



**TOWNSHIP OF NORTH BERGEN
BOARD OF COMMISSIONERS MEETING
March 18, 2026
11:00A.M.**

This meeting is in compliance with the Open Public Meetings Act. Notice of this Meeting was published in the official newspapers and posted on the bulletin board at the Township Hall.

MEETING AGENDA

- I. Meeting Called to Order
- II. Sunshine Law Statement
- III. Roll Call
- IV. Pledge of Allegiance

A. Resolutions:

- 1. Authorizing payment of claims if and when funds are available and approved; \$3,628,589.00
- 2. Authorizing refund overpayment of taxes; \$3,109.77
- 3. Authorizing refund overpayment of taxes due to reduced assessed valuations; \$72,503.79
- 4. Authorizing payment for sick and vacation
- 5. Authorizing payment for sick and vacation
- 6. Authorizing an emergency contract for snow removal; \$14,400.00
- 7. Authorizing an HVAC Services contract with Trane; \$65,260.00
- 8. Authorizing the extension of a contract with DiPasqua Plumbing & Heating; \$17,512.50
- 9. Authorizing the extension of a contract with Giacorp Contracting Inc.
- 10. Authorizing the purchase of two (2) 2027 F-750 Diesel Regular Cab Base; \$188,526.00
- 11. Authorizing change order #3 for 2024 Various Roads; \$113.23
- 12. Authorizing the release of a cash performance guaranty to North Bergen Gateway LLC; \$20,443.09
- 13. Authorizing the execution of the Estoppel Certificate and Recognition Agreement with 8619 Holding Co. LLC
- 14. Computation of reserve for uncollected taxes - 2026 Budget
- 15. Authorizing an area of redevelopment
- 16. Reappointing a member to the Rent Leveling Board
- 17. Report from Vital Statistics for the months of January and February

B. Ordinance Introduction:

- 1. **ORDINANCE TO INCREASE THE MUNICIPAL BUDGET CAP RATE AND TO ESTABLISH A CAP BANK**
- 2. **ORDINANCE OF THE TOWNSHIP OF NORTH BERGEN, COUNTY OF HUDSON, STATE OF NEW JERSEY, ADOPTING A REDEVELOPMENT PLAN 3167 KENNEDY BOULEVARD**

C. Ordinance Adoption:

- 1. ORDINANCE OF THE TOWNSHIP OF NORTH BERGEN, COUNTY OF HUDSON, STATE OF NEW JERSEY ADOPTING THE REDEVELOPMENT PLAN FOR 2811-2817 KENNEDY BOULEVARD, BLOCK 60 LOT 2**
- 2. ORDINANCE REGULATING SHORT TERM RENTALS IN THE TOWNSHIP OF NORTH BERGEN**

V. Open Public Portion

VI. Adjournment

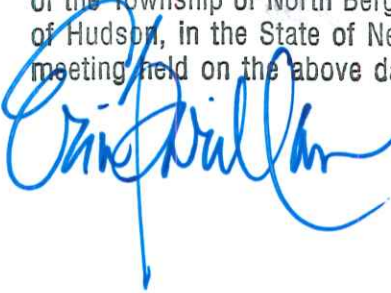
AGENDA SUBJECT TO ADDITIONS AND/OR DELETIONS

Erin Barillas
Township Clerk

RESOLVED BY THE BOARD OF COMMISSIONERS IN THE TOWNSHIP OF NORTH BERGEN, IN THE COUNTY OF HUDSON THAT THE PROPER TOWNSHIP OFFICIALS ARE HEREBY AUTHORIZED AND DIRECTED TO EXECUTE TOWNSHIP CHECKS IN PAYMENT OF THE FOLLOWING CLAIMS, IF AND WHEN FUNDS ARE AVAILABLE.

	YES	NO	NOT VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

DATED: *March 18, 2026*

P.O. Type: All
Range: First to Last
Format: Condensed
Vendors: All
Rcvd Batch Id Range: First to Last

Include Project Line Items: No

Include Non-Budgeted: Y

Open: N
Rcvd: Y
Bid: Y

Paid: N
Held: Y
State: Y

Void: N
Aprv: N
Other: Y
Exempt: Y

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
ACCUR015 ACCURATE LANGUAGE SERVICE									
	26-00209	01/08/26	INV# 26-11107-B	- JAN	Open	701.25	0.00		
	26-00210	01/08/26	INV# 26-11051-B		Open	300.00	0.00		
	26-00211	01/08/26	INV# 26-11052-B& 26-21159-B		Open	805.25	0.00		
						1,806.50			
AGLWE005 AGL WELDING SUPPLY CO., INC									
	26-01236	03/02/26	INV# 0010201871	FEB 2026	Open	143.49	0.00		
ALLAM010 ALL AMERICAN FORD									
	26-01253	03/03/26	INVOICE# 334611	- 57938MG	Open	162.75	0.00		
AMERI135 AMERICAN HOSE & HYDRAULICS CO.									
	26-00991	02/18/26	INV# 00418792	- OSH KOSH 03	Open	332.28	0.00		
	26-01100	02/25/26	INV# 00419758		Open	2,269.19	0.00		
						2,601.47			
AMERI280 AMERICAN WEAR UNIFORMS									
	26-01347	03/06/26	MOPS & MATS	FEBRUARY-2026	Open	1,281.34	0.00		
ATABE005 ATABEY CONSULTING GROUP, LLC									
	26-01322	03/05/26	INV# NB0226	- FEBRUARY 2026	Open	1,000.00	0.00		
BENED005 FRANK DI BENEDETTO									
	26-01367	03/06/26	GAS REIMBURSEMENT	FEBRUARY	Open	70.74	0.00		
BOSWE005 BOSWELL ENGINEERING CO.,INC.									
	26-01209	02/27/26	INV# 210818 & 211936		Open	7,076.00	0.00		
	26-01211	02/27/26	INV# 211929	#NB1413	Open	2,286.50	0.00		
	26-01212	02/27/26	INV# 211930	#NB1490	Open	444.00	0.00		
	26-01213	02/27/26	INV# 211931	NB1490A	Open	677.00	0.00		
	26-01214	02/27/26	INV# 211932	#NB1617	Open	152.00	0.00		
						10,635.50			
CARDE005 CARDELLA WASTE SERVICES, INC.									
	26-01378	03/06/26	INV# IS-000660757	- JAN 2026	Open	6,250.00	0.00		
CINTA010 CINTAS FIRST AID & SAFETY									
	26-01283	03/04/26	INV# 5312266103	R&T - FEB	Open	80.17	0.00		
	26-01384	03/09/26	INV# 8408150054	-DPW- FEB	Open	293.42	0.00		
						373.59			
CLAIM005 CLAIMS RESOLUTION CORP, INC.									
	26-01374	03/06/26	INVOICE #312-02-2026	FEB 2026	Open	4,416.67	0.00		
CLIFF005 CLIFFSIDE BODY CORP.									
	26-00632	01/29/26	INV# S107705		Open	865.88	0.00		

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
CLIFF005 CLIFFSIDE BODY CORP. Continued							
26-01020	02/19/26	INV# S 107986	Open	317.28	0.00		
26-01137	02/25/26	INV# S108161 & S108156	Open	527.41	0.00		
26-01300	03/04/26	INVOICE# 107718	Open	299.90	0.00		
				2,010.47			
COLLS005 COLLISION MOTORS							
26-01070	02/20/26	VIN# 147655	Open	1,490.00	0.00		
COMME030 COMMERCIAL RECREATION							
26-01356	03/06/26	QUOTE# 0029901	Open	5,200.00	0.00		
26-01357	03/06/26	QUOTE# 0029899	Open	2,600.00	0.00		
				7,800.00			
CONCE015 CONCEPT PRINTING, INC							
26-00504	01/22/26	Inv# 51685 - LAW - LETTERHEAD	Open	72.50	0.00		
26-00609	01/28/26	INV# 51686 - LAW - Envelopes	Open	120.00	0.00		
26-00803	02/04/26	INV# 51683 - 25" YR End Review	Open	7,560.00	0.00		
				7,752.50			
CONSO015 CONSOLIDATED RAIL CORP.							
26-01136	02/25/26	INVOICES	Open	313.48	0.00		
COOPE005 COOPER ELECTRIC SUPPLY, CO.							
26-01359	03/06/26	INSTALL HEATER/ 46TH STREET	Open	322.20	0.00		
26-01419	03/09/26	INVOICE# S061393767.001	Open	18.39	0.00		
				340.59			
CUSTO005 CUSTOM BANDAG INC.							
26-00860	02/09/26	WORK ORDER# 60246692	Open	100.00	0.00		
26-01282	03/04/26	WO# 60247832	Open	163.80	0.00		
26-01290	03/04/26	WO# 60247831	Open	1,315.92	0.00		
26-01320	03/05/26	WO# 60247860	Open	423.47	0.00		
				2,003.19			
DANIE110 DANIELA B. GARCIA-HERNANDEZ							
26-00536	01/26/26	INV# 260212 2/12/26	Open	200.00	0.00		
DAVIS015 DAVIS VISION, INC.							
26-01196	02/27/26	INV# 70209991 MARCH VISION	Open	6,796.84	0.00		
DELAG005 DE LAGE LANDEN FINANCIAL SERV.							
26-01296	03/04/26	INV# 596037670 - MARCH/APRIL	Open	3,800.00	0.00		
DELLC005 DELL COMPUTER CORPORATION							
26-01055	02/19/26	QUOYE# 3000199389203.1	Open	6,887.29	0.00		
26-01113	02/25/26	QUOTE# 3000199596597.1	Open	2,360.43	0.00		
26-01151	02/26/26	QUOTE# 3000199664868.1	Open	34.39	0.00		
				9,282.11			
DINER005 BOULEVARD DINER							
26-01422	03/09/26	PRISONER MEALS - JANUARY 2026	Open	60.50	0.00		

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PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
DIPAS005	DIPASQUA PLUMBING & HEATING						
26-00719	02/03/26	INV# 2762	Open	2,330.07	0.00		
EDMUN005	EDMUNDS & ASSOCIATES, INC.						
26-01219	03/02/26	INV# 26-IN4014 JANUARY 2026	Open	842.17	0.00		
FEEDI005	FEEDING OUR CHILDREN						
26-01116	02/25/26	SNOW REMOVAL 2/26-2/27	Open	1,110.00	0.00		
FILEB005	FILE BANK, INC.						
26-01217	03/02/26	MARCH INVOICES	Open	8,423.39	0.00		
GALBO005	CELESTE GALBO-WORTHINGTON,CCR						
26-01329	03/05/26	ATTENDANCE 3/3/26	Open	425.00	0.00		
GREEN050	GREEN BUCKET COMPOST						
26-01342	03/05/26	INVOICE# DCBBFC67-0050	Open	165.00	0.00		
GSSOL005	G&S SOLAR/M&T BANK						
26-01353	03/06/26	INVOICE #5004543 FEB 2026	Open	145.48	0.00		
GTBMI005	GTBM INC						
26-00134	01/06/26	INVOICE I-09523 10/1-12/31/25	Open	2,367.30	0.00		
26-00135	01/06/26	INVOICE I-08634 7/1/25-9/30/25	Open	3,174.60	0.00		
				5,541.90			
HOMED005	HOME DEPOT CREDIT SERVICES						
26-01046	02/19/26	ORDER# H8475-450393	Open	92.40	0.00		
26-01218	03/02/26	AUTH CODE# 024466/1621957	Open	45.79	0.00		
26-01237	03/02/26	INV# 5521626	Open	92.88	0.00		
26-01354	03/06/26	INV# 4040871-CALCIUM STORM	Open	1,079.56	0.00		
				1,310.63			
HORIZ010	HORIZON BCBS OF NEW JERSEY						
26-01292	03/04/26	INV# 308922751 MARCH DENTAL	Open	27,725.27	0.00		
HUDSO100	HUDSON COUNTY IMPROVEMENT AUTH						
26-01386	03/09/26	INV# 22362 - FEB.2026	Open	1,765.21	0.00		
HUDSO110	HUDSON COUNTY MOTORS,INC.						
26-01309	03/05/26	INV# 658086	Open	1,161.65	0.00		
HUDSO140	HUDSON COUNTY SCHOOLS OF						
26-01042	02/19/26	INV# 19-1733 REC BUSSES	Open	3,250.00	0.00		
26-01538	03/13/26	INV# 19-1759 REC BUSSES	Open	4,275.00	0.00		
				7,525.00			
HUDSO300	HUDSON MEDIA GROUP, LLC						
26-00750	02/03/26	INV# 01048NB - FEBRUARY 2026	Open	1,400.00	0.00		
26-01295	03/04/26	INV# 01049NB - MARCH 2026	Open	1,400.00	0.00		
				2,800.00			

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
IDMME005	I D M MEDICAL SUPPLY CO. INC.	26-01304	03/04/26	INV# W4025 FEB 2026	Open	1,490.68	0.00		
INTER095	INTERNATIONAL ALARM & SECURITY	26-01293	03/04/26	INVOICE# 1771	Open	250.00	0.00		
ISRAE005	ISRAEL PAINT & HARDWARE	26-01431	03/10/26	ORDER# 614717 / 13TH STREET	Open	215.97	0.00		
JACO0005	CLEARY GIACOBBE ALFIERI & JACO	26-01208	02/27/26	INV# 159428	Open	96.00	0.00		
		26-01271	03/04/26	INV# 160071 - JAN 2026	Open	666.00	0.00	C6-00004	C
		26-01272	03/04/26	INV# 159749 - JAN 2026	Open	594.00	0.00	C6-00004	C
		26-01273	03/04/26	INV# 160068 - JAN 2026	Open	1,926.00	0.00	C6-00004	C
		26-01274	03/04/26	INV# 159425 - JAN 2026	Open	1,314.00	0.00	C6-00004	C
		26-01275	03/04/26	INV# 159427 - JAN 2026	Open	3,330.00	0.00	C6-00004	C
		26-01276	03/04/26	INV# 159432 - JAN 2026	Open	288.00	0.00	C6-00004	C
		26-01385	03/09/26	INV# 159438	Open	192.00	0.00		
						8,406.00			
JERSE095	THE JERSEY JOURNAL	26-01456	03/11/26	INV# 3792068 - JANUARY 2026	Open	485.90	0.00		
JHARR005	J. HARRIS ACADEMY OF POLICE	25-02245	03/31/25	COURSE TUITION APPELL	Open	149.00	0.00		
JOHNS020	JOHN'S MAIN AUTO BODY	26-01418	03/09/26	INV# 3001 & 3002-WATER MAIN	Open	310.00	0.00		
JOHNS050	JOHNSTON COMMUNICATIONS	26-00953	02/12/26	QUOTE# 13682	Open	3,928.34	0.00		
JPRCY005	JPR CYCLES LLC	25-06178	09/24/25	QUOTE# 11038	Open	87.14	0.00		
JULIO035	JULIO MARENCO	26-01377	03/06/26	WEDDINGS CEREMONIES FEB 2026	Open	550.00	0.00		
LIFES005	LIFE SAVERS INC.	26-00068	01/05/26	quote# 19418 1/16/26	Open	720.00	0.00		
		26-00644	01/29/26	QUOTE# 19496 & 19497	Open	4,323.85	0.00		
						5,043.85			
LOWES005	LOWE'S	26-00925	02/12/26	inv# 99670	Open	235.65	0.00		
		26-00962	02/17/26	INV# 89074 - R&T LOCKER SINK	Open	11.70	0.00		
		26-00998	02/18/26	INV# 89353 - R&T SHELF	Open	46.06	0.00		
		26-01058	02/20/26	INV# 92013 - SNOW REMOVAL 2/21	Open	1,220.12	0.00		
		26-01072	02/20/26	INV# 97890 - FLOOR MATS	Open	301.92	0.00		
		26-01115	02/25/26	INV# 77977	Open	75.86	0.00		
		26-01246	03/02/26	INV# 84232	Open	165.12	0.00		
						2,056.43			

