clerk
- j. Resolution: 11.10.2025 Change Order L'Ecole Kinnelon Museum - \$11,024.39
- k. Resolution: 11.11.2025 Authorizing Mayor to Enter into a Transfer Agreement with the Glenn L. Sisco School

PAYMENT OF SCHOOL TAXES:

- \$3,510,791.00

OLD BUSINESS:

- a. Public Hearing & Adoption Ord 16-2025 An Ordinance Restricting Access to Certain Areas in Municipal Building to Protect and Safeguard Public Records and Confidential Information
- b. Public Hearing & Adoption Ord 17-2025 An Ordinance to an Ordinance Adding a New Section 4-37.2 to Chapter 4 of the Borough Code to be Titled “Property Maintenance/Housing/Zoning Inspector”
- c. Public Hearing & Adoption Ord 18-2025 An Ordinance Adding a New Section 4-37.1 to Chapter 4 of the Borough Code to be Titled “Technical Assistant to the Construction Official Property Maintenance”
- d. Public Hearing & Adoption Ord 19-2025 An Ordinance of the Borough of Kinnelon, in the County of Morris, New Jersey, Appropriating \$220,000 for the Restoration and Reconstruction of the Ecole; Kinnelon Museum

NEW BUSINESS:

- a. Introduction: Ord 20-2025 An Ordinance of the Borough of Kinnelon, in the County of Morris, New Jersey, Appropriating \$650,000 for the Remediation of Maple Lake Dam

APPOINTMENTS: No appointments

RESOLUTION TO GO INTO CLOSED SESSION:

Motion: Councilman Harriz
 Second: Councilman Mabey

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231, P.L. 1975-N.J.S.A.10:4-12-permits the exclusion of the public from a meeting under certain circumstances; and

WHEREAS, this Governing Body of the Borough of Kinnelon is of the opinion that such circumstances presently exist.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Kinnelon, County of Morris, State of New Jersey shall now go into closed session for the following reason:

Personnel

Disclosure of said matter will be revealed upon settlement. This meeting went into closed session at 10:20 p.m.

Councilman	Aye	Nay	Abstain	Absent	Councilman	Aye	Nay	Abstain	Absent
Mabey	x				Frank	x			
Chirido	x				Reckler				x
Harriz	x				Lewis	x			

(OPEN MEETING FROM CLOSE MEETING)

Motion to go into Open Session Councilman Harriz at 11:30 pm:
 Second Motion: Councilman Chirido

Councilman	Aye	Nay	Abstain	Absent	Councilman	Aye	Nay	Abstain	Absent
Mabey	x				Frank	x			
Chirido	x				Reckler				x
Harriz	x				Lewis	x			


No action was taken in the closed session.

ADJOURNMENT:

This meeting adjourned at approximately 11:30 p.m. on motion by Councilperson S. Mabey seconded by Councilperson E. Harriz and the unanimous affirmative voice vote of all present.

Respectfully submitted by:


 Karen M. Iuele, RMC Municipal Clerk


 James J. Freda, Mayor