

The minutes of the Public Meeting of the Township Council of the Township of Saddle Brook held on August 20, 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 – present
Councilwoman Sanchez – present
Councilwoman Mazzer – present
Council President Cimiluca – present

Mayor White – present
John Schettino – Twp. Attorney – present
Mr. Klein – Twp. Engineer – present
Mr. Homsy – Twp. Administrator – present

Council President Cimiluca – Please rise for the salute to the flag.

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 1st 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 – I'll entertain a motion to open the meeting to the public.

Motion: Councilman Accomando

Second: Councilwoman Mazzer

Roll Call:

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

Council President Cimiluca – The meeting is now open to the public. As I said before because of the issue with the work session extending past our normal time we will give everybody 5 minutes for comments please don't abuse it.

Omar Rodriguez of Madison Avenue comes forward. So Council President you just mentioned five minutes.

Council President Cimiluca – Yes sir.

Mr. Rodriguez - All right. I'm going to try to use that. First and foremost I would like to address some comments of an employee last month. My understanding is that when the public pays your salary when you are an employee you cannot come to this podium you even as a resident you cannot come and criticize and attack somebody. That's why this is the rice notice and that's when I believe that the attorney could put a stop to this because I'm a grown up man and I'm not going to come out with nothing but it will open the Town for litigation. So in the future I wouldn't like to see an employee of that Town addressing any political questions or anything into the attack because last month one of the employees got here to this podium and nobody stopped them. So that's just a comment. Another comment I'm just looking into the agenda and I see the graffiti ordinance, I see the zoning code ordinance. I believe that it's for potential litigation. My question to the public is I don't know if we are being proactive or reactive because when it came to political science school political science they put a lot of restrictions the size, the time, where to put it, when to put it, how to put it, penalties but then we miss the biggest picture which is actually to protect the Town on how it looks on how we want it to look and for months this particular ordinance has been tabled over and over again. I guess it's my guess I don't have access to privileged information but I can see it foresee that is coming legal challenges on the future I guess. So sometimes when you create something try to see the entire picture not just something so small like political science and actually I'm here for more important things. First I would like to talk to the public. As I'm knocking door to door a lot of people ask me where is Rosol Lane? Rosol Lane is in the back of Midland Avenue by the old cemetery. They just finished building 60 low income housing units. When I was Council President I actually have in mind that to be a football field or a soccer field for warm-ups or a playground. Sometime in the last few years has been donated to a company for one dollar. Those kids that will be coming to that low income housing project that have two and three bedroom apartments as well as one bedroom apartment will bring kids those kids will be going to Long School. Have the Town sit down together with the Board of Education members maybe to try to address some of the complex questions that will be coming in the near future. When Veterans Field was

going to go for back in my time when I was Council President I believe that more than 300 units were going to come into where we know now Veterans Field. We negotiate with the owner that instead of developing 500 units we will buy it and we will build what we know now as Veterans Field but what I seen yesterday when I drove by 60 units my head started spinning off. If we can accommodate, if we have the infrastructure, emergency services, if everything has been a square away, good but I have some questions. For one dollar I don't know if he went out to bid he just pick and choose. I don't know what it cost. And finally, I just got a one last subject I believe that it looks awful the way Lyster looks now. One of the few streets I believe to bring down Nick, but having so many signs no parking, no parking, I don't know if that is something to protect the residents or it was to penalize for bringing up the subject. It's the only Town in Bergen County I think or the State of New Jersey that got more signs than residents and when I speak about Market Street it is because I attend most of those meetings Planning Board, Council, all kind of meetings and I still try to work around and I don't know why sometimes the attorney jump off his chair to ask some of these questions and I'm very professional trying to hear from the elected officials and the Mayor and Council maybe they got the right to do so when they sold 60 units for \$26,000 apiece.

Council President Cimiluca – Mr. Rodriguez your 5 minutes has expired.

Mr. Rodriguez - Okay. Can I just go for this?

Council President Cimiluca – Okay finish up.

Mr. Rodriguez - There's another project at Elmwood Park. It's smaller just one acre. We sold one acre and a half and they are selling it for \$5.5 million and we sold ours for \$1.6 million. Thank you very much.

Thomas Van Winkle of 128 Lincoln Avenue comes forward. Okay so first things first just some updates to provide to Mayor and Council tonight. I mentioned this I think briefly last month from Community Partnership we have our Saddle Brook Community Connections Newsletter our latest issue and it came out for the month of August just highlighting all the great collaborations and partnerships from the different organizations in Town and our community calendar is in here which again anybody wants to add events to the community calendar you can add it on the Town website. There's a form you fill out to have it considered being added. So that's in here just a bunch of Community Partnership Mayor's Youth Group updates our recycling schedule and we have this available in digital and in print from the Community Partnership. We have copies right in this room here in the Rec Center and the Town offices and the library and a whole bunch of other buildings and the list goes on and on. We're really trying to bring these newsletters to different businesses and different organizations throughout the Town Senior Center as well. So please consider reading it and finding out what's going on in Town. The Community Partnership is striving to just bring the information about these collaborations, about the events going on to the people in our community. So please check that out. Going to piggy back off the Mayor's Youth Group now. We had a summer fun outing on July the 24th. We went to Van Saun Park in Paramus which was a great day. The weather was perfect,

the kids had a great time. I do want to thank the Mayor and also Christine the Mayor's secretary for helping to put this together in addition to all the parents who chaperoned the trip and helped with manpower and you know of course supervision and also want to thank our former President Tyler Posey for taking pictures and really helped us out with Van Saun as well so it was a great day. Looking ahead we're going to be volunteering bringing food and beverages to the seniors and anyone else in need at the Township Picnic on August the 29th or the 30th if it rains. So we hope to see everybody out and of course we'll attend the Mayor's Walk as well and also we look forward to all the great events coming up that we participate in the Town throughout the fall and into the holiday season. So again it's always open to any Saddle Brook youth who lives in Town from grades 4 through 12 as of September 2026. So that's all I got on that. Thank you very much.

Council President Cimiluca – Thank you Thomas and thanks for all the volunteerism that you do throughout the year.

Nick Wille of 518 Lyster Avenue comes forward. Is there any update on the I seen on the paper you were going to talk about it. Is there any update on what's going on with my street with Lyster?

Council President Cimiluca – We did have as you're aware we did have an extensive closed session meeting. It was regarding personnel but also a lot of that had to do with Lyster. It is a legal issue I'm going to defer to the you know what? If you want to you you've got time. I don't want to take up your time. If once you're finished, so this way we're not taking up your time you can talk and give comments about anything you want during your time and then we'll respond.

Mr. Wille - You're saying it's a legal issue. What's the legal issue?

Council President Cimiluca – Potential litigation is what we can say.

Mr. Wille - So basically what you're telling me is the owner of the building is now threatening to sue. Okay, that's the only legal issue that could be there and if that's the case tell him to sue. Are you all going to fold? I don't think so. Is the Council and the Mayor going to stick up for the residents or a guy that lives in Scarborough, New York? Lied about bringing a company in and changed it and does whatever he wants. Because if the Council doesn't stick with the people that's your right but then I'm going to do anything I can to get the ones that vote against this out. I know there's only 13 houses on the block 14 houses on our block but I know a lot of people in Town and people come first before outsiders. If I find out any of our legal authority in this Town votes against us and sticks up for the building there's going to be more trouble legally but there'll be trouble. I heard every one of you stick up for us at the last meeting and I'm hoping you stick up for us again. And our Township Attorney works for us not for anybody else. We pay your salary as taxpayers. So I hope you do a good job for us. And the Mayor I know the Mayor is born and raised here he's for our people and I know most of you are but as soon as people hear the word lawsuit or legal trouble everybody kind of calls it to a halt and I hope that

doesn't happen. Now if we are sued and people change their votes don't hide from us who the people are. Let us know who changes their votes. I don't want to hear that this is secret it's got to be behind it's not open to the public because we have a right to know as taxpayers in the Town thank you.

Denise Monesteri of 25 Danna Way comes forward. Good evening and thank you for the opportunity to speak. I want to begin by clarifying that I am not questioning the merits of the many services and programs Saddle Brook provides to seniors. Nor am I suggesting that Saddle Brook is anything other than a good and caring community. My question is much narrower as it centers on the decision made to discontinue the Saddle Brook Senior Bus and what processes were used during that evaluation. I understand the reasons given for lower ridership specifically medical ride and the age of bus. What I'm trying to understand and wrap my head around is what analysis was done with those facts before the decision was made. First it's important to put medical rides in context. When the Saddle Brook Senior Bus was reduced to four days I don't know when that was I'm kind of new to the service but it was narrowed down to 4 days a week, Tuesday and Thursday morning were earmarked for shopping trips which left Wednesday and Friday 9 to 3 for medical appointments while also putting in the bingo coordinating for bingo transportation on those days. So low usage has a direct correlation with the availability of the actual service. When the analysis was done what facts were reviewed before the decision was made? For example was the reason for low ridership examined? For example as I just gave about it only being available limited days. Was it considered whether seniors knew the service was available? I spoke about this last month regarding important outreach. Was the month given directions from the 3-month period that was given as an example of the low ridership for medical appointments. I'm just curious if that was an accurate representation of the service as a whole and were all the buses uses considered like shopping and recreation rather than just medical trips. Were available grants or other funding options for aging vehicle or alternatives and stuff aside from fully eliminating it were all for all things considered and where seniors in Saddle Brook surveyed or asked what transportation they could actually use. I'm not assuming these questions were not considered. I'm just asking whether they were part of the evaluation and I also want to make sure that we're all working from the same ground level factual information. At the June meeting it was said that there was only allowed one bag of groceries on the Saddle Brook Senior Bus. I used that service and I personally never saw the sign I was told I could have only one bag. And it was also stated that every Bergen County transportation vehicle was equipped with wheelchair accessible lifts and they all had an aid. That had not been my experience so in order to get accurate information or verifying what I thought might be the case the County through an OPRA request said that 20% of its vehicles have lifts and that they don't provide any aids and again these details I just want to make sure they're all you know working from the same level of facts. More importantly at the July meeting I spoke about something very important that the senior bus provided beyond transportation, and that is a connection to our community. Last year the senior bus brought seniors to the Township Picnic and I know there's also a struggle for residents that we had last year. This year's show I think it's great I know parking is tight over at the park but for a senior who cannot get to the municipal parking lot they can't use the shuttle and the senior bus also did provide transportation to the evening events for senior events

like the Halloween party at the VFW. And when I asked about seniors attending evening events like Council meetings or Recreation, the response is that other towns don't provide transportation at night. And every town makes its own different choices based on the needs of its residents. So the question really is simply what is Saddle Brook doing to meet the transportation needs of its own citizens so they can age in place and remain active participants in the community where they lived. Finally as a new rider to the Saddle Brook Bus I'm trying to understand the history of the service. What led to its establishment? What changed when the hours were reduced? What led to its expansion at one point? And these questions are posed in order to reconcile for myself how public services in Saddle Brook is evaluated how all the facts are made and how decisions are reached. I believe we all share the same goal making good decisions for the Township and ensuring that our seniors needs are understood. Thank you.

Council President Cimiluca – Thank you very much. Anyone else wish to address the Council. Seeing no one I'll entertain a motion to close the meeting to the public.

Motion: Councilman Accomando

Second: Councilman Gierrek

Roll Call:

Councilman Gierrek – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

Council President Cimiluca – So we're going to kind of do a hybrid meeting here. We'll do Mayor's comments Mayor's updates and we'll go down we'll ask the engineer and the Business Administrator and then we'll go to Council comments but certainly we want to make sure that we address Lyster during our comments. Mayor.

Mr. Schettino - You don't want me to address Lyster.

Council President Cimiluca – Not right now the Mayor can okay, you know what, Mr. Schettino before the Mayor goes from a legal perspective I know we had a closed session so if you can just do some explanation as to what the situation is why we went into closed session and indicate whatever you can without violating the closed session procedures.

Mr. Schettino - Yes well first of all progress has been made because the ordinance has been finalized. I believe it's my understanding that the revisions that were made are acceptable. However the adjacent property owner in my opinion has given us a heads up that any action we take may be challenged and contrary to the concerns that as the Township Attorney from my perspective we wouldn't want litigation and perhaps the public should understand that litigation generates legal fees. That's how we earn a living. Whether we win or lose we get paid. However that being said as an attorney and I'm sure I speak for most attorneys when we get a litigation we want to win. We do not want to

lose. So why I feel that getting notice of the fact that it may be challenged is actually a benefit to us because now we need to know that we have all our ducks in order. That all the evidence is substantiated. The need for permit parking only for residents 24/7 every day of the week meets the legal requirements to impose that are in order. And so we are going to be making sure we have all that evidence in place so that if the Governing Body moves ahead with the ordinance adoption that if it is challenged it's successful. It's my job to your point to protect the public interest. It doesn't serve the public interest to not give the guidance necessary that were the Governing Body to take action they were going to incur significant legal cost and exposure and by the way lose the case. That would be not doing my job. So my job is to put the municipality in the best position to defend its actions and to do that we need to do a little more homework in terms of gathering the evidence to support our actions.

Council President Cimiluca – Thank you, Mayor.

Mayor White - Thank you Council President. I just want to before I start with my comments I just want to mention something that Mr. Rodriguez brought up. Specifically he mentioned during his term that he wanted Rosol Lane the property that the Town owned where the affordable housing was built he said he wanted to use it for recreation or for a park or field or something like that when in fact during his term and I think Mr. Cimiluca and Ms. Mazzer would be able to correct me if I'm wrong but I believe it was during that time that that property was designated for affordable housing on the Master Plan.

Council President Cimiluca – You are correct.

Mayor White - Okay so that and he was part of the Council then and I don't know how he voted but I imagine if we looked he probably voted yes because we needed to have affordable housing. So that's why and I know Jimmy not now but maybe you can address it because you're more familiar with you know you've been working with our affordable housing attorney and so you know all the particulars about what the price was and what kind of rent or where what kind of compensation the Town's going to get from them. So maybe you can address that later. Mrs. Monesteri you know what honestly you're a very intelligent person. You're asking a lot of really good questions. I mean I can't formulate a response. I would like to take what you said and work on it and write down the answers to some of that stuff. I know you've asked for some things but I can't formulate a good response not nearly as good as your question and you know what you brought up. So you know let me just say this. I believe we made the right choice. We weren't looking to just willy-nilly just decide to eliminate the bus and I believe that right now the residents of Town have a better service. I know what you're saying it's nice to know who the bus driver is and get the same bus driver and really it had nothing to do with the bus driver. It wasn't the bus driver. You know we feel I know I speak for the Council but a better service came along and it's for free. So you know I don't know you mentioned about that not all the buses have aids and not all of them have lifts. You know honestly I don't know that. You know you called and you're probably right but you know I believe if you need a lift and they know it they're going to send the bus with the lift. So I don't know we really believe

that right now and here's one thing the Business Administrator checked there's right now there's almost 300 residents that are signed up to use that 300. I mean we never had even close to that not even close to that you know amount of people that were using the bus. I mean maybe 300 rides maybe 10 15 people that you know that use it 300 times a year maybe. I don't even know you'd have to check the records if we even have the records. So I wish I could I think we need to sit down and just talk and you know in person and you know maybe with me and the Business Administrator and yourself and try to resolve this because you know what we're trying our best. We really are and we care about the people. We care about our seniors so much we really do and we got a good senior program. The Senior Center is really flourishing right now. We're doing great. We have the lunch program which they love. I mean so I think we're doing well. We can always do better but you know I'd like to hear your ideas but as far as the bus I don't know. I just think we'd be better served to sit and just talk because you know you have a lot you said a lot there and you know some of the things you know require a lot of thought and you know I might not even be the right person you know. I don't you know I don't run a bus company I don't know the answer to some of the things that you were saying. So anyway but thank you. I do appreciate you coming and voicing your concerns. So let me get into last month I talked about the budget. I'm going to repeat some things but some new stuff. We reconciled the tax bills so we sent out earlier we had sent out estimated tax bills. By the end of September we're going to be sending out the permanent bill. So it'll be going out by the end of September. The tax rate ended up coming out to be 2.239%. I misspoke last month I said estimated was 2.337% but it was actually 2.237%. So I apologize for that but from last year to this year we went up 6 thousandths of a point. So we're doing a really good job controlling our spending. Most of the increase is due to fixed non-discretionary cost. On the municipal side the tax increase will be \$188 on the average house which is valued at 507,000. I also mentioned this last month but it's very important. There's three programs, the Senior Tax Freeze, the Stay New Jersey, and the Anchor. They have one application for all three property tax initiatives. The application must be submitted by November 2nd, 2026. The purpose of the tax freeze in State, New Jersey is to provide relief to senior homeowners 65 and older. The Anchor provides tax rebates for adult homeowners and renters of all ages adult homeowners of all ages. So, check New Jersey Tax Relief there's a portal on nj.gov for the application and eligibility requirements and income limits. It's so important because a lot of people are eligible they just don't know about it. Every year I run into a few people that would have been able to get these rebates and would have had the tax frozen if they just knew about it. So you know we try to get it out there as much as we can. I want to keep repeating it because I want everybody out there to take advantage of these programs. So ordinances tonight we have an amendment to the zoning ordinance second reading which is about the signs the size of signs of building signs. The Planning Board reviewed this ordinance and gave us feedback so they're in favor of the ordinance. We're also amending the graffiti ordinance that's going to be a first reading. So events that happened since July's meeting. We had police promotions Thursday, July the 30th Marc Buchak who's here tonight and Rebecca Rivero were promoted to captain congratulations. Irving Gutierrez was promoted to lieutenant and Adam Georgaros was promoted to sergeant. National Night Out was uh Tuesday, August the 4th here at the Municipal Complex parking lot from 6:00 to 9:00. I want to thank all of you that joined us. Had an amazing turnout, fantastic evening, great

food and fun. I want to thank our Police Department, the Fire Department, and Ambulance Corps. Also to our community partners and volunteers. It's very inspiring to see the community come together and connect. It reminds me, it reminds all of us really that we have a strong and safe community thanks to our first responders. The Ambulance Corp Car Show was Sunday, August the 9th from 9 to 3 here at the Municipal Complex parking lot. The Ambulance Corps worked along with American Cruisers all proceeds were donated to the Saddle Brook Volunteer Ambulance Corps. I think they there was a check that they presented the Corps with a check for \$2,500. So it was a nice time and it was beneficial for the Ambulance Corps. Junior Police Academy was August 6th to the 14th here at the Municipal Complex. The graduation ceremony was Friday, August 14th, 5:30 pm here at the gym at the Rec Center. It's a great program and most importantly it builds trust between the cadets and law enforcement. The program also builds leadership and confidence in the cadets. The cadets learn the values of discipline and teamwork and it's nice to see how the kids step up to support one another. It's really a great program. Thank you to the Police Department. Upcoming events the St. Philips 67th Annual Festival. I don't have the date but it starts I believe next Wednesday the 26th to the 30th. The Town Picnic is Saturday, August 29th 12 to 4 at Saddle River County Park. The rain day is Sunday August the 30th it's residents only. Tickets are available at the Rec Center during normal hours of operation, 7:30 am to 8:30 pm Monday through Friday and then Saturday from 7:30 to 3:00 pm I believe. Tickets will also be available on the day of the picnic. The Mayor's Walk is also the morning of the picnic 9:00 am same thing it's Saturday, August 29th and rain day Sunday, August 30th. We walk around Otto Pehle Pond there's free t-shirts given out and they're sponsored by Ferraro Spine and Rehabilitation. Finally we have the 911 Monument Dedication Ceremony. That's going to be Friday September 11th, 5:30 here at the Municipal Complex. Some other things the Town Hall and DPW personnel are off on Labor Day that's Monday September 7th. Section one yard waste will be picked up on Friday September 11th. The splash pad at Veterans Field is in operation happy to say. That entire project was paid for with grant funds. One of our goals here has been to enhance our parks and create a safe space for a community to come together. It's a great place for the kids to cool off and seeing them personally going there and seeing them laugh and have fun reminds me of why I wanted to be a public servant. It's really nice to see if you have a chance take a ride over there. We're working on right now the best way to install some kind of shade around that splash pad. It'll probably be done after the season but we do need something there so the kids can get out of the sun and the water especially the parents but thank you.

Council President Cimiluca - Okay Mr. Engineer can you just give us an update on what's going on engineering wise in Town?

Mr. Klein - Sure first thing we're awarding South Street Road Improvements tonight to Frank Macchione. That work should be done this fall its CDBG funded. Two other projects that we should be seeing soon one is the Fifth Street Park the basketball court and then the other one is the demo of the two houses along the river there. Other than that that's pretty much it for now.

Council President Cimiluca - A new item on our hit list is the Business Administrator update so please Mr. Homs.

Mr. Homs - Yeah at the meeting in September I'll be presenting the capital budget to the Council. The reason it's coming a little bit delayed is that we do have a sewer emergency on Graham Terrace and we're working along with the engineer along with our auditor and attorney on an emergency basis to conduct that work which would be a significant amount of money. So we will be I would have to revise the capital budget to be presented to the Council at the following meeting to include that emergency work and there will be formal action to be considered for that. It's going to require a sewer pipe to be lined and if the Council wishes me to highlight some of the agreement with Ingerman on Rosol Lane I'm happy to do so just to highlight some of the key facts of that transaction.

Council President Cimiluca - I think that would be appropriate at this time since it was possible misinformation that was shown forth.

Mr. Homs - The transaction which was done in 2021 includes it was a transaction for \$1 with Ingerman to do a 58 unit site 100% affordable housing with the understanding that it's 6.28% of the revenues will be paid to the Township on a quarterly basis but the timeline is taxes are due. These types of transactions are very common in the affordable housing umbrella throughout the State. This had to go to several state agencies to be approved and this is very common if not more transactions include more funds to be given from the Town local affordable housing trust fund to support their project. Ingerman went themselves to get their own funding through other state agencies with you know on that end of what they do. Some towns in these type of agreements through the trust fund provide the developer cash to do so to be able to support their project to build their project. One thing to keep in mind with why these are very common is that with the affordable housing obligations to be able to get the credits like something like this project 60 units 60 affordable housing credits you would need a project triple or quadruple the size to be able to get those affordable housing credits. So there's no market rate units in there. If it was a mixed market rate development you would have you would need several hundred units to be able to get those type of credits which is why you see these type of transactions and buildings that are and transactions that are common under this affordable housing umbrella and the various agencies involved in this.

Mr. Schettino – Through the chair just to follow up on what our administrator said and to further clarify. So basically it's a trade-off a town could give a developer tremendous amount of density, several hundred units, some of which would be affordable housing or rather than do that, they could have all affordable housing units on one single property no market units and then if they have the land which unfortunately some towns don't the towns are willing to transfer the land versus as the administrator said giving the developer a few million dollars in order to build those affordable housing units. So in this case whoever the individuals were at the time must have felt that it was a financial benefit to the community both in limiting high density developments to meet the affordable housing obligations and in addition to that to have the land transferred and get the 6.8% payment each year versus giving that developer a few million dollars towards the construction cost.

And I'm sure that that was all discussed and the different options were presented to the Governing Body and the Governing Body felt it was in the best interest to go in this direction that they did.

Council President Cimiluca - Thank you very much. Mr. Homs are you done?

Mr. Homs - Yeah that was my report thank you.

Council President Cimiluca - Okay I guess we'll start with comments Councilman Accomando.

Councilman Accomando - I just want to congratulate Cap. I wasn't here I'm sorry I was on vacation. Best of luck in your role and to the other individuals that were promoted. Best of luck and healthy and just a safe career and that's it.

Councilwoman Mazzer - I too would like to congratulate you again Cap. You know you have our full support behind the whole police force always and also congratulations to our junior academy that's all.

Councilman Gierak - Good evening everyone I guess I have to congratulate you again Marc. So congratulations to you and the other officers for doing a great job. So best of luck to you. I just want to speak a little bit about the County bus this is a form of really a shared service. They do a great job, 10% of our property taxes go to the County. So if you're spending \$10,000 on property taxes about a 1000 goes to the County. They also provide some ambulance coverage for us which is greatly appreciated. We also have a beautiful County park that's really close right that we take advantage of but in this time of challenging taxes if we have a redundancy of services we have to take advantage of what's being offered from the County and we have hundreds of people taking advantage of that program. And we're very fortunate to be able to do that and get a little bit back for the 10% of your property taxes that go to the County. So I think it's a good thing. Do I like losing the bus service in a perfect world we have that too but it's a redundancy of services here. So, I think that we have no choice but to go with the County program and to allow them to provide that service to us and it's working out it really is and if anybody has a problem let us know. We can reach out if there's a problem with scheduling and so forth. We said that we have one other resident here. So, we're trying to help out and we're trying to save the taxpayers as much money as we can. You know we have to get as much back from the County as we can and they do they give us that Ambulance Corps service during the day that we need and they also give us that County Park, which is beautiful. So that's what I'd like to say about that. In regards to the Township Picnic on August 29th, I will be there it starts at 12:00. Hopefully I see many of friendly faces and our residents taking advantage of that and coming and saying hello and being part of that great day. I hope everyone enjoys the rest of the summer. That's all I have at this time thank you.

Councilwoman Sanchez - Congratulations again to all the officers who were promoted. Congratulations to the Police Academy cadets and I know the Mayor said that he was going to look into a little bit about what you have mentioned about the bus service. One

thing that was mentioned was seniors attending the evening events. I'm not sure how many seniors need assistance attending the evening events but I know you said that the services don't run in the evening. So I'm not sure if there's something that we might be able to look into in order to get these seniors who are interested to these events.

Council President Cimiluca – Thank you since again this is a hybrid type of meeting there's some old business that was on to be discussed at the work session. I just see the note here. The engineer from the last time was to look at stop signs on barrier streets. I think we talked about at least on the north end that I know about there's a number of streets intersecting streets where there's zero stop signs. Luckily there hasn't been at least as far as I know there hasn't been a lot of accidents but you know the next accident the first accident is you know something we don't want to have. Certainly somebody who doesn't want to be the first accident in an intersection that's uncontrolled. Mr. Klein have you had an opportunity to take a gander at the tree streets and I would think it would be the streets east of Fairlawn Parkway.