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
MANHA025 MANHATTAN TELECOMMUNICATIONS							
26-01139	02/26/26	INV# 0100509404-448-1 FEBRUARY	Open	2,455.96	0.00		
MARIA260 MARIA T. SANCHEZ							
26-00769	02/04/26	ZUMBA INSTRUCTOR FEBRUARY	Open	120.00	0.00		
MARYA015 MARY ANN B. FERNANDEZ							
26-00678	02/02/26	YOGA INSTRUCTOR FOR FEBUARY	Open	240.00	0.00		
MCNER005 MCNERNEY & ASSOCIATES, INC							
26-01376	03/06/26	INVOICE #2026-056	Open	1,250.00	0.00		
MGAUT005 M & G AUTO INC.							
26-01344	03/05/26	QUOTE# 3353890	Open	130.44	0.00		
26-01345	03/05/26	QUOTE# 3354077	Open	<u>29.51</u>	0.00		
				159.95			
MICRO005 MICRO CENTER SALES CORPORATION							
26-01152	02/26/26	ORDER# 20836006	Open	359.99	0.00		
26-01369	03/06/26	ORDER# 20874735	Open	<u>138.96</u>	0.00		
				498.95			
MILLE030 MILLENNIUM STRATEGIES LLC							
26-01375	03/06/26	INVOICE #20678 FEBRUARY 2026	Open	6,875.00	0.00		
MORTO015 MORTON SALT, INC.							
26-00437	01/20/26	ROCK SALT 1/20/26	Open	80,259.74	0.00		
NATIO105 NATIONAL FUEL OIL, INC							
26-00655	01/30/26	INV# 112142 - DEL DATE: 2/2/26	Open	13,417.95	0.00		
26-01130	02/25/26	INV# 113671 DIESEL 2/26/26	Open	<u>13,271.68</u>	0.00		
				26,689.63			
NETCH005 NETCHERT, DINEEN & HILLMANN							
26-01330	03/05/26	ATTENDANCE 3/4/26	Open	500.00	0.00	C6-00010 C	
26-01331	03/05/26	CASE# 08-26	Open	162.00	0.00		
26-01332	03/05/26	CASE# 06-26	Open	216.00	0.00		
26-01333	03/05/26	CASE# 07-26	Open	<u>162.00</u>	0.00		
				1,040.00			
NEWJE045 NEW JERSEY CONFERENCE OF MAYOR							
26-00251	01/09/26	INV# 90519 - 2026 DUES	Open	1,100.00	0.00		
NICKE005 NICKERSON NY, LLC							
26-00887	02/10/26	QUOTE# 45364	Open	184.00	0.00		
NIGPA005 NORTHERN NJ CHAPTER OF NIGP							
26-01193	02/27/26	2026 MEMBERSHIP T.BING	Open	100.00	0.00		
26-01319	03/05/26	2026 Membership - C.Borre11	Open	<u>100.00</u>	0.00		
				200.00			
NJACC005 NJ ACCHO							
26-01191	02/27/26	2026 MBR J.CASTRO	Open	300.00	0.00		

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
NJHUM005 NJ HUMANE SOCIETY LLC							
26-01371	03/06/26	ANIMAL CONTROL FEB 2026	Open	13,750.00	0.00	C6-00001	C
NORTH030 NORTH BERGEN BOARD OF ED.							
26-01501	03/11/26	ALLOTMENT DUE: 3/31/26	Open	2,703,226.55	0.00		
NORTH125 NORTH BERGEN PARKING							
26-01561	03/16/26	TWP ORD REIMBURSEMENT-FEB. '26	Open	59,676.50	0.00		
NORTH315 NORTH JERSEY MEDIA GROUP INC.							
26-01453	03/11/26	INV# 0007479424 - 0007528796	Open	2,871.10	0.00		
NOVEL005 CINE Y NOVELAS							
26-01496	03/11/26	INV# 26-1217	Open	700.00	0.00		
26-01497	03/11/26	INV# 26-1216	Open	900.00	0.00		
				1,600.00			
NWBPR005 NWBP							
26-01032	02/19/26	IN# 109-15 - GIRLS TEAM REGIST	Open	3,350.00	0.00		
NWFIN005 NW FINANCIAL GROUP, LLC							
26-01373	03/06/26	INVOICE #34223;34224;34225	Open	3,400.00	0.00		
PARTS005 PARTS AUTHORITY, LLC							
26-01279	03/04/26	VARIOUS INVOICES	Open	364.43	0.00		
26-01281	03/04/26	INV# 031-747263	Open	116.24	0.00		
26-01297	03/04/26	INV# 107-578781	Open	42.78	0.00		
				523.45			
PASSA005 PASSAIC COUNTY POLICE ACADEMY							
25-02242	03/31/25	COURSE TUITION MAJOR CRIMES	Open	1,050.00	0.00		
25-05620	08/28/25	REGISTRATION G. DIAZ	Open	75.00	0.00		
				1,125.00			
PC000020 CHASAN LAMPARELLO MALLON &							
26-01206	02/27/26	JANUARY INVOICES	Open	39,888.88	0.00	C6-00003	C
PEDRO010 PEDRO J. DELGADO							
26-00768	02/04/26	FEBRUARY CHI-KUNG	Open	100.00	0.00		
PESTB005 PEST BOYS TERMITE & PEST CTRL							
25-05125	08/04/25	INV# 24971 - WASP NEST	Open	175.00	0.00		
PETRO020 PETROLEUM TRADERS CORP.							
26-01131	02/25/26	INV# 2165330 UNLEADED 2/26	Open	10,172.82	0.00		
PGAUT010 P&G AUTO INC.							
26-00841	02/06/26	QUOTE# 263350	Open	262.29	0.00		
26-01110	02/25/26	INV# 001-146796	Open	355.00	0.00		
26-01111	02/25/26	QUOTE# 263513	Open	102.00	0.00		
26-01129	02/25/26	QUOTE# 265620 - PD96	Open	72.95	0.00		
26-01132	02/25/26	INV# 001-416451	Open	24.00	0.00		
26-01133	02/25/26	INV# 001-416534	Open	16.35	0.00		

Vendor #	Name		Status	Amount	Void Amount	Contract	PO Type
PO #	PO Date	Description					
PGAUT010 P&G AUTO INC. Continued							
26-01134	02/25/26	QUOTE# 264990	Open	80.70	0.00		
26-01241	03/02/26	QUOTE# 266224	Open	28.00	0.00		
26-01242	03/02/26	QUOTE# 266222	Open	593.00	0.00		
26-01361	03/06/26	INV# 417906	Open	388.75	0.00		
				1,923.04			
PIEDM005 PIEDMONT PLASTICS							
25-06992	10/30/25	INV# 32588165	Open	392.98	0.00		
PMCAS005 PMC ASSOCIATES							
26-01017	02/19/26	QUOTE# Q003144	Open	896.05	0.00		
POLIC030 POLICE & SHERIFFS PRESS, INC							
26-00816	02/05/26	INV# 129535	Open	60.00	0.00		
POLSI005 POLSINELLO LUBRICANTS							
26-01288	03/04/26	QUOTE# 302743	Open	2,288.45	0.00		
PORTE005 PORTER LEE CORPORATION							
26-01440	03/10/26	INV# 32491	Open	1,615.00	0.00		
POWRS005 POW-R-SAVE INC.							
25-05950	09/15/25	HOT WATER STRAINERS/REC CENTER	Open	5,700.00	0.00		
26-00676	02/02/26	INV# 39209 HEAT NOT/POL.SUBSTA	Open	375.00	0.00		
26-00988	02/18/26	INV# 39227 HEATER PROBLEM/EMS	Open	815.50	0.00		
26-01349	03/06/26	INV# 39233 - FEBRUARY 2026	Open	1,798.75	0.00		
				8,689.25			
PRAXA005 LINDE GAS & EQUIPMENT INC.							
26-01315	03/05/26	INV# 55100779	Open	49.27	0.00		
PSEGC005 PSE&G COMPANY							
26-01204	02/27/26	7200 RIVER RD - JAN/FEB	Open	157.10	0.00		
26-01311	03/05/26	6100 TONNELLE AVE SHACK JAN/FE	Open	521.02	0.00		
26-01379	03/06/26	ACCT# 13 014 118 09 - DEC-FEB	Open	174.13	0.00		
				852.25			
PURVI005 PURVIN & PURVIN LLC							
26-01278	03/04/26	INV# 1723 - JAN 2026	Open	26,520.00	0.00	C6-00012	C
26-01438	03/10/26	INV# 1733 FEB 2026	Open	24,216.00	0.00	C6-00012	C
				50,736.00			
QUINN005 COLIN M. QUINN, ESQ., LLC							
26-01270	03/04/26	INV# 01148 - JAN 2026	Open	3,006.00	0.00	C6-00007	C
26-01305	03/04/26	INV# 01158 - FEB 2026	Open	180.00	0.00	C6-00007	C
26-01437	03/10/26	INV# 01147 - JAN & FEB	Open	6,485.00	0.00	C6-00007	C
				9,671.00			
RAYAL005 RAY ALLEN MANUFACTURING, LLC							
26-00527	01/23/26	QUOTE RQ025460	Open	95.93	0.00		

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
RESER005 RESERVE ACCOUNT							
26-01502	03/11/26	ACCT# 49799885	Open	10,000.00	0.00		
RIDGE005 RIDGEWOOD PRESS.							
26-00627	01/28/26	INV# 148250 - HEALTH/ENVELOPES	Open	155.00	0.00		
SALT005 ATLANTIC SALT, INC.							
26-00533	01/26/26	ROCK SALT 1/26/26	Open	186,102.30	0.00		
SANIT005 SANITATION EQUIPMENT CORP.							
26-01071	02/20/26	INV# 68803 - DPW ROLL OFF	Open	157.94	0.00		
SECUR010 SECURITY EQUIPMENT SERVICES							
26-01220	03/02/26	INV# 9313 - MARCH - COURT	Open	60.00	0.00		
26-01221	03/02/26	INV# 9314 - MARH - REC CTR	Open	60.00	0.00		
26-01222	03/02/26	INV# 9315 - MARCH - NUT.CTR	Open	60.00	0.00		
				180.00			
SOULE005 SOUL ENTERPRISE LLC							
26-00649	01/30/26	TAI-CHI FEBRUARY 2026	Open	480.00	0.00		
STADI005 STADIUM AUTO MALL SALES, INC.							
26-01299	03/04/26	INVOICE# 283187	Open	23.61	0.00		
STANS005 STAN'S SPORTS CENTER, INC.							
25-07509	11/24/25	QT# 10599758-TRAVEL BASKETBALL	Open	3,762.00	0.00		
26-00706	02/03/26	QUOTE# 10600501 - T-BALL	Open	4,053.00	0.00		
				7,815.00			
STAPL005 STAPLES INC.							
26-00822	02/06/26	INV# 6055484654	Open	109.88	0.00		
26-01093	02/24/26	INV# 6057061806	Open	80.46	0.00		
26-01227	03/02/26	INV# 6057696435	Open	841.80	0.00		
26-01230	03/02/26	INV# 6057696436	Open	131.79	0.00		
26-01232	03/02/26	INV# 6057696437	Open	151.77	0.00		
26-01285	03/04/26	INV# 6057871610	Open	157.38	0.00		
26-01289	03/04/26	INV# 6057871614	Open	511.88	0.00		
26-01308	03/04/26	INV# 6057967775	Open	136.42	0.00		
				2,121.38			
STEVE040 STEVEN ALVAREZ							
26-01307	03/04/26	FIRE INVESTIGATION 1/20/26	Open	300.00	0.00		
TAPAS005 TAPAS DE ESPANA INC.							
26-01358	03/06/26	INVOICE #3287	Open	5,460.00	0.00		
TGIND005 T & G INDUSTRIES INC.							
26-01192	02/27/26	INV# INV4927276 NOV-FEB	Open	8,085.80	0.00		
THETA005 THE TARGET SHOP, LLC							
26-01106	02/25/26	QUOTE# 13914	Open	881.01	0.00		

Vendor #	Name						
PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
TKELE005 TK ELEVATOR COPRORATION							
26-01355	03/06/26	INV# 3009250631 - FEB 2026	Open	1,011.24	0.00		
TREAS015 TREASURER STATE OF N.J.							
26-01199	02/27/26	FIRE CODE BOOKS	Open	269.00	0.00		
TRIAD010 TRIAD ASSOCIATES							
26-01372	03/06/26	INVOICE #69637 & 69866	Open	525.00	0.00		
TROP015 TROPIC WINDOW TINTING, LLC							
25-01525	02/26/25	QUOTE 3	Open	144,165.69	0.00		
25-07701	12/04/25	QUOTE# 67	Open	994.48	0.00		
25-07702	12/04/25	INV# 1005	Open	4,985.67	0.00		
				150,145.84			
TRUCK015 TRUCKPRO, LLC							
26-01029	02/19/26	INV# 192-0119640	Open	133.10	0.00		
UNIFO005 SOME'S UNIFORMS, INC.							
25-07878	12/11/25	INV# V196143	Open	7,776.00	0.00		
25-07879	12/11/25	INV# V195051	Open	140.00	0.00		
				7,916.00			
USPOS010 U.S. POSTAL SERVICES							
26-01503	03/11/26	METER ACCT# 49800535	Open	25,000.00	0.00		
VEOLI005 VEOLIA WATER OPERATIONS INC.							
26-01187	02/27/26	43 43RD ST - JAN/FEB	Open	136.11	0.00		
26-01188	02/27/26	43RD ST - JAN/FEB	Open	425.10	0.00		
26-01189	02/27/26	1813 44TH ST EMS BLD - JAN-FEB	Open	250.29	0.00		
26-01190	02/27/26	NE KENNEDY BLVD - JAN/FEB	Open	955.17	0.00		
26-01203	02/27/26	7200 RIVER RD - JAN/FEB	Open	205.44	0.00		
26-01310	03/05/26	6301 MEADOWVIEW AVE - JAN/FEB	Open	73.69	0.00		
26-01312	03/05/26	4223 BERGEN TPK - JAN/FEB	Open	397.06	0.00		
26-01314	03/05/26	1231 KENNEDY BLVD - JAN/FEB	Open	952.05	0.00		
26-01318	03/05/26	5930 TONNELLE AVE - JAN/FEB	Open	41.79	0.00		
				3,436.70			
VERCON10 VERIZON CONNECT FLEET USA LLC							
26-01251	03/03/26	INV# 344000078615 - FEBRUARY	Open	1,175.30	0.00		
VERIZ010 VERIZON BUSINESS							
26-01138	02/26/26	INV# 64232628 - IDY2768970 FEB	Open	206.91	0.00		
VERIZ020 VERIZON							
26-01259	03/03/26	ACCT# 255-863-643-0001-13 FEB	Open	177.35	0.00		
26-01261	03/03/26	ACCT# 250-717-735-0001-49 FEB	Open	190.32	0.00		
26-01263	03/03/26	ACCT# 250-718-016-0001-88 FEB	Open	127.31	0.00		
26-01454	03/11/26	ACCT# 153-240-320-0001-74 FEB	Open	126.88	0.00		
26-01455	03/11/26	ACCT# 450-719-248-0001-27 FEB	Open	131.88	0.00		
				753.74			

