



**MAYOR AND COUNCIL
BOROUGH OF CLOSTER**

REGULAR MEETING MINUTES: WEDNESDAY – MAY 13, 2026

Mayor Glidden opened the meeting at 7:00 pm with the Open Public Meetings Act Statement. THIS REGULARLY SCHEDULED MEETING OF THE CLOSTER MAYOR AND COUNCIL WILL BE HELD IN-PERSON, TELEPHONICALLY, and VIA ZOOM VIDEO. You may join the Zoom meeting including video by accessing the information posted in the Borough Calendar on the Borough website by visiting www.closterboro.com and clicking the link on the left sidebar for Calendars and Notice of Meetings and click on the corresponding date. To join via Telephone Audio Only: +1 301-715-8592; MEETING ID: 864 2063 3673; PASSWORD: 8675309

1. PLEDGE OF ALLEGIANCE

2. OPEN PUBLIC MEETINGS ACT STATEMENT

Mayor Glidden opened the meeting at 7:00 P.M. with the following announcement: This meeting is called pursuant to the provisions of the Open Public Meetings Act (OPMA) of the State of New Jersey, and the revised notice was posted May 8, 2026 on the Borough’s official website <https://www.closterboro.com/o/boc/page/public-notice>, and the [New Jersey Department of State - Statewide Legal Notices Listings](#), and posted on the Municipal Clerk’s bulletin and has remained posted as the required notices under the Statute. In addition, a copy of the notice is and has been available to the public and is on file in the office of the Municipal Clerk.

3. ROLL CALL

Governing Body	Present	Absent
Mayor Glidden	✓	
Councilwoman Amitai	✓	
Council President Cho	✓	
Councilwoman Chung	✓	
Councilwoman Latner	✓	
Councilwoman Maroules		✓
Councilman Yammarino	✓	

4. PRESENTATION:

Northern Valley Soccer League – Indoor Soccer Champs 7th & 8th Grade Boys

Borough Recreation Director Jim Oettinger presented. Mayor Glidden read a recap of the exciting season into the record. He also read a certificate that was presented to each player.

5. 2026 MUNICIPAL BUDGET DISCUSSION – LERCH, VINCI & BLISS, LLP

6. ADOPTION OF THE 2026 MUNICIPAL BUDGET

***26-137 BUDGET READ BY TITLE ONLY FOR FINAL**

WHEREAS, the provisions of N.J.S.A. 40A:4-8 and N.J.S.A. 40A:4.9 have been followed.

NOW, THEREFORE, BE IT RESOLVED, that a majority of the full authorized membership of the Borough Council of the Borough of Closter, affirmatively concurs that the 2026 Municipal Budget on Final may be read by title only.

Gary Higgins came forward to give an overview of the Budget, which is about a 1% increase over last year. The tax increase was affected by labor increases and electricity. The fact that the Borough was able to modify the health insurance helped the Budget. The proposed amendment provides an increase in salaries and a contract that was approved by the Council before the Budget was proposed. There will be a hearing on the amendment only on May 27, 2026. The resolution for the Budget will be on May 27, 2026.

The meeting was opened to the public for comment.

Steve Isaacson (97 Columbus Avenue) asked about the Borough’s debt and the increase in debt services. He was given the amounts of the debt service and the one-year bonds. He also asked about origination fees, which total about \$70-75,000.

Hearing no further questions, the meeting was closed to the public.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner		✓	✓			
Councilwoman Maroules					✓	
Councilman Yammarino	✓		✓			

***26-139 AMENDMENT TO 2026 MUNICIPAL BUDGET**

WHEREAS, the local municipal budget for the year 2026 was approved on the 8th day of April, 2026 and

WHEREAS, the public hearing on said budget has been held as published on the Borough’s official website and

WHEREAS, it is desired to amend said approved budget,

NOW, THEREFORE BE IT RESOLVED, by the Borough Council of the Borough of Closter, County of Bergen, that the following amendments to the approved budget of 2026 be made:

Recorded Vote

(Amitai	(((
(Cho	((Abstained (None
Ayes (Chung	Nayes (None	((
(Latner	(((
(Yammarino	((Absent (Maroules
((((

	<u>From</u>	<u>To</u>
GENERAL REVENUES		
Miscellaneous Revenues - Section A: Local Revenues		
Fines and Costs		
Municipal Court	\$ 95,000	\$ 125,000
Total Section A: Local Revenues	447,000	477,000
Total Miscellaneous Revenues	3,138,951	3,168,951
Subtotal General Revenues	5,588,951	5,618,951
Amount to Be Raised by Taxes for Support of Municipal Budget		
Local Tax Levy for Municipal Purposes Including Reserve for Uncollected Taxes	15,107,779	15,143,039
Total Amount to Be Raised by Taxes for Support of Municipal Budget	16,256,228	16,291,488
Total General Revenues	<u>\$ 21,845,179</u>	<u>\$ 21,910,439</u>
GENERAL APPROPRIATIONS		
Operations - Within "CAPS"		
General Administration		
Other Expenses	\$ 66,000	\$ 96,000
Unclassified		
Salary Adjustments	-	35,260
Total Operations Within "CAPS"	13,823,293	13,888,553

GENERAL APPROPRIATIONS (Continued)

Total Operations Including Contingent Within "CAPS"	\$ 13,823,293	\$ 13,888,553
Detail:		
Salaries and Wages	8,028,724	8,063,984
Other Expenses	5,794,569	5,824,569
Total General Appropriations for Municipal Purposes Within "CAPS"	15,781,561	15,846,821
Subtotal General Appropriations	20,770,179	20,835,439
Total General Appropriations	<u>\$ 21,845,179</u>	<u>\$ 21,910,439</u>

BE IT FURTHER RESOLVED, that a certified copy of this resolution be filed forthwith in the Office of the Director of the Division of Local Government Services for certification of the 2026 local municipal budget so amended.

BE IT FURTHER RESOLVED, that this complete amendment, in accordance with NJSA 40:4-9 be published on the Borough's official website closterboro.com/page/public-notice on May 15, 2026. A public hearing on said amendment will be held at Borough Hall on May 27, 2026 at 7:00 pm.

It is hereby certified that this is a true copy of a resolution amending the budget, adopted by the Borough Council on the 13th day of May, 2026.

Introduced by: Yammarino

Seconded by: Latner

Approved: May 13, 2026

ATTEST:

Certified by me


 Mari J. Margiotta, RMC, CMR
 Borough Clerk


 John C. Glidden, Jr.
 Mayor

It is hereby certified that the approved budget amendment annexed hereto and hereby made a part is an exact copy of the original on file with the Municipal Clerk of the Governing Body, that all additions are correct. All statements contained herein are in proof and the total of anticipated revenues equal the total of appropriations.