Mr. Klein - Before I go willy-nilly looking around Town I just need some clarity on what exactly you want me to look at or where. If it's one or two spots tell me the spots. If it's all over Town things before I go spending hours and dollars.

Council President Cimiluca – I don't think we should spend that much. We could take a 15-minute ride on the south end to the east side of Fairlawn Parkway go up and down the tree streets. There's no stop signs any place and there's intersecting streets all over the place. And I think especially young drivers are not going to know. They're just going to go through it and think you know there's no stop sign there I might as well go through it. Just if you want you give me a call I'll ride with you. It's going to take 15 minutes and we'll hit about 50 streets.

Mayor White - Through the chair. Maybe the Police Department can you know they're out there all the time. You can assign them to make a list.

Council President Cimiluca – General Buchak.

Captain Buchak - Yes, sir.

Council President Cimiluca – Do you think you could help us out you and Captain Califano?

Mayor White - Lack of stop signs.

Council President Cimiluca – Lack of stops on the tree streets east of Fairlawn Parkway especially what we noticed. I think Councilman Accomando brought this up at one time I believe that there seems to be no stops. I didn't realize it until I actually I'm just driving and I'm like that's the way I go so I'm not really worried about it but after traveling around it's like geez there's no stop signs any place. Could you help us out with the engineer to just try and look at some places that you believe may be a good choice for the placement

of stop signs and maybe let us know if there have been accidents at the intersections? I mean maybe we're just you know over regulating things and we've been accused of that in the past and you know maybe we're guilty of it but I'd rather have more stop signs than less stop signs just for the safety of our citizens.

Captain Buchak - Just to clarify you're talking about on the tree streets between like Wilson side tree streets?

Council President Cimiluca – Wilson and going out to I guess where maybe Skillman, Weller, Danna all those Strathmore all in that in that general vicinity that corner it seems like there's none. There's no intersections that have stop signs. You'd think that the intersection of let's see Willow and what is it and Skillman. You'd think that you know it seems obvious that you should stop but you don't have a stop sign there. All those streets in that area I mean if you want like I said I'm available if you guys want to take a ride along. I'm more than willing to go around and just take a look at it. Maybe I'm overthinking and maybe we're overthinking here. But like I said it was just when I thought about it and when I looked at it I was kind of amazed that there's not a lot more stop signs. We put speed humps you know every 10 feet sometimes but there's no stop signs. So the Claremont speed study do we do speed studies?

Captain Buchak - Yes I have data I can forward to you.

Council President Cimiluca – You can get up here and tell us about it. Travel up. Travel up, my friend, to give us some data. Stop doing your fantasy football draft and come on up here.

Captain Buchak – I'm trying to pull up the studies. So the studies that were forwarded to me from the traffic unit were from 2024 which is when these studies were originally ordered for these areas. You want me to review the data from that?

Council President Cimiluca – 2024?

Captain Buchak – Correct.

Council President Cimiluca – Didn't we ask for studies?

Captain Buchak – I don't I don't have the updated ones.

Council President Cimiluca – We asked for Sampson and Claremont closer to the diner were those done?

Captain Buchak – I don't have the updated ones. I have the data from 2024. I'm waiting on the updated ones.

Council President Cimiluca – Okay. So I didn't know we did one on Sampson before.

Captain Buchak – Sampson and Claremont are the areas that you asked around last meeting.

Council President Cimiluca – We did that in 2024?

Captain Buchak – Correct.

Council President Cimiluca – Both of them?

Captain Buchak – Yes.

Council President Cimiluca – Well since you're here and you got some stuff on your phone, why don't you let us know what happened in 2024 cause we have had complaints from people who reside on those streets in that area.

Captain Buchak – Okay on Claremont.

Council President Cimiluca – And again do you know where it was placed on Claremont because now we're talk I know the studies were done.

Captain Buchak – Placed at 92 Claremont from February 21st through March 1st there were 8,798 vehicles analyzed with an average speed of 27 mph. The fastest recorded speed was 57 mph and the traffic was also placed in front of 140 Claremont for the next study I have here.

Council President Cimiluca – Councilwoman Mazzer can you tell us based on you living there 140 where would that be? Is that closer to the diner or closer to Westminster?

Councilwoman Mazzer – Closer to Westminster.

Council President Cimiluca – Closer to Westminster okay. So you're 128 so it's a little west of you.

Captain Buchak – So at 140 Claremont from March 1st to March 11th there were 14,388 cars analyzed with an average speed of 26 mph with the fastest speed captured being 64 mph.

Council President Cimiluca – So the first one you mentioned can you tell us where on Claremont that one was?

Captain Buchak – The first one was 92 Claremont. So that would have been closer to the diner.

Council President Cimiluca – Closer to the diner and other than the ridiculously high speed you just mentioned they were kind of the same 27 mph and 26 mph speed.

Captain Buchak – 27 mph and 26 mph was the average.

Council President Cimiluca – So just clue me in are we doing the study again closer to the diner or have we done it, I don't know, we just don't have the back yet.

Captain Buchak – We haven't completed it yet.

Council President Cimiluca – You haven't done it yet.

Captain Buchak – It's not completed.

Council President Cimiluca – Okay so now we'll go to Sampson while you're here.

Captain Buchak – Samson from 11/13 to 11/24 in 2024 there were 16,269 vehicles.

Council President Cimiluca – 16,000?

Captain Buchak – Correct. With the average speed being 17 mph. Out of those 16,269 vehicles there were four total enforceable violations greater than 35 mph. The low speed captured was 7 mph and the high speed captured was 44 mph. There was also a they call it a ghost reading which could be a glitch with the radar which could occasionally happen that showed a reading of 114 mph but it's likely that that was a glitch. It was a one speed that came up.

Council President Cimiluca – Fast and Furious was being filmed there.

Captain Buchak – During that time frame yes.

Council President Cimiluca – Okay so have we have we put the box on the street again?

Captain Buchak – It's just one box so this is something that's being updated now. We'll have it for the September meeting.

Council President Cimiluca – Maybe by the September meeting. Okay. Awesome. Thank you very much. Congratulations.

Captain Buchak – Thank you.

Council President Cimiluca – September 14th at the Senior Center talking about seniors and Senior Center I believe that's the second Monday right the 7th is Labor Day so the 14th they're going to have a special Bobby Darin the person that kind of like is the biographer for Bobby Darin is going to be there giving a presentation and I know him pretty well because I graduated high school with him and actually I'm sponsoring it so I'm paying for him so it's not costing a Town. So hopefully that'll be well attended. Picnic you know anybody who's got some ideas about the picnic please let us know. We try and improve the picnic every year. I know that last year which was the first year we've used a

certain vendor for the food and instead of having an hour and a half wait sometimes for hamburgers when I got there and I got there a little late I thought the picnic was canceled because I didn't see anyone at the food places. They had so many places to get food that there were no lines whatsoever. I think the ice cream truck maybe had something but the food itself the hot dogs, hamburgers, that kind of stuff no lines. So that's one thing that somebody mentioned to us or referred to us. We looked at it and we decided to go that way. Sometimes it works sometimes it didn't. I think that it worked. In terms of what Mr. Rodriguez said about an employee at the podium my understanding is that there's no restriction really on what somebody says and as the clerk reads if you say something that's defamatory you can be sued. So that's up to the person that believes that he or she is being defamed but certainly just because you work for the Town does not mean my understanding, and correct me if I'm wrong Mr. Schettino is that because you work for the Town you do not wave your right to come to a Council meeting at the Town that you reside and make a comment that might not be very nice to a particular person. Am I correct with that?

Mr. Schettino - You're 100% correct employees do not give up their first amendment constitutional right to free speech because they're employed by the municipality. Any employee can come here at a public meeting and voice their opinion or comment on any subject matter just like any other resident can.

Council President Cimiluca – In regard to Mr. Rodriguez's talking about affordable housing Mr. Homsy has talked about it. I do recall as the Mayor had indicated being on the Council when that area was designated for affordable housing. It was thought about for a long time and he did indicate something about a sports field we did talk about that. Before there was an agreement for Veterans Field that area was talked about as being a place that we might be able to put a recreation facility. Also the area right by Mayhill where the Mayhill apartments are now that was another area that we talked about. So we did have discussions. So I was for one spot Mr. Setticone was for another spot Mr. Rodriguez was for another spot but we eventually agreed on Veterans Field for recreational facility and we needed to designate an area for affordable housing or else like Mr. Schettino said we can get blasted by a builder coming in and putting up 180 units or 240 units to get our 60 affordable units. So that place has been empty for years until we got somebody to put in our affordable housing units. I think six or eight of them Mr. Homsy can you tell me which are for developmentally disabled people?

Mr. Homsy - Off the top off the top of my head I believe it's 17.

Council President Cimiluca – Oh, okay more than I thought.

Mr. Homsy - It's in that range.

Council President Cimiluca – So even if I say 15 and there's 45 just for to work out some numbers 45 units as opposed to 60. So just that being 15 less or so that would decrease the amount of children that might be going to school and again there were hearings on this, many hearings on this and the developer you know they had their studies and

everyone thinks because you put up 40 units and it's two bedrooms that you're going to have 80 kids and it doesn't work out that way. I forget what the numbers were but when they put up the apartments next to where Bob Skis was off of Midland Avenue right by Route 46 over there I forget how many units there are but it had minimal or no impact on the school system. So they do present studies about how many kids are projected to be in school and again those kids can range from preschool to 12th grade. Well you got 60 kids maybe let's say 60 kids but they're spaced out between 12 grades and so it's not the overwhelming impact that some people might think and the numbers they have statistical data going back years to show that that's not the case.

Mr. Homsy - Through the chair I have others to add because one during the public comment one point was brought up about communicating with the school district. I'm sure at the time there were communications but even when the site was going through the lottery process for filling the rentals I did speak with I myself spoke with the school Business Administrator who spoke with the Superintendent and I just told them that it was going to be they were releasing and filling up and I gave them some of the high level information and offered that if they needed any more information in terms of the actual breakdowns of one two and threes and so on and so forth that you know we of course would make available to them. And to your point the remaining units there are a mix of one, two and three bedrooms. So it's not all three bedrooms it's probably majority one or two bedrooms.

Council President Cimiluca – Right so there might be a certain number of that 45 units where there's just you know one person or two person living there with no impact on the school system whatsoever and again they have data that they compile and that's what they came up. I think they actually put a number of what they project to be the number of students coming from this and unfortunately I forget what it was but it was not it certainly wasn't high it wasn't anything that would you know raise our interest in that and say oh my God that's what's going to go on here this is going to overwhelm our school system not at all. Lyster we talked about a lot of it was in closed session. I just want to tell our residents, our friends, our neighbors at Lyster that we are doing what we can to protect you but as Mr. Schettino had stated sometimes and I'm rushing into things that that's a bad term to use because we've been talking about this for months. However things have been brought to our attention and as a group we felt that it was in the best interest of the community including their slice of the community to take additional action additional investigatory action before we do anything and put this to a vote. So we're trying not to delay. It's not a purposeful delay. It's not an issue where somebody's got money and we're afraid of that person I mean we got money too. So it's not that we're bowing down or you know turning away because of something. That's not something that that I do. I know that my fellow members of the Council are not afraid of you know litigation. We're not afraid of being bullied but we all felt in the closed session that it was best to go about it in a different manner. We hope to have something more concrete very shortly but we are working and we are as we always do take the citizens our residents' concerns as our number one priority no one else but our citizens. I thank you. I believe that we will go into ordinances at this point.

ORDINANCES

Council President Cimiluca – This ordinance was tabled at the last meeting we need a motion to untable it.

Motion: Councilman Accomando

Second: Councilwoman Sanchez

Roll Call:

Councilman Gierak – yes

Councilman Accomando - yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

1. ORDINANCE # 1804-26 FIRST READING

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 206 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ZONING”.

be passed and adopted on first reading.

Motion: Councilman Accomando

Second: Councilwoman Sanchez

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# 826-117

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 103 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “GRAFFITI”.

heretofore passed on first reading, be further considered for final passage at a meeting to be held on September 17, 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.

Council President Cimiluca – Motion to pass on first reading.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

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

2. ORDINANCE # 1805-26 SECOND READING

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 206 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ZONING”.

Council President Cimiluca asked that a motion is in order that the Township Clerk proceed to give same ordinance a second reading.

Motion: Councilman Gierrek

Second: Councilman Accomando

Roll Call:

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

The Township Clerk then reads the ordinance by title on second reading:

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 206 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ZONING”.

Council President Cimiluca – A motion is in order that the Public Hearing on this ordinance be opened.

Motion: Councilwoman Mazzer

Second: Councilwoman Sanchez

Roll Call:

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

Council President: Announces that the public hearing on this ordinance is open and that all persons interested may now have the opportunity to be heard.

Council President (after all persons have had an opportunity to be heard) states motion is in order that the hearing on this ordinance be closed.

Motion: Councilman Accomando

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierrek – yes

Councilman Accomando – absent

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

Township Clerk then reads the resolution as follows:

BE IT RESOLVED by the Township Council of the Township of Saddle Brook that the ordinance entitled:

CR# 826-118

AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 206 OF THE CODE OF THE TOWNSHIP OF SADDLE BROOK ENTITLED “ZONING”.

does now pass on second and final reading and that the Township Clerk be directed to advertise said Ordinance or Title thereof, in the press, together with a notice of the date of passage of said ordinance according to law.

Motion: Councilman Gierrek

Second: Councilwoman Sanchez

Roll Call:

Councilman Gierrek – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

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.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

*** MINUTES**

MAY 21, 2026 PUBLIC MEETING MINUTES

*** RESOLUTIONS**

TOWNSHIP OF SADDLE BROOK RESOLUTION

AUTHORIZING THE ISSUANCE OF A DUPLICATE TAX SALE CERTIFICATE PURSUANT TO N.J.S.A. 54:5-52.1

CR# 826-119

WHEREAS, Linda Pellicier, the Tax Collector of the Township of Saddle Brook, had previously issued a tax sale certificate to KMB INVESTMENTS LLC. Certificate number 2025-25-014 is dated October 30, 2025 covering premises referred to as Block 1411, Lot 38, 225 Colonial Avenue, Saddle Brook, NJ 07663 assessed to Minervini, Maria (ETAL); and

WHEREAS, the purchaser of the aforesaid tax sale certificate has indicated to the tax collector that they have lost of otherwise misplaced the original tax sale certificate and have duly filed the appropriate Affidavit of Loss with the Tax Collector, a copy of which is attached and has paid the fee of \$100.00.

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Governing Body of the Township of Saddle Brook, that the Tax Collector of the Township of Saddle Brook be hereby authorized to issue an appropriate duplicate tax sale certificate to KMB INVESTMENTS LLC covering the certificate lost as previously described all in accordance with the requirement of Chapter 99 of Public Laws of 1997; and

BE IT FURTHER RESOLVED that a copy of this Resolution and the Loss Affidavit be attached to the duplicate certificate to be issued to KMB INVESTMENTS LLC and that said duplicate certificate shall be stamped or otherwise have imprinted upon it the work 'Duplicate' as required by law.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

TOWNSHIP OF SADDLE BROOK RESOLUTION

CR# 826-120

WHEREAS, the Township of Saddle Brook has the need for the Green Acres House Demolition Project;

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Township Council for the Township of Saddle Brook, County of Bergen, State of New Jersey, that the Township Clerk is hereby authorized to advertise for and receive bids from vendors for the Green Acres House Demolition Project.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

RESOLUTION

CR# 826-121

WHEREAS, a property located in the Township of Saddle Brook, known as 495 Victor Street, Saddle Brook, New Jersey, Block 707, Lot 24 is assessed to Roberta & Paul Blankenhorn and;

WHEREAS, on July 08, 2026, Mr. Blankenhorn was declared 100% tax exempt by the Department of Veterans Affairs; and

WHEREAS, according to the Township of Saddle Brook Ordinance, the effective date of exemption is based on the date of the application of July 13, 2026; and

THEREFORE, BE IT RESOLVED, that the Tax Collector is hereby authorized to cancel taxes effective July 13, 2026. This property is 100% tax exempt for 2026 effective July 13, 2026.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

TOWNSHIP OF SADDLE BROOK RESOLUTION

CR# 826-122

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 **\$13,402,827.29** 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 Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierrek – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

THE FOLLOWING RESOLUTION IS NOT PART OF THE CONSENT AGENDA:

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 826-123

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 **\$1,066,604.81** 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: Councilman Accomando

Second: Councilwoman Sanchez

Roll Call:

Councilman Gierrek – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – recuse

Council President Cimiluca – yes

**TOWNSHIP OF SADDLE BROOK
RESOLUTION**

CR# 826-124

WHEREAS, the Township of Saddle Brook advertised for bids for the South Street Roadway Improvement Project, and,

WHEREAS, 7 bids were received and opened on August 13, 2026, and

WHEREAS, in a letter dated August 14, 2026 the Township Engineer has recommended to award the contract to Frank Macchione Construction, Inc. 141 Central Avenue, Rochelle Park, NJ 07662 in the amount of \$229,767.61

NOW THEREFORE BE IT RESOLVED by the Township Council of the Township of Saddle Brook that it hereby awards the bid to Frank Macchione Construction, Inc. in the amount of \$229,767.61 after review by the Township Attorney and providing funds are available and certification by the CFO

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

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

TOWNSHIP OF SADDLE BROOK

CR# 826-125

**RESOLUTION APPROVING POLICE DEPARTMENT CONDITIONAL OFFER OF
EMPLOYMENT**

WHEREAS, N.J.S.A. 11:4-1.3, permits a municipality to exempt any person for an entry-level law enforcement position from taking the Civil Service law enforcement exam as long as they have completed the full Basic Course for Police Officer training at a school approved and authorized by the New Jersey Police Training Commission; and

WHEREAS, N.J.S.A. 11A:4-1.3 requires that a municipal Police Department may hire a person under this exemption only upon adoption of a conflict of interest and nepotism policy; and

WHEREAS, the Township of Saddle Brook has duly established written policies governing nepotism and conflicts of interest; and

WHEREAS, the Township and Township Police Department seek to offer Jonathan R. Parra, an alternate route candidate, a conditional offer of employment with the Township Police Department upon his successful completion of the police academy and all associated exams; and

WHEREAS, the Township Council has reviewed this matter and recommends the conditional offer of employment to Jonathan R. Parra to the Township Police Department upon his successful completion of the police academy and all exams associated with same.

NOW, THEREFORE, BE IT RESOLVED, by the Township Council of the Township of Saddle Brook, that the conditional offer of employment to Jonathan R. Parra, an alternate route candidate to the Township Police Department upon his successful completion of the Police Academy and all exams associated with same, be and is hereby approved; and

BE IT FURTHER RESOLVED, that the Township Administrator be and is hereby authorized and directed to forward a copy of this resolution to the Police Chief upon its passage.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

Councilman Gierak – yes

Councilman Accomando – yes

Councilwoman Sanchez – yes

Councilwoman Mazzer – yes

Council President Cimiluca – yes

*** MAYOR’S APPOINTMENT**

APPOINTMENT OF LIBRARY BOARD OF TRUSTEE

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:

LORRIE LOWRY

As Library Board Trustee, to complete the term of a Library Board Trustee who is
unable to complete their term, effective August 20, 2026 and which shall expire on
December 31, 2029.

I request that Council give their advice and consent on this appointment.

Motion: Councilwoman Sanchez

Second: Councilwoman Mazzer

Roll Call:

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

*** CORRESPONDENCE**

1. A. CIALONE PLANNING BOARD ATTY
TO: MAYOR & COUNCIL

RE: REVIEW OF ORDINANCE #1805-26
DATE: JULY 21, 2026

Birchwale Pellino and Cialone LLC

Attorneys At Law

151 West Passaic Street
Second Floor - Suite 8
Rochelle Park, New Jersey 07662
Phone: (201) 945-8812
Fax: (551) 282-0891
Email: acialone@bbplawyers.com

Anthony P. Cialone

Stephen F. Pellino (1951-2023)
Albert H. Birchwale (Retired)

July 21, 2026

**BY EMAIL AND
REGULAR MAIL**

Mayor and Council
Township of Saddle Brook
55 Mayhill Street
Saddle Brook, New Jersey 07663

Re: Review of Ordinance No. 1805-26

To the Honorable Mayor and Council of the Township of Saddle Brook:

I write to you in my capacity as the Attorney to the Saddle Brook Planning Board. You have referred to the Planning Board for review and comment the above-listed proposed Ordinance No. 1805-26 of the Township of Saddle Brook. Pursuant to the provisions of *N.J.S.A. 40:55D-26(a)*, this Ordinance was considered at the Planning Board's regular meeting of July 20, 2026. The Planning Board has authorized me to write this letter report to the Mayor and Council in lieu of a more formal report.

The Planning Board determines that the proposed Ordinance is not inconsistent with the master plan and therefore, recommends its adoption. However, the Board further recommends that the Mayor and Council consider revising the Ordinance to provide the following:

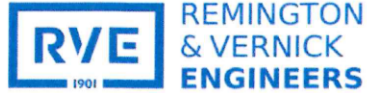
1. In Sec. 206-59.B (ix), the Planning board recommends inserting 10%.
2. In Sec. 206-59.A (ii), the Planning board recommends closing the parentheses at the end of the section.
3. In Sec. 206-59.B(v), the Planning Board recommends changing the word "of" to the word "or".
4. In Sec. 206-59.B (vi), the Planning Board recommends deleting the words in parentheses if interior signs are not regulated elsewhere.

C-1

2. R. KLEIN, RVE ENG.

TO: JIMMY HOMSI, BUS ADM

RE: PAY CERT #2 – SPRAY PARK
PROJECT \$177,678.90
DATE: AUGUST 4, 2026



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

August 4, 2026

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

Re: Township of Saddle Brook
Saddle Brook Spray Park Project
Pay Certificate No. 2
Our File No. 0257T125

Dear Mr. Homsí,

Enclosed please find Payment Request No. 2 from Adamo Brothers Construction 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 Adamo Brothers Construction Inc. in the amount of **\$177,678.90**.

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

Sincerely,
REMINGTON & VERNICK ENGINEERS, INC.

Robert Klein, PE, CME
Associate / Project Manager

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

C-2

www.rve.com

8/20/26

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3. R. KLEIN, RVE ENG.

TO: JIMMY HOMSI, BUS ADM

RE: SOUTH STREET ROAD IMPRVMENTS
RECOMMENDATION TO AWARD
DATE: AUGUST 14, 2026



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

August 14, 2026

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

Re: Township of Saddle Brook
South Street Roadway Improvements
Recommendation to Award
RVE File No. 0257-T-134

Dear Mr. Homs,

We have tabulated the bids received on Thursday, August 13, 2026, for the above captioned project and find the lowest bidder to be Frank Macchione Construction Inc., 141 Central Avenue, Rochelle Park, New Jersey 07662, in the amount of \$229,767.61; representing items #1-32 on the base bid.

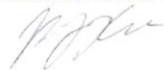
A copy of the tabulation and original bid documents are enclosed for your review.

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 Frank Macchione Construction Inc.

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.


Robert J. Klein, PE, CME
Township Engineer

Cc: Mayor White; John Schettino; Frank Barrale; Vincent Buono;

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8/20/26

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4 J. ZOTOLLO, CHIEF OF POLICE
TO: FRANK BARRALE. TWSP CLERK

RE: LIVERY APPLICATION – LAVIN
LUXURY, LLC – 250 PEHLE AVENUE
DATE: AUGUST 18, 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: Frank Barrale – Township Clerk
From: John A. Zotollo, Jr. – Chief of Police
Date: August 18, 2026

Re: LIVERY APPLICATION

Lavin Luxury, LLC
Park 80 W, Plaza II
Saddle Brook, NJ 07663

Onur Keskin
175 Prospect Street, #2
Lodi, NJ 07644

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.

CC: file

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8/20/26

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*** APPLICATIONS**

Raffles

1. RA# 1452 – Greater Bergen Realtors – 405 N. Midland Ave. – Off Premise 50/50

Livery

2. Lavin Luxury, LLC – 250 Pehle Avenue - NEW

*** REPORTS**

1. BERGEN COUNTY HEALTH ANIMAL CONTROL MONTHLY REPORT – JULY 2026
2. BERGEN COUNTY HEALTH DEPARTMENT MONTHLY REPORT – JULY 2026
3. GRANT WRITER'S REPORT - JULY 2026
4. FIRE PREVENTION OFFICIAL MONTHLY REPORT - JULY 2026
5. CONSTRUCTION CODE OFFICIAL MONTHLY REPORT – JULY 2026
6. PROPERTY MAINTENANCE MONTHLY REPORT - JULY 2026
7. DPW MONTHLY REPORT – JUNE 2026
8. DPW MONTHLY REPORT – JULY 2026
9. CANNABIS REVENUE REPORT – JUNE 2026
10. WATER DEPARTMENT MONTHLY REPORT - JULY 2026
11. TAX COLLECTOR MONTHLY REPORT – JULY 2026
12. ENGINEER'S MONTHLY REPORT – MID-AUGUST 2026
13. CANNABIS REVENUE REPORT – JULY 2026

OLD BUSINESS / NEW BUSINESS

Council President Cimiluca – Usually we do old business and new business together. Something that we haven't spoken about, Mayor anything on your end?

Mayor White - I just wanted to thank Thomas Van Winkle for all the work that he does and he was he had a busy month for the Junior Police Academy. I think he took 3,000 photos. He was with him every day 6 days car show. I think he photographed everything National Night Out police, promotions all four of those he was here thank you Thomas.

Council President Cimiluca – Anybody about stuff we haven't spoken on yet.

Councilman Gierak – I too would like to commend Thomas and congratulate him on his new position. Congratulations to you my friend happy to hear it.

Council President Cimiluca – Motion to open the meeting to 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 – Meeting is now open the public on agenda items and agenda items only. Seeing no customers will consider a motion to close the meeting to public.

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 – Motion to adjourn.

Motion: Councilwoman Mazzer

Second: Councilman Accomando

Roll Call:

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

Meeting adjourned at 8:37 P.M.

Respectfully submitted,

Frank Barrale, RMC
Township Clerk

Andrew M. Cimiluca
Council President

Approved: