

The minutes of the Regular Public Meeting of the Township Council of the Township of Saddle Brook held on February 19, 2026 at 7:00 PM at the Saddle Brook Municipal Complex, 55 Mayhill Street, Saddle Brook, NJ 07663.

The Council President called the meeting to order.

The Township Clerk called the roll:

Councilman Gierak – present
Councilman Accomando – absent - arrived at 7:23
Councilwoman Sanchez – present
Councilwoman Mazzer – present
Council President Cimiluca – present

Mayor White – present
Emma Rush – Twp. Attorney – present
Mr. Klein – Twp. Engineer – absent
Mr. Homsy – Twp. Administrator – present

Council President Cimiluca – Please rise for the salute to the flag and please remain standing in memory of Mary Gartland, Mother of Library Trustee Jill Gierak and Mother In Law of Councilman David Gierak, James Mazzer, Son of Councilwoman Florence Mazzer and Zoning Board Member James Mazzer, and Dina Rose Califano, Mother of Captain Giuseppe Califano.

The Council President announced that adequate notice of this meeting has been sent to all council members and to all legal newspapers in accordance with the provisions of the Open Public Meetings Act, Chapter 231, P.L. 1975.

The Township Clerk announced that the public is hereby advised that any statements made during the meeting of the Township Council of the Township of Saddle Brook may not be privileged or protected, and that persons or entities who take issue with such comments, or are offended by same, may and have in the past sought legal redress through the courts.

Any member of the public who addresses the Council speaks for themselves and not for the Council.

Notice is hereby given that beginning January 1, 2026 the complete text of all legal notices required to be published in the township of Saddle Brook shall be obtained or viewed on the Saddle Brook website-saddlebrooknj.us. In addition, the New Jersey Secretary of State will be establishing a legal notice hyperlink page allowing members of the public to find hyperlinks for every municipality. On or about March 1 a hyperlink to the Secretary of State's webpage will be published on the municipal webpage as soon as same is available.

Council President Cimiluca – The first order of business will be a presentation. Mayor I'll let you take over.

Mayor White – Good evening everyone. As many of you might know February is Black History Month. It's a month to recognize the accomplishments of black Americans. This year we're going to myself and the Council are going to recognize individuals in our Emergency Services Departments here in the Township of Saddle Brook. These individuals are considered examples of courage and leadership. So we have, I believe, three individuals here tonight with us and I'd like to call them up at this time. Uh, we have Eric Holloman from the Saddle Brook Volunteer Ambulance Corps. Travis Swaby, also from the Volunteer Ambulance Corps and Police Officer Christopher Reece from the Saddle Brook Police Department. I'm going to read the first part of the proclamation and then each individual I'm going to read their portion so I don't have to read the whole thing over and over again.

Mayor White reads the following proclamations:

***Proclamation
Office of the Mayor
Honoring SBVAC Member Eric Holloman
In Recognition of Black History Month***

WHEREAS, commemorating a century of black history, this year the township is recognizing individuals in our emergency services departments. Individuals who through examples of courage and leadership have given Black Americans and people of all backgrounds the confidence and faith to pursue their dreams; and

WHEREAS, Eric Holloman began his career with the Saddle Brook Volunteer Ambulance Corps on September 14, 2017, and currently serves as Vice President; and

WHEREAS, Eric is a Certified Emergency Medical Responder, Emergency Medical Dispatcher, and a Certified Technical Rescue Technician; and

WHEREAS, the Township of Saddle Brook values dedicated volunteers and recognizes Eric for safeguarding the health and well-being of our residents; and

WHEREAS, as we shine a light on black emergency service workers, promoting diversity and understanding unity is important. We see not the differences, instead the contributions of Black Americans. We are proud to have Eric Holloman on the Saddle Brook Volunteer Ambulance Corps, and we commend his unwavering devotion.

NOW, THEREFORE, on this 19th day of February 2026, I, Robert D. White, Mayor of the Township of Saddle Brook, in celebration of Black History Month, honor and recognize Eric Holloman for his dedicated service within our community.

Mr. Holloman – Thank you Mayor for the kind words. It's funny looking back now but it's true. When I first started I was entering a world I knew nothing about and I was just someone who took a recommendation to heart and decided to see if I could make a difference. As I've learned over the years life is really about that stepping into the unknown so you can grow and become a better person. The work quickly became about a vision. A vision of helping those in need and making Saddle Brook a better safer place for everyone. Being recognized tonight as an African American first responder is deeply meaningful to me. I hope that by standing here I can be a bridge for others. I want the next generation to see that you don't have to have all the answers on day one. You just need the heart to show up and the drive to serve your neighbors. To all my colleagues who serve alongside me and to my family who supports me behind the scenes, this recognition belongs to you. I am proud to serve this Town and I look forward to many more years of giving back to the community and the Corps especially who has given me so much thank you.

Mayor White reads the next proclamation:

Proclamation
Office of the Mayor
Honoring SBVAC Member Travis Swaby
In Recognition of Black History Month

WHEREAS, commemorating a century of black history, this year the township is recognizing individuals in our emergency services departments. Individuals who through examples of courage and leadership have given Black Americans and people of all backgrounds the confidence and faith to pursue their dreams; and

WHEREAS, Travis Swaby began his career with the Saddle Brook Volunteer Ambulance Corps on April 7, 2020, and is currently serving as Second Lieutenant; and

WHEREAS, Travis is a Certified EMT, Certified Technical Rescue Technician, and Certified in Infectious Disease Management; and

WHEREAS, the Township of Saddle Brook values dedicated volunteers and recognizes Travis for safeguarding the health and well-being of our residents; and

WHEREAS, as we shine a light on black emergency service workers, promoting diversity and understanding unity is important. We see not the differences, instead the contributions of Black Americans. We are proud to have Travis Swaby on the Saddle Brook Volunteer Ambulance Corps, and we commend his unwavering devotion.

NOW, THEREFORE, on this 19th day of February 2026, I, Robert D. White, Mayor of the Township of Saddle Brook, in celebration of Black History Month, honor and recognize Travis Swaby for his dedicated service within our community.

Mr. Swaby – I'm a man of few words. I'd just like to thank the Saddle Brook Volunteer Ambulance Corps for the six years I've been here that they showed me as a second family that I can try my best and do my very best for this community. I've learned so much especially from my old captain my old Crew Chief Bill Mergo. I try every single day took the class failed took the class again failed again but I never stopped never gave up and here it is me six years later I passed I'm an EMT. I love this Town and I do everything I possibly can. My daughter's not here today but I do it for her mainly. My mom definitely have been shining light in my life growing up and she's definitely been the beacon for me to go ahead and continue moving forward. So I would love this Town continue to be behind me and I'll definitely continue to protect you and yours thank you.

Mayor White reads the following proclamation:

Proclamation
Office of the Mayor
Honoring Police Officer Christopher Reece
In Recognition of Black History Month

WHEREAS, commemorating a century of black history, this year the township is recognizing individuals in our emergency services departments. Individuals who through examples of courage and leadership have given Black Americans and people of all backgrounds the confidence and faith to pursue their dreams; and

WHEREAS, Police Officer Christopher Reece began his career with the Saddle Brook Police Department on March 06, 2023; and

WHEREAS, Officer Reece is certified in Crisis Intervention and is a Junior Police Academy Instructor; and

WHEREAS, Police Officer Reece helps maintain a safe community, faithfully serving and protecting. As a law enforcement professional with integrity at his core, Officer Reece continually strives for excellence and personal growth within the department; and

WHEREAS, as we shine a light on black officers, promoting diversity and understanding, unity within the police department is important. We see not the differences, instead the contributions of Black Americans. We are proud to have Police Officer Christopher Reece on our police force, and we commend his unwavering devotion.

NOW, THEREFORE, on this 19th day of February 2026, I, Robert D. White, Mayor of the Township of Saddle Brook, in celebration of Black History Month, honor and recognize Police Officer Christopher Reece for his dedicated service within our community.

Mr. Reece – I would like to thank everyone for being here. I would like to thank everyone that has assisted me in my career in Saddle Brook so far thank you. Batman is here to stay.

Mayor White – We also have some individuals that unfortunately could not be here tonight but I just want to mention their names. They will receive their proclamation another date but we have also from the Police Department Police Officer Najee Anderson, Lieutenant Robert Littlejohn. From the Fire Department we have Khaleel Thomas and finally from the Department of Public Works we have Manuel Brenya. We appreciate their efforts and thank them as well thank you.

Council President Cimiluca – We’re going to break for a couple of minutes for pictures.

The honorees take pictures with the Mayor, Council, family & friends.

Council President Cimiluca – Reconvene the meeting I’ll entertain a motion to open the meeting to the public.

Motion: Councilman Gierak

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – absent

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

Council President Cimiluca – Anyone wishing to address the Council please come up. State your name and address if you like.

Thomas Van Winkle of 128 Lincoln Avenue comes forward. I want to congratulate all the honorees tonight for Black History Month. All our first responders who were honored it was wonderful and I’m truly grateful for all the first responders who keep Saddle Brook safe. I do want to thank and congratulate them. The Mayor’s Youth Group is going to have its next meeting February 28th at 10:30 am in this room. So anybody in grades 4

through 12 who lives in Saddle Brook hopefully they'll come out and attend this meeting. I also want to remind you all that the Community Partnership meets on the fourth Thursday of every month at 6:30 pm in the multi-purpose room in the Rec Center here in this Municipal Complex. We're working hard to continue to make Saddle Brook a wonderful place to live. One thing we're pushing now is we're doing it starting very early but we're going to be participating again in the Bergen County Out of Darkness Walk which is organized every year as a fundraiser for the American Foundation for Suicide Prevention. I believe it's very important to do all we can to support mental health. So I got the team started. It was actually the first team to sign up so far for the Bergen County Darkness Walk and I encourage everyone up here and everyone watching to donate to the Saddle Brook Community Partnership Team or join our team. The walk will be held on Saturday, October 3rd. The check-in time is 9:00 am. The walk begins at 10:00 am it will be at the Overpeck Park by the amphitheater in Ridgefield Park. Hopefully, you guys will donate and or join our team and I also invite everyone to attend our Community Partnership meetings next Thursday at 6:30 pm which is the fourth Thursday here in the Rec Center. That should be it thank you.

Steve Mariconda of 24 Harrison Avenue comes forward. Just want to give some updates about what we're doing with the Green Team. Our next meeting is 7:30 pm on February 25th at the Senior Center. We meet on the fourth Wednesday of every month right before the Community Partnership on Thursdays. Some upcoming events we're collaborating with the library so on Saturday March 21st at 10:30 am we're having our native plant program feel free to join. Saturday April 18th we'll be celebrating International Dark Sky Week with an astronomy program. We're probably going to set up some telescopes and talk about the night sky. We should be having an Earth Day event too on May 22nd thank you.

Council President Cimiluca – Do you do anything in conjunction with the high school? You mentioned astronomy I don't know if they have any kind of club or something like that.

Mr. Mariconda – We're going to reach out to the high school for the Environmental Club and the Astronomy Club.

Council President Cimiluca – Beautiful.

Mayor White – Through the Chair. Can you talk a little bit about the library the seed program you did last Saturday.

Mr. Mariconda – Yeah our first collaborative program with the library the Green Team and the library are doing a bunch of collaborative events to inspire environmental awareness in our community. A couple of weeks ago we did our first of those events which was a winter seed sowing program where we had an educator from Rutgers talk about how planting seeds in the winter and storing them in jars and leaving them out in the cold makes it easier for them to bloom in the spring. So we did a big program we had a pretty good turnout at the library. So we're looking to do many more of those programs at the library and get the school involved the Mayor's Youth Group. We might have a community garden eventually at the library. We just applied for a grant for that. So if you want to get

involved with the Saddle Brook Green Team we're meeting the fourth Wednesday of every month 7:30 pm at the Senior Center.

Jerry Taylor of 318 Schepis Avenue comes forward. I'm sure this has probably been asked a thousand times but I haven't seen it on TV. I get with the Water department with the service fee that everybody's being charged twenty five dollars. What does that cover? What service does that cover for me since I'm being charged twenty five dollars and my service is still the same as it's always been.

Mr. Homsy – This service fee will allow us to do major infrastructure upgrades. We're planning this year for water main breaks, sewer water upgrades for pipes and just general infrastructure upgrades. This year we're planning hopefully to be able to be in a fiscal position to be able to do a two to three million dollar upgrade project for this upcoming capital year. That's what those funds are for, for major infrastructure upgrades to be able to bond and afford to complete those.

Mr. Taylor – Now will this continue like between now until the end of time this service fee? Can it be stopped?

Mr. Homsy – Not to speak on behalf of the Council but it can always be revisited if they so choose to at recommendation of seeing how we do year to year fiscally.

Mr. Taylor – My second question is I see a resolution tonight for a tax appeal refund four hundred and forty eight thousand where are those funds coming from to pay for this tax appeal?

Mr. Homsy – We have set aside allocation of funds for tax appeals. That's always budgeted for in case.

Mr. Taylor – We have enough money to cover that where next year my taxes don't go skyrocketing up because of the tax appeal itself.

Mr. Homsy – No we try and be responsible to be able to cover that to not have any major tax increases.

Mr. Taylor – Thank you.

Council President Cimiluca – Does anyone else wish to address the Council? Seeing no one I'll entertain a motion to close the meeting to the public.

Motion: Councilwoman Mazzer

Second: Councilman Gierak

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

COMMENTS

Mayor White – I do have another proclamation that I want to read in recognition of American Heart Health, Heart Month.

Mayor White reads the proclamation:

*Township of Saddle Brook
Office of the Mayor
Proclamation
In Recognition of American Heart Month*

WHEREAS, heart disease is the leading cause of death among Americans. Effective communication with your doctor is vital. Know your blood pressure numbers, cholesterol, and blood glucose levels. Most importantly, discuss symptoms of heart disease and learn about the steps you can take to help prevent heart issues; and

WHEREAS, we know that smoking, high blood pressure, high cholesterol, lack of physical activity, obesity, diabetes, and prediabetes, are factors that can contribute to heart disease; and

WHEREAS, through technological advancements and decades of scientific research, we have learned a tremendous amount about the causes of heart disease and the actions you can take to help keep your heart healthy; and

WHEREAS, minor changes taken at any time, such as committing to a healthy diet, and regular exercise, can make a significant difference.

NOW, THEREFORE, on this 19th day of February 2026, I Robert D. White, Mayor of the Township of Saddle Brook, wish to recognize February as Heart Health Month, remember those who have lost their lives to heart disease and raise awareness of early warning signs and symptoms.

Mayor White – I just want to say too I'm not going to mention the name but I read on Facebook a Town resident who underwent heart surgery today to repair two major arteries. His sister posted something that he came out of it fine. He's doing well and recovering so thank God. He's a relatively young man in his 60's and thank God he got the warning and went to the doctor and he's going to be okay. There's so much technological advances with the heart. There are people out there that you know have a heart transplant and are doing fine. We had a woman in Town who passed away but she had a heart transplant and she lived for another 30 years. She was a very nice woman in Town so you know the thing is to catch it early. If you catch it early there's so many things that can be done to help. Some other things I have. I want to thank the Fire Department, the Ambulance Corps, the Police Department and the Department of Public Works for the great job they did during the snowstorm which was Sunday January 25th. We still have snow here finally some of it's melting but they did a really good job on that night during that storm so I thank all of you for that. I'm sure the Council does as well. I also want to thank in that same vein I want to thank the residents for their cooperation clearing the sidewalks and fire hydrants and removing their vehicles off the roads. We did pretty well with that. That storm was anticipated there were several summonses issued but it was a lot better than in the past. I think the fact that they knew ahead of time that this storm was coming was a big relief. I want to mention the Ramadan Celebration that we had here at the facility on Saturday February 7th that was a very nice event. I also want to mention a solar energy letter that will be mailed to residents shortly explaining a solar savings on electric bills and if I may I'm going to read a part of this letter that went out because it explains quite a bit. What this is is it's a protection from rising electrical cost without requiring solar panels on your home. You can enroll in this local solar project by Solar Landscape. Solar Landscape is the name of the company and they are endorsed by Public Service as well as the State of New Jersey Utility Authority. So some key program highlights residents remain Public Service customers and receive a 31% discount on solar credits applied to their PSE&G bill. The discount rate is guaranteed and locked in for 20 years. Nothing to install, no fees, cancel at any time without penalty. Also it starts out eligible to low to moderate income households and they can expect to see bill discounts in mid this year 2026 with all other households following in 2027. Bill credits begin after a customer's assigned project is energized. Enrollment is first come first serve and community solar savings can be combined with other State and Federal energy assistance programs. Information sessions this is important will be held soon. Representatives will be available to answer customers and assist you in your enrollment. To be notified of these events there's a number to call. Every resident is going to receive this letter. We are pleased to make the benefits of solar energy accessible to all Saddle Brook residents and look forward to the savings this program delivers. Many other towns have done this and it's a fantastic program and big savings. I hope the residents will take advantage of that. We also have New Jersey Motor Vehicle Mobile Unit will be coming to the Municipal Complex parking lot the first week of March. They were here a few months

back one day but they're going to be here the whole week. You must make an appointment for more information visit our website at saddlebrooknj.us. It's also on social media already quite a few people made appointments. Chicken Bingo March 13th for ticket information call the Senior Center (201) 845-4594. Senior Lunch Program starts in March at the Senior Center 8 Caldwell Avenue. Also I just want to wish our new Governor Mikey Sherrill a successful term and thank former Governor Phil Murphy for his support of Saddle Brook. You know regardless of what you thought of the Governor he was good to Saddle Brook as far as we received quite a bit of money through New Jersey Department of Transportation their grant program to fix roads. Lastly I just want to wish Captain Doug Habermann a happy retirement. As of March 1st he will be officially retired. Thank you.

Councilman Accomando – Well I've been lucky enough to follow the Mayor for 12 years and it doesn't get easy to say anything. I was here late I apologize. I just want to thank everyone for coming everyone who's watching. People will get up and speak and it speaks volumes because it lets other people know what's going on in Town and keeps them aware of what they need to look out for and pay attention to. We weren't here for Valentine's so I wish all the wives, girlfriends, daughters a Happy Valentine's Day and of course Doug I wish you all the best in retirement. Any cop that gets to the end of that tunnel is a great thing and hopefully one day I'll be there so best of luck.

Councilwoman Mazzer – I'd like to congratulate all the honorees tonight and thank them for their dedication and service to our community. May God continue to keep you safe and God bless you. I'd like to offer my condolences to Councilman Gierek and his wife Jill and their family and also Captain Califano and your family. Also on behalf of myself and my family. As the Mayor said it's Heart Month and I was fortunate four years ago to have open heart surgery and it was successful. We used to laugh about how a family of plumbers I got these leaky valves and I was successful unfortunately my son wasn't. On behalf of my family and friends I'd like to thank everyone for your love, comfort and support during this difficult time. It certainly has been appreciated and heartfelt.

Councilwoman Sanchez – I wanted to congratulate all the first responders and officers that were honored here tonight as well. Thank you for all that you do. Thank you for your service to this Town our community. You guys do a great job. I attended the winter seed sewing workshop on February 7th it was sponsored by the Saddle Brook Library and the Green Team. It was a really nice event we have a really good turnout. I strongly encourage anyone who is interested to come out to future events. I really learned a lot it's very informative so if you enjoy that please come out. A big thank you to Steve Mariconda for all he's done with the Green Team and for working with our Grant Writer because we are now applying for a \$2000 grant through the Green Team to fund our Native Plant Community Pollinator Garden and Adopt a Native Tree Program. So thank you so much for that. As Steve mentioned the next Green Team meeting is February 25th at 7:30 at the Senior Center so if you can make it please come. Again as he said the Native Plant Program will be held at the library on Saturday March 21st at 10:30. The Ambulance Corps Fish and Chips will be April 3rd. It's every Good Friday so I hope you know if you're available you can come and attend that. That's also a great event. Congratulations to Doug Habermann I wish you well and hope you enjoy retirement. Lastly my condolences as well to the Califano family and Councilman Gierek and his wife and their family and Councilwoman Mazzer and her family. I am truly sorry for your losses.

Councilman Gierak – Congratulations to all the first responders that were recognized this evening and thank you to all that serve on the Police Department, Fire Department, Ambulance Corps thanks for the sacrifice that you make on a daily basis. My sincere condolences to the Mazzer family on the loss of James and the Califano family and the loss of Rose. I just want to say thank you to everybody that reached out to myself and my wife on the passing of my mother-in-law Mary Lou Gartland. She died at 69 of pancreatic cancer. A courageous fight for two years and she had a beautiful family by her side the whole way but thank you.

Council President Cimiluca – First obviously thank you to the first responders. Without you this Town would be nothing basically. Congratulations to those that were honored tonight with the proclamations. My heartfelt condolences to the three families. We are a family up here so when something happens to one of us or part of our family it deeply affects us. So to Councilman Gierak my condolences Giuseppe back there my condolences and obviously Councilwoman Mazzer which moves into as the Mayor had said it is Heart Health Month. That's why you may notice that everyone's wearing some kind of red. It is for Heart Health Month. I say this every year my dad died at 39 of heart disease James I believe is 54 had a heart issue and finally succumbed to it. Get checked don't be afraid to go to the doctor. If you feel anything go even if you don't if you're at a certain age go and get yourself tested maybe a stress test. Unlike my insurance company who denied my stress test so try and get there. One of the things that we do here is attend events. We appreciate the invites. So recently we went to a Fire Department Annual Dinner which was a great time. Congratulations to Herman Wenzel on his induction as the Chief and Gary Gilfoy as the Assistant Chief. We also attended the Recreation Cheerleader Dinner and the Spirit Leader Dinner and the Wrestling Dinner and I believe in the next week we're going to the Ambulance Corps Dinner. So a bunch of stuff that we do it's fun to do these things and we attend with a lot of appreciation for being invited but it's part of our duties as elected officials to attend these things and then we do it willingly and gleefully. Doug Habermann good friend he's going to have his final walk out and if anyone wants to go it's on February 27th at 1:00 pm at the Police Station. Captain Cadigan will be following several months later. So we're losing two of our senior officers and we wish them well. I'm sure we're going to see Doug if not in person online for sure. My wife had told me and I apologize for not getting the names but I believe the last name is Pallotta. With the Olympics going on right now it coincides with that. A Town resident and she won a medal at the Special Olympics in ice skating. So congratulations to her and her family. I'm sure that took a lot of work on her part and a lot of dedication on her part and a lot of work also on the parents and the family because Special Olympics that are being televised they put their heart and soul into this for a piece of metal. It goes further than that it just shows how much they love the sport and they give it their all and certainly she did. Today on the agenda we have something Blue Acres our engineer is preparing plans to demolish several buildings which we had purchased a number of years ago and this goes back. So finally we're getting to that final stage. It is to give us a little more open well a lot more open space to help with flood mitigation. These will not be paved areas. They're not going to be used for anything other than hopefully absorbing any kind of precipitation and any kind of runoff from the river. So we're finally getting there. We will not be having two separate meetings in July and August. July and August we are going to be meeting the third Thursday of the month. We're going to meet early for the work session and then following that we're going to have our regular session. A lot of people

have vacation plans not so much us but members of the public. So we thought it would be best to have it all in one meeting. So those people out there that mark their calendars we will not be having a work session on the first Thursday in July and the first Thursday of August. Both meetings will be on the third Thursday. I had asked Chief Zotollo to have the members of his Police Department do a speed study on Fifth Street. As you should be aware Fifth Street is going to be one of the many parks we are in the process of renovating and updating. We're going to be putting a basketball court in there, updating the playground that's already in there, some parking spaces and because one of the criteria for the speed humps is parks and schools I had asked the Chief to get that done. The results came back and in 10 days almost 42,000 vehicles passed that area on Fifth Street, which I thought was a heck of a lot. The tolerance limit is 35 miles an hour. Over 16% registered above that but that's standard to have it as the tolerance. However that means that most of the people, it looks like 65% were going between 26 and 35 and they were going higher than that. The average speed was actually 30 miles per hour. So the average speed is 5 miles more than the posted speed limit. For that reason I am going to propose and the Council is going to speak about it probably at the next work session to have a speed hump installed on Fifth Street near the entrance to that park which hopefully will be utilized a lot more than it is now. One person we didn't speak about that passed away was Uncle Floyd. So for people my age 65 and in that generation Uncle Floyd was like an uncle a funny one. Just watching him and Oogie and Looney Skip Rooney and those people it was great and I saw his show probably a dozen times and I went up to him at one show before he was going to go on and I said listen if you feel ill or something like that and you need to leave I will do your how for you because you've been doing the same jokes for 25 years and I memorized them. He didn't appreciate that but he still was funny. Next week is Independence Day celebration of the independence for the Dominican Republic. So we do have a lot of Dominicans in this Town at this point and right around the block from me is Made in the Dominican Republic a restaurant which we hope that the people in Saddle Brook go and attend our local businesses. I doing a little research on that I just assumed that they got their independence from Spain but they actually got their independence from Haiti. Haiti controlled them 200 years ago and they are celebrating that so congratulations on that. Now it is Black History Month and we did give some presentations. An icon in the African American community Jesse Jackson passed away this week. So condolences to him whether you agreed with what he said or not he was a powerful figure in the Civil Rights Movement. I just have a couple of quotes to go along with Black History Month from Martin Luther King and I think some of these quotes have some bearing on what the fellows here said tonight, what they talked about. These quotes I think actually fit in very well with what they spoke and they spoke from the heart. Martin Luther King said, "The ultimate measure of a man is not where he stands in the moments of comfort and convenience, but where he stands at times of challenge and controversy." So everyone can do the easy stuff. It's getting through the hard stuff that makes you a person and a good person. Harriet Tubman said "Every great dream begins with a dreamer. Always remember you have within you the strength, the patience and the passion to reach for the stars to change the world." Thank you. We're going to go into ordinances.

ORDINANCES

1. ORDINANCE # 1795-26 – FIRST READING

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 106, HANDICAPPED PARKING, OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK TO PROVIDE FOR A HANDICAPPED PARKING SPACE IN FRONT OF 181 COLONIAL AVE

Motion: Councilman Accomando

Second: Councilman Gierek

Roll Call:

Councilman Gierek – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

NOW THEREFORE BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK THAT:

CR# 0226-30

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 106, HANDICAPPED PARKING, OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK TO PROVIDE FOR A HANDICAPPED PARKING SPACE IN FRONT OF 181 COLONIAL AVE

heretofore passed on first reading, be further considered for final passage at a meeting to be held on March 19, 2026 at 7:00 PM, or as soon thereafter as the matter can be reached at the Municipal Complex, 55 Mayhill Street and that at such time and place all persons interested be given an opportunity to be heard concerning said ordinance according to law, with a notice of its introduction and passage on first reading and of a time and place when and where said ordinance will be further considered for final passage.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierek – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

2. ORDINANCE # 1798-26 – FIRST READING

AN ORDINANCE OF THE TOWNSHIP OF SADDLE BROOK DELETING AND REPLACING ARTICLE II “MUNICIPAL HOUSING LIAISON” AND ARTICLE III “AFFORDABLE HOUSING REQUIREMENTS” OF CHAPTER 48 “AFFORDABLE HOUSING”, TO UPDATE THE TOWNSHIP’S AFFORDABLE HOUSING ORDINANCE IN ACCORDANCE WITH THE DECEMBER 2025 UNIFORM HOUSING AFFORDABILITY CONTROLS, DECEMBER 2025 N.J.A.C. 5:99 REGULATIONS, AND THE AMENDED FAIR HOUSING ACT

Motion: Councilman Gierek

Second: Councilwoman Sanchez

Roll Call:

Councilman Gierek – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

NOW THEREFORE BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK THAT:

CR# 0226-31

AN ORDINANCE OF THE TOWNSHIP OF SADDLE BROOK DELETING AND REPLACING ARTICLE II “MUNICIPAL HOUSING LIAISON” AND ARTICLE III “AFFORDABLE HOUSING REQUIREMENTS” OF CHAPTER 48 “AFFORDABLE HOUSING”, TO UPDATE THE TOWNSHIP’S AFFORDABLE HOUSING ORDINANCE IN ACCORDANCE WITH THE DECEMBER 2025 UNIFORM HOUSING AFFORDABILITY CONTROLS, DECEMBER 2025 N.J.A.C. 5:99 REGULATIONS, AND THE AMENDED FAIR HOUSING ACT

heretofore passed on first reading, be further considered for final passage at a meeting to be held on March 5, 2026 at 5:30 PM, or as soon thereafter as the matter can be reached at the Municipal Complex, 55 Mayhill Street and that at such time and place all persons interested be given an opportunity to be heard concerning said ordinance according to law, with a notice of its introduction and passage on first reading and of a time and place when and where said ordinance will be further considered for final passage.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

3. ORDINANCE # 1799-26 – FIRST READING

AN ORDINANCE OF THE TOWNSHIP OF SADDLE BROOK DELETING AND REPLACING ARTICLE I “MANDATORY SET-ASIDE AND DEVELOPMENT FEES” OF CHAPTER 48 “AFFORDABLE HOUSING” TO UPDATE THE TOWNSHIP’S DEVELOPMENT FEE ORDINANCE IN ACCORDANCE WITH THE DECEMBER 2025 N.J.A.C. 5:99 REGULATIONS AND THE AMENDED FAIR HOUSING ACT

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

NOW THEREFORE BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK THAT:

CR# 0226-32

AN ORDINANCE OF THE TOWNSHIP OF SADDLE BROOK DELETING AND REPLACING ARTICLE I “MANDATORY SET-ASIDE AND DEVELOPMENT FEES” OF CHAPTER 48 “AFFORDABLE HOUSING” TO UPDATE THE TOWNSHIP’S DEVELOPMENT FEE ORDINANCE IN ACCORDANCE WITH THE DECEMBER 2025 N.J.A.C. 5:99 REGULATIONS AND THE AMENDED FAIR HOUSING ACT

heretofore passed on first reading, be further considered for final passage at a meeting to be held on March 5, 2026 at 5:30 PM, or as soon thereafter as the matter can be reached at the Municipal Complex, 55 Mayhill Street and that at such time and place all persons interested be given an opportunity to be heard concerning said ordinance according to law, with a notice of its introduction and passage on first reading and of a time and place when and where said ordinance will be further considered for final passage.

Motion: Councilman Gierak

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

4. ORDINANCE # 1800-26 – FIRST READING

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 58 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ANIMALS”.

Motion: Councilman Gierak

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

NOW THEREFORE BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK THAT:

CR# 0226-33

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 58 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ANIMALS”.

heretofore passed on first reading, be further considered for final passage at a meeting to be held on March 19, 2026 at 7:00 PM, or as soon thereafter as the matter can be reached at the Municipal Complex, 55 Mayhill Street and that at such time and place all persons interested be given an opportunity to be heard concerning said ordinance according to law, with a notice of its introduction and passage on first reading and of a time and place when and where said ordinance will be further considered for final passage.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – abstain
Councilwoman Mazzer – yes
Council President Cimiluca – yes

5. ORDINANCE # 1801-26 – FIRST READING

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 87 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “FEES”.

Motion: Councilman Gierek

Second: Councilman Accomando

Roll Call:

- Councilman Gierek – yes
- Councilman Accomando - yes
- Councilwoman Sanchez – yes
- Councilwoman Mazzer – yes
- Council President Cimiluca – yes

NOW THEREFORE BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK THAT:

CR# 0226-34

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 87 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “FEES”.

heretofore passed on first reading, be further considered for final passage at a meeting to be held on March 19, 2026 at 7:00 PM, or as soon thereafter as the matter can be reached at the Municipal Complex, 55 Mayhill Street and that at such time and place all persons interested be given an opportunity to be heard concerning said ordinance according to law, with a notice of its introduction and passage on first reading and of a time and place when and where said ordinance will be further considered for final passage.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

- Councilman Gierek – yes
- Councilman Accomando - yes
- Councilwoman Sanchez – abstain
- Councilwoman Mazzer – yes
- Council President Cimiluca – yes

The Township Clerk reads the following:

All items listed with an asterisk (*) are considered routine and non-controversial by the Township Council and will be approved by one motion. There will be no separate discussion on these items unless a Council member(s) so requests it, in which case the item(s) will be removed from the Consent Agenda and considered in its normal sequence on the agenda. The one motion signifies adoption of all resolutions, receive and file letters, correspondence, reports and approval of minutes and applications.

Mr. Lo Dico – December 4, 2025 and December 18, 2025 Council meeting minutes are not part of the consent agenda.

Council President Cimiluca – With those items not being part of the agenda is there a motion to approve?

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

*** MINUTES**

DECEMBER 29, 2025 COUNCIL MEETING MINUTES

THE FOLLOWING ARE NOT PART OF THE CONSENT AGENDA:

DECEMBER 4, 2025 SPECIAL MEETING MINUTES

Motion: Councilman Gierak

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes
Councilman Accomando - yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – abstain

DECEMBER 18, 2025 COUNCIL MEETING MINUTES

Motion: Councilwoman Mazzer

Second: Councilman Gierek

Roll Call:

Councilman Gierek – yes
Councilman Accomando - abstain
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

*** RESOLUTIONS**

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-35

WHEREAS, a property located in the Township of Saddle Brook, known as 635 North Midland Avenue, Saddle Brook, New Jersey, Block 1701, Lot 1.01 is assessed to SB Storage, LLC and;

WHEREAS, an omitted assessment for 2025 was appealed as per appeal #57-2500005AO; and

WHEREAS, a refund of \$448,461.41 for the 2025 fourth quarter omitted assessment plus interest in the amount of \$10,763.07 will result in a total refund of \$459,224.48.

THEREFORE, BE IT RESOLVED, that the Tax Collector is hereby authorized to refund \$459,224.48 to: SB STORAGE, LLC, 328 Amboy Avenue, Suite D, Metuchen, NJ 08840 Attn: Mr. Michael Lackland

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierek – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-36

WHEREAS, a property located in the Township of Saddle Brook, known as 64 Macarthur Drive, Saddle Brook, New Jersey, Block 505, Lot 10 is assessed to Bruce L. and Janice L. Gelenter and;

WHEREAS, Mr. Gelenter had a disabled exemption on his property in 2024; and

WHEREAS, a \$250.00 credit for 2024 will be applied to the February, 2026 tax quarter based on application date.

THEREFORE, BE IT RESOLVED, that the Tax Collector is hereby authorized to credit \$250.00 to the fourth quarter of 2025 for a disabled exemption.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-37

BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby wishes to enter into a grant agreement with the County of Bergen for the purpose of using \$138,790.00 in 2025-2026 Community Development Block for South Street Road Improvements, and

BE IT FURTHER RESOLVED that the Mayor and Council hereby authorizes Mayor Robert D. White to be a signatory to aforesaid grant agreement, and

BE IT FURTHER RESOLVED that the Township Council hereby authorizes Jimmy Homs, Business Administrator to sign all county vouchers submitted in connection with the aforesaid project, and

BE IT FURTHER RESOLVED that the Township Council recognizes that the Township of Saddle Brook is liable for any funds not spent in accordance with the grant agreement, and that the liability of the Township Council is in accordance with HUD requirements.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

TOWNSHIP OF SADDLE BROOK

RESOLUTION APPROVING AGREEMENT WITH TOP FLOOR ELEVATED SOLUTIONS LLC

CR# 0226-38

WHEREAS the Township of Saddle Brook is in receipt of a proposal from Top Floor Elevated Solutions LLC (T.F.E.S.) to perform inspections and witnessing of tests of elevators, escalators, dumbwaiters, stairway chair lifts and wheelchair lifts etc., in the Township; and

WHEREAS, T.F.E.S.'s proposal, a copy of which is attached hereto and incorporated herein by reference, shall be for the term of one year retroactive to January 1, 2-026 through December 31, 2026; and

WHEREAS, the Township Administrator has reviewed the proposal submitted by T.F.E.S., a copy of which is attached hereto and incorporated herein by reference, and recommends the approval of same; and

WHEREAS, the Township Attorney has prepared an Agreement between the Township and Top Floor Elevated Solutions, a copy of which is attached hereto and incorporated herein by reference, and recommends the approval of same.

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook, County of Bergen and State of New Jersey, that the proposal submitted by Top Floor Elevated Solutions LLC for Elevator Subcode Inspections/Inspector be and is hereby approved; and

BE IT FURTHER RESOLVED that the Mayor be and is hereby authorized and directed to execute the proposal submitted by Top Floor Elevated Solutions on behalf of the Township; and

BE IT FURTHER RESOLVED, that the Township Clerk is hereby authorized and directed to forward a copy of this resolution together with the attached Agreement to Top Floor Elevated Solutions, LLC upon its passage.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION AUTHORIZING SUBMISSION OF A GRANT
PROPOSAL TO THE NEW JERSEY DEPARTMENT OF
COMMUNITY AFFAIRS FY26 LOCAL RECREATIONAL
IMPROVEMENT GRANT PROGRAM BY THE TOWNSHIP OF
SADDLE BROOK FOR PLAYGROUND REHABILITATION &
REVITALIZATION AT N. 5th STREET PARK**

CR# 0226-39

WHEREAS, the Township of Saddle Brook desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$100,000.00 for playground rehabilitation or construction at N. 5th Street Park;

THEREFORE, BE IT RESOLVED,

- 1) That the Township of Saddle Brook does hereby authorize the application for such a grant; and
- 2) Recognizes and accepts that the Department may offer a lesser or greater amount and therefore, upon receipt of the grant agreement from the New Jersey Department of Community Affairs, does further authorize the execution of any such grant agreement; and also, upon receipt of the fully executed agreement from the Department, does further authorize the expenditure of funds pursuant to the terms of the agreement between the Township of Saddle Brook the New Jersey Department of Community Affairs.

BE IT FURTHER RESOLVED, that the persons whose names, titles, and signatures appear below are authorize Township of Saddle Brook officials to sign the application, and that they or their successors in said titles are authorized to sign the agreement, and any other documents necessary in connection therewith:

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierek – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

TOWNSHIP OF SADDLE BROOK RESOLUTION

AUTHORIZING THE TRANSFER OF 2025 BUDGET APPROPRIATIONS

CR# 0226-40

WHEREAS, Title 40A:4-59 of the New Jersey Statutes provides that should it become necessary, during the first three months of the succeeding year to expend for any of the purposes specified in the budget an amount in excess of the respective sums appropriated therefore and there shall be an excess of any appropriation over and above the amount claimed to be necessary to fulfill the purpose of such appropriation, the Governing Body, may by resolution, setting forth the facts (adopted by not less than 2/3 vote of the full membership thereof) transfer the amount of such excess of those appropriations deemed to be insufficient,

NOW THEREFORE BE IT RESOLVED, by the Township Council of the Township of Saddle Brook that the Township chief Financial Officer be and is hereby authorized to make the following transfers (among others that may be needed) in the 2025 Budget Appropriations:

SEE ATTACHED LIST FROM VINCE BUONO, CFO

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-41

WHEREAS, Remington and Vernick, Township Engineer has submitted a proposal dated January 28, 2026 for engineering services for Blue Acres demolition Support Services – 200 Saddle River Rd and 15 Riverview Ave at a cost of \$56,000.00

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby authorizes Remington & Vernick to proceed with their service at a cost not to exceed \$56,000.00 providing funds are available. And

BE IT FURTHER RESOLVED that the Township Clerk is hereby authorized to advertise for bids when bid specs become available.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Funds Available Account(s)_04-2150-25-1791-006 Var Capital Improvements, Demolition
Flood 200 Saddle River Rd 15 Riverview Ave

By:  _____
Vincent Buono, CFO

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-42

WHEREAS, the Township of Saddle Brook advertised for bids for the Tree Streets Concrete Improvement Project, and,

WHEREAS,9 bids were received and opened on February 5, 2026, and

WHEREAS, in a letter dated February 12, 2026 the Township Engineer has recommended to award the contract to D.S .Meyer Enterprises, LLC, 2 North St, Suite 2A, Waldwick, NJ 07463 in the amount of \$172,874.00

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby awards the bid to D.S. Meyer Enterprises, LLC in the amount of \$172,874.00 after review by the Township Attorney and providing funds are available and certification by the CFO

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Funds Available Account(s)_04-2150-25-1791-009 Var Capital Improvements, Drain
Maple Spruce Larch

By:  _____
Vincent Buono, CFO

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-43

WHEREAS, Remington and Vernick, Township Engineer has submitted a proposal dated January 20, 2026 for engineering services for South Street Road Improvement Project at a cost of \$61,000.00

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby authorizes Remington & Vernick to proceed with their service at a cost not to exceed \$61,000.00 providing funds are available. and,

BE IT FURTHER RESOLVED that the Township Clerk is authorized to advertise for receipt of bids for this project when bid specs are available

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Funds Available Account(s)_04-2150-23-1741-007 Var Capital Improvements, Roads

By:  _____
Vincent Buono, CFO

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-44

BE IT RESOLVED by the Township Council of the Township of Saddle Brook that the following requisition(s) submitted to the Township Council for purchases over \$6,600.00 be approved providing funds are available:

<u>DEPARTMENT</u>	<u>COMPANY</u>	<u>ITEM</u>	<u>AMOUNT</u>
RECREATION	THE GREYCLIFF	CORONATION BALL	\$8,650.00

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-45

Regular Meeting Dates – 2026 REVISED

BE IT RESOLVED by the Township Council of the Township of Saddle Brook, County of Bergen, State of New Jersey that the regular meetings of the Saddle Brook Township Council will be held on the third Thursday of each month for 2026, with the work sessions on the first Thursday of each month, and will be held at the Municipal Complex, 55 Mayhill Street, Saddle Brook NJ

BE IT FURTHER RESOLVED, that the Township Clerk is hereby authorized to advertise said dates in a legal newspaper.

Work Session Meeting - 5:30 p.m.

**FEBRUARY 5
MARCH 5
APRIL 2
MAY 7**

Public Meeting - 7:00 p.m.

**FEBRUARY 19
MARCH 19
APRIL 16
MAY 21**

JUNE 4

JUNE 18

*** JULY 16**
*** AUGUST 20**

SEPTEMBER 3
OCTOBER 1

SEPTEMBER 17
OCTOBER 15

*** NOVEMBER 12**

DECEMBER 3

DECEMBER 17
**** DECEMBER 28**

*** WORK SESSION 5:30 PUBLIC MEETING IMMEDIATELY FOLLOWS**

**** PUBLIC MEETING AT 5:30 PM**

Formal action may be taken at any of the above listed meetings.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierek – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

TOWNSHIP OF SADDLE BROOK
RESOLUTION

CR# 0226-46

WHEREAS, Colliers Engineering has submitted a proposal dated January 28, 2026 for professional services for Master Plan and Development Regulations Reexamination Report limited to FSHC mediation agreement , and

WHEREAS, the Business Administrator has recommended that the Township engage Collier Engineering for said services,

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby awards a contract to Colliers Engineering, 93 Frontage Road, Suite 110 Hampton, NJ not to exceed \$6,200 for fourth round Affordable Housing Services providing funds are available.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierek – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-47

BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK, COUNTY OF BERGEN, STATE OF NEW JERSEY THAT THE PROPER WARRANTS BE DRAWN AND THAT THE ATTACHED BILLS, WITH THE EXCEPTION OF THOSE BILLS NOT APPROVED BY A MAJORITY OF THE COUNCIL, BE PAID TOTALING **\$21,433,620.42** PROVIDING FUNDS ARE AVAILABLE AND ALL BILLS SUBMITTED COMPLY WITH N.J.S.A. 40A: 11-1 ET. SEQ AND ANY OTHER APPROPRIATE STATUTES.

THESE ARE THE BILLS PAID THROUGH OFF LINE CHECKS.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 0226-48

BE IT RESOLVED BY THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF SADDLE BROOK, COUNTY OF BERGEN, STATE OF NEW JERSEY THAT THE PROPER WARRANTS BE DRAWN AND THAT THE ATTACHED BILLS, WITH THE EXCEPTION OF THOSE BILLS NOT APPROVED BY A MAJORITY OF THE COUNCIL, BE PAID TOTALING **\$1,339,621.06** PROVIDING FUNDS ARE AVAILABLE AND ALL BILLS SUBMITTED COMPLY WITH N.J.S.A. 40A: 11-1 ET. SEQ AND ANY OTHER APPROPRIATE STATUTES.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

**RESOLUTION
TOWNSHIP OF SADDLE BROOK**

**Resolution of Support from the Township of Saddle Brook
Mayor & Council Authorizing the
Sustainable Jersey-PSEG 2026 Grant Application for a \$2,000 Green Team Support Grant
for “Saddle Brook Native to Nature Initiative: Pollinator Garden + Adopt-a-Tree”**

CR# 0226-49

WHEREAS, a sustainable community seeks to optimize quality of life for its residents by ensuring that its environmental, economic and social objectives are balanced and mutually supportive; and

WHEREAS, the Township of Saddle Brook strives to save tax dollars, assure clean land, air and water, improve working and living environments; and

WHEREAS, the Township of Saddle Brook is participating in the Sustainable Jersey Program; and

WHEREAS, one of the purposes of the Sustainable Jersey Program is to provide resources to municipalities to make progress on sustainability issues, and they have created a grant program called the Sustainable Jersey-PSEG 2026 Small Grants Program;

THEREFORE, the Mayor and Council of the Township of Saddle Brook has determined that Saddle Brook should apply for the aforementioned Grant.

THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Township of Saddle Brook, State of New Jersey, authorize the submission of the aforementioned Sustainable Jersey Grant.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

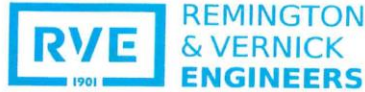
Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

* CORRESPONDENCE

1. P. CRAY, RVE - ENGINEER
TO: JIMMY HOMSI, BUS. ADM.

RE: PROPOSAL SOUTH ST. ROAD IMPROVEMENTS
DATE: JANUARY 20, 2026



One Harmon Plaza, Suite 600
Secaucus, NJ 07094
O: (201) 624-2137
F: (201) 624-2136

January 20, 2026

Jimmy Homs-Administrator
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, NJ 07663

Re: Township of Saddle Brook
South Street Road Improvement Project
Professional Services Proposal
M2025-0438

2025 JAN 21 PM 12:18

Dear Mr. Homs:

REMINGTON & VERNICK ENGINEERS (RVE) is pleased to submit this proposal to provide professional services for the above-referenced project. The project intent is to resurface South Street from Finnigan Avenue to Rosedale Avenue. This street was among several streets in the area to have its gas main replaced by PSE&G. Additionally, the Town received funding from CDBG to resurface the street.

Our Scope of Services are as follows:

1. We will perform a conventional ground survey to obtain existing conditions of the roadway. We will utilize the survey and develop basemapping for the project. We will transmit the base plans to the various utility companies and request as-built information on existing utilities as well as notify them of the project. The basemapping will then be used as a base map for which the plans will be developed.
2. We will check all the curb ramps to ensure they are ADA compliant and call for the reconstruction of any that are not. We will have curb replaced where it is damaged to the level of not being serviceable, or where it is missing. We will inspect all driveway aprons and have replaced any that are in poor condition. Most concrete aprons will remain and all asphalt aprons will be replaced with concrete.
3. We will inspect each drainage structure and call for the reconstruction or replacement of any that are in poor condition. We will also call for the replacement of any grates that are not bicycle safe and have replaced any curb head pieces that are not NJDEP compliant. We will also evaluate the drainage system on the road to see if any improvements are warranted. We do not anticipate major storm drainage improvements at this time.
4. The plans will include provisions for restoration of any grass areas disturbed during construction including topsoiling, fertilizing and seeding. Restoration of line striping will also be included.
5. Prepare the construction plans, specifications, and engineer's construction estimate for obtaining construction bids for the project.
6. Assist in the bid opening, review of bids, and recommend award of the contract.
7. Provide construction observation services during the construction phase of the project. Observation will be on a part-time basis for any concrete work that is performed. We will check the concrete formwork prior to the concrete pours and observe the concrete pours. We will

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C-1

provide full-time observation for milling and paving. We anticipate concrete work will last three weeks, milling one day and paving one day.

8. Provide contract administration services including the processing of change orders and payment requests. We will prepare and issue an initial submittals list to the Contractor to assist in providing submittals in a timely manner and then review and return shop drawings submitted by the Contractor. We will attend the preconstruction meeting and issue meeting notes. We will perform a punch list inspection and provide a list of punch list items to the Contractor.

Our professional services are detailed as follows:


Item	Task	Budget Estimate
A	Surveying	\$ 13,500.00
B	Engineering:	\$ 21,500.00
C	Contract Administration and Inspection	\$ 26,000.00
	Total	\$ 61,000.00

COST OF SERVICES

Our lump sum fee is based on the scope as known at this time. If unforeseen and/or unanticipated work items arise, our office shall provide a separate or amended scope of services & cost proposal for consideration and approval. Our lump sum fee of **\$61,000.00** will be billed monthly based on the percent complete of each phase.

We await your written authorization to begin preparation of the required documents for bidding. We trust the information provided meets your requirements for this project. Should you have any questions, comments, or require additional information, please feel free to contact the undersigned at our Secaucus office.

Sincerely,
REMINGTON & VERNICK ENGINEERS, INC.


Paul D. Cray, PP, PE, CME
Executive Vice President

Cc: Mayor Robert White
Pete LoDico, Clerk
Robert Klein, RVE

2. D. BLOCH, D. GREEN - COLLIERS
TO: JIMMY HOMSI, BUS. ADM.

RE: PROPOSAL REEXAMINE MASTER PLAN
DATE: JANUARY 28, 2026

Shelbourne at Hunterdon
53 Frontage Road, Suite 110
Hampton, New Jersey 08827
Main: 877 627 3772

2026 JAN 28 PM 5:48



January 28, 2026

Jimmy Homs, Business Administrator
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, NJ 07663

Proposal for Professional Planning Services
Master Plan and Development Regulations Reexamination Report
Project No. SDP-0014P

Dear Mr. Homs,

Colliers Engineering & Design (CED) is pleased to submit the following proposal for planning services for a Master Plan and Development Regulations Reexamination Report for the Township of Saddle Brook. The Report will be limited in its scope and specifically focus on the overlay zoning to implement the FSHC Mediation Agreement at two sites:

1. Midland Avenue – Van Bussum Overlay Block 401, Lots 1, 2.01, 2.02, 3, 4, and 5 and
2. 580 North Midland Avenue – Block 1710, Lot 38

This proposal is divided into the following four sections:

- Section I - Scope of Services
- Section II - Schedule of Fees
- Section III - Township Responsibilities
- Section IV - Client Contract Authorization

SECTION 1 - SCOPE OF SERVICES

Task 1.0 Master Plan Reexamination Report

Colliers Engineering & Design will prepare a Master Plan and Development Regulations Reexamination Report. This report will be limited for the purposes of implementing the two new overlay zones described in the FSHC Mediation Agreement. The document is anticipated to be roughly five (5) to seven (7) pages in length. The specific changes to be identified in the report include:

1. Creation of an inclusionary multi-family overlay zone at Midland Avenue – Van Bussum on Block 401, Lots 1, 2.01, 2.02, 3, 4, and 5
2. Creation of two overlay zoning ordinances for 580 North Midland Avenue, identified as Block 1710, Lot 38. One for a supportive, independent living housing development and the second for a 12 unit age-restricted inclusionary development.

C-2

Accelerating success.

The Master Plan Reexamination report will comply with the requirements of NJSA 40:55D-89. Major sections of the Reexamination will address:

- a. The major problems and objectives relating to land development in the municipality at the time of the adoption of the last Master Plan Reexamination Report in 2014.
- b. The extent to which such problems and objectives have been reduced or have increased subsequent to 2014.
- c. The extent to which there have been significant changes in the assumptions, policies, and objectives forming the basis for the Master Plan or development regulations as last revised, with particular regard to the density and distribution of population and land uses, housing conditions, circulation, conservation of natural resources, energy conservation, collection, disposal and recycling of designated materials and changes in State, County, and Township policies and objectives.
- d. The specific changes recommended for the Master Plan or development regulations, if any, including underlying objectives, policies and standards, or whether a new plan or regulations should be prepared.
- e. The recommendations of the Planning Board concerning the incorporation of redevelopment plans adopted pursuant to the "Local Redevelopment and Housing Law," P.L. 1992 C.79 (C.40A:12A-1 seq.) into the land use plan element of the Master Plan.

The aforementioned statutory requirements will focus solely on the impacts, changes, and recommendations as a result of the FSHC Mediation Agreement.

Once a draft of the report is prepared, we will send it to the Township for review. This task includes one (1) virtual meeting to discuss the draft. Following the meeting, revisions will be incorporated up to a maximum of two (2) hours. Once the comments are incorporated, the final draft will be sent via email to the Township for distribution and to commence the approval process.

Task 2.0 Meeting and Coordination

Colliers Engineering & Design will attend one (1) public hearing at the Planning Board. This task includes meeting preparation, including presentation materials and handouts.

After the report is adopted, three signed and sealed copies will be provided to the Township. In addition, we will transmit a PDF of the adopted report.

Task 3.0 Additional Services

Any services above and beyond the scope of work in Tasks 1.0 and 2.0, including preparation of notices, meetings above those delineated, etc., will be billed hourly in accordance with the approved Rate Schedule between the Township and Colliers Engineering & Design at the time of service.



SECTION II - SCHEDULE OF FEES

The above tasks shall be invoiced on an hourly basis in accordance with the rates in the Schedule of Hourly Rates that are in effect, and included in the professional services agreement between the Township and Colliers Engineering & Design, when the work is performed. We will not exceed the amount below without prior written authorization from the Township. The maximum upset fee for this proposal is as follows:

Task Name	Fee
Task 1.0 - Master Plan Reexamination Report	\$ 3,690.00
Task 2.0 - Meeting and Coordination	\$ 2,495.00
Task 3.0 - Additional Services	Hourly

All work shall be invoiced in accordance with the terms and provisions of the agreement between the Township and Colliers Engineering & Design for professional services.

Assuming the proposal is approved, and we receive a resolution and/or the signed scope of work by February 1, 2026, a draft will be circulated to the Township by February 5, 2026. Note that pursuant to the Municipal Land Use Law, the draft must be on file at the Township no less than 10 days prior to the hearing, which is anticipated to be February 18, 2026.

SECTION III - TOWNSHIP RESPONSIBILITIES

The Township shall be responsible for the following:

1. Coordination of all meetings and hearings.
2. Advertising of all meetings and hearings.
3. Preparation of all meeting notices, resolutions, etc.

SECTION IV - CONTRACT AUTHORIZATION

I hereby declare that I am duly authorized to sign binding contractual documents. I also declare that I have read, understand, and accept this contract.

Signature

Date

Printed Name

Title



Conclusion

If you find this agreement acceptable, please either sign where indicated above in Section IV and return one signed copy to this office, or provide us with a copy of a resolution approving the proposal. This will constitute authorization to proceed with the proposed planning services.

We want to thank you and the Township for providing the opportunity to perform this most important work. If you have any questions or clarifications regarding the scope of work, please do not hesitate to call our office.

Sincerely,

Colliers Engineering & Design, Inc.

Handwritten signature of Darlene A. Green in blue ink.

Darlene A. Green, PP, AICP
Senior Project Manager | Planning

Handwritten signature of Daniel Bloch in black ink.

Daniel Bloch, PP, AICP, EADA
Regional Discipline Leader | Planning

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3. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: SCREAM TRUCK - ICE CREAM VENDOR
RENEWAL
DATE: JANUARY 21, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 21, 2026

Re: ICE CREAM VENDOR APPLICATION

Jason Black / Scream Truck LLC
35 Robert Drive
Short Hills, NJ 07078

The above business and individual filed an Ice Cream Vendor Application.

The Detective Bureau conducted a background check of the business and individual. The paperwork was filled out correctly based on Ordinance 382 (Chapter 111) and all checks were negative.

Based upon the above information I recommend the application be approved at this time.

C-3

Cc: file

4. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – GURKAN
DOGURGA
DATE: JANUARY 22, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 22, 2026

Re: **LIVERY APPLICATION**

Gurkan Dogurga
Park 80 West, Plaza II
250 Pehle Avenue
Saddle Brook, NJ 07663

Gurkan Dogurga
348 Stuyvesant Avenue
Lyndhurst, NJ 07071

In accordance with Township Ordinance #189, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify.
All required documents were provided and the company meets all insurance thresholds as required.

I therefore find no reason why this application should not be approved.

C-4

CC: file

5. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – FILM LIMOUSINE
DATE: JANUARY 22, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 22, 2026

Re: LIVERY APPLICATION

Film Limousine
Park 80 West, Plaza II
250 Pehle Avenue
Saddle Brook, NJ 07663

Gabriel Davidson
8 Garwood Road
Fairlawn, NJ 07410

In accordance with Township Ordinance #189, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify.
All required documents were provided and the company meets all insurance thresholds as required.

I therefore find no reason why this application should not be approved.

C-5

CC: file

6. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – MZ SEDANS, INC.
DATE: JANUARY 22, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 22, 2026

Re: LIVERY APPLICATION

**MZ Sedans, Inc.
Park 80 West, Plaza II
250 Pehle Avenue
Saddle Brook, NJ 07663**

**Javeed Chaudhry
91 Pocohontas Path
Lincoln Park, NJ 07035**

In accordance with Township Ordinance #189, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify.
All required documents were provided and the company meets all insurance thresholds as required.

I therefore find no reason why this application should not be approved.

C-6

CC: file

7. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – GREEN MOON, LLC
DATE: JANUARY 22, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 22, 2026

Re: **LIVERY APPLICATION**

**Green Moon, LLC
Park 80 West, Plaza II
250 Pehle Avenue
Saddle Brook, NJ 07663**

**Mujdat Uzun
254 Division Street, Apt. 2A
Cliffside Park, NJ 07010**

In accordance with Township Ordinance #189, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify.
All required documents were provided and the company meets all insurance thresholds as required.

I therefore find no reason why this application should not be approved.

C-7

CC: file

8. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – MAHWAH VIP
LIMOUSINE
DATE: JANUARY 26, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 26, 2026

Re: **LIVERY APPLICATION**

Mahwah VIP Limousine
Park 80 West, Plaza II
250 Pehle Avenue
Saddle Brook, NJ 07663

Kevin Kahraman Macit
65 Lenox Avenue
Dumont, NJ 07628

In accordance with Township Ordinance #189, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify.
All required documents were provided and the company meets all insurance thresholds as required.

I therefore find no reason why this application should not be approved.

C-8

CC: file

9. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: SPA 205 - MASSAGE/PHYSICAL CULTURE
RENEWAL
DATE: JANUARY 26, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 26, 2026

Re: **MESSAGE PARLOR APPLICATION**
PHYSICAL CULTURE STUDIO APPLICATION

SPA 205 / Studio 205, 205 N. Sixth Street, Saddle Brook, NJ 07663

Im Yon Chu, 28B Cleveland Place, Palisades Park, NJ 07650
Chloe Kim, 230A 3rd Street, Palisades Park, NJ 07650
Fushan Shen, 50 Columbia Drive, 2nd Floor, Tenafly, NJ 07670

In accordance with Township Ordinance #125, an investigation was conducted regarding the above business and individuals who filed a Massage/Physical Therapist Application.

The investigation did not reveal anything that would disqualify the business or the individuals.

I therefore find no reason why this application should not be approved.

C-9

CC: file

10. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: THERAPEUTIC MASSAGE & HEALTH SPA
RENEWAL - JULIA SKOWRON
DATE: JANUARY 26, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 26, 2026

Re: **MESSAGE/PHYSICAL THERAPIST APPLICATION**

**Therapeutic Massage and Health Spa
350 Market Street, FL2
Saddle Brook, NJ 07663**

Julia A. Skowron, 25 Tuttle Street, Wallington, NJ 07057

In accordance with Township Ordinance #125, an investigation was conducted regarding the above business and individual who filed a Massage/Physical Therapist Application.

The investigation did not reveal anything that would disqualify the business or the individual. In addition, there have not been any complaints regarding the business within the past year.

I therefore find no reason why this application should not be approved.

C-10

CC: file

11. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: THERAPEUTIC MASSAGE & HEALTH SPA
RENEWAL – PAMELA ESPINOZA GUERRA (OWNER)
DATE: JANUARY 26, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police *JZ*
Date: January 26, 2026

Re: **MESSAGE/PHYSICAL THERAPIST APPLICATION**

**Therapeutic Massage and Health Spa
350 Market Street, FL2
Saddle Brook, NJ 07663**

**Pamela Espinoza Guerra (Owner)
121 West Oldis Street, Unit 1
Rochelle Park, NJ 07662**

In accordance with Township Ordinance #125, an investigation was conducted regarding the above business and individual who filed a Massage/Physical Therapist Application.

The investigation did not reveal anything that would disqualify the business or the individual. In addition, there have not been any complaints regarding the business within the past year.

I therefore find no reason why this application should not be approved.

C-11

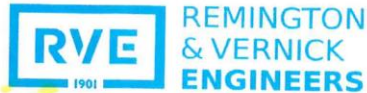
CC: file

12. P. CRAY, RVE - ENGINEER

TO: J. HOMSI, BUS. ADM.

RE: PROPOSAL NJDEP GREEN ACRES
DEMOLITION SUPPORT SERVICES

DATE: JANUARY 29, 2026



One Harmon Plaza, Suite 600
Secaucus, NJ 07094
O: (201) 624-2137
F: (201) 624-2136

January 29, 2026

Jimmy Homs, Township Administrator
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, New Jersey 07663

Re: Township of Saddle Brook
Proposal for NJDEP Green Acres Demolition Support Services
200 Saddle River Road and 15 Riverview Avenue
RVE Project No. M2025-0441

Dear Mr. Homs,

REMINGTON & VERNICK ENGINEERS (RVE) is pleased to submit this proposal for engineering services for the above-referenced properties. As you are aware, our office conducted a *Phase I Environmental Site Assessment* (Phase I ESA) and a *Pre-Demolition Hazardous Materials Assessment Report* for the above-listed properties in 2018. Based on the findings of our investigations, a former unregulated heating oil underground storage tank (UST) was identified at the 200 Saddle River Road property and asbestos containing building materials (ACBMs) have been identified at both of the above-listed properties. This proposal provides our scope of work and associated cost to develop bid specifications and management services for asbestos abatement, and the heating oil UST removal at these properties. To this end, we offer the following scope of work:

SCOPE OF WORK

Task 1 – Bid Document Preparation

A properly designed asbestos abatement project ensures the asbestos containing building materials (ACBMs) are not only removed safely and expediently, but the ACBMs are removed in compliance with all applicable State and Federal asbestos regulations prior to demolition. In addition to ensuring received bids are realistic, a well written project design also ensures the hired asbestos abatement contractor knows their responsibilities and what is expected of them during the project. RVE will prepare an asbestos abatement cost estimate and technical specifications/bid documents for the Township's use in soliciting bids for the proper abatement of ACBMs from the subject buildings prior to demolition.

We will prepare sketches of the two sites using the survey that was previously done for both properties. The sketches will be 11x17 format and depict the work to be done on a plan view.

We will prepare a cost estimate which will include all the asbestos abatement work, removal of the heating oil UST, and demolition of the buildings.

RVE will assist the Township of Saddle Brook with the solicitation of bids from qualified abatement contractors. Upon receipt, RVE will evaluate and provide recommendations to the Township. RVE will coordinate site visits, as necessary, for the qualified abatement contractors. During the bidding process, RVE will review and respond to Requests for Information (RFIs) as necessary for the abatement contractors to provide an accurate bid.

C-12

www.rve.com

Task 2 – Construction Administration and Inspection services

RVE assumes that the Contractor will apply for Demolition building permits from the Building Department and that the Building Department will oversee the demolition of the structures. RVE will perform two site visits during the course of demolition of each abode. One will be to gauge progress and the second will be to verify conformance to the contract for final payment.

RVE will prepare and distribute the contracts between the Township and the Contractor. We will attend a preconstruction meeting with project stakeholders. We will review submittals, respond to RFP's, and coordinate construction schedules between the Town and the Contractor during the course of the project. We will review payment requests, prepare and send payment recommendations to the Town.

As this project is funded by Green Acres, we will perform administration services related to the Green Acres funding including final payment reimbursement.

Asbestos Abatement Oversight and Final Air Clearance Testing

RVE will provide asbestos abatement project oversight and final clearance services in the form of periodic visual inspections prior to, during and at the completion of all asbestos abatement activities, and the collection of final air clearance samples within each abatement work area. RVE will oversee the asbestos abatement contractor is adhering to the scope of work. RVE will collect final air clearance samples following the abatement project at each building to access airborne asbestos concentrations in order to complete the abatement project. This work shall be performed by RVE's certified Asbestos Building Inspector/Management Planner (including Level C - PPE, as necessary).

As guidance when performing the Asbestos Management Services, RVE shall utilize applicable provisions of the Occupational Safety and Health Administration (OSHA) Asbestos Standards (29 CFR 1910.1001 and 29 CFR 1926.1101). All sample collection will be conducted in accordance with all applicable local, State, and Federal regulations, including the NESHAP regulations.

All final clearance air asbestos samples collected will be submitted under chain-of-custody record to an American Industrial Hygiene Association (AIHA)-certified laboratory for final air Transmission Microcopy (TEM) analysis (AHERA method). All laboratory final clearance sample analysis assumes forty-eight (48)-hour turnaround time.

Upon completion of final air clearance testing phase, RVE will prepare a summary letter of final air sample analytical results for closure of the asbestos abatement project for each of the subject buildings. The summary letter will include copies of laboratory analytical results for all final air clearance samples collected.

Task 3 – Unregulated Heating Oil Tank Closure and Removal Oversight

It is a requirement of the State to have the out-of-service heating oil UST removed from the subject property as part of the building demolition project. At this time, the size of the UST is known to be 200-gallons. This volume is less than the maximum (2,000-gallon) threshold that defines an unregulated heating oil tank (UHOT) in New Jersey.

The New Jersey Department of Environmental Protection (NJDEP) UHOT Program allows pre-qualified environmental professionals to investigate and remediate discharges from UHOTs with limited oversight by the NJDEP. All such tank cases are subject to possible audit by NJDEP. The tasks described herein are necessary to properly remove the heating oil UST and progress the investigation through the NJDEP UHOT Program. This progress is achieved via demonstrating compliance with the Heating Oil Tank System Remediation Rules (N.J.A.C. 7:26F).

On July 24, 2024, RVE performed a limited subsurface evaluation, which included the performance of one soil boring advanced along each side of the UST and extending to six inches below the bottom invert of the UST. Based on our field investigation and measuring the bottom and top depths of the UST through the fill port, RVE determined the tank bottom invert is 69-inches below the existing concrete surface grade and the top of the tank is buried 21.5-inches below the existing concrete surface grade. At the time of our investigation, the UST contained approximately 4-inches of liquid at the bottom of the tank.

Results from the analytical testing performed in 2024 indicated that EPH was non-detectable (ND) in all four samples. Therefore, contingent laboratory analysis of naphthalene and 2-methylnaphthalene was not necessary and was not activated. The UHOT soil sampling performed in 2024 indicated that no contaminants of concern were detected above the current applicable standards established by the NJDEP.

As part of this proposal, RVE will oversee the removal of the UST, including UST emptying and cleaning, tank removal for proper disposal and any limited excavation and staging onsite of non-contaminated soil adjacent and above the UST.

For the purpose of this proposal, RVE assumes no contaminated soil removal for off-site disposal is included with this scope of work. Additionally, a subsurface evaluation and post-closure soil sampling will be performed following UST removal to confirm no soil contamination exists below the tank invert within the UST grave. Based upon the UST capacity of 200 gallons, RVE shall collect no more than three (3) soil samples from the tank excavation. All samples shall be submitted to a NJDEP-certified analytical laboratory to be tested for extractable petroleum hydrocarbons (EPH) with one (1) potential contingency analysis of 2-Methyl Naphthalene and Naphthalene if EPH results are above 1,000 milligrams per kilogram (mg/kg) in accordance with NJDEP regulations.

Upon receiving and tabulating the soil analytical results, RVE will prepare a UHOT Closure Report for submission to the Township.

If a hole is discovered during the inspection of the UST, RVE will provide an additional proposal to address this circumstance. It should be noted that if a hole is observed, RVE, on behalf of the Township of Saddle Brook, is required to notify the NJDEP. This will place an identifying number on the subject property, which will remain active until the NJDEP issues a No Further Action (NFA) designation for the UST investigation. As part of this process, RVE will be required to complete and submit an Unregulated Heating Oil Tank (UHOT) System Remediation Form in order to receive an NFA from the NJDEP.

If soil contamination is reported above the NJDEP Soil Remediation Standards, additional sample collection, investigation, additional report writing, and (potential) remediation will be required. This set of circumstances would be addressed in a separate proposal. It should also be noted that if a release to the environment is observed or later confirmed via laboratory analytical results, RVE, on behalf of the Township of Saddle Brook, is required to notify the NJDEP. This will place an identifying number on the Site which will remain active until the NJDEP issues an NFA designation for the UST investigation and remediation.

COST OF SERVICES

Task	Description	Cost
Task 1	Engineering	\$28,000.00
Task 2	Construction Admin and Inspection	\$19,500.00
Task 3	Heating Oil UST Closure	\$8,500.00
	TOTAL	\$56,000.00

EXCLUSIONS

The following services are not included in the scope of services under this proposal:

1. Additional sampling or investigation of hazardous materials.
2. Air Monitoring during the demolition and abatement process.
3. NJDEP notifications/Licensed Site Remediation Professional (LSRP)/Subsurface Evaluator services in the event that contamination is discovered in association with the UHOT.

We trust the information provided meets your requirements for this project. RVE will proceed with the work described above upon receipt of your written authorization to proceed. Should you have any questions or require additional information, please do not hesitate to contact Mr. Robert Klein at 201-401-0939. We look forward to the opportunity of working with you on this project.

Sincerely,

REMINGTON & VERNICK ENGINEERS, INC.



Paul D. Cray, PE, PP, CME
Executive Vice President

Cc: Robert Klein, RVE
Damon Kline, RVE
Marco Carulli, RVE

Township of Saddle Brook
Office of the Mayor

MUNICIPAL COMPLEX
55 Mayhill Street
Saddle Brook, N.J. 07663



Tel: (201) 587-2902
Fax: (201) 587-2961
mayorwhite@saddlebrooknj.gov

Robert D. White
IN GOD WE TRUST

MAYOR'S APPOINTMENT

APPOINTMENT OF PLANNING BOARD MEMBER

In accordance with the provisions of Article II, Section 2 (d) of the Administrative Code,
I, Robert D. White, Mayor of the Township of Saddle Brook, do hereby appoint:

CLIFFORD COOK

as Township Planning Board Member for a four-year term, which will expire on December 31, 2029.

Dated: January 1, 2026



ROBERT D. WHITE
MAYOR

C-13

14. CHIEF ZOTOLLO
TO: PETER LO DICO

RE: LIVERY LICENSE RENEWAL – MESH
TRANSPORT, INC.
DATE: JANUARY 26, 2026

Saddle Brook Police Department



JOHN A. ZOTOLLO, JR.
CHIEF OF POLICE



SADDLEBROOKPD.COM



63 MARKET STREET
SADDLE BROOK, N.J. 07663
201-587-2924

To: Peter Lodico – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: January 26, 2026

Re: **LIVERY APPLICATION**

Mesh Transport, Inc
Park 80 W, Plaza II
Saddle Brook, NJ 07663

Daniel C. Fox
132 Martha Avenue
Elmwood Park, NJ 07407

In accordance with Township Ordinance, an investigation was conducted regarding the above business and individual who filed a Livery Application. The livery service will operate out of 250 Pehle Avenue.

The investigation did not reveal anything that would disqualify the business or the individual. All required documents were provided and the company meets all insurance thresholds as required.

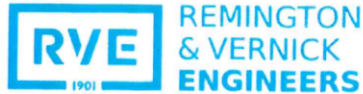
I therefore find no reason why this application should not be approved.

C-14

CC: file

15. R. KLEIN, TWP. ENG.
TO: J. HOMSI, BUS. ADM.

RE: PAY CERT #2 – AJM – 3RD ST. IMPROVEMENT
DATE: JANUARY 30, 2026



One Harmon Plaza, Suite 600
Secaucus, NJ 07094
O: (201) 624-2137
F: (201) 624-2136

January 30, 2026

James Homsí – Business Administrator
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, NJ 07663

Re: Township of Saddle Brook
3rd Street Improvement Project
Pay Certificate No. 2
Our File No. 0257T126

Dear Mr. Homsí,

Enclosed please find Payment Request No. 2 from AJM Contractors Inc. for work performed on the above referenced project. Remington and Vernick Engineers have reviewed the invoice and find the partial work to be complete.

Therefore, we recommend payment be made to AJM Contractors Inc. in the amount of \$3,717.63

Should you have any questions, please feel free to call our offices at (201) 624-2137.

Sincerely,

REMINGTON & VERNICK ENGINEERS, INC.

A handwritten signature in blue ink, appearing to read 'R. Klein', is written over the typed name.

Robert Klein, PE, CME
Associate / Project Manager

cc: Mayor Robert White
Pete Lo Dico
Frank Barrale
Vincent Buono
Joseph Mongelli, RVE

C-15

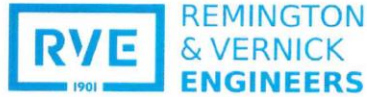
2026 JAN 30 PM 1:10

www.rve.com

16. R. KLEIN, TWP. ENG.

TO: J. HOMSI, BUS. ADM.

RE: TREE STREETS CONCRETE IMPROVEMENT
PROJECT – REC TO AWARD – D.S. MEYER ENT.
DATE: FEBRUARY 12, 2026



One Harmon Plaza, Suite 600
Secaucus, NJ 07094
O: (201) 624-2137
F: (201) 624-2136

February 12, 2026

Jimmy Homs, Township Administrator
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, New Jersey 07663

Re: Township of Saddle Brook
Tree Streets Concrete Improvement Project
Recommendation to Award
RVE File No. 0257-T-127

Dear Mr. Homs,

We have tabulated the bids received on Thursday, February 5, 2026, for the above captioned project and find the lowest bidder to be D.S. Meyer Enterprises LLC, 2 North Street, Suite 2A, Waldwick, NJ 07463, in the amount of \$172,874.00; representing items #1-11 on the base bid.

A copy of the tabulation and original bid documents are enclosed for your review.

Therefore, in accordance with the Local Public Contracts Law, NJSA 40A:11-1 et seq, the contract should be awarded to the lowest responsible bidder, which appears to D.S. Meyer Enterprises LLC.

This award recommendation is contingent upon review and approval of bids by the Township Attorney's office and the availability of funds as certified by the Finance Department.

Should you have any questions, please feel free to call me at (201) 624-2137.

Sincerely,
REMINGTON & VERNICK ENGINEERS, INC.

A handwritten signature in black ink, appearing to read 'R. Klein', is written over the typed name.

Robert J. Klein, PE, CME
Township Engineer

Cc: Mayor White; John Schettino; Pete Lo Dico; Frank Barrale; Vincent Buono;

C-16

*** APPLICATIONS**

Public Place

1. New East Wok – 519 Market Street – Renewal
2. Mr. Bruno’s Pizza – 472 Market Street – Renewal
3. Midland Bagels – 160 N. Midland Avenue -Renewal
4. Uber Brunch – 365 North Midland Avenue – Renewal
5. Tribos Peri Peri – 383 Market Street – Renewal

Auto Repair

6. Garden State Auto Repair – 126 Route 46 – Renewal

Auto Body

7. Finesse Auto Body – 374 North Midland Avenue – Renewal

Raffles

8. RA# 1433 – St. Philip’s Church – 488 Saddle River Road – Tricky Tray
9. RA# 1434 – Saddle Brook Spirit Leaders – 225 Market St. – Draw Raffle
10. RA# 1435 – Saddle Brook UNICO National – 44 Market St. – Tricky Tray
11. RA# 1436 – Saddle Brook UNICO National – 44 Market St. – 50/50
12. RA# 1437 – Rescue Haven Foundation – 44 Market St. – 50/50
13. RA# 1438 – Rescue Haven Foundation – 44 Market St. – Tricky Tray

Livery

14. MZ Sedans, Inc. – 250 Pehle Avenue – Renewal
15. Mesh Transport, Inc. – 250 Pehle Avenue – Renewal
16. Mahwah VIP Limousine – 250 Pehle Avenue – Renewal
17. Film Limousine – 250 Pehle Avenue – Renewal
18. Gurkan Dogurga – 250 Pehle Avenue – Renewal
19. Green Moon, LLC – 250 Pehle Avenue – NEW

Massage / Physical Therapy

20. Therapeutic Massage & Health Spa – 350 Market St. – Renewal
21. Pamela Espinoza Guerra - Therapeutic Massage & Health Spa
350 Market St. – Renewal
22. Julia A. Skowron - Therapeutic Massage & Health Spa
350 Market St. – Renewal
23. Spa 205 – 205 N. Sixth Street – Renewal
24. Im Yon Chu - Spa 205 – 205 N. Sixth Street – Renewal
25. Chloe Kim - Spa 205 – 205 N. Sixth Street – Renewal
26. Fushan Shen - Spa 205 – 205 N. Sixth Street – Renewal

Ice Cream Vendor

27. Scream Truck, LLC - 35 Roberts Drive, Short Hills, NJ – Renewal

*** REPORTS**

- 1. BERGEN COUNTY HEALTH DEPT. MONTHLY REPORT – DECEMBER 2025**
- 2. GRANT WRITER MONTHLY REPORT - DECEMBER 2025**
- 3. DPW MONTHLY REPORT – DECEMBER 2025**
- 4. FIRE PREVENTION MONTHLY REPORT - DECEMBER 2025**
- 5. CONSTRUCTION CODE OFFICIAL’S REPORT – DECEMBER 2025**
- 6. PROPERTY MAINTENANCE MONTHLY REPORT – DECEMBER 2025**
- 7. POLICE DEPARTMENT MONTHLY REPORT – DECEMBER 2025**
- 8. CANNABIS REVENUE MONTHLY REPORT – DECEMBER 2025**
- 9. WATER UTILITY MONTHLY REPORT – DECEMBER 2025**
- 10. VERIZON FRANCHISE FEE REMITTANCE FOR 2025**
- 11. ENGINEER’S MONTHLY REPORT – JANUARY 2026**

OLD BUSINESS

Council President Cimiluca – We are onto old business and new business a lot of times we join them together. Does anybody have anything to say?

Mayor White – I want to thank you for bringing up Pallotta. It’s Angelina Pallotta she won a gold medal her and her partner in figure skating pairs at the Special Olympics. She was one of our Chief For a Day back probably about seven or eight years ago now and Dawn the mother was recognized as a Woman in History and with that being said next month is Women in History so we’ll be honoring some women here next month.

Council President Cimiluca – Anybody else old business or new business? Under new business it looks like we have a famous person here under New Jersey Municipalities Magazine the most recent edition. In the Mayor’s Hall of Fame is one Robert White. So congratulations Mayor White for your service here and as being a mayor for ten or more years so congrats.

Mayor White – Thank you.

Council President Cimiluca – Motion to open the meeting to the public for agenda items only.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Council President Cimiluca – Anybody else want to address the Council on agenda items? Seeing no one I'll entertain a motion to close the meeting to the public for agenda items.

Motion: Councilman Accomando

Second: Councilman Gierak

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Council President Cimiluca – Any final comments?

Councilman Gierak – Through the Chair I just want to congratulate Captain Habermann on his retirement. Hopefully, he has many years of enjoyment being retired. Thank you.

Council President Cimiluca – I'll entertain a motion to adjourn the meeting.

Motion: Councilwoman Mazzer

Second: Councilwoman Sanchez

Roll Call:

Councilman Gierak – yes
Councilman Accomando – yes
Councilwoman Sanchez – yes
Councilwoman Mazzer – yes
Council President Cimiluca – yes

Meeting adjourned at 8:05 P.M.

Respectfully submitted,

Peter Lo Dico, RMC, CMC
Township Clerk

Andrew M. Cimiluca
Council President

Approved: April 16, 2026