Certified by me, this 13th day of May, 2026

Gary J. Vinci
 Registered Municipal Accountant

OPEN MEETING FOR PUBLIC COMMENTS ON AMENDMENT TO 2026 MUNICIPAL BUDGET (5-MINUTE LIMIT)

At this time, Mayor Glidden opened the meeting to the public for any questions, comments, or concerns regarding the Amendment to 2026 Municipal Budget.

Steve Isaacson (97 Columbus Avenue) asked about the Borough's debt, the increase in debt services, and origination fees. Borough Auditor Gary Vinci explained the Borough's bonds.

Hearing no further, Mayor Glidden closed the meeting to the public regarding the Amendment to 2026 Municipal Budget.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner		✓	✓			
Councilwoman Maroules					✓	
Councilman Yammarino	✓		✓			

7. REVIEW AND DISCUSSION OF COMMUNICATION ITEMS

- a. Mail List of April 24, 2026
- b. Mail List of May 1, 2026: Councilwoman Amitai discussed the Governor's Executive Order and asked Borough Attorney William J. Bailey for details. Mr. Bailey said that there is a letter from the Judge stating that Closter is in compliance. There is also legislation concerning the zoning status of houses of worship. Some municipalities are speaking out against it. Councilman Yammarino shared that Closter earned 2025 Tree City recognition again. He also said that Music with Marley would like to have their kickoff concert at the bandshell on June 12, 2026. There is no conflict, the Recreation Commission is in favor, and there is no

cost to the Borough. He will speak to the organization. Councilwoman Amitai thanked Mayor Glidden for listing the concerts for the summer. Councilwoman Latner discussed the crosswalks on Durie Avenue. Closter resident Miriam Lockhart, who sent the email, read a statement about her previous email stating that these crosswalks are difficult to see and dangerous. She said that she had received feedback from the Borough. Borough Engineer Nick DeNicola explained that one of the roads is in the Local Aid project and will be handled this summer. Councilman Yammarino voiced that the Specialty Crop Block Grant mentioned in the NJLM roundup might be applicable to MacBain Farm. He will forward information to the Committee.

- c. Mail List of May 8, 2026: Councilwoman Latner mentioned that Tenakill Middle School had asked that the Mayor and Council financially support the Olympiad but that the Mayor and Council are not legally allowed to do so. She pointed out that this is on the Mail List in case anyone is moved to donate. Councilwoman Amitai spoke about Items #3 and #9 which will be addressed in the Public Comment section. Item #4 will be discussed then as well. Councilwoman Latner asked that the Resolutions mentioned in Item #7 could be adopted retroactively. They will be put on the next agenda. Also, Councilwoman Latner spoke about the request to raise the pride flag on June 9. This will also be addressed during the public session.

8. OPEN MEETING FOR PUBLIC COMMENTS (5-MINUTE LIMIT)

Jim Oettinger (25 Carlson Court) said that in 1998 he spoke to neighbors of Amendola Park. All of the willow trees were cut down because they had reached the end of their life. Now there is silt in the stream and vines. He said that he and the Department of Public Works will take care of the vines. Residents would like the brook to be dredged. Borough Engineer Nick DeNicola said that this is a Department of Environmental Protection issue, as is clearing brush near a stream. Mr. Oettinger said that no brush will be cut; only loose brush will be removed. He asked if the process of contracting the Department of Environmental Protection can begin. It can.

Christina Tunison (40 Willow Road) shared her concern about the vines that are destroying the willow trees. She said there is a fallen tree in the brook and others that are threatening to fall. She also worries about people falling on the vines. She asked that someone take down the vines.

Councilman Cho announced that he had visited with the Tunison residents and that the pipe that runs under the street is partially blocked and asked about the dead trees. Borough Engineer Nick DeNicola stated the tree can be removed once deemed dead by the Tree Official.

Paul Chun (Blanch Avenue) asked whether his email had been received. He spoke about the issues on Blanch Avenue. He said that he appreciates the Ordinance being created but asked that the allowable delivery time be reconsidered. He said that this street was never meant for this kind of traffic. Children cannot ride bikes on the street, drivers are sleeping in their trucks, and sleep is being disrupted. He asked that a study about vehicle sized be conducted. The Ordinance is up for introduction at this meeting.

Two children who are residents of Blanch Avenue read a statement about the trucks, cars, dust, and noise on the street. They said that they want their street back the way it was and that it no longer feels safe.

Michael Laudenback (60 Blanch Avenue) said his children's education is suffering due to lack of sleep because of the trucks. He said it is an unsafe situation and that someone is going to get hurt.

Allan Fonesa (100 Blanch Avenue) asked why the time in the Ordinance is changed from the regular landscaping time. Councilman Cho spoke about delivery times of other businesses and that delivery times on the Ordinance would affect those too. Mr. Fonesa said that speeding continues and 25 MPH is not low enough; he suggested speed bumps. He thanked the Mayor and Council for their work. He asked how sleeping in the trucks can be curtailed. Mayor Glidden explained that the Borough is not allowed to restrict one business over others.

A child from 60 Blanch Avenue expressed that he is tired of being woken up at 5:00 and 6:00 in the morning because of the trucks.

Terri deLyon (68 Blanch Avenue) affirmed her neighbors' statements. She said that she and her daughter are on the EMS and come and go at odd hours because of it. She voiced concern that people are sleeping in their vehicles near their house.

Daphne asked that the Mayor and Council have office hours. She also asked for an explanation of Agenda items (similar to ballot explanations). She said that Zoom meetings are hard to hear. Additionally, she asked for Mayor and Council debates before elections. Mayor Glidden said that when he started as Mayor he had regular times for people to stop in, but no one came. Instead, he includes his phone number in the newsletter and encourages people to call him. He also said that the suggestion of explaining Agenda items is a good one and can be looked at. The audio issues will be looked at. Debates will be considered.

Helen Cruz (76 Columbus Avenue) asked for an update concerning home assessments and the contract with Appraisal Systems. Mayor Glidden stated that this is still under discussion and that the contract still has a couple of years to go. Discussions suggest that the Borough could return to a five-year contract.

Megan Laudenbeck (60 Blanch Avenue) explained her concerns about the truck noise, fumes, and safety. She spoke about the fact that Lupardi's had found a way to run the business without this issue. Mayor Glidden said that the concerns are being heard and that the Borough is doing what it can.

Kurt Vreeland (587 High Street) spoke about the park at the end of his street. He said that the dog park had been torn down but that it has turned into a park that is not usable for kids. He said that a fence was put up around the children's area, but it is being used as a corral for dogs. He spoke about speeding cars and the cars that are parking on a vacant restaurant lot. He also said that the blinking lights on the restaurants at the Closter Commons Plaza are lighting up the yards of residents.

Jeanne Stella (479 High Street) and Linda Albelli (High Street) said they are pleased that the town and seniors are backing the Pride Flag raising ceremony on June 9, 2026. Ms. Stella said that she is glad that the town is forward thinking and welcoming. Ms. Albelli said that there will be a reception after the flag raising ceremony. Ms. Stella spoke about the speeding on High Street but that the steps that have been taken have helped. She also said that speed bumps on Blanch Avenue could help.

Leslie Brunell (2 Taylor Drive) said that Piermont Road north of Alpine needs a road crossing. She also asked for the current status of the redevelopment zone. Mayor Glidden explained that there had been a proposal to create a redevelopment zone to reduce the cost of the new police station but that it is off the table at the moment. Ms. Brunell said that she hoped PILOT projects were not being considered. Mayor Glidden said that there are none being considered. Discussion followed about the steps needed to create new Police Station.

Lisa Vreeland (587 High Street) renewed her suggestion about putting a box in the intersection on Piermont Road and High Street. She also said there should be no left turn. She said that the street is collapsing because 18-wheelers are driving on it and the street was not built for that. Trucks are supposed to turn at the blinking light. Mayor Glidden will meet with the Chief of Police James Buccola.

A resident asked for an explanation of part of the Ordinance. Borough Attorney William J. Bailey explained that there would be exceptions for delivering to a residence but that deliveries and sleeping in cars would be prohibited. Councilman Cho explained that the exemption was geared more toward Amazon deliveries at odd hours.

Rita Tobia (23 Storig Avenue) asked if the space Victoria's Nursery is zoned as is commercial. She was told that it is zoned as farmland. She was also told that the current zoning does not specifically prohibit sleeping in a delivery truck and that this Ordinance is intended to restrict. She shared that there is a lot of speeding on her street and that someone will be hurt.

Steve Isaacson (97 Columbus Avenue) asked about #26-143 on the Consent Agenda. Councilwoman Amitai said that this Resolution was corrected. Borough Clerk Mari J. Margiotta stated that she returned Mr. Isaacson's call and explained that it was being revised.

Judy Parker (55 Susan Drive and 177 West Street) said that she visited a friend on Blanch Avenue and was shocked to see 18-wheelers. She suggested that tractor trailers be prohibited on Blanch Avenue.

9. ORDINANCES

INTRODUCTION:

- a. **ORDINANCE NO. 2026:1391**
ORDINANCE AMENDING ORDINANCE 2026:1385 TO REMOVE PARAGRAPH 6, "INTERPRETATION" PURSUANT TO THE REQUEST OF FAIR SHARE HOUSING CENTER

WHEREAS, on February 25, 2026, the Governing Body of the Borough of Closter Introduced Ordinance 2026-1385 (the "Ordinance"), which proposes to amend Article XID (Section 200-54.11-200.54.35) of the Borough Code entitled Affordable Housing and Affirmative Marketing; and

WHEREAS, on March 11, 2026, the Governing Body Adopted the aforementioned Ordinance; and

WHEREAS, subsequently on March 12, 2026, this Ordinance was filed, along with other required documents, with the Affordable Housing Dispute Resolution Program, In the Matter of the Application of the Borough of Closter, County of Bergen Docket No.: BER-L-000549-2025, pursuant to the Conditional Compliance Order dated January 27, 2026; and

WHEREAS, on April 21, 2026, the Borough received correspondence from Counsel for the Fair Share Housing Center (FSHC) requesting additional documentation in order to prepare a Consent Order Granting Round 4 Affordable Housing Compliance Certification in this matter; and

WHEREAS, as a condition of obtaining Round 4 Affordable Housing Compliance Certification, Counsel for FSHC requested that Ordinance 2026:1385 be amended to remove Section 200-54.11A, Paragraph 6, entitled "Interpretation".

NOW, THEREFORE, BE IT ORDAINED by the Governing Body of the Borough of Closter, Bergen County, New Jersey, that Chapter 200, Article XID of the Borough's Code is amended as follows.

SECTION 1.

Delete Section 200-54.11A, Paragraph 6, "Interpretation" in its entirety from Ordinance 2026:1385 and the Closter Borough Code entitled Affordable Housing and Affirmative Marketing.

SECTION 2.

Except as amended by this Ordinance, all other provisions of Chapter 200 shall remain in full force and effect.

SECTION 3.

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies. If any article, section, subsection, paragraph, phrase, or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase, or sentence shall be deemed severable.

SECTION 4.

The Borough Clerk shall provide a copy of this Ordinance, following Introduction, to the Planning Board secretary and Planning Board Attorney for recommendation and report per the Municipal Land Use Act.

SECTION 5.

This Ordinance shall take effect immediately upon final publication as provided by law.

Final Adoption and Open Public Hearing will be held on May 27, 2026 or as soon thereafter.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho		✓	✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino			✓			

**b. ORDINANCE NO. 2026:1392
AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 95, DUMPSTERS**

WHEREAS, the Governing Body has determined there is a need to revise Chapter 95, Dumpsters, of the Code of the Borough of Closter, County of Bergen, State of New Jersey; and

WHEREAS, the Chief of Police has recommended the foregoing amendments; and

WHEREAS, the Ordinance Committee has reviewed this ordinance and recommends its adoption; and

WHEREAS, the Borough Attorney has reviewed this ordinance and deemed it to be in order.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor Council of the Borough of Closter that Chapter 95 of the Borough's Code shall be amended as follows.

SECTION 1.

Add the following text to §95-2, Definitions:

C&D DUMPSTER - Any bulk storage container constructed of metal or approved materials for the collection of construction and landscape debris stored on premises and dumped or collected by mechanical means, having an open top.

SECTION 2.

Delete §95-9, Enforcement and replace it with the following text:

§ 95-9. Enforcement.

The provisions of this chapter shall be enforced by the Borough of Closter Health Department and Health Officer except that § 95-10 shall be enforced by the Police Department.

SECTION 3.

Add § 95-10 as follows.

§ 95-10. Placement of C&D Dumpsters.

All C&D dumpsters shall be placed off the public roadway and the public right of way on private property. Exceptions:

- (1) A C&D dumpster may be place in the public roadway for up to 10 minutes for drop off or pick up at a site.
- (2) The Borough of Closter and/or its contractors may place C&D dumpster in the public roadway for the purpose of maintenance of the roadway and public right of way.

SECTION 4.

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies.

SECTION 5.

If any article, section, subsection, paragraph, phrase or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase or sentence shall be deemed severable.

SECTION 6.

This Ordinance shall take effect immediately upon final publication as provided by law.

Final Adoption and Open Public Hearing will be held on May 27, 2026 or as soon thereafter.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino		✓	✓			

c. ORDINANCE NO. 2026:1393

ORDINANCE AMENDING CHAPTER 183 OF THE ORDINANCES OF THE BOROUGH OF CLOSTER ENTITLED: VEHICLES AND TRAFFIC TO CREATE PART 10, ARTICLE XXI, ENTITLED "DELIVERIES" - TABLED

WHEREAS, the Chief of Police of the Borough of Closter has recommended certain changes be made to the Borough's Code, Chapter 183, Vehicles and Traffic, in order to protect the public health, safety, convenience, and general welfare of the residents; and

WHEREAS, the Ordinance Committee has reviewed the proposed changes and recommends they be adopted; and

WHEREAS, the Borough Attorney has reviewed the proposed changes and deems them to be in order.

NOW, THEREFORE, BE IT ORDAINED by the Governing Body of the Borough of Closter, Bergen County, New Jersey, that Chapter 183 of the Borough's Code is amended as follows.

SECTION 1.

§183 shall be amended to include Part 10, Article XXI, entitled deliveries as follows.

Article XXI Deliveries

§183-105 Deliveries in Residential Zone A prohibited during certain hours.
No deliveries between the hours of 6:30 p.m. and 6:30 a.m. shall be permitted in Residential Zone A as designated on the Tax Map of the Borough of Closter or within 50 feet of Residential Zone A, except as outlined in §183-107 Exceptions.

§183-106 Parking of Delivery Vehicles

No delivery vehicles shall be parked on a Borough street or at any business covered by this chapter during the hours when deliveries are prohibited, except as outlined in §183-107 Exceptions.

§183-107 Exceptions

The provisions of §183-105 and §183-106, above, shall not apply to deliveries made to residential dwelling units for personal use, including but not limited to mail, parcel, food, grocery, or similar customary residential deliveries.

§183-108 Violations and penalties.

Any person making a delivery and/or any business accepting a delivery in violation of this chapter shall be subject to a fine in the amount of \$500 for the first offense and \$1,000 for any subsequent offense.

SECTION 2.

Except as amended by this Ordinance, all other provisions of Chapter 183 shall remain in full force and effect.

SECTION 3.

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies.

SECTION 4.

If any article, section, subsection, paragraph, phrase, or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase, or sentence shall be deemed severable.

SECTION 5.

This Ordinance shall take effect immediately upon final publication as provided by law.

Final Adoption and Open Public Hearing will be held on May 27, 2026 or as soon thereafter.

Councilwoman Amitai asked to change the hours of deliveries to 7:00 am to 6:00 P.M. This will be a separate Amendment

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai	✓		✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner		✓	✓			
Councilwoman Maroules					✓	
Councilman Yammarino			✓			

**d. ORDINANCE NO. 2026:1394
ORDINANCE AMENDING CHAPTER 183 OF THE ORDINANCES OF THE BOROUGH OF CLOSTER ENTITLED: VEHICLES AND TRAFFIC, SPECIFICALLY, PART 9, ARTICLE XX, E-BIKES, SCOOTERS AND BICYCLES**

WHEREAS, the Governing Body of the Borough of Closter has deemed it necessary to amend certain sections of the Borough’s Code, Chapter 183, Vehicles and Traffic, pursuant to new legislation governing e-bikes, scooters and bicycles enacted by the State of New Jersey (S4834/A6235) on January 19, 2026; and

WHEREAS, this legislation shall be effective on July 1, 2026 and adds new requirements for e-bike owners, including new licensing and registration requirements; and

WHEREAS, members of the Closter Police Department have reviewed the proposed changes to Chapter 183 and recommend that they be adopted; and

WHEREAS, the Ordinance Committee has also reviewed the proposed changes to Chapter 183 and recommends that they be adopted; and

WHEREAS, the Borough Attorney has reviewed this proposed Ordinance and deems it to be in order.

NOW, THEREFORE, BE IT ORDAINED by the Governing Body of the Borough of Closter, Bergen County, New Jersey, that Chapter 183 Part 9, Article XX entitled E-Bikes, Scooters and Bicycles of the Borough's Code is amended as follows.

SECTION 1.

Delete § 183-96. Purpose and intent, and replace it with the following text:

§ 183-96. Purpose and intent.

The purpose and intent of this Article is to establish regulations and guidelines for the operation of low-speed electric bicycles, motorized bicycles, low-speed electric scooters and bicycles within the Borough of Closter. It is not primarily intended to penalize individuals who operate these vehicles in violation of the provisions contained herein, but rather to educate both children and adults regarding proper and safe riding practices, to ensure their safety and welfare and the safety and welfare of motorists and pedestrians, and to make riding an enjoyable experience.

SECTION 2.

Revise § 183-97. Definitions, as follows:

1. Add the following definitions of "Electric Motorized Bicycle," "Motorized Bicycle" and "Operator".

ELECTRIC MOTORIZED BICYCLE means any two-wheeled vehicle with fully operable pedals and an electric motor capable of greater than 750 watts that is capable of reaching a speed greater than 28 miles per hour. These vehicles are no longer classified as E-bikes and are prohibited as unsafe or unclassified vehicles.

MOTORIZED BICYCLE means a pedal bicycle that is equipped with: (1) a helper motor characterized in that either the maximum piston displacement is less than 50 cubic centimeters or the helper motor is rated at no more than 1.5 brake horsepower ; (2) an electric motor that can provide assistance when the rider is pedaling or that, through the use of a throttle, can be used to exclusively propel the bicycle to a speed of not more than 15 miles per hour; (3) a helper motor that is powered by an electric drive motor that provides assistance when the rider is pedaling and has a maximum speed between 21 miles per hour and 28 miles per hour on a flat surface; or (4) an electric motor that is capable of propelling the bicycle in excess of 15 miles per hour through the use of a throttle with a maximum motor-powered speed of no more than 28 miles per hour on a flat surface. This term shall not include a low-speed electric bicycle or low-speed electric scooter, as those terms are defined in this section.

OPERATOR means, for the purposes of this chapter, a person who is in actual physical control of a low-speed electric bicycle, motorized bicycle or low-speed electric scooter.

2. Delete the definition of "LOW-SPEED ELECTRIC BICYCLE" in its entirety and replace it with the following text.

LOW-SPEED ELECTRIC BICYCLE means a two-wheeled vehicle with fully operable pedals and an electric motor that provides assistance only when the rider is pedaling, and that ceases to provide assistance when the bicycle reaches the speed of 20 miles per hour.

SECTION 3.

Add Section § 183-98A. Licensing, Registration and Insurance Requirements; Age Restrictions as follows.

Section § 183-98A. Licensing, Registration and Insurance Requirements; Age Restrictions.

(1) Licensing Requirements for low-speed electric scooters, low-speed electric bicycles and motorized bicycles

- (a) A license is not required for low-speed electric scooters.
- (b) Licensing of low-speed electric bicycle and motorized bicycles:
 - (1) Riders **17 and older** must have a valid standard driver's license.

(2) Riders aged 15–16 must obtain a specific "motorized bicycle license" (moped license), which requires passing knowledge, vision, and road tests.

(2) Registration Requirements for low-speed electric scooters, low-speed electric bicycles and motorized bicycles

(a) The operator of a low-speed electric scooter shall not be required to register the low-speed electric scooter.

(b) The operator of a low-speed electric bicycle or motorized bicycle shall be required to register the vehicle.

(3) Insurance Requirements

The operator of a low-speed electric bicycle or motorized bicycle shall be required to carry liability insurance on the vehicle.

(4) License, Insurance and Registration Cards Must be in Possession of Operator

The valid driver's license, the insurance identification card, and the registration certificate shall be in the possession of the operator at all times when operating a motorized bicycle or low-speed electric bicycle.

(5) Age Restriction

Operation of low-speed electric bicycles or motorized bicycles by anyone **under 15** is strictly prohibited.

SECTION 4.

Delete § 183-98 and § 183-99 in their entirety and replace those sections with the following text.

§ 183-98. Low-speed electric bicycles, motorized bicycles or low-speed electric scooters.

Any use of low-speed electric bicycles or low-speed electric scooters shall be in accordance with applicable federal and state laws, including but not limited to N.J.S.A. 39:4-14.16 and any amendments to such.

§ 183-99. Safety rules and regulations for low-speed electric bicycles, motorized bicycles and low-speed electric scooters.

A. It shall be unlawful for any person to ride or operate a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter upon the public rights-of-way in the Borough of Closter unless such person rides or operates such low-speed electric bicycle or a low-speed electric scooter in accordance with the following rules and regulations:

(1) Lights and reflectors. Every low-speed electric bicycle, motorized bicycle or low-speed electric scooter when in use at nighttime shall be equipped with a lamp on the front which shall emit a white light visible from a distance of at least 500 feet to the front, and with a lamp on the rear which shall emit a red light visible from a distance of at least 500 feet to the rear. No person shall operate a low-speed electric bicycle from dusk to dawn without a reflector installed on the low-speed electric bicycle.

(2) Audible signal device. No person shall operate a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter with handlebars unless it is equipped with a device capable of giving a signal audible for a distance of at least 100 feet, except that such shall not be equipped with nor shall any person use upon such any siren or whistle.

(3) Positions of hands and feet. A person propelling or riding a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter shall not ride other than upon or astride a permanent and regular seat attached thereto or in an upright position on a designated platform(s), nor shall any trick or fancy riding be performed.

(4) Hitching on vehicles prohibited. No person riding upon any low-speed electric bicycle, motorized bicycle or a low-speed electric scooter shall attach to any vehicle or moving device, and no operator of any vehicle or moving device shall knowingly allow any person riding upon a low-speed electric bicycle or a low-speed electric scooter to attach the same or themselves to such.

(5) Keeping to the right; passing; paths.

(a) Every person operating a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter upon a roadway shall ride as near to the right side of the roadway as practicable, exercising due care when passing a standing vehicle or one proceeding in the same direction.

(b) Persons riding on a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter shall ride in single file, except on paths or parts of roadways set aside for the use of such.

- (c) Wherever a usable path for a bicycle has been provided adjacent to a roadway, low-speed electric bicycle, motorized bicycle or low-speed electric scooter riders can use such path.
- (6) Rights and duties of persons on low-speed electric bicycles, motorized bicycle or low-speed electric scooters. Every person riding a low-speed electric bicycle or a low-speed electric scooter upon a roadway shall be granted all the rights and shall be subject to all the duties applicable to the driver of a vehicle by Chapter 4 of Title 39 of the New Jersey Revised Statutes, and all supplements thereto, except as to those provisions thereof which by their nature can have no application. In particular, any person operating a low-speed electric bicycle or a low-speed electric scooter shall obey the instructions of official traffic control signals, signs and other control devices applicable to vehicles, unless otherwise directed by a police officer.
- (7) Riding on sidewalks.
- (a) No person shall ride a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter upon a sidewalk within the Borough of Closter, or where signs prohibit the same. Whenever such person is riding a low-speed electric bicycle or a low-speed electric scooter upon a sidewalk or pedestrian right-of-way, such person shall ride in single file only, yield the right-of-way to any pedestrian and give an audible signal before overtaking and passing any pedestrian.
- (b) No person shall ride a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter upon a sidewalk in a business district between the hours of 9:00 a.m. and 9:00 p.m. within the Borough of Closter, or where signs prohibit the same.
- (c) The Police Department is hereby authorized to erect signs on any roadway or sidewalk within the Borough of Closter where it is deemed necessary to prohibit the riding of low-speed electric bicycles, motorized bicycle or low-speed electric scooters thereon by any person; and when such signs are in place no person shall disobey the same.
- (8) Carrying articles. No person operating a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter shall carry any package, bundle or article which prevents the rider from keeping both hands upon the handlebars.
- (9) Parking. No person shall park a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter upon a street except where an appropriate rack or spots are provided. All low-speed electric bicycles or low-speed electric scooters, when parked on sidewalks, shall be parked only in such manner as not to obstruct or impede the normal movement of pedestrian or other traffic or access to adjacent buildings.
- (10) Speed. No person shall operate a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter at speeds faster than are reasonable or proper, which in no case shall be in excess of legal speed limits, unless participating in an officially sponsored or sanctioned rally or road race.
- (11) Reckless or careless riding. No person shall ride a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter in a reckless or careless manner which endangers or is likely to endanger the safety or welfare of other persons or property.
- (12) Carrying passengers. No person operating a low-speed electric bicycle, motorized bicycle or a low-speed electric scooter shall allow another person to ride as a passenger unless the passenger is carried in a proper bike seat, trailer or other accessory that complies with current regulations and contains adequate provision for retaining the passenger in place and for protecting the passenger; and the passenger is wearing a properly fitted and fastened helmet meeting the standards set forth in N.J.S.A. 39:4- 10.1.
- (13) All operators of low-speed electric bicycles or motorized bicycles must wear a properly fitted and fastened helmet which meets the requirements set forth in N.J.S.A. 39:4-10.1, specifically the standards of the American National Standards Institute (ANSI Z 90.4 bicycle helmet standard) or subsequently issued standards or supplements.
- B. The Police Department is hereby authorized to promulgate, with the approval of the Mayor and Borough Council, such further rules and regulations concerning registration, operation, equipment and safety of low-speed electric bicycles, motorized bicycle and low-speed electric scooters as deemed necessary from time to time.

SECTION 5.

Delete §183-101, §183-102 and §183-103 in their entirety and replace those sections with the following text.

§ 183-101. Renting, hiring or leasing of bicycles, low-speed electric bicycles, motorized bicycle or low-speed electric scooters to the public.

All persons who rent, hire or lease bicycles, low-speed electric bicycles, motorized bicycle or low-speed electric scooters in the Borough of Closter shall maintain proper registration tags and licenses for each bicycle, low-speed electric bicycle, motorized bicycle or low-speed scooter and keep each bicycle, low-speed electric bicycle or low-speed electric scooter in a safe operating condition, and shall advise the persons using said bicycles, low-speed electric bicycles or low-speed electric scooters of the regulations for use in the Borough of Closter by posting a copy of this chapter in a conspicuous place where said bicycles are rented, hired or leased.

§ 183-102. Safety programs.

The Police Department is hereby authorized to provide within the Borough of Closter a bicycle, low-speed electric bicycle, motorized bicycle and low-speed electric scooter program, individually or in concert with the Board of Education of the Borough, the Motor Vehicle Commission, the County of Bergen or any other governmental, volunteer or service organization. Such programs may include lectures, courses in traffic safety, inspection programs and distribution of informational material relating to bicycle, low-speed electric bicycle, motorized bicycle or low-speed electric scooter safety.

§ 183-103. Riding prohibited in parks.

The riding of bicycles, low-speed electric bicycles, motorized bicycle or low-speed scooters shall be prohibited in public parks in the interest of safety. Designated bicycle paths and public pathways shall be excluded from this prohibition.

SECTION 6.

Delete Paragraph C in §183-104 Violations and penalties and replace it with the following text.

C. Any person or business association engaged in renting, hiring or leasing bicycles, low-speed electric bicycles, motorized bicycle or low-speed electric scooters in the Borough of Closter found to be in violation of §183-101 of this chapter may be issued a summons and may be subject to a fine not to exceed \$500, at the discretion of the Judge before whom such person is convicted.

SECTION 7.

Except as amended by this Ordinance all other provisions of Chapter 183 shall remain in full force and effect.

SECTION 8.

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistencies.

SECTION 9.

If any article, section, subsection, paragraph, phrase or sentence is, for any reason, held to be unconstitutional or invalid, said article, section, subsection, paragraph, phrase or sentence shall be deemed severable.

SECTION 10.

This Ordinance shall take effect immediately upon final publication as provided by law.

Final Adoption and Open Public Hearing will be held on May 27, 2026 or as soon thereafter.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho		✓	✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino			✓			

10. CONSENT AGENDA

Mayor Glidden read all items into the record.

*26-141 **BILLS LIST**

WHEREAS, the claims listed below have been authorized and approved by the Chairman of the Committee, examined by the Finance Committee, and found correct.

THEREFORE, BE IT RESOLVED, that the Mayor and Council hereby authorize the payment of these claims, and that warrants be drawn therefore when funds are available.

Budgeted	Amount
Bergen County Tax	\$ 1,699,201.50
County Open Space Tax	\$ 76,114.00
Northern Valley High School	\$ 1,845,605.00
Closter Board of Education	\$ 1,696,493.00
2025 Budget Appropriations	\$ 309,452.03
2026 Budget Appropriations - Operating Expenses	\$ 782,940.77
04/14/2026 Payroll	\$ 334,479.71
04/28/2026 Payroll	\$ 326,686.56
Current Treasury Account April 9, 2026 to May 13, 2026	\$ 7,070,972.57

Capital and Trust	Amount
Capital	\$ 349,439.78
Escrow & Trust	\$ 61,244.62
Recreation	\$ 47,701.85
Animal	\$ 89.40
Housing Trust	\$ 4,899.50
Food Locker	\$ 8,550.00
Open Space	\$ 0.00
HRA Insurance	\$ 27,215.74



Frank Elenio, CFO

***26-142 AUTHORIZING THE TAX COLLECTOR TO PREPARE AND MAIL ESTIMATED TAX BILLS**

WHEREAS, the Borough of Closter's 2026 Municipal Budget has been adopted, however, the County of Bergen has not certified the Borough's current 2026 tax rate; and

WHEREAS, the Tax Collector will be unable to mail the Borough's 2026 tax bills on a timely basis; and

WHEREAS, the Closter Tax Collector in consultation with the Closter Chief Financial Officer has computed an estimated tax levy in accordance with N.J.S.A. 54:4-66.3, and they have both signed a certification summarizing the tax levies for the previous year, the tax rates and the estimated tax levies for the 2026 calendar year;

NOW, THEREFORE, BE IT RESOLVED, by the Borough Council of the Borough of Closter, in the County of Bergen and State of New Jersey on this 13th day of May, 2026 as follows:

1. The Borough of Closter Tax Collector is hereby authorized and directed to prepare and issue estimated tax bills for the Borough for the third installment of 2026 taxes. The Tax Collector shall proceed and take such actions as are permitted and required by L. 1994, c.72 (N.J.S.A. 54:4-66.2 and 54.4-66.3).
2. The estimated calendar year tax levy for 2026 is hereby calculated at \$64,035,404. The maximum amount that the Borough will utilize in the preparation of the 2026 estimated tax bills is less than 105% of the 2025 calendar year tax levy.
3. In accordance with New Jersey Statutes, the third installment of 2026 taxes shall not be subject to interest until the later of August 10th or the twenty-fifth calendar day after the date the estimated tax bills were mailed. The estimated tax bills shall contain a notice specifying the date on which interest may begin to accrue.

***26-143 ACCEPTING PROPOSAL FOR PROFESSIONAL PLANNING SERVICES**

WHEREAS, the Borough of Closter County of Bergen, State of New Jersey (the "Borough") desires to explore whether various real properties in the Borough might be suitable for a Police Station; and

WHEREAS, to assist with this process, the Borough requested a proposal from T&M Associates, represented by Caroline Reiter (the "Borough Planner"); and

WHEREAS, the Borough Planner submitted a proposal to perform initial analysis and site visits; and

WHEREAS, the Borough Planner estimates the fees shall not exceed:

Initial analyses and site visits: \$3,500.00

WHEREAS, the Borough desires to accept the initial analyses and site visits of this proposal.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Closter:

1. The proposal in an amount not to exceed \$3,500.00 for initial analyses and site visits is hereby accepted.
2. The Borough Attorney is hereby authorized to prepare any other documents necessary pursuant to this matter.
3. The Mayor and Clerk are hereby authorized to execute any other documents necessary pursuant to this matter.
4. A copy of this Resolution shall be made available in the Clerk's office in accordance with applicable law.

CERTIFICATE OF AVAILABILITY OF FUNDS

I, Francis Elenio, Chief Financial Officer of the Borough of Closter, hereby certify, pursuant to N.J.S.A. 40A:9-140.1 et seq. and NJAC 5:30.4, that the funds are available for this contract in the following account(s) : C-04-18-241-005-001

***26-144 AUTHORIZING TEMPORARY CLOSURE OF DURIE AVENUE FOR EVENTS AT THE
SADHU VASWANI CENTER**

WHEREAS, the Sadhu Vaswani Center (494 Durie Avenue) conducts religious and cultural events that attract a significant number of attendees; and

WHEREAS, the Sadhu Vaswani Center Board has requested the temporary closure of a portion of Durie Avenue to ensure the safety and security of pedestrians and motorists during such events; and

WHEREAS, the Borough of Closter recognizes the importance of facilitating safe community events while maintaining access for emergency services and minimizing disruption to residents; and

WHEREAS, the Closter Department has reviewed the request and determined that temporary road closures, with appropriate traffic control measures, are necessary and appropriate for public safety;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Closter, County of Bergen, State of New Jersey, as follows:

1. Authorization of Road Closure
Durie Avenue shall be temporarily closed to vehicular traffic, in whole or in part as determined by the Closter Police Department on the following dates and times:
May 31, 2026 – 9:00am to 3:00pm
September 6, 2026 – 9:00am to 3:00pm
September 13, 2026 – 9:00am to 3:00pm

November 8, 2026 – 9:00am to 3:00pm

2. Traffic Control Measures

The Closter Police Department is authorized to implement appropriate traffic control measures, including but not limited to barricades, signage, and officer deployment.

3. Cost and Indemnification

The Sadhu Vaswani Center shall be responsible for any costs associated with traffic control, police staffing (if applicable), and provide proof insurance and indemnification satisfactory to the Borough.

***26-145 AWARDING A “FAIR AND OPEN” CONTRACT FOR LANDSCAPING SERVICES IN EXCHANGE FOR LEAF COMPOST MATERIALS – VICTORIA’S NURSERY**

WHEREAS, the Borough of Closter, County of Bergen, State of New Jersey used a Fair and Open Process pursuant to the provisions of N.J.S.A. 19:44A-20, et. seq., commonly called the “Pay to Play” law, in issuing an RFP for a contract for Landscaping Services in Exchange for Leaf Composting Materials; and

WHEREAS, no funds will be expended by the Borough for this contract; and

WHEREAS, the Request for Proposals was advertised; and

WHEREAS, no proposals were received by April 9, 2026, at 11:00 A.M. as advertised; and

WHEREAS, a new RFP was advertised to be received by April 22, 2026, at 11:00 A.M.; and

WHEREAS, one response was received from Victoria’s Nursery, 75 Blanch Ave, Closter, NJ 07624; and

WHEREAS, the aforementioned response to the Request for Proposals was found to be acceptable by the Borough Administrator, who recommends that the contract be awarded to Victoria’s Nursery for a period of one year following the adoption of this resolution.

NOW, THEREFORE, BE IT RESOLVED by the Borough of Closter that the governing body desires to award the contract for a period of one year following the adoption of this resolution for Landscaping Services in Exchange for Leaf Compost Materials to Victoria’s Nursery.

***26-146 REFUND OF REAL ESTATE TAX OVERPAYMENTS – 115 ALPINE DRIVE**

WHEREAS, there exists a tax overpayment in **Second Quarter 2026** tax account for which the home owner has requested a refund; and

WHEREAS, the Tax Collector is desirous to clear the overpayment of record.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Closter, County of Bergen, New Jersey, that the Deputy Treasurer is herewith authorized to issue a refund check to **Kim, Daejoong & Kim, Kaylee** for the following account(s):

Block 2211; Lot 2	115 Alpine Drive	\$8,386.94
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***26-147 CALLING FOR THE RESTORATION OF ENERGY TAX RECEIPTS AND INCREASED MUNICIPAL AID TO PROVIDE REAL PROPERTY TAX RELIEF**

WHEREAS, taxes on gas and electric utilities were originally collected by the host municipalities to be used for local purposes and to compensate the public for the use of their rights of way; and

WHEREAS, when the State made itself the collection agent for these taxes, it promised to dedicate the proceeds to municipal property tax relief; since, just as municipalities collect property taxes for the benefit of school districts, counties and other entities, the State is supposed to collect Energy Taxes for the benefit of municipal governments; and

WHEREAS, in SFY 2023, the State did provide some much-needed relief in the allocation of \$75 million of new funds identified as the Municipal Relief Fund; and

WHEREAS, in SFY 2024, the State allocated \$150 million in Municipal Relief Funds, however, in SFY 2025 and, as proposed in SFY2026, no allocation will exist; and

WHEREAS, in the proposed SFY budget is \$60.7 billion, but Energy Tax Receipt funding is remaining flat at \$1.45 billion, a level that has remained largely unchanged despite inflation and rising operational costs; and

WHEREAS, the cumulative impact of years of flat funding and underfunding has left many municipalities with serious needs and burdensome property taxes; and

NOW, THEREFORE, BE IT RESOLVED, that the Borough of Closter, in the County of Bergen calls for the immediate restoration of funding of Energy Taxes consistent with the State's original commitments; increase formula based municipal aid to reflect inflation and rising service costs; and reestablish a fair and reliable fiscal partnership between the State and local governments.

***26-148 ADOPTING A REVISED "AFFIRMATIVE MARKETING PLAN" FOR THE BOROUGH OF CLOSTER**

WHEREAS, in accordance with the Fair Housing Act and the New Jersey Uniform Housing Affordability Controls (N.J.A.C. 5:80-26-1, *et seq.*), the Borough of Closter is required to adopt an Affirmative Marketing Plan to ensure that all affordable housing units created, including those created by the Housing Element and Fair Share Plan within the Borough of Closter, are affirmatively marketed to very low, low and moderate income households, particularly those living and/or working within Housing Region #1, the Affordable Housing Region encompassing the Borough of Closter.

WHEREAS, at the public meeting held on February 25, 2026, the Governing Body adopted the Closter Affirmative Marketing Plan (Resolution # 2026-089); and

WHEREAS, subsequently on March 12, 2026, the Affirmative Marketing Plan was filed, along with other required documents, with the Affordable Housing Dispute Resolution Program, In the Matter of the Application of the Borough of Closter, County of Bergen Docket No.: BER-L- 000549-2025, pursuant to the Conditional Compliance Order dated January 27, 2026; and

WHEREAS, on April 21, 2026, the Borough received correspondence from Counsel for the Fair Share Housing Center (FSHC) requesting additional documentation in order to prepare a Consent Order Granting Round 4 Affordable Housing Compliance Certification in this matter; and

WHEREAS, as a condition of obtaining Round 4 Affordable Housing Compliance Certification, Counsel for FSHC requested that the Affirmative Marketing Plan be amended to include paid digital marketing strategies; additional housing search websites beyond the Housing Resource Center; and the required provisions of N.J.A.C. 5:80-26.16(d).

WHEREAS, the Borough Attorney, in coordination with the Borough's Affordable Housing Administrator, revised Closter's Affirmative Marketing Plan and the revised Plan (attached hereto at EXHIBIT A) was reviewed and approved by Counsel for FSHC.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Closter, County of Bergen, State of New Jersey, do hereby adopt the revised Affirmative Marketing Plan attached hereto as Exhibit A. This Resolution shall take effect immediately upon adoption.

***26-149 URGING STATE LEADERS TO IMPLEMENT FAIR AND EQUITABLE REFORMS TO MITIGATE THE UNSUSTAINABLE INCREASES IN HEALTH BENEFITS PREMIUMS FOR THE PUBLIC SECTOR EMPLOYEES**

WHEREAS, the State Health Benefits Program (SHBP), governed by N.J.S.A. 52:14-17.25 *et seq.*, offers medical, prescription drug, and dental coverage to qualified State and participating local government public employees, retirees, and eligible dependents; and

WHEREAS, all SHBP plans are self-funded, meaning that the money paid out for benefits comes directly from an SHBP fund supplied by the State, participating local employers, and member premiums; and

WHEREAS, the rate increase for the 2026 Local Government Employer Group is 36.25% and does not include fully funding the loan to the SHBP Local Government Group under c. 86 or funding to bring the Claims Stabilization Reserve to the required two-month balance; and

WHEREAS, since the end of 2020 nearly 200 local government employers have exited the SHBP, representing a nearly 30% decline, largely leaving only local governments with the highest risk in the plan; and

WHEREAS, subsequently, during budget testimony State Treasurer Binder noted regarding the SHBP costs, while Treasury does not have the final numbers, "based on the plan actuary's midyear reports and SHBP Local Government fund levels, it is possible that rate increases could be as high as the rate increases, we experienced last year;" and

WHEREAS, such proposed exorbitant rate increases will fall upon the local property taxpayer along with the local public employees at a time where there is record inflation; and

WHEREAS, despite innovative cost containment measures taken by municipalities to make available affordable and quality healthcare for valued employees and their families, public sector health benefit plans are far too costly; and,

WHEREAS, time is of the essence for State leaders to enact long-term structural reforms that should include eliminating costly plan designs; modifying co-pays for specialists and urgent care, restricting the use of out-of-network healthcare coverage and GLP-1 drugs; implementing a Reference Based Pricing system; streamlining the use of Health Savings Accounts and Flexible Spending Accounts; and, enhancing medical transparency and the collection of data; and

WHEREAS, failure to make these long-term structural reforms will leave local officials no choice but to impose hiring freezes, eliminate budgeted vacancies, and increase taxes on residents already burdened with the highest property tax bills in the nation.

NOW, THEREFORE, BE IT RESOLVED, by the Governing Body of the Borough of Closter in the County of Bergen urge state leaders to implement fair and equitable reforms to mitigate the unsustainable increases in health benefit premiums for public sector employees.

BE IT FURTHER RESOLVED that a copy of this resolution be forwarded to Governor Sherrill, State Treasurer Binder, Senate President Scutari, Assembly Speaker Coughlin, Senator Holly Schepisi, Assemblyman Robert Auth, Assemblyman John V. Azzariti, Jr., and New Jersey State League of Municipalities.

***26-150 APPROVING THE APPOINTMENT OF JUNIOR MEMBER OF CLOSTER
VOLUNTEER FIRE DEPARTMENT – ORY KAUFMAN**

WHEREAS, the Mayor and Council of the Borough of Closter recognize the valuable contributions volunteer firefighters make to our community every day of every year; and

WHEREAS, Ory Kaufman has expressed interest in becoming Junior Firefighter with the Closter Volunteer Fire Department/Knickerbocker Hook & Ladder Co. and has submitted an application of the Fire Chief; and

WHEREAS, the Officers and Members of the Closter Volunteer Fire Department/Knickerbocker Hook & Ladder Co. have accepted his application and have recommended the appointment of Ory Kaufman to their membership rolls of the Closter Volunteer Fire Department as a Junior Member.

NOW, THEREFORE, BE IT RESOLVED, by the Borough Council of the Borough of Closter that the Governing Body hereby approve the appointment of Ory Kaufman as a Junior Member to the Closter Volunteer Fire Department/Knickerbocker Hook & Ladder Co.;

BE IT FURTHER RESOLVED that a certified copy of this resolution, executed by the Mayor and attested to the Borough Clerk, shall be presented to the Closter Volunteer Fire Department/Knickerbocker Hook & Ladder Co.

***26-151 AUTHORIZING THE BOROUGH TO ENTER INTO COOPERATIVE PRICING
AGREEMENT – NORTHVALE**

WHEREAS, N.J.S.A. 40A:11-11(5) authorizes contracting units to establish a Cooperative Pricing System and to enter into Cooperative Pricing Agreements for its administration; and

WHEREAS, the Borough of Northvale, hereinafter referred as the “Lead Agency” has offered voluntary participation in a Cooperative Pricing System for the purchase of goods and services; and

WHEREAS, on May 13, 2026 the Governing Body of the Borough of Closter, County of Bergen, State of New Jersey, duly considered participation in a Cooperative Pricing System for the provision and performance of goods and services.

NOW, THEREFORE, BE IT RESOLVED, as follows, pursuant to the provisions of N.J.S.A. 40A:11-11(5), the Mayor is hereby authorized to enter into a Cooperative Pricing Agreement with the Borough of Northvale for a Cooperative pricing Agreement.

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino		✓	✓			

11. PROFESSIONAL REPORTS

- a. BOROUGH CLERK: Early voting starts May 26; 2026.
- b. BOROUGH ENGINEER: There is no update on Piermont Road. The Department of Environmental Protection has approved the cleanup of the Swim Club; part of the Environmental Protection Agency approval is still outstanding. The paperwork for reimbursement has been submitted. Work on Walker Avenue should start around July 7, 2026.
- c. BOROUGH ADMINISTRATOR: Absent.
- d. CHIEF OF POLICE: Chief of Police James Buccola hopes to have a Motor Vehicle mobile inspection in Closter a couple of times during the year. 164 summonses were issued during Distracted Driving month. Preparations are underway for FIFA and the Armada on the Hudson. Concerning Maple Street, the County has agreed to extend the time of the left-turn arrow on Homans Avenue. The volume of vehicles relating to the left turn from Closter Dock Road to Piermont Road will be studied by the County pursuant to a request for a left-turn signal. June 5, 2026 is the annual Torch Run. Councilwoman Amitai asked whether the MVC will be only inspections and was told that this specific appointment is for inspections only.

12. HAWKERS AND PEDDLERS – Power Home Remodeling

- HP 2026-06 Evans, Azia
- HP 2026-07 Johnson, Ryhel
- HP 2026-08 Aguila, Jaime
- HP 2026-09 Waack, Justin
- HP 2026-10 Teresa, Brandon
- HP 2026-11 Sanchez, Rafael

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino		✓	✓			

13. OLD BUSINESS

None

14. NEW BUSINESS

Councilwoman Amitai said that she will relay the Vreelands’ concern about the blinking light to Code Enforcement and the concern about the animals urinating at the playground to the Health Department. The Councilwoman also pointed out that there was a form that could be used to lodge complaints. Councilwoman Latner shared that the art shows will be held May 28, 2026 and June 1, 2026. Councilwoman Amitai spoke about the information Borough Clerk Mari J. Margiotta shared about a sophisticated wire fraud attempt. She asked whether the information shared by the land use boards should be redacted. Mrs. Margiotta spoke about the redaction for OPRA requests.

15. ADJOURNMENT

COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner	✓		✓			
Councilwoman Maroules					✓	
Councilman Yammarino		✓	✓			

The Regular Meeting adjourned at **8:58 P.M.**

Respectfully submitted,



Mari J. Margiotta, RMC, CMR
Borough Clerk

Date of Minutes approval: June 24, 2026