



**MAYOR AND COUNCIL
BOROUGH OF CLOSTER**

WORK SESSION MINUTES: WEDNESDAY – APRIL 8, 2026

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. PROCLAMATION

John Patrick McCaffrey:

Mayor Glidden asked all members of the McCaffrey family to come forward and then read into the record a proclamation of appreciation to John Patrick McCaffrey.

5. PRESENTATION

5th Grade Girls Travel Basketball Team: To be addressed later in the Work Session.

6. INTRODUCTION OF THE 2026 MUNICIPAL BUDGET

***26-118 INTRODUCTION OF THE 2026 BUDGET**

Public Hearing and Adoption to be held on Wednesday, May 13, 2026 at 7:00 P.M. or as soon thereafter as the matter may be held. Borough Administrator James Winters explained that there were no particular impacts to the budget this year and that the employees and Borough worked together to keep the healthcare costs in check. No one in the public had any questions at this time.

7. REVIEW AND DISCUSSION OF COMMUNICATION ITEMS

- a. Mail List of March 27, 2026: Councilwoman Latner discussed Item #2, a letter sent by resident Helen Cruz, who then spoke to the Council about issues related to the current appraisal company. She will send a list of other possible alternative companies to Mayor Glidden, and the Council will take up this discussion. Councilwoman Latner spoke about Item #4, a request for the Turkish flag raising ceremony in October. Mayor Glidden's assistant will advise the requestor of the need to sign a hold harmless.
- b. Mail List of April 3, 2026: Councilwoman Amitai spoke about Item #1, and said that the Wall Street Journal is now available with a Closter Library card. Councilwoman Maroules spoke about Item #2, an email from resident Adrienne Isacoff asking that the Declaration of Independence be read at the REV 250 Celebration. It will be read at the celebration on June 13 (rain date June 14).

8. ORDINANCES

INTRODUCTION:

- a. **ORDINANCE NO. 2026:1387**
BOND ORDINANCE PROVIDING AN APPROPRIATION OF \$250,000 FOR VARIOUS ROAD IMPROVEMENTS FOR AND BY THE BOROUGH OF CLOSTER IN THE COUNTY OF BERGEN, NEW JERSEY AND, AUTHORIZING THE ISSUANCE OF \$250,000 BONDS OR NOTES OF THE BOROUGH FOR FINANCING PART OF THE APPROPRIATION
- b. **ORDINANCE NO. 2026:1388**
AN ORDINANCE AMENDING ORDINANCE 2026:1385 TO REVISE THE DEFINITION OF ACCESSORY APARTMENT
- c. **ORDINANCE NO. 2026:1389**
AN ORDINANCE AMENDING CHAPTER 200 OF THE ORDINANCES OF THE BOROUGH OF CLOSTER ENTITLED: ZONING, SPECIFICALLY 200-5, DEFINITIONS
- d. **ORDINANCE NO. 2026:1390**
AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 50, POLICE DEPARTMENT, SPECIFICALLY ARTICLE VIII, QUASI-PUBLIC AND PRIVATE DUTY WORK AND A301, FEES AND DEPOSITS

Councilwoman Amitai asked that 2026:1389 be pulled for further examination. This Ordinance will be tabled.

9. REVIEW AND DISCUSSION OF CONSENT AGENDA ITEMS FOR REGULAR MEETING

***26-119 BILLS LIST**

- *26-120 EXPRESSING CLOSTER'S COMMITMENT TO EQUAL, RESPECTFUL AND DIGNIFIED TREATMENT OF ALL PEOPLE, REGARDLESS OF THEIR IMMIGRATION STATUS
- *26-121 DECLARING APRIL 2026 AS AUTISM AWARENESS MONTH
- *26-122 AUTHORIZING PLACEMENT OF TEMPORARY LAWN SIGNS BY CLOSTER ENVIRONMENTAL COMMISSION FOR TOWN-WIDE CLEAN-UP DAY
- *26-123 APPOINTING FULL-TIME PROBATIONARY POLICE OFFICER FOR THE CLOSTER POLICE DEPARTMENT – CRISTA L. BOOTH
- *26-124 APPOINTING AS FULL-TIME PROBATIONARY POLICE OFFICER FOR THE CLOSTER POLICE DEPARTMENT – NICHOLAS DIIORGI
- *26-125 INCREASING THE BID THRESHOLD TO \$53,000.00 PURSUANT TO N.J.S.A. 40A:11-3
- *26-126 RESOLUTION COMBINING BONDS AGGREGATING THE PRINCIPAL SUM OF NOT TO EXCEED \$10,642,000* AUTHORIZED BY FIFTEEN BOND ORDINANCES HERETOFORE ADOPTED TO FINANCE PART OF THE COST OF VARIOUS GENERAL IMPROVEMENTS IN THE BOROUGH OF CLOSTER, COUNTY OF BERGEN, NEW JERSEY INTO ONE CONSOLIDATED ISSUE OF BONDS AND PROVIDING FOR THE FORM, MATURITIES AND OTHER DETAILS OF SAID CONSOLIDATED ISSUE.
- *26-127 CLOSED SESSION

10. PROFESSIONAL REPORTS

- a. BOROUGH CLERK: Today, April 8, 2026 was the last day to file for a change in political party declaration form. On April 6, 2026, the Governor signed into law that 6 calendar days prior to the primary will be early voting. Liquor licenses were sent out from the Alcoholic Beverage Control Commission. Records retention is ongoing. OPRA request numbers are up about 10 from last year.
- b. BOROUGH ENGINEER: No change to the Piermont Road project. For the Swim Club, the EPA approved a section of the cleanup but still needs to approve another section. The 2024/2025 Local Aid project work is wrapping up. The 2026 Local Aid project (Walker Avenue) should be awarded at the next meeting. The Village School project is moving along and is regularly inspected.
- c. BOROUGH ADMINISTRATOR: Discussions are underway with St. Mary's Church concerning the use of the parking lot. Two interns from the High School will be at the Borough next month for Senior Service.
- d. CHIEF OF POLICE: April is Distracted Driver month. A grant was received for extra enforcement and education. Between headquarters and the clock tower, solar powered "gray sticks" have been added to specific No Parking spots. They have to ability to take a photo of cars as they leave after having illegally parked in spots that block sight lines of pedestrians or oncoming traffic. Several other towns in Bergen County are also trying this program. There is an increase in fraud through the use of letterhead that looks official and demands for money through wire transfers. Transparency does not mean that personal information should be shared. Coffee with a Cop was well attended and appreciated. Councilwoman Amitai asked for clarification on the gray sticks placement.

The Fifth Grade Girls Travel Basketball team was welcomed to the meeting and congratulated for their winning season. Mayor Glidden read a proclamation into the record.

11. OLD BUSINESS

None

12. NEW BUSINESS

Councilwoman Latner shared that the Tenakill Science Olympiad team won in New Jersey and will now compete nationally. The cost will be very high; the School Board is making a significant contribution, and the students are fundraising. The Borough is asked to make a contribution as well. Last year the Lions Club donated. The Borough will take this under consideration. Councilman Cho thanked the Borough Clerk for sharing Autism Awareness hints for the month. He also asked Shelagh McCaffrey whether there were plans to celebrate John McCaffrey at MacBain Farm. She said that he would be celebrated at the Harvest Festival in the fall.

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

Adrienne Isacoff (227 Demarest Avenue) spoke about her wish that the Declaration of Independence be read during the 250th anniversary. She asked that it be read by 3 different people and that she would like to read the last sentence. She would like a representative of the Police (a civic representative), someone from the religious community, and a student. Mayor Glidden will gather suggestions. Councilwoman Amitai suggested a veteran might read part of it.

Nathan Amitai (284 Piermont Road) commended Ms. Isacoff for her patriotic initiative. He expressed his love of living in Closter. He spoke about the diversity and unity of the Closter community. He asked why the Mayor and Council would consider passing #2026-120 that does not relate to local governance. He suggested that a different resolution would be more appropriate. Mayor Glidden stated that the resolution on the agenda was requested by several residents. Mr. Amitai wished to speak beyond his 5 minutes and was told that he could speak again in the Regular Meeting open portion.

Jeanne Stella (479 High Street) said that she had seen the cameras and had been concerned about the data collection because there is no warrant needed for the data to be shared. She said that it seemed a little like surveillance. She asked who bought the cameras, who was keeping it, and who had access to it. Police Chief James Buccola said that the data would be shared between them and the vendor. He also said that it is not a live feed but is rather a photograph. Ms. Stella said maybe there was need to be concerned in the future. Borough Administrator James Winters said that the cost to the Borough is \$0. The fine money is shared with the company. The picture is just of the license plate of the car causing the violation. The company is NPS.

14. ADJOURNMENT

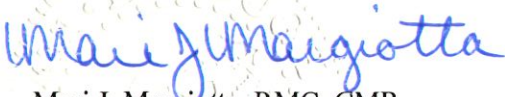
COUNCILMEMBER	MOTION	SECOND	YES	NO	ABSENT	ABSTAIN
Councilwoman Amitai			✓			
Council President Cho			✓			
Councilwoman Chung			✓			
Councilwoman Latner		✓	✓			
Councilwoman Maroules	✓		✓			
Councilman Yammarino			✓			

The Work Session adjourned at 7:51 P.M.

**Borough of Closter
Mayor and Council Work Session Minutes**

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Respectfully submitted,



Mari J. Margiotta, RMC, CMR
Borough Clerk

Date of Minutes approval: May 27, 2026