Vendor #	Name	PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
VERIZ035 VERIZON WIRELESS									
26-01340	03/05/26	ACCT# 382285340-00001	JAN/FEB	Open	1,272.08	0.00			
26-01341	03/05/26	ACCT# 382285340-00002	FEB	Open	139.62	0.00			
26-01368	03/06/26	ACCT# 542301367-00001	JAN/FEB	Open	680.17	0.00			
					2,091.87				
VERIZ045 VERIZON FIOS									
26-01256	03/03/26	ACCT# 457-055-769-0001-44	FEB	Open	284.00	0.00			
26-01257	03/03/26	ACCT# 756-733-204-0001-70	FEB	Open	304.00	0.00			
26-01258	03/03/26	ACCT# 356-733-237-0001-67	FEB	Open	304.00	0.00			
26-01260	03/03/26	ACCT# 556-765-498-0001-04	FEB	Open	299.00	0.00			
26-01262	03/03/26	ACCT# 557-060-003-0001-80	FEB	Open	157.06	0.00			
26-01339	03/05/26	ACCT# 156-590-008-0001-78	FEB	Open	308.05	0.00			
26-01452	03/11/26	ACCT# 156-590-311-0001-54	MAR	Open	299.00	0.00			
26-01457	03/11/26	ACT# 356-769-045-0001-06 -	MAR	Open	299.00	0.00			
26-01458	03/11/26	ACT# 156-772-637-0001-30 -	MAR	Open	304.00	0.00			
26-01459	03/11/26	ACT# 556-557-800-0001-99 -	MAR	Open	279.00	0.00			
					2,837.11				
VERNI005 REMINGTON & VERNICK ENGINEERS									
26-01265	03/04/26	INV# 0908P059-5		Open	1,620.00	0.00			
VISIO015 VISION MEDIA INC.									
26-01266	03/04/26	INV# 8450 - MARCH 2026		Open	5,833.33	0.00			
WASTE005 BOW WOW WASTE									
26-01054	02/19/26	QUOTE# 30228 - DOG WASTE BAGS		Open	719.90	0.00			
WBMAS005 W.B. MASON CO, INC.									
26-00722	02/03/26	INV# 25985657		Open	164.10	0.00			
26-01186	02/27/26	INV# 260376126		Open	262.56	0.00			
26-01207	02/27/26	INV# 260380663		Open	131.28	0.00			
26-01233	03/02/26	INV# 260399939		Open	31.45	0.00			
26-01264	03/03/26	INV# IS1876475 - WATER - FEB		Open	2,948.90	0.00			
26-01321	03/05/26	INV# 260494279		Open	32.82	0.00			
26-01327	03/05/26	INV# 260502487		Open	41.33	0.00			
26-01328	03/05/26	INV# 260503924		Open	116.12	0.00			
26-01426	03/10/26	INV# 260585806		Open	139.06	0.00			
26-01429	03/10/26	INV# 26058918		Open	154.74	0.00			
					4,022.36				
WEINE005 WEINER LAW GROUP									
26-01277	03/04/26	INV# 340204 - JAN 2026		Open	4,176.00	0.00		C6-00014	C
WELLS041 WELLS FARGO FINACIAL LEASING									
26-01197	02/27/26	INV# 5037822220 MARCH/APRIL		Open	706.00	0.00			
26-01269	03/04/26	CONTRACT# 7796-005 1/24-3/23		Open	276.00	0.00			
26-01294	03/04/26	INV# 5037855668 MARCH/APRIL		Open	395.00	0.00			
26-01306	03/04/26	INV# 5037855667 MARCH/APRIL		Open	239.00	0.00			
					1,616.00				
Total Purchase Orders: 236 Total P.O. Line Items: 0 Total List Amount: 3,628,589.00 Total Void Amount: 0.00									

Totals by Year-Fund							
Fund Description	Fund	Budget Rcvd	Budget Held	Budget Total	Revenue Total	G/L Total	Total
CURRENT	5-01	22,217.74	0.00	22,217.74	0.00	0.00	22,217.74
CURRENT	6-01	641,852.36	0.00	641,852.36	59,676.50	2,703,226.55	3,404,755.41
JIF	6-21	0.00	0.00	0.00	0.00	4,416.67	4,416.67
Year Total:		641,852.36	0.00	641,852.36	59,676.50	2,707,643.22	3,409,172.08
CAPITAL	C-04	39,890.70	0.00	39,890.70	0.00	0.00	39,890.70
STATE & FEDERAL	G-02	2,277.09	0.00	2,277.09	0.00	0.00	2,277.09
CDBG(HUD)	T-14	525.00	0.00	525.00	0.00	0.00	525.00
OTHER TRUST /ESC T-20		154,506.39	0.00	154,506.39	0.00	0.00	154,506.39
Year Total:		155,031.39	0.00	155,031.39	0.00	0.00	155,031.39
Total Of All Funds:		861,269.28	0.00	861,269.28	59,676.50	2,707,643.22	3,628,589.00

Range of Checking Accts: 01 - CURRENT FU to WIRE - 20 OTHER

Range of Check Dates: 03/05/26 to 03/17/26

Report Type: All Checks

Report Format: Condensed

Check Type: Computer: Y Manual: Y Dir Deposit: Y

Check #	Check Date	Vendor	Reconciled/Void	Ref Num
PO #		Description	Amount Paid	Contract
01 - CURRENT FU CURRENT FUND CHECKING				
80759	03/05/26	ALAMO015 ALAMO INSURANCE GROUP, INC.		4550
26-01267		INVOICE #196511	15,000.00	
80760	03/06/26	PAONE010 PAONE LEGAL SOLUTIONS		4552
26-01363		INV# 5384 & 5385	1,042.85	
80761	03/09/26	RONNY005 RONNY DIAZ		4553
26-01398		TAX OVERPAYMENT CY2026	2,442.67	
80762	03/09/26	MICHA175 MICHAELS 85TH ST NB RE LLC		4554
26-01406		TAX OVERPAYMENT CY2025	2,224.68	
80763	03/09/26	CINTA005 CINTAS CORPORATION #111		4556
26-01135		FEBRUARY INVOICES	692.64	
80764	03/09/26	CONSO015 CONSOLIDATED RAIL CORP.		4556
26-01136		INVOICES	2,194.36	
80765	03/10/26	CASHM005 CHERYL SCOTT CASHMAN		4557
25-06538		REPLACEMENT JUDGE 10/14/25	600.00	
25-06895		REPL. JUDGE 10/29 & 11/25	1,200.00	
25-07821		REPLACEMENT JUDGE 12/9/25	600.00	
			2,400.00	
80766	03/11/26	JERZY005 JERZY SOUND LLC		4558
26-00298		INV# 3468 - DT WINTERFEST 12/9	2,500.00	
26-00299		INV# 3497 - KID'S XMAS 12/13	300.00	
			2,800.00	

Checking Account Totals	<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
Checks:	8	0	28,797.20	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	8	0	28,797.20	0.00

04 - CAPITAL CAPITAL ACCOUNT				
7743	03/05/26	HEPSC005 HEPSCD		4548
26-01291		67TH ST. PARK SOIL EROSION	2,025.00	
7744	03/05/26	CIVIC005 CIVICPLUS, LLC		4551
26-01255		INVOICE #357479	11,327.40	

Checking Account Totals	<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
Checks:	2	0	13,352.40	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	2	0	13,352.40	0.00

Check #	Check Date	Vendor	Reconciled/Void	Ref Num
PO #	Description	Amount Paid	Contract	
20 - OTR TRUST TRUST ACCOUNT				
22985	03/09/26	JOHNG010 JOHN GUZOBAD		4555
26-01414	ZONING BOARD SPEC MTG 2/19/26	150.00		
22986	03/09/26	MEHTA015 RUSHABH R. MEHTA		4555
26-01410	ZONING BOARD SPEC MTG 2/19/26	150.00		
22987	03/09/26	PESTA010 FRANK PESTANA		4555
26-01409	ZONING BOARD SPEC MTG 2/19/26	150.00		
22988	03/09/26	PETER095 PETER BOURBON		4555
26-01413	ZONING BOARD SPEC MTG 2/19/26	150.00		
22989	03/09/26	RICH0015 DIANE RICH		4555
26-01411	ZONING BOARD SPEC MTG 2/19/26	150.00		
22990	03/09/26	SAMAN010 SAMANTHA LUGO		4555
26-01412	ZONING BOARD SPEC MTG 2/19/26	150.00		
Checking Account Totals				
		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>
	Checks:	6	0	900.00
	Direct Deposit:	0	0	0.00
	Total:	6	0	900.00
TD MANUAL - 01 TD MANUAL CHECK BOOK				
3636	03/12/26	MANUA015 MANUAL CHECK VENDOR		4560
26-01537	PBA LOCAL18&18A;FEB G&W ALLOC	3,462.00		
3637	03/12/26	MANUA015 MANUAL CHECK VENDOR		4560
26-01537	PBA LOCAL18&18A;FEB G&W ALLOC	3,462.00		
Checking Account Totals				
		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>
	Checks:	2	0	6,924.00
	Direct Deposit:	0	0	0.00
	Total:	2	0	6,924.00
WIRE - 01 CURRENT FUND WIRES				
30526	03/05/26	AETNA010 AETNA		4549
26-01317	CLAIMS/WEEK 3/2 - 3/4/2026	174,206.02		
31226	03/12/26	AETNA010 AETNA		4559
26-01523	CLAIMS/WEEK 3/5 - 3/11/2026	407,927.53		
31326	03/13/26	HORIZ010 HORIZON BCBS OF NEW JERSEY		4561
26-01540	HEALTH/RX 3/2/26 TO 3/8/26	94,554.44		

Check #	Check Date	Vendor	Reconciled/Void		Ref Num
PO #	Description		Amount Paid		Contract
WIRE - 01	CURRENT FUND WIRES		Continued		
Checking Account Totals		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
	Checks:	3	0	676,687.99	0.00
	Direct Deposit:	0	0	0.00	0.00
	Total:	<u>3</u>	<u>0</u>	<u>676,687.99</u>	<u>0.00</u>
Report Totals		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
	Checks:	21	0	726,661.59	0.00
	Direct Deposit:	0	0	0.00	0.00
	Total:	<u>21</u>	<u>0</u>	<u>726,661.59</u>	<u>0.00</u>

Totals by Year-Fund Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
CURRENT	5-01	5,200.00	0.00	0.00	5,200.00
CURRENT	6-01	695,617.84	6,924.00	4,667.35	707,209.19
CAPITAL	C-04	13,352.40	0.00	0.00	13,352.40
OTHER TRUST /ESCROW	T-20	900.00	0.00	0.00	900.00
Total of All Funds:		715,070.24	6,924.00	4,667.35	726,661.59

RESOLUTION

WHEREAS, THE PROPERTIES LISTED HAVE TAX OVERPAYMENTS; AND

WHEREAS, A CREDIT NOW EXIST ON EACH TAX ACCOUNT LISTED; AND

WHEREAS, A REFUND OF THE OVERPAYMENT HAS BEEN REQUESTED; AND

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN, IN THE COUNTY OF HUDSON, STATE OF NEW JERSEY, THAT THE REFUNDS, AS OUTLINED ON THE ATTACHED SCHEDULE BE ISSUED AND RECORDS OF THE TAX COLLECTOR OFFICE BE ACCORDINGLY ADJUSTED.

BE IT FURTHER RESOLVED, THAT A CERTIFIED COPY OF THIS RESOLUTION BE FORWARDED:

- 1.TAX COLLECTOR, RAQUEL CEMELLI
- 2.DEPARTMENT OF REVENUE & FINANCE
- 3.TOWNSHIP ADMINISTRATOR ,JANET CASTRO

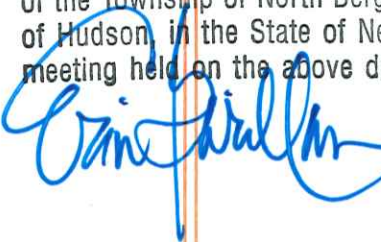
DATE: MARCH 18, 2026

2026.....\$3,109.77


RAQUEL CEMELLI C.T.C.
TOWNSHIP OF NORTH BERGEN

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.


Township Clerk

CERTIFICATION OF FUNDS
Acct # Tax Overpayments
Contracted Amt \$3109.77
Unit Price Estimate _____
Date 3/16/26
By Robert J Pittfield
Chief Financial Officer


BLOCK/LOT ADDRESS ACCOUNT	REFUND TO:	AMOUN CREDIT/REFUND
283/6 435 79 TH ST. N. B. N.J. 07047	CHRYSTIAN & JENNIFER MUNOZ ET ALS 435 79 TH ST NORTH BERGEN, NJ 07047	2026-----\$1,254.80
315/6/C1512 7855 BLVD. EAST N.B N.J 07047	ANGELO & CAROLINA IANIRO 7855 BOULEVARD EAST NORTH BERGEN, NJ 07047	2026-----\$1,854.97

- END -

Resolution

Whereas, the New Jersey Tax Court has reduced the assessed valuations of parcels pursuant to NJSA. 54:3-21 ET SEQ; and

Whereas, said assessment reductions have resulted in overpayment of property taxes on said parcels; and

Whereas, said overpayments are outlined on the attached schedule.

Now, therefore, be it resolved by the Board of Commissioners of the Township of North Bergen in the County of Hudson, State of New Jersey that the records of the Tax Collector be adjusted accordingly and refunds be issued.

Be it further resolved that a certified copy of this resolution be forwarded to:

1. Tax Collector, Raquel Cemelli
2. Department of Revenue & Finance
3. Township Administrator, Janet Castro

Date: *March 18, 2026*

FY 2025.....\$ 40,428.06
FY 2024.....\$ 29,601.17
FY 2023.....\$ 2,474.56

	YES	NO	NOT VOTING
Cabrera	☒	☒	☒
Pascual	☒	☒	☒
Rodriguez	☒	☒	☒
Vainieri	☒	☒	☒
Sacco	☒	☒	☒
(President)	☒	☒	☒

Raquel Cemelli

Raquel Cemelli C.T.C
Township of North Bergen

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

Janet Castro Township Clerk

CERTIFICATION OF FUNDS

Acct # Tax Overpayments
Contracted Amt \$72,503.79
Unit Price Estimate _____
Date 3/16/26
By Robert J Pittfield
Chief Financial Officer
Robert J Pittfield

BLOCK/LOT ADDRESS ACCOUNT	REFUND TO:	AMOUN CREDIT/REFUND
355/36	NICKAL, LLC	2023-----\$2,474.56
8321 KENNEDY BLVD.	8321 KENNEDY BLVD.	2024-----\$8,153.25
N. B. N.J. 07047	NORTH BERGEN, NJ 07047	2025-----\$12,209.22
225/13	MANUEL PEREZ	2024-----\$2,126.10
1163 70TH ST	1163 70TH	2025-----\$7,525.88
N.B. N.J. 07047	NORTH BERGEN, NJ 07047	
333/1	TIRUPATI, LLC	2024-----\$19,321.82
8100 TONNELLE AVE.	8100 TONNELLE AVE.	2025-----\$20, 692.96
N.B. N.J. 07047	NORTH BERGEN, NJ 07047	

- END -

TOWNSHIP OF NORTH BERGEN

RESOLUTION AUTHORIZING PAYMENT FOR UNUSED LEAVE TIME

WHEREAS, pursuant to Township of North Bergen Ordinance No. 112-11, the Township Personnel Policy and Procedures Manual, and any applicable collective negotiated agreement, employees who resign or retire from the Township may be entitled to reimbursement for unused sick, vacation, or other leave time; and

WHEREAS, David Corbisiero has retired as a Deputy Chief from the Department of Public Safety and is entitled to reimbursement for unused sick, vacation, and other leave time in accordance with the referenced Township Ordinance, policies and applicable collective negotiated agreement; and

WHEREAS, funds are available for this purpose in a line item in the Local Municipal Budget titled, "Salary & Wage Adjustment Program".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that David Corbisiero is entitled to be paid in accordance with the following schedule:

Sick Time	\$103,911.24
Accrued Leave Time	\$150,902.24
Total	\$254,814.18

BE IT FURTHER RESOLVED that the Director of Revenue and Finance be and she is hereby authorized and directed to withhold such payroll deductions as are appropriate and required and to forward such payroll deductions to the proper governmental agencies.

BE IT FURTHER RESOLVED that the above referenced amount, subject to the above referenced deductions, shall be paid in three installments with the first \$84,938.06 being paid immediately, the second installment of \$84,938.06 being paid by February 28, 2027, and the third installment of \$84,938.06 being paid by January 31, 2028.

	YES	NO	VOTING
Cabrera	☒	☐	
Pascual	☒	☐	
Rodriguez	☒	☐	
Vainieri	☒	☐	
Sacco	☒	☐	
(President)	☐	☐	

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to:

- David Corbisiero
- Payroll Department
- Department of Public Safety

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

CERTIFICATION OF FUNDS
Acct # Accumulated Absences
Contracted Amt \$84,938.06
Unit Price Estimate _____
Date 3/16/26
By Robert J Pittfield
Chief Financial Officer


TOWNSHIP OF NORTH BERGEN

RESOLUTION AUTHORIZING PAYMENT FOR UNUSED LEAVE TIME

WHEREAS, pursuant to Township of North Bergen Ordinance No. 112-11, the Township Personnel Policy and Procedures Manual, and any applicable collective negotiated agreement, employees who resign or retire from the Township may be entitled to reimbursement for unused sick, vacation, or other leave time; and

WHEREAS, Charles Thomas has retired from the Department of Public Safety and is entitled to reimbursement for unused sick, vacation, and other leave time in accordance with the referenced Township Ordinance, policies and applicable collective negotiated agreement; and

WHEREAS, funds are available for this purpose in a line item in the Local Municipal Budget titled, "Salary & Wage Adjustment Program".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that Charles Thomas is entitled to be paid in accordance with the following schedule:

Vacation Time	\$96.74
<u>Total</u>	<u>\$96.74</u>

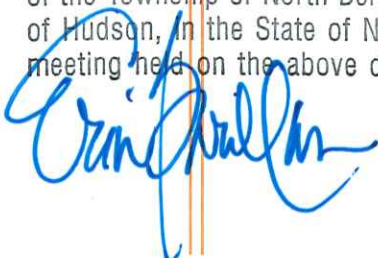
BE IT FURTHER RESOLVED that the Director of Revenue and Finance be and she is hereby authorized and directed to withhold such payroll deductions as are appropriate and required and to forward such payroll deductions to the proper governmental agencies.

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to:

- Charles Thomas
- Payroll Department
- Department of Public Safety

	YES	NO	VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

CERTIFICATION OF FUNDS
Acct # ACCUMULATED ABSENCES
Contracted Amt 96.74
Unit Price Estimate _____
Date 3-17-26
By Robert J Pittfield
Chief Financial Officer

TOWNSHIP OF NORTH BERGEN

**RESOLUTION AUTHORIZING AND APPROVING AN EMERGENCY
CONTRACT FOR SNOW REMOVAL**

WHEREAS, on February 22, 2026, the Governor of the State of New Jersey declared an emergency due to an extraordinary intense snow storm; and

WHEREAS, said emergency effected the public health, safety, and welfare of the citizens of North Bergen; and

WHEREAS, such an emergency necessitated contracting with 4-Clean Up, Inc. to remove snow from municipal streets as a supplement to the efforts of Township employees and equipment; and

WHEREAS, the cost for the above-mentioned services and equipment was \$14,400.00, the invoice for which is on file in the Department of Public Works Office; and

WHEREAS, the services were satisfactorily provided; and

WHEREAS, N.J.S.A. 40A:11-6 authorizes a municipality to pay for emergency purchases and contracts as an exception to the public bidding rules.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that the services and equipment use from 4-Clean Up, Inc in the amount of \$14,400.00 be and hereby is ratified.

BE IT FURTHER RESOLVED that the Commissioner of Revenue and Finance be and is hereby authorized and directed to execute payment in the amount of \$14,400.00 to 4-Clean Up, Inc.

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to:

4-Clean up
PO Box 5098
4501 Dell Ave.
North Bergen, NJ 07047

Date: March 18, 2026	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.



Township Clerk

CERTIFICATION OF FUNDS

Acct # STORM RECOVERY

Contracted Amt \$ 14,400

Unit Price Estimate

Date 3-13-26

By Robert J Pittfield
Chief Financial Officer

TOWNSHIP OF NORTH BERGEN

RESOLUTION AUTHORIZING AN HVAC SERVICES CONTRACT WITH TRANE THROUGH A NATIONAL COOPERATIVE– OMNIA PARTNERS

WHEREAS, the Township of North Bergen (“Township”) has the need to enter a services agreement for its Trane manufactured heating, ventilation, and air conditioning (“HVAC”) systems; and

WHEREAS, the Township is permitted to join national cooperatives and use their purchasing agreements under the authority of N.J.S.A. 52:34-6.2(b)(3); and

WHEREAS, the Township is a member of a national cooperative known as Omnia Partners; and

WHEREAS, a Trane U.S. Inc. services contract is available from Trane through the Omnia Partners cooperative; and

WHEREAS, specific information regarding the contract may be found on the Omnia website at [Trane | OMNIA Partners | Contract Documents](#), coop quote number B6-549148-26-001; and

WHEREAS, the Township contract with Trane would include the following provisions:

- (a) The contract would be for a one-year term;
- (b) An annual services fee of \$65,260;
- (c) Repairs at rates ranging from \$253.60 to \$589.44 per hour, which are over and above the annual service fee; and
- (d) The HVAC systems to be serviced are at (i) the North Bergen Community Center, (ii) Town Hall, and (iii) the Municipal Court/Parking Authority building; and

WHEREAS, a proposed copy of the Trane Services Agreement is on file in the Purchasing Department; and

WHEREAS, the Local Public Contracts Law requires the Board of Commissioners of the Township to approve the purchase of goods or services in excess of the contracting unit’s bid threshold; and

WHEREAS, the Township’s purchasing agent has determined that the use of the cooperative purchasing agreement shall result in cost savings after all factors have been considered; and

WHEREAS, the Township is providing notice to the general public of its intention to purchase through the national cooperative agreement under the authority of N.J.S.A. 52:34-6.2(b)(3), with a comment period ending on March 27, 2026; and

WHEREAS, the Chief Financial Officer has certified that there are available sufficient legally appropriated funds in the official budget for the year 2026 to pay for this purchase.

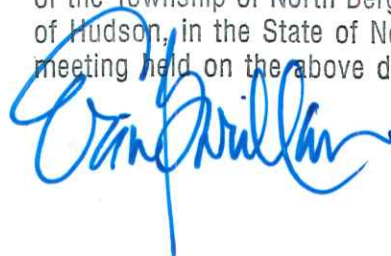
NOW, THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the Township of North Bergen in the County of Hudson that:

1. The aforesaid recitals are incorporated herein as though fully set forth at length.
2. Membership in Omnia Partners is hereby ratified and confirmed.
3. The Trane Services Agreement is hereby authorized and approved, with such changes as the Township Administrator and Township Attorney deem necessary to effectuate the purposes of this Resolution.
4. The Mayor, Township Administrator, Chief Financial Officer, Township Attorney, Township Clerk, Purchasing Agent, and any other necessary official, officer or employee of the Township be and they are hereby authorized to execute any and all documents and to take any and all actions necessary to effectuate the purposes of this Resolution, including preparation and execution of a contract with Trane consistent with this Resolution.
5. This Resolution shall not be effective until after the comment period has closed and provided no objections have been received.

Dated: March 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

CERTIFICATION OF FUNDS

Acct # CAPITAL
 Contracted Amt \$65,260
 Unit Price Estimate \$253.60 - \$549.44
 Date 3-17-26
 By Robert J Pittfield
 Chief Financial Officer

**RESOLUTION EXTENDING CONTRACT WITH
DI PASQUA PLUMBING & HEATING, LLC
FOR
PLUMBING, BOILER AND HOT WATER HEATER REPAIRS**

WHEREAS, by resolution dated January 22, 2025 a one-year contract was awarded to Di Pasqua Plumbing & Heating LLC, (the "Contract") for Plumbing, Boiler and Hot Water Heater Repairs; and

WHEREAS, specifications for said Contract provided the Township with discretion to award a two-year or 2 one-year extensions of said Contract; and

WHEREAS, N.J.S.A. 40A:11-15 authorizes such extension under the same terms and conditions; and

WHEREAS, the Township wishes to extend the Contract for an additional (1) year term from January 23, 2026 to January 23, 2027, and the contractor has agreed; and

WHEREAS, said contractor has been performing said services in an effective and efficient manner; and

WHEREAS, the contractor has agreed to extend said Contract for a period of one (1) year at the same rates and under the same terms and conditions

BIDDER	Master Plumber Non- Emergency Hourly Rate	Plumber's Technician Non- Emergency Hourly Rate	Plumber's Laborer Non- Emergency Hourly Rate	Master Plumber Emergency Hourly Rate	Plumber's Technician Emergency Hourly Rate	Plumber's Laborer Emergency Hourly Rate	TOTAL BID PRICE
DiPasqua Plumbing & Heating LLC 121 Liberty Street Lodi, NJ 07644	\$70.00	\$32.50	\$25.00	\$85.00	\$32.50	\$25.00	\$17,512.50

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that said Contract be and hereby is extended for a period of one (1) year to January 23, 2027.

BE IT FURTHER RESOLVED that the appropriate Township officials be and hereby are authorized to execute said extension.

BE IT FURTHER RESOLVED that this award is subject to the appropriate annual availability of funds as may be required to meet the extended obligation.

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to:

Di Pasqua Plumbing & Heating, LLC
111 Liberty Street
Lodi, NJ 07644

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

Township Clerk

CERTIFICATION OF FUNDS

Acct # CAPITAL
Contracted Amt
Unit Price Estimate \$ 17,512.50
Date 3-6-26
By Robert J Pittfield
Chief Financial Officer

**SUPERSEDING RESOLUTION EXTENDING CONTRACT WITH
GIACORP CONTRACTING INC.
FOR
FENCE REPAIR, REPLACEMENT AND/OR INSTALLATION**

WHEREAS, by resolution dated February 5, 2025 a one-year contract was awarded to Giacorp Contracting Inc., (the "Contract") for Fence Repair, Replacement and/or Installation; and

WHEREAS, specifications for said Contract provided the Township with discretion to award a two-year or 2 one-year extensions of said Contract; and

WHEREAS, N.J.S.A. 40A:11-15 authorizes such extension under the same terms and conditions, with cost increase within consumer price indexes; and

WHEREAS, the Township wishes to extend the Contract for an additional (1) year term from February 5, 2026 to February 5, 2027, and the contractor has agreed; and

WHEREAS, said contractor has been performing said services in an effective and efficient manner; and

WHEREAS, the contractor has agreed to extend said Contract for a period of one (1) year with a cost increase of 2.7%.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that said Contract be and hereby is extended for a period of one (1) year to February 5, 2027, with the above cost increase.

BE IT FURTHER RESOLVED that the appropriate Township officials be and hereby are authorized to execute said extension.

BE IT FURTHER RESOLVED that this award is subject to the appropriate annual availability of funds as may be required to meet the extended obligation.

BE IT FURTHER RESOLVED that a certified copy of this resolution be forwarded to:

Giacorp Contracting, Inc.
11 Bradhurst Ave.
Hawthorne, NY 10532

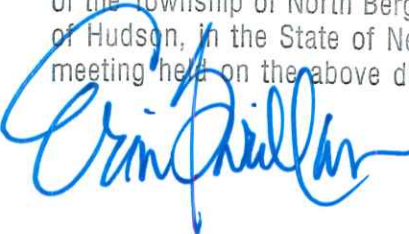
Date: March 18, 2026

CERTIFICATION OF FUNDS

Acct # CAPITAL
Contracted Amt _____
Unit Price Estimate SEE ATTACHED
Date 3/13/26
By Robert J Pittfield
Chief Financial Officer

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

SCHEDULE 2

BID PROPOSAL FORM - 6 pages

TO: Township of North Bergen

FROM:
Giacorp Contracting Inc
(Contractor)
11 Bradhurst Ave
Hawthorne, NY 10532

914-440-0300
(Phone Number)
Furnish upon award
Cellular Phone Number

(Mailing Address)
info@giaccinc.com
(e-mail address)

The undersigned hereby agrees to provide complete performance in accordance with the Bid Documents for the prices listed in this Bid Proposal Form. The bidder represents that it has read and understands the Bid Documents and that it has duly considered all information contained therein and as a result of its investigation in the course of submitting its bid. Moreover, submission of this bid serves as the bidder's representation that if awarded the contract, it will not make any claims for, or have any right to, any concessions or damages because of lack of understanding of the Bid Documents or the goods and services required or lack of information concerning same.

Bid:

This contract will be for a period of one (1) year. The Township reserves the exclusive option of renewing the contract for one two-year, or two one-year extensions on the same terms and conditions as specified in the bid proposal.

	ITEM	QTY	Unit Price per Square Foot	Total Per Item
1	4 foot fence 9 gauge wire	50 SF	In Numbers: \$ 7.25 In Words: _____ Seven Dollars and Twenty-Five Cents	In Numbers: \$ 362.50 In Words: _____ Three Hundred Sixty-Two Dollars and Fifty Cents
2	4 foot heavy fence 6 gauge wire	1 SF	In Numbers: \$ 9.25 In Words: _____ Nine Dollars and Twenty-Five Cents	In Numbers: \$ 9.25 In Words: _____ Nine Dollars and Twenty-Five Cents

(Proposal form continued on the next page)

3	5 foot fence 9 gauge wire	20 SF	In Numbers: \$ <u>7.25</u> In Words: <u>Seven Dollars and Twenty-Five Cents</u>	In Numbers: \$ <u>145.00</u> In Words: <u>One Hundred Forty-Five Dollars</u>
4	5 foot heavy fence 6 gauge wire	1 SF	In Numbers: \$ <u>8.75</u> In Words: <u>Eight Dollars and Seventy-Five Cents</u>	In Numbers: \$ <u>8.75</u> In Words: <u>Eight Dollars and Seventy-Five Cents</u>
5	6 foot fence 9 gauge wire	200 SF	In Numbers: \$ <u>8.25</u> In Words: <u>Eight Dollars and Twenty-Five Cents</u>	In Numbers: \$ <u>1,650.00</u> In Words: <u>One Thousand Six Hundred Fifty Dollars</u>
6	6 foot heavy fence 6 gauge wire	1 SF	In Numbers: \$ <u>9.50</u> In Words: <u>Nine Dollars and Fifty Cents</u>	In Numbers: \$ <u>9.50</u> In Words: <u>Nine Dollars and Fifty Cents</u>
7	6 foot fence 9 gauge wire, PVC coated	75 SF	In Numbers: \$ <u>8.50</u> In Words: <u>Eight Dollars and Fifty Cents</u>	In Numbers: \$ <u>637.50</u> In Words: <u>Six Hundred Thirty Seven Dollars and Fifty Cents</u>

(Proposal form continued on the next page)

8	6 foot heavy fence 6 gauge wire, PVC coated	1 SF	In Numbers: \$ 10.75 In Words: Ten Dollars and Seventy-Five Cents	In Numbers: \$ 10.75 In Words: Ten Dollars and Seventy-Five Cents
9	8 foot fence 9 gauge wire	20 SF	In Numbers: \$ 8.75 In Words: Eight Dollars and Seventy-Five Cents	In Numbers: \$ 175.00 In Words: One Hundred Seventy-Five Dollars
10	8 foot heavy fence 6 gauge wire	1 SF	In Numbers: \$ 9.50 In Words: Nine Dollars and Fifty Cents	In Numbers: \$ 9.50 In Words: Nine Dollars and Fifty Cents
11	10 foot fence 9 gauge wire	20 SF	In Numbers: \$ 9.00 In Words: Nine Dollars	In Numbers: \$ 180.00 In Words: One Hundred Eighty Dollars
12	10 foot heavy fence 6 gauge wire	1 SF	In Numbers: \$ 10.50 In Words: Ten Dollars and Fifty Cents	In Numbers: \$ 10.50 In Words: Ten dollars and fifty cents

(Proposal form continued on the next page)

13	2 1/2" End Post	10 LF	In Numbers: \$ <u>45.00</u> In Words: <u>Forty-Five Dollars</u>	In Numbers: \$ <u>450.00</u> In Words: <u>Four Hundred Fifty Dollars</u>
14	3" End Post	15 LF	In Numbers: \$ <u>52.00</u> In Words: <u>Fifty-Two Dollars</u>	In Numbers: \$ <u>780.00</u> In Words: <u>Seven Hundred Eighty Dollars</u>
15	2" Line Post	25 LF	In Numbers: \$ <u>35.00</u> In Words: <u>Thirty-Five Dollars</u>	In Numbers: \$ <u>875.00</u> In Words: <u>Eight Hundred Seventy-Five Dollars</u>
16	1 5/8" Top Rail	20 LF	In Numbers: \$ <u>14.00</u> In Words: <u>Fourteen Dollars</u>	In Numbers: \$ <u>280.00</u> In Words: <u>Two Hundred Eighty Dollars</u>
17	1 5/8" Middle Rail	20 LF	In Numbers: \$ <u>14.00</u> In Words: <u>Fourteen Dollars</u>	In Numbers: \$ <u>280.00</u> In Words: <u>Two Hundred Eighty Dollars</u>

(Proposal form continued on the next page)

18	1 5/8" Bottom Rail	20 LF	In Numbers: \$ <u>14.00</u> In Words: <u>Fourteen Dollars</u> _____ _____	In Numbers: \$ <u>280.00</u> In Words: <u>Two Hundred Eighty Dollars</u> _____ _____
19	Slats	30 LF	In Numbers: \$ <u>20</u> In Words: <u>Twenty Dollars</u> _____ _____	In Numbers: \$ <u>600.00</u> In Words: <u>Six Hundred Dollars</u> _____ _____
20	Removal of asphalt or concrete, and patch as necessary	15 SF	In Numbers: \$ <u>75.00</u> In Words: <u>Seventy-Five Dollars</u> _____ _____	In Numbers: \$ <u>1,125.00</u> In Words: _____ _____ <u>One Thousand One Hundred Twenty-Five Dollars</u>
Total of all Item Nos. 1 to 20			In Numbers: \$ <u>7,878.25</u> In Words: _____ <u>Seven Thousand Eight Hundred Seventy-Eight Dollars and Twenty-Five Cents</u> _____ _____	

(Proposal form continued on the next page.)

The bidder states that it has received the following Addenda, Notices or Revisions to the Bid Documents and has given them due consideration in the preparation of its Bid.

<u>Addendum No., Title of Notice or Title of Revision</u>	<u>Date Received</u>
N/A	

Witness:

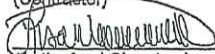

(Signature)

Ericka Rivas
(Printed Name)

Administrative Assistant
(Title)

1/28/2025
(Date)

Giacorp Contracting Inc (seal)
(Contractor)

By: 
(Authorized Signature)

Lisa Walter Calicchia
(Printed Name)

President
(Title)

1/28/2025
(Date)

RESOLUTION AUTHORIZING PURCHASE OF TWO (2) 2027 F-750 DIESEL REGULAR CAB BASE (F7D) THROUGH A NATIONAL COOPERATIVE PURCHASING AGREEMENT

WHEREAS, the Township of North Bergen ("Township") has the need to purchase two (2) 2027 F-750 Diesel Regular Cab Base (F7D) and

WHEREAS, the Township is permitted to join national cooperatives and use their purchasing agreements under the authority of N.J.S.A. 52:34-6.2(b)(3); and

WHEREAS, the Township is a member of a national cooperative known as TIPS USA; and

WHEREAS, the 2027 F-750 Diesel Regular Cab Base (F7D) is available for purchase from United Ford LLC through the TIPS USA cooperative; and

WHEREAS, specific information regarding the contract may be found on the TIPS USA website at www.tips-usa.com; and

WHEREAS, the Township intends to purchase the 2027 F-750 Diesel Regular Cab Base (F7D) utilizing the TIPS USA contract issued to United Ford LLC, Contract# 230802; and

WHEREAS, the Local Public Contracts Law requires the Board of Commissioners of the Township to approve the purchase of goods or services in excess of the contracting unit's bid threshold; and

WHEREAS, United Ford LLC has submitted a proposal for the 2027 F-750 Diesel Regular Cab Base (F7D) consistent with its agreement through TIPS USA in the amount of \$94,263.00 each; and

WHEREAS, the Township's purchasing agent has determined that the use of the cooperative purchasing agreement shall result in cost savings after all factors have been considered; and

WHEREAS, the Township has provided notice to the general public of its intention to purchase through the national cooperative agreement under the authority of N.J.S.A. 52:34-6.2(b)(3), with a comment period that ended on, March 18, 2026; and

WHEREAS, no objections were received during the comment period; and

WHEREAS, the Chief Financial Officer has certified that there are available sufficient legally appropriated funds in the official budget for the year 2026 to pay for this purchase.

NOW, THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the Township of North Bergen in the County of Hudson that:

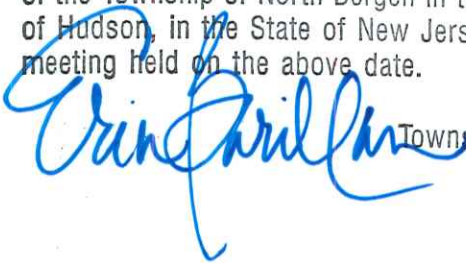
1. The aforesaid recitals are incorporated herein as though fully set forth at length.
2. Membership in TIPS USA is hereby ratified and confirmed.
3. A contract with United Ford LLC for the purchase of two (2) 2027 F-750 Diesel Regular Cab Bases (F7D) in the amount of \$94,263.00 each for a total of \$188,526.00 pursuant to the TIPS USA Cooperative, is hereby authorized and approved.

4. The Mayor, Township Administrator, Chief Financial Officer, Township Attorney, Township Clerk, Purchasing Agent, and any other necessary official, officer or employee of the Township be and they are hereby authorized to execute any and all documents and to take any and all actions necessary to effectuate the purposes of this Resolution, including preparation and execution of a contract or purchase order with United Ford LLC consistent with this Resolution.

Dated: March 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

CERTIFICATION OF FUNDS

Acct # C-04-55-109-000-0700
Contracted Amt \$ 188,526
Unit Price Estimate _____
Date 3-12-26
By Robert J Pittfield
Chief Financial Officer

RESOLUTION AUTHORIZING CHANGE ORDER #3
FOR 2024 VARIOUS ROADS

WHEREAS, a contract was entered into between the Township of North Bergen and D & L Paving Contractors, Inc.; and

WHEREAS, said contract requires the contractor to provide labor and materials for 2024 Roads Program; and

WHEREAS, it appears from Change Order No. 3 dated March 10, 2026, executed by Remington & Vernick Engineers and the contractor, a copy of which is attached hereto, that changes in the work not anticipated in the original contract, but within the scope of said contract are required; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN as follows:

1. Change Order No. 3 is hereby authorized and approved.
2. In consideration of the changes in work described in Change Order No. 3, the contract price is hereby increased \$113.23, with the new contract price being \$526,386.10.
3. The Mayor, Township Administrator, Chief Financial Officer, Township Attorney, Township Clerk, Purchasing Agent, Township Engineer and any other necessary official, officer or employee of the Township be and they are hereby authorized to execute any and all documents and take any and all actions necessary to complete and realize the intent and purpose of this Resolution, including execution of the attached Change Order.
4. A certified copy of this Resolution shall be forwarded to:
 - a. D & L Paving Contractors, Inc.
675 Franklin Ave.
Nutley, NJ 07110
 - b. Remington & Vernick Engineers
One Harmon Plaza
Suite 210
Secaucus, NJ 07094

Dated: March 18, 2026

	YES	NO	NOT VOTING
Cabrera			
Pascual			
Rodriguez			
Vainieri			
Sacco			
(President)			

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

CERTIFICATION OF FUNDS

Acct # C-04-55-111-000-0510

Contracted Amt \$113.23

Unit Price Estimate _____

Date 3-12-26

By Robert J Pittfield

Chief Financial Officer

Township Clerk _____



REMINGTON
& VERNICK
ENGINEERS

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

March 10, 2026

Carmen Borrell, QPA, RPPO
Township of North Bergen
4233 Kennedy Boulevard
North Bergen, NJ 07047

Re: **Township of North Bergen**
2024 Various Roads
Payment Certificate No. 3 Final
Our File No. 0908T074

Dear Ms. Borrell,

Enclosed please find Payment Certificate No. 3 Final from **D&L Paving Contractors Inc.** for work performed on the above-referenced project. Remington & Vernick Engineers has reviewed the invoice and find it acceptable for all work completed.

Based on the above, we recommend final payment be made to **D&L Paving Contractors Inc.** in the amount of **\$113.23**.

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

Sincerely,
REMINGTON & VERNICK ENGINEERS, INC.

Donald J. Norbut, PE, PP, CME, CFM
Township Engineer

cc: Janet Castro, Town Administrator
Robert Pittfield, CFO
Joseph Mongelli, RVE
Mina Eskander, RVE



PROJECT NAME:
MA-2024 VARIOUS ROADS 2024 NORTH BERGEN
PROJECT NUMBER:
0908T074
CLIENT:
TOWNSHIP OF NORTH BERGEN

CERTIFICATE #3 FINAL

D&L PAVING
675 Franklin Avenue
Nutley, NJ

X

3/20/24

DATE

#	DESCRIPTION	QUANTITY & UNITS		UNIT PRICE	CONTRACT AMOUNT	QTY. COMPL. CERT #3	AMOUNT PAYABLE CERT #3	TOTAL QTY. COMPL.	TOTAL AMOUNT PAYABLE
1	MOBILIZATION	1	LS	\$5,000.00	\$5,000.00	0	\$0.00	1	\$5,000.00
2	CLEARING SITE	1	LS	\$2,500.00	\$2,500.00	0	\$0.00	1	\$2,500.00
3	BREAKAWAY BARRICADE	20	UN	\$0.01	\$0.20	0	\$0.00	20	\$0.20
4	DRUM	40	UN	\$0.01	\$0.40	0	\$0.00	40	\$0.40
5	TRAFFIC CONES	80	UN	\$0.01	\$0.80	0	\$0.00	80	\$0.80
6	CONSTRUCTION SIGNS	300	SF	\$0.01	\$3.00	0	\$0.00	300	\$3.00
7	FUEL PRICE ADJUSTMENT	1	DOLL	\$3,000.00	\$3,000.00	-0.2973167	-\$891.95	0.08724667	\$261.74
8	ASPHALT PRICE ADJUSTMENT	1	DOLL	\$1,500.00	\$1,500.00	0.67012	\$1,005.18	0.81601333	\$1,224.02
9	NO ITEM	-	-	-	\$0.00	0	\$0.00	0	\$0.00
10	HMA MILLING, 3" OR LESS	11381	SY	\$4.98	\$56,677.38	0	\$0.00	10738	\$53,475.24
11	HOT MIX ASPHALT 9.5 M 64 SURFACE COURSE	1351	TON	\$96.00	\$129,696.00	0	\$0.00	1351	\$129,696.00
12	TACK COAT	1710	GAL	\$0.01	\$17.10	0	\$0.00	1710	\$17.10
13	RESET EXISTING CASTING	2	UN	\$500.00	\$1,000.00	0	\$0.00	2	\$1,000.00
14	RESET GAS VALVE BOX	32	UN	\$0.01	\$0.32	0	\$0.00	32	\$0.32
15	RESET WATER VALVE BOX	32	UN	\$0.01	\$0.32	0	\$0.00	32	\$0.32
16	BICYCLE SAFE GRATE	2	UN	\$350.00	\$700.00	0	\$0.00	2	\$700.00
17	CURB PIECE	2	UN	\$350.00	\$700.00	0	\$0.00	2	\$700.00
18	9"X18" CONCRETE VERTICAL CURB	1246	LF	\$33.50	\$41,741.00	0	\$0.00	1246	\$41,741.00
19	HOT MIX ASPHALT PAVEMENT REPAIR	315	SY	\$1.00	\$315.00	0	\$0.00	315	\$315.00
20	CONCRETE SIDEWALK, 4" THICK	124	SY	\$110.00	\$13,640.00	0	\$0.00	124	\$13,640.00
21	CONCRETE SIDEWALK REINFORCED, 6" THICK	617	SY	\$120.00	\$74,040.00	0	\$0.00	597	\$71,640.00
22	HOT MIX ASPHALT DRIVEWAY, VARIABLE THICKNESS	10	SY	\$50.00	\$500.00	0	\$0.00	10	\$500.00
23	DETECTABLE WARNING SURFACE	160	SF	\$35.00	\$5,600.00	0	\$0.00	160	\$5,600.00
24	RESET PAVER	20	SY	\$125.00	\$2,500.00	0	\$0.00	10	\$1,250.00
25	NO ITEM	-	-	-	\$0.00	0	\$0.00	0	\$0.00
26	NO ITEM	-	-	-	\$0.00	0	\$0.00	0	\$0.00
27	NO ITEM	-	-	-	\$0.00	0	\$0.00	0	\$0.00
28	TRAFFIC MARKING LINES, 4"	4966	LF	\$0.90	\$4,469.40	0	\$0.00	4966	\$4,469.40
29	TRAFFIC MARKING LINES, 8"	348	LF	\$2.00	\$696.00	0	\$0.00	348	\$696.00



CERTIFICATE #3 FINAL

PROJECT NAME:
MA-2024 VARIOUS ROADS 2024 NORTH BERGEN
PROJECT NUMBER:
0908T074
CLIENT:
TOWNSHIP OF NORTH BERGEN

D&L PAVING
675 Franklin Avenue
Nutley, NJ

X

3/10/24

DATE

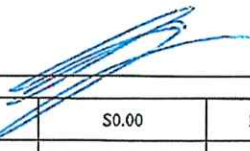
30	TRAFFIC MARKING LINES, 24"	414	LF	\$5.00	\$2,070.00	0	\$0.00	118	\$590.00
31	TRAFFIC MARKING SYMBOLS	525	SF	\$12.50	\$6,562.50	0	\$0.00	525	\$6,562.50
32	INLET FILTER TYPE 2-2X4'	35	UN	\$0.01	\$0.35	0	\$0.00	35	\$0.35
33	SPEED HUMP, COMPLETE, INCLUDING ALL LINES STRIPING	6	UN	\$6,000.00	\$36,000.00	0	\$0.00	6	\$36,000.00
A-1.1	MOBILIZATION	1	LS	\$0.01	\$0.01	0	\$0.00	1	\$0.01
A-1.2	CLEARING SITE	1	LS	\$0.01	\$0.01	0	\$0.00	1	\$0.01
A-1.3	BREAKAWAY BARRICADE	20	UN	\$0.01	\$0.20	0	\$0.00	20	\$0.20
A-1.4	DRUM	40	UN	\$0.01	\$0.40	0	\$0.00	40	\$0.40
A-1.5	TRAFFIC CONES	80	UN	\$0.01	\$0.80	0	\$0.00	80	\$0.80
A-1.6	CONSTRUCTION SIGNS	300	SF	\$0.01	\$3.00	0	\$0.00	300	\$3.00
A-1.10	HMA MILLING, 3" OR LESS	1995	SY	\$4.98	\$9,935.10	0	\$0.00	1720	\$8,565.60
A-1.11	HOT MIX ASPHALT 9.5 M 64 SURFACE COURSE	236	TON	\$96.00	\$22,656.00	0	\$0.00	236	\$22,656.00
A-1.12	TACK COAT	298	GAL	\$0.01	\$2.98	0	\$0.00	298	\$2.98
A-1.19	HOT MIX ASPHALT PAVEMENT REPAIR	190	SY	\$0.01	\$1.90	0	\$0.00	0	\$0.00
A-1.28	TRAFFIC MARKING LINES, 4"	882	LF	\$0.90	\$793.80	0	\$0.00	882	\$793.80
A-1.30	TRAFFIC MARKING LINES, 24"	65	LF	\$5.00	\$325.00	0	\$0.00	35	\$175.00
A-1.31	TRAFFIC MARKING SYMBOLS	25	SF	\$12.50	\$312.50	0	\$0.00	25	\$312.50
A-2.1	MOBILIZATION	1	LS	\$0.01	\$0.01	0	\$0.00	1	\$0.01
A-2.2	CLEARING SITE	1	LS	\$0.01	\$0.01	0	\$0.00	1	\$0.01
A-2.3	BREAKAWAY BARRICADE	20	UN	\$0.01	\$0.20	0	\$0.00	20	\$0.20
A-2.4	DRUM	40	UN	\$0.01	\$0.40	0	\$0.00	40	\$0.40
A-2.5	TRAFFIC CONES	80	UN	\$0.01	\$0.80	0	\$0.00	80	\$0.80
A-2.6	CONSTRUCTION SIGNS	300	SF	\$0.01	\$3.00	0	\$0.00	300	\$3.00
A-2.10	HMA MILLING, 3" OR LESS	1391	SY	\$4.98	\$6,927.18	0	\$0.00	1040	\$5,179.20
A-2.11	HOT MIX ASPHALT 9.5 M 64 SURFACE COURSE	165	TON	\$96.00	\$15,840.00	0	\$0.00	165	\$15,840.00
A-2.12	TACK COAT	209	GAL	\$0.01	\$2.09	0	\$0.00	209	\$2.09
A-2.19	HOT MIX ASPHALT PAVEMENT REPAIR	135	SY	\$0.01	\$1.35	0	\$0.00	0	\$0.00
A-2.28	TRAFFIC MARKING LINES, 4"	348	LF	\$0.90	\$313.20	0	\$0.00	326	\$293.40
A-2.31	TRAFFIC MARKING SYMBOLS	97	SF	\$12.50	\$1,212.50	0	\$0.00	97	\$1,212.50
11E	HOT MIX ASPHALT 9.5 M 64 SURFACE COURSE	-	TON	\$96.00	-	0	\$0.00	201.96	\$19,388.16
18E	9"X18" CONCRETE VERTICAL CURB	-	LF	\$33.50	-	0	\$0.00	205	\$6,867.50
19E	HOT MIX ASPHALT PAVEMENT REPAIR	-	SY	\$1.00	-	0	\$0.00	70	\$70.00



CERTIFICATE #3 FINAL

PROJECT NAME:
MA-2024 VARIOUS ROADS 2024 NORTH BERGEN
PROJECT NUMBER:
0908T074
CLIENT:
TOWNSHIP OF NORTH BERGEN

D&L PAVING
675 Franklin Avenue
Nutley, NJ

X  3/6/24 DATE

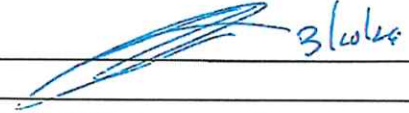
20E	CONCRETE SIDEWALK, 4" THICK	-	SY	\$110.00	-	0	\$0.00	19	\$2,090.00
28E	TRAFFIC MARKING LINES, 4"	-	LF	\$0.90	-	0	\$0.00	1824	\$1,641.60
29E	TRAFFIC MARKING LINES, 8"	-	LF	\$2.00	-	0	\$0.00	946	\$1,892.00
31E	TRAFFIC MARKING SYMBOLS	-	SF	\$12.50	-	0	\$0.00	430	\$5,375.00
33E	SPEED HUMP, COMPLETE, INCLUDING ALL LINSTRIPIING	-	UN	\$6,000.00	-	0	\$0.00	1	\$6,000.00
A-2.11E	HOT MIX ASPHALT 9.5 M 64 SURFACE COURSE	-	TON	\$96.00	-	0	\$0.00	18.74	\$1,799.04
A-2.31E	TRAFFIC MARKING SYMBOLS	-	SF	\$12.50	-	0	\$0.00	303	\$3,787.50
S1	RECONSTRUCTED INLET, TYPE A, USING EXISTING CASTINGS	-	LS	\$1,200.00	-	0	\$0.00	2	\$2,400.00
S2	DENSE GRADED AGGREGATE, BASE COURSE, 6" THICK (GRAND AVENUE)	-	SY	\$30.00	-	0	\$0.00	390	\$11,700.00
S3	HOT MIX ASPHALT 19M 64 BASE COURSE, 4" THICK (GRAND AVENUE)	-	SY	\$75.00	-	0	\$0.00	390	\$29,250.00
S4	1 STEP CONCRETE UNIT	-	LS	\$1,500.00	-	0	\$0.00	391	\$1,500.00



PROJECT NAME:
MA-2024 VARIOUS ROADS 2024 NORTH BERGEN
PROJECT NUMBER:
0908T074
CLIENT:
TOWNSHIP OF NORTH BERGEN

CERTIFICATE #3 FINAL

D&L PAVING
675 Franklin Avenue
Nutley, NJ

X  3/10/26
DATE

CHANGE ORDERS

No.	Description	Amount	Percent
1	CO 1	\$77,510.66	17.33%
2	CO 2	\$1,500.00	0.34%
3	CO 3 Final	\$113.23	0.03%
4		\$0.00	
5		\$0.00	

TOTAL: \$79,123.89 17.69%

PAYMENTS CERTIFIED TO DATE (AMOUNT)

1	\$495,277.02	6	
2	\$30,995.85	7	
3		8	
4		9	
5		10	

TOTAL: \$526,272.87

CONTRACT INFORMATION

Original Contract Amount:	\$ 447,262.21	TOTAL AMOUNT COMPLETED TO DATE	\$526,386.10
Contract Change (Amount):	\$ 79,123.89	LESS RETAINED 2%	\$0.00
Contract Change(Percent):	17.67%	SUBTOTAL	\$526,386.10
Amended Contract Amount:	\$ 526,386.10	LESS AMOUNT PREVIOUSLY CERTIFIED	\$526,272.87
Date notice to Proceed Issued:	5/15/2025		
Original Calendar Day Completion Time:	90		
Approved Clendar Day Extension:			
Contract Completion Date:	8/13/2025	AMOUNT DUE THIS CERTIFICATE	\$113.23

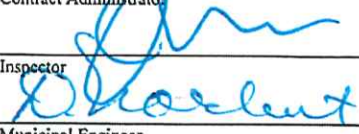
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Contract Administrator

3/10/26

Date

Inspector


Municipal Engineer

3/10/26

Date

**TOWNSHIP OF NORTH BERGEN
RESOLUTION**

WHEREAS, North Bergen Gateway LLC posted a performance bond in the amount of \$183,987.72 and a cash performance guaranty in the amount of \$20,443.09 for site improvements with the Township of North Bergen; and

WHEREAS, the aforementioned guaranty was posted in connection with on-site improvements for the premises known as Block 73, Lot 1.04 on the Tax Assessment Map of the Township of North Bergen and commonly known as 3601 Liberty Avenue, (previously known as 1705-09 Union Turnpike) North Bergen, New Jersey 07047; and

WHEREAS, certain site improvements were completed by North Bergen Gateway LLC; and

WHEREAS, North Bergen Gateway LLC has requested release of the performance bond in the amount of \$183,987.72 and cash performance guaranty in the amount of \$20,443.08; and

WHEREAS, North Bergen Gateway LLC requested that the Township of North Bergen adopt a Resolution indicating that all site improvements have been inspected and approved and that the performance guaranty can be released; and

WHEREAS, the Board of Commissioners of the Township of North Bergen has determined that the site improvements for the project have been completed and that the cash performance bond and cash safety and stabilization guaranty can be released; and

WHEREAS, North Bergen Gateway LLC authorized the utilization of funds from the bond to pay any outstanding escrow amounts, with the balance to be released; and

WHEREAS, the escrow balance of \$1,165.00 shall be retained to pay outstanding escrow amounts and any additional invoices submitted; and

NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Township of North Bergen as follows:

1. That site improvements required related to the property known as 3601 Liberty Avenue (previously known as 1705-09 Union Turnpike), North Bergen, New Jersey are hereby deemed complete.
2. The Township of North Bergen hereby authorizes the Chief Financial Officer to release the performance bond in the amount of \$183,987.72 and the cash performance guaranty to North Bergen Gateway LLC.

	YES	NO	VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

B. Any escrow remaining shall remain for a period of sixty (60) days from the date of this resolution to allow all Township professionals to be paid.

1. Certified copies of this Resolution shall be provided to: (i) Robert Pittfield, Chief Financial Officer; (ii) Peter Hammer, North Bergen Director of Community Development; (iii) North Bergen Gateway LLC, the developer; and (iv) Brian M. Chewcaskie, Esq., Special Counsel.

Date: March 18, 2026

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

Township Clerk

CERTIFICATION OF FUNDS

Acct # T-20-293-56-000-0013

Contracted Amt \$ 20,443.09

Unit Price Estimate

Date 3/10/26

By Robert J Pittfield
Chief Financial Officer

**TOWNSHIP OF NORTH BERGEN
COUNTY OF HUDSON
RESOLUTION**

WHEREAS, 8619 Holding Co. LLC a/k/a 8619 Holding Urban Renewal, LLC has requested that the Township of North Bergen enter into an Estoppel Certificate and Recognition Agreement with respect to premises located at Block 384 Lot 2602, commonly known as 8601 Bergenline Avenue, North Bergen, New Jersey 07047; and

WHEREAS, the Estoppel Certificate and Recognition Agreement has been reviewed and approved by the Township Attorney; and

WHEREAS, the Board of Commissioners of the Township of North Bergen has determined that it is in the best interests of the Township to authorize the execution of the Estoppel Certificate and Recognition Agreement.

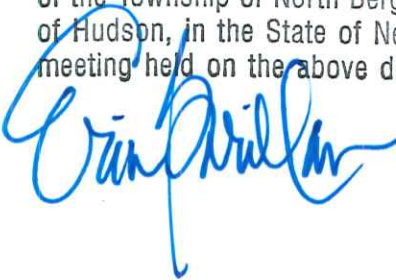
NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Township of North Bergen as follows:

- 1. The Mayor and Township Clerk are hereby authorized to execute the Estoppel Certificate and Recognition Agreement in the form on file in the Office of the Township Clerk.
- 2. Certified copies of this Resolution shall be provided to the following: 8619 Holding Co., LLC; Thomas R. Kobin, Township Attorney; Janet Castro, Township Administrator; Robert Pittfield, Chief Financial Officer and Brian M. Chewcaskie, Special Counsel.

Date: March 18, 2026

	YES	NO	NOT VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

**RESOLUTION FOR THE COMPUTATION OF RESERVE FOR
UNCOLLECTED TAXES - 2026 BUDGET**

WHEREAS, pursuant to N.J.S.A. 40A:4-41, a municipality must include an appropriation for "reserve for uncollected taxes" in its annual budget where less than 100% of current tax collections may be and are anticipated; and

WHEREAS, receipts from the collection of taxes levied or to be levied in the municipality and payable in the fiscal year shall be anticipated in an amount which is not in excess of the percentage of taxes levied and payable during the next preceding fiscal year which was received in cash by the last day of the preceding fiscal year; and

WHEREAS, pursuant to N.J.S.A. 40A:4-41(c)(1), if tax appeal judgments of the county tax board pursuant to N.J.S.A. 54:3-21, et seq. or the State tax court pursuant to N.J.S.A. 54:48-1, et result in tax reductions for the previous fiscal year, the governing body of the municipality may elect to calculate the current year reserve for uncollected taxes by reducing the certified tax levy of the prior year by the amount of the tax levy adjustments resulting from those judgments; and

WHEREAS, the election of this choice to calculate the reserve for uncollected taxes for the 2026 municipal budget shall be made by resolution approved by a majority of the full membership of the governing body prior to the introduction of the 2026 municipal budget pursuant to N.J.S.A. 40A:4-5; and

WHEREAS, Sheet 22 of the Township of North Bergen's Annual Financial Statement for the year 2025 reflects reductions due to tax appeals of \$178,600,00 which when reduced from the 2025 tax levy, results in the 2025 tax collection rate being 98.70 percent; and

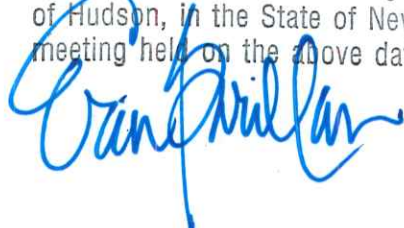
NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN that:

1. The aforesaid recitals are incorporated herein as though fully set forth at length.
2. Pursuant to N.J.S.A. 40A:4-41(c)(1), the Board of Commissioners elects to calculate the reserve for uncollected taxes appropriation for the 2026 municipal budget by reducing the certified tax levy of the prior year by the amount of tax levy judgments of the county tax board pursuant to N.J.S.A. 54:3-21, et seq., and State tax court pursuant to N.J.S.A. 54:48-1, et seq., in order to calculate the prior year tax collection rate.
3. The Mayor, Township Administrator, Chief Financial Officer, Treasurer, Township Attorney, Township Clerk, and any other necessary official, officer, or employee of the Township be and they are hereby authorized to execute any and all documents and to take any and all actions necessary to complete and realize the intent and purpose of this Resolution.

Dated: **March 18th, 2026**

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

**TOWNSHIP OF NORTH BERGEN
COUNTY OF HUDSON
RESOLUTION**

WHEREAS, the Township of North Bergen participates in New Jersey's Urban Enterprise Zone (UEZ) Program, administered by the New Jersey Department of Community Affairs (DCA) through the Urban Enterprise Zone Authority (UEZA); and

WHEREAS, Block 77, Lot 34 (the "Property") is an underutilized and deteriorating business located within the boundaries of the Township of North Bergen Urban Enterprise Zone (UEZ) established in 1977 in strict accordance with the provisions of the New Jersey Urban Enterprise Zones Act, N.J.S.A. 52:27H-60 et seq. and qualifies as a rehabilitation area; and

WHEREAS, by virtue of the inclusion of the subject site in the North Bergen UEZ, the Local Redevelopment and Housing Law provides that the Property also qualifies as an Area in Need of Redevelopment (ANR) for the purpose of granting tax exemptions within the Enterprise Zone District pursuant to the provisions of N.J.S.A. 40A:20-1 et seq., the long-term tax exemption law; and

WHEREAS, the Rehabilitation Area includes the Property identified as Block 77 Lot 34 on the Township's official tax map, which shall also be known as the "Rehabilitation Area" and the "Redevelopment Area" for purposes of this Rehabilitation Area designation in order to revitalize the deteriorating and underutilization conditions apparent at the Property; and

WHEREAS, the Board of Commissioners of the Township of North Bergen is implementing the rehabilitation and redevelopment of the aforesaid Rehabilitation Area of the Township pursuant to the provisions of the Local Redevelopment and Housing Law (N.J.S.A. 40A:12A-14a (1) and (3) to advance community interests and to efficiently encourage rehabilitation of property which by reason of age or economics may be in need of rehabilitation.

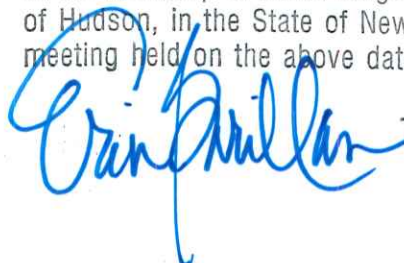
NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Township of North Bergen:

1. That the Property described as Block 77 Lot 34, delineated on the official tax map, is hereby designated as an area in need of rehabilitation in order that the property owner may be encouraged to invest in the property.
2. A copy of this resolution shall remain on file in the Office of the Township Clerk, as well as copies being provided to Peter Hammer, Director of Community Development; Edward Blakeslee, Zoning Officer, Remington Vernick, Township Engineer and Brian M. Chewcaskie, Esq., special land use counsel for the Township of North Bergen.
3. This resolution shall take effect immediately.

Date: March 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

TOWNSHIP OF NORTH BERGEN

RESOLUTION REAPPOINTING A MEMBER TO THE RENT LEVELING BOARD

WHEREAS, Mayor Nicholas J. Sacco wishes to re-appoint Marianne Hall as a member of the Rent Leveling Board, and the Board of Commissioners of the Township of North Bergen consent to same.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN, that Marianne Hall be and is hereby re-appointed as a member of the North Bergen Rent Leveling Board for a term of three (3) years, effective March 23, 2026, and expiring March 22, 2029, and until her successor is appointed and qualifies.

BE IT FURTHER RESOLVED that the Municipal Clerk be and she is hereby authorized to administer the Oath of Office to Marianne Hall.

BE IT FURTHER RESOLVED that a certified copy of this Resolution shall be forwarded to:

1. Rent Leveling Board Secretary
2. Marianne Hall
3. Law Department
4. Township Clerk

DATED: March 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

TOWNSHIP OF NORTH BERGEN
DEPARTMENT OF PUBLIC AFFAIRS
DIVISION OF HEALTH AND SOCIAL SERVICES
1116 - 43RD STREET
NORTH BERGEN, NJ 07047

MONTHLY REPORT OF VITAL STATISTICS ACTIVITIES AND MONIES
FOR THE MONTH OF
JANUARY 2026

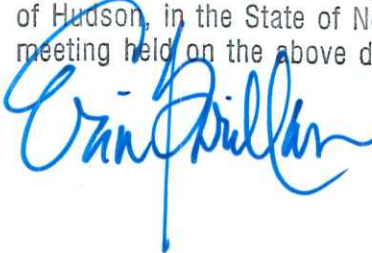
VITAL RECORD	QTY	FEE	TOTAL
MARRIAGE LICENSE	24	\$28.00	\$672.00
MARRIAGE CERTIFICATE	68	\$10.00	\$680.00
BIRTH CERTIFICATE	243	\$10.00	\$2430.00
DEATH CERTIFICATE	17	\$10.00	\$170.00
BURIAL PERMIT	2	\$ 5.00	\$10.00
CORRECTIONS	14	\$25.00	\$350.00
CIVIL UNION LICENSE	0	\$28.00	\$0.00
CIVIL UNION CERTIFICATE	0	\$10.00	\$0.00
TOTAL			\$4312.00


CAROL J. CAMACHO, REGISTRAR
VITAL STATISTICS DEPARTMENT

Date: MARCH 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

TOWNSHIP OF NORTH BERGEN
DEPARTMENT OF PUBLIC AFFAIRS
DIVISION OF HEALTH AND SOCIAL SERVICES
1116 - 43RD STREET
NORTH BERGEN, NJ 07047

MONTHLY REPORT OF VITAL STATISTICS ACTIVITIES AND MONIES
FOR THE MONTH OF
FEBRUARY 2026

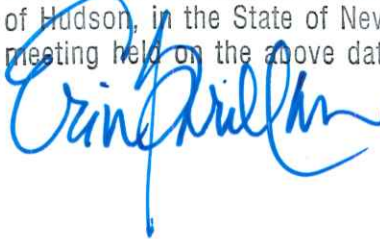
VITAL RECORD	QTY	FEE	TOTAL
MARRIAGE LICENSE	32	\$28.00	\$896.00
MARRIAGE CERTIFICATE	66	\$10.00	\$660.00
BIRTH CERTIFICATE	329	\$10.00	\$3290.00
DEATH CERTIFICATE	13	\$10.00	\$130.00
BURIAL PERMIT	0	\$ 5.00	\$00.00
CORRECTIONS	7	\$25.00	\$125.00
CIVIL UNION LICENSE	0	\$28.00	\$0.00
CIVIL UNION CERTIFICATE	0	\$10.00	\$0.00
TOTAL			\$5101.00


CAROL J. CAMACHO, REGISTRAR
VITAL STATISTICS DEPARTMENT

Date: MARCH 18, 2026

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

I HEREBY CERTIFY the foregoing to be a True and Correct copy of Resolution passed and adopted by the Board of Commissioners of the Township of North Bergen in the County of Hudson, in the State of New Jersey, at a meeting held on the above date.

 Township Clerk

CALENDAR YEAR 2026
ORDINANCE TO INCREASE THE MUNICIPAL BUDGET
CAP RATE AND TO ESTABLISH A CAP BANK
(N.J.S.A. 40A: 4-45.14)

WHEREAS, the Local Government Cap Law, N.J.S. 40A:4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget to 2.0% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and

WHEREAS, the Mayor and the Board of Commissioners of the Township of North Bergen in the County of Hudson finds it advisable and necessary to increase its CY 2026 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and

WHEREAS, the Mayor and the Board of Commissioners hereby determine that a 3.5% increase in the budget for said year, amounting to \$2,936,696.99 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and

WHEREAS, the Mayor and the Board of Commissioners hereby determine that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW, THEREFORE BE IT ORDAINED, by the Mayor and the Board of Commissioners of the Township of North Bergen, in the County of Hudson, a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2026 budget year, the final appropriations of the Township of North Bergen shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to \$2,936,696.99, and that the CY 2026 municipal budget for the Township of North Bergen be approved and adopted in accordance in accordance with this ordinance; and

BE IT FURTHER ORDAINED, that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

Introduced: March 18, 2026

Published:

Adopted:

Attest:

	YES	NO	NOT VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

Intro.
I HEREBY CERTIFY THE FOREGOING TO BE A TRUE AND CORRECT COPY OF AN ORDINANCE PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN IN THE COUNTY OF HUDSON, IN THE STATE OF NEW JERSEY, AT A MEETING HELD ON THE ABOVE DATE.

Cristina Hall
TOWNSHIP CLERK

TOWNSHIP OF NORTH BERGEN

ORDINANCE OF THE TOWNSHIP OF NORTH BERGEN, COUNTY OF HUDSON, STATE OF NEW JERSEY, ADOPTING A REDEVELOPMENT PLAN FOR 3167 KENNEDY BOULEVARD

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 *et seq.* (“LRHL”) provides a mechanism to assist local governments in efforts to promote programs of redevelopment and establishes procedures for the Township of North Bergen to declare an area in need of redevelopment, along with the development and effectuation of redevelopment plans; and

WHEREAS, pursuant to the Redevelopment Law, the Board of Commissioners proposed a Resolution designating the property designated on the tax map of the Township as 3167 Kennedy Boulevard, Block 77, Lot 34 as an area in need of rehabilitation in accordance with N.J.S.A. 40A:12A-14; and

WHEREAS, a Resolution was submitted to the North Bergen Planning Board for review and recommendation in accordance with N.J.S.A. 40A:12A-14; and

WHEREAS, the Township of North Bergen (the “Township”) is authorized pursuant to the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 *et seq.* (the “Redevelopment Law”), to determine whether certain parcels of land within the Township constitute an area in need of rehabilitation and/or an area in need of redevelopment; and

WHEREAS, pursuant to the provisions of N.J.S.A. 40A:12A-7 of the Redevelopment Law, the Township is authorized to prepare a Redevelopment Plan; and

WHEREAS, the Township acknowledges that the property located at 3167 Kennedy Boulevard identified as Block 77, Lot 34 (the “Property”) is potentially valuable for contributing to, serving, and protecting the public health, safety and welfare and for the promotion of smart growth (development) within the Township in furtherance of N.J.S.A. 40A:12-5(g); and

WHEREAS, the Township of North Bergen has authorized a redevelopment plan consistent with the standards identified on the Preliminary and Final Site Plan, prepared by Bertin Engineering dated June 30, 2025 and revised December 2, 2025 (the “Redevelopment Plan”) attached hereto and for the specific purpose of complying with N.J.S.A. 40A:12A-5(g);

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of the Township of North Bergen, County of Hudson, State of New Jersey, as follows:

Section 1. The aforementioned recitals (Whereas paragraphs) are incorporated herein as though fully set forth.

Section 2. The Redevelopment Plan consists of a plan identified as Preliminary and Final Site Plan Multi-Family Residential Block 77 Lot 34 3167 Kennedy Boulevard, Township of North Bergen, County of Hudson, New Jersey dated June 30, 2025 revised through December 2, 2025 (a copy of which is on file with the Clerk's Office).

Section 3. All ordinances or parts of ordinances in conflict or inconsistent with the provisions of this Ordinance are, to the extent of such inconsistency, hereby repealed.

Section 4. In case, for any reason, any section or provision of this Ordinance shall be held to be unconstitutional or invalid, the same shall not affect any other section or provision of this Ordinance, except so far as the section or provision so declared unconstitutional or invalid shall be severed from the remainder or any portion thereof.

Section 5. This Ordinance shall take effect following final passage, approval and publication as required by law.

Introduced: March 18, 2026

Published:

Adopted:

Attest:

	YES	NO	NOT VOTING
Cabrera	☒	☐	☐
Pascual	☒	☐	☐
Rodriguez	☒	☐	☐
Vainieri	☒	☐	☐
Sacco	☒	☐	☐
(President)	☐	☐	☐

Intro.

I HEREBY CERTIFY THE FOREGOING TO BE A TRUE AND CORRECT COPY OF AN ORDINANCE PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN IN THE COUNTY OF HUDSON, IN THE STATE OF NEW JERSEY, AT A MEETING HELD ON THE ABOVE DATE.

Cristina Miller
TOWNSHIP CLERK

**TOWNSHIP OF NORTH BERGEN
ORDINANCE**

**AN ORDINANCE OF THE TOWNSHIP OF NORTH BERGEN,
COUNTY OF HUDSON, STATE OF NEW JERSEY ADOPTING
THE REDEVELOPMENT PLAN FOR 2811-2817 KENNEDY
BOULEVARD, BLOCK 60 LOT 2**

WHEREAS, the Local Redevelopment and Housing Law, N.J.S.A. 40A:12A-1 et seq. (“LRHL”) provides a mechanism to assist local governments in efforts to promote programs of redevelopment and sets the procedures for the Township of North Bergen to declare an area in need of redevelopment, along with the development and effectuation of a redevelopment plan; and

WHEREAS, based upon the facts and findings of a study conducted of Block 60 Lot 2 (the “Redevelopment Area”), all made in accordance with N.J.S.A. 40A:12A-6, the Board of Commissioners, after considering the Planning Board’s comments, adopted a Resolution dated February 4, 2026 declaring Block 60 Lot 2 an area in need of redevelopment, duly served notice as required by law, and directed and authorized the Township Planner to prepare a redevelopment plan for the properties designated by the resolution as an area in need of non-condemnation redevelopment; and

WHEREAS, Phillips Preiss Grygiel Leheny Keller LLC prepared and submitted to the Township a redevelopment plan dated February 13, 2026 entitled “2801-2817 Kennedy Boulevard Redevelopment Plan (Block 60 Lot 2)” for Block 60, Lot 2, Township of North Bergen, New Jersey (“Redevelopment Plan”), outlining the planning development and redevelopment of the Redevelopment Area in accordance with N.J.S.A. 40A:12-A-7.

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of the Township of North Bergen, County of Hudson, State of New Jersey, as follows:

Section 1. The Redevelopment Plan, attached hereto as Exhibit A and made a part hereof, is hereby approved pursuant to N.J.S.A. 40A:12A-7.

Section 2. The Zoning Map in the Township’s Zoning Ordinance is hereby amended to include the Redevelopment Area in accordance with the boundaries described in the Redevelopment Plan and the provisions contained therein.

Section 3. All ordinances or parts of ordinances in conflict or inconsistent with the provisions of this Ordinance are, to the extent of such inconsistency, hereby repealed.

Section 4. In case, for any reason, any section or provision of this Ordinance shall be held to be unconstitutional or invalid, the same shall not affect any other section or provision of this Ordinance, except so far as the section or provision so declared unconstitutional or invalid shall be severed from the remainder or any portion thereof.

Section 5. This Ordinance shall take effect twenty (20) days following final passage, approval and publication as required by law.

Introduced: March 4, 2026

Published:

Adopted:

	YES	NO	NOT VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

I HEREBY CERTIFY THE FOREGOING TO BE A TRUE AND CORRECT COPY OF AN ORDINANCE PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN IN THE COUNTY OF HUDSON, IN THE STATE OF NEW JERSEY, AT A MEETING HELD ON THE ABOVE DATE.


TOWNSHIP CLERK

**TOWNSHIP OF NORTH BERGEN
HUDSON COUNTY, NEW JERSEY**

**AN ORDINANCE REGULATING SHORT TERM RENTALS IN
THE TOWNSHIP OF NORTH BERGEN**

**THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN DOES
ORDAIN:**

SECTION I. Background

- A. The purpose of this ordinance is to regulate all short-term rentals within the Township of North Bergen to ensure they are appropriate for rental in order to protect the public health, safety, and general welfare. This ordinance will:
1. Provide for an organized and reasonable process for the registration of short-term rental properties in the Township.
 2. Monitor and provide a reasonable means for mitigation of impacts created by such transitory uses of residential properties within the Township.
 3. Preserve and protect the long-term housing market in the Township
 4. Ensure that the short-term property inventory in the Township satisfies basic safety standards, in order to protect the safety of occupants and the citizens of the Township.
 5. This ordinance shall supersede Ordinance 610-23 and Ordinance 326-17. Short-term rental properties that would be prohibited under this ordinance, but permitted under the previous ordinances, shall be permitted to continue as short-term rental properties as long as those short-term rental properties have a valid short-term rental registration when this ordinance takes effect. A lapse in registration shall cause a short-term rental property to lose its lawful status under the previous ordinances and will make that property fully subject to this ordinance. Short-term rental properties permitted under the previous ordinances will still need to comply with all other aspects of this ordinance to include, but not limited to, application requirements, inspection requirements, and fees when applying for a permit renewal. Short term rental properties permitted under the previous ordinances will have ninety (90) days from the date this ordinance takes effect to obtain a permit under this ordinance.

SECTION II. Definitions

DIRECTOR shall mean the Director of Community Improvements or their designee.

DWELLING shall mean a building that is designed or used exclusively as the living quarters for one or more housekeeping units.

DWELLING UNIT shall mean a room or series of connected rooms containing living, cooking, sleeping and sanitary facilities for one housekeeping unit. The "dwelling unit" shall be self-contained and shall not require passing through another dwelling unit or other indirect route to get to any portion of the dwelling unit, nor shall one dwelling unit require shared facilities with another dwelling unit. Hotel facilities or other facilities providing temporary accommodations shall not be considered dwelling units.

INTERMEDIARY shall mean anyone besides an owner who helps to arrange a property rental for an owner and collects rent and/or taxes and other charges on behalf of the owner. An intermediary includes but is not limited to a broker, hosting platform, or short-term rental property agent.

OWNER-OCCUPIED shall mean the owner of the property who resides in the short-term rental property, or in the principal residential unit with which the short-term rental property is associated on the same lot, and identifies same as his or her principal residence as that term is defined in this

section. For purposes of this section, if the owner of the property is an entity other than an individual or individuals and a natural person, then at least one principal or member of the owner entity must reside in the short-term rental property, or in the principal residential unit with which the short-term rental property is associated on the same lot, and identify same as his or her principal residence as that term is defined in this section.

PRINCIPAL RESIDENCE shall mean person's permanent residence or usual place of return for housing as documented by at least two (2) of the following: motor vehicle registration state-issued identification; tax documents showing the residential unit as the person's residence; or a utility bill. A person may have only one (1) principal residence and must reside there for a minimum of two hundred seventy-five (275) days during the calendar year. For properties with two (2) or more existing legally permitted dwelling units (e.g., a duplex), the term "principal residence" shall refer to the parcel of land and all units on that parcel or within a building in a residential development project.

PROPERTY shall mean a parcel of real property located within the boundaries of the Township of North Bergen, Hudson County, New Jersey.

RESPONSIBLE PARTY shall mean the short-term rental property owner or a person (property manager) designated by the owner to be called upon and be responsible at all times during the period of a short-term rental and to answer for the maintenance of the property, or the conduct and acts of occupants of the short-term rental property, and, in the case of the property manager, to accept service of legal process on behalf of the owner of the short-term rental property.

SHORT-TERM RENTAL ("STR") shall mean the accessory use of a dwelling unit for occupancy by someone other than the unit's owner or permanent resident for a period of twenty-eight (28) or fewer consecutive days, which dwelling unit is regularly used and kept open as such for the lodging of guests, and which is advertised or held out to the public as a place regularly rented to transient occupants

SHORT-TERM RENTAL PROPERTY ("STRP") shall mean a residential dwelling unit that is used, in whole or part, and/or advertised for rent as a short-term rental for transient occupants as guests

SHORT-TERM RENTAL PROPERTY AGENT shall mean any New Jersey-licensed real estate agent or other person designated and charged by the owner of a short-term rental property, with the responsibility for making the short-term rental application to the Township on behalf of the owner, and fulfilling all of the obligations in connection with completion of the short-term rental property permit application process on behalf of the owner and/or may manage the STRP and book reservations. A short-term rental property agent includes a property manager, property management company, or real estate agent. Short-term rental property agents shall be available at all time to make necessary decisions and actions on behalf of the owner.

SUBSTANTIATED COMPLAINT shall mean a complaint charging a violation of state or municipal law where the Director has found after an investigation, probable cause for the violation charged in the complaint.

TRANSIENT OCCUPANT shall mean any person or a guest or invitee of such person, who, in exchange for compensation, occupies or is in actual or apparent control or possession of residential property, which is either: (1) registered as a short-term rental property, or (2) satisfies the definition of a short-term rental property. It shall be a rebuttable presumption that any person who holds themselves out as being an occupant or guest of an occupant of the short-term rental is a transient occupant.

SECTION III. Short-term Rental Regulations

- A. No person shall operate a short-term rental without a valid permit, and no permit shall be issued except to applicants who are the owner and principal resident of the STRP.
- B. Short-term rentals shall only be permitted to be conducted in the following classifications of property in the Township of North Bergen:

- (1) Dwelling units located in a condominium association, homeowners association, or cooperative association, where the association's bylaws, master deed, or other relevant governing document permits short-term rentals and where the owner of the unit legally identifies an address within the association as his or her principal residence;
- (2) Single-family dwelling units, subject to the 60-day limitation in Section III(E); and
- (3) Dwelling units in a two-, three- or four-unit dwelling with one dwelling unit belonging to the principal resident. The principal resident's dwelling unit is subject to the 60-day limitation in Section III(E).

C. Short-term rentals shall not be permitted in a multiple dwelling in which rent is set by HUD, set by a State agency, set by an agreement with the owner/developer or subject to any affordable housing requirements or regulations.

D. The following shall not be permitted to operate as short-term rentals pursuant to this section: hotel, motel, studio hotel, rooming house, dormitory, public or private club, convalescent home, rest home, home for aged people, adult family care homes, assisted living facilities, community residences for developmentally disabled persons, community shelters for victims of domestic violence, senior housing, nursing homes, foster home, halfway house, transitional housing facility, or other similar facility operated for the care, treatment, or reintegration into society of human beings; any housing owned or controlled by an educational institution and used exclusively to house students, faculty or other employees with or without their families; any housing operated or used exclusively for religious, charitable or educational purposes; or any housing owned by a governmental agency and used to house its employees or for governmental purposes.

E. Rentals of an owner-occupied dwelling unit shall be conducted no more than sixty (60) total nights per calendar year. Each night in excess of this limit shall be considered a separate violation.

F. The person offering a dwelling unit for short-term rental use must be the owner of the dwelling or the condominium unit. A tenant of a property may not apply for a short-term rental permit, nor shall the property or any portion thereof be sub-leased by the tenant on a short-term basis, or operated as a STRP by the tenant except as provided below. This STRP regulation shall supersede any conflicting provision in a private lease agreement permitting sub-leasing of the property for twenty-eight days or fewer, or any portion of the property. Violation of this section will result in enforcement action against the tenant, the STRP owner, the short-term rental agent, and the responsible party, and will subject all such parties to the issuance of a summons and levying of fines and/or penalties.

G. No person or entity shall own or have an interest in more than two (2) short-term rental permits, and no person or entity holding short-term rental permits may serve on a board of, or direct or control or have an interest in any entity also holding short-term rental permits such that the combined number of permits held exceeds two.

SECTION IV. Short-Term Rental Requirements

- A. An initial application for a short-term rental permit must include the following information to be considered complete:
 - (1) The name, address, telephone number and email address of the owner(s). If such owner is not a natural person, the application must include the names of all partners, officers and/or directors of any such entity, and their street address, email address and telephone numbers;
 - (2) The address of the proposed STR;

- (3) A copy of the driver's license or State identification card of the owner of the proposed STRP confirming that identifying the proposed STRP is as the applicant's principal residence;
- (4) The "Owner's Affidavit" acknowledging that he/she has received a copy of this ordinance and that they have reviewed the ordinance and understand its requirements;
- (5) The "Short-term Rental Property Agent Certification" which includes the name, address, telephone number and email address of the short-term rental property agent, which shall constitute his /her seven-day a week, twenty-four-hour a day contact information;
- (6) The "Responsible Party Certification" which includes the name, address, telephone number and email address of the short-term rental property's responsible party, which shall constitute his/her seven-day a week, twenty-four-hour a day contact information;
- (7) Copies of the most recent, gas/electric and water bills for the owner's principal residential unit STRP;
- (8) Proof of the owner's current ownership of the STRP;
- (9) The number of all on-site parking spaces available; the owner shall certify that every effort will be made to avoid and/or mitigate issues with on-street parking in the neighborhood in which the STR is located, resulting from excessive vehicles generated by the STR; all renters of the STRP shall be limited to one vehicle per two occupants in the STRP;
- (10) A "Municipal Court Compliance Certificate" which confirms proof of no outstanding fines or penalties with North Bergen Municipal Court. All fines or penalties issued by the North Bergen Municipal Court for any past code violations relating to the STRP, the owner, and/or the responsible party, including penalties for failure to appear in Court, must be satisfied in full prior to the issuance of a short-term rental permit;
- (11) Proof of no outstanding taxes, water and sewer charges;
- (12) A certificate of insurance of general liability insurance in a minimum amount of five hundred thousand dollars (\$500,000.00);
- (13) Where the proposed STR is in a condominium association, homeowners association, or cooperative association, a copy of the Master Deed and Bylaws allowing for short-term rentals in that dwelling and/or dwelling unit;
- (14) Where the owner of the proposed STR is a corporate entity, a copy of the certificate of formation and operating agreement;
- (15) Documentation indicating that the property has been inspected for compliance with the Township's fire safety regulations and property maintenance code;
- (16) A "Zoning Determination Letter" which verifies that the premises are not being occupied or used in violation of the Township's land use and zoning regulations;
- (17) The STRP owner must also close any open construction permits for the STR unit prior to the issuance of a short-term rental permit. The Director may waive this requirement upon a determination that the ongoing permitted work or required work will not adversely impact transient occupants or detrimentally impact occupants' health and safety; and

- (18) The Director shall have the authority to obtain additional information, as necessary, to achieve the objectives of this ordinance.
- B. Provided that the information contained within has not changed, a short-term rental permit renewal application shall include everything required by Section IV (A) except:
- (1) the "Owner's Affidavit"
 - (2) the "Short-term Rental Property Agent Certification"
 - (3) the "Responsible Party Certification"
 - (4) A "Zoning Determination Letter"
 - (5) Documentation indicating that the property has been inspected for compliance with the Township's fire safety regulations and property maintenance code

SECTION V. Short-Term Rental Application

- A. An owner of property, intended to serve as a STRP shall submit to the Director an STR permit application, along with application fee of five hundred dollars (\$500.00). Said fee shall be non-refundable, including in the event that the application is withdrawn or denied.
- B. Each application is subject to review to verify the STRP's eligibility for use as an STR and compliance this Ordinance.
- C. The Township reserves the right to inspect a STRP for compliance with fire safety regulations and this Ordinance, regardless of the status of the STRP's permit application, in the event that the Township receives a substantiated complaint of a violation on the premises.

SECTION VI. Issuance of short-term rental permit and appeal procedure.

- A. Once an application is submitted, complete with all required information and documentation and fees, the Director, following any necessary investigation for compliance with this ordinance, shall either issue the short-term rental permit or issue a written denial of the permit application, with the reasons for such denial being stated therein within thirty (30) days, so long as access to the STRP is provided by the owner or owner's STR agent.
- B. If denied, the applicant shall have ten business days to appeal the denial, in writing, to the Town Administrator. The applicant shall attach to the appeal all documentation required to establish its entitlement to a permit.
- C. The STR permit shall be valid for a period of one year from the date of issuance.

SECTION VII. Short-term rental operational requirements.

- A. The STRP owner shall ensure that the STR is used in a manner that complies with all applicable laws, rules, and regulations pertaining to the use and occupancy of the STR.
- (1) The Director may suspend, revoke, or deny an STR permit if:
- a) the property has unabated violations of any building or fire codes or Township ordinances;
 - b) the owner has been convicted of violating state or municipal law prohibiting disturbing the peace or maintaining a nuisance; or

- c) the owner is the subject of a substantiated complaint related to the property or another property owned in North Bergen charging a violation of state or municipal law.
- (2) In making a determination under this section, the Director shall consider:
 - a) the threat to public safety;
 - b) the impact on the community;
 - c) the manner in which the owner rectified the violation; and/or
 - d) the threat to the health and safety of the occupants.
- B. The owners of a STRP shall not install on the STRP any advertising or identifying mechanisms, such as signage, including lawn signage, identifying the property for rent as STRP.
- C. Transient occupants of the STRP shall comply with all ordinances of the Township of North Bergen including, but not limited to those ordinances regulating noise and nuisance conduct. Failure of transient occupants to comply shall subject the transient occupants, the owners of the STRP, the responsible party, and the short-term rental agent listed in the short-term rental permit application, to the issuance of fines and/or penalties, which include, but not be limited to revocation of the STRP permit.
- D. The owner of an STRP shall post the following information in a prominent location within the STRP unit:
 - (1) Owner name; if owner is an entity, the name of a principal in the entity, the principal's email address, and principal's phone number;
 - (2) The names, e-mail address, and phone numbers for the responsible party and he short-term rental agent;
 - (3) The phone numbers for the Police Department and the Department of Community Improvements;
 - (4) The maximum number of parking spaces available for STR use onsite;
 - (5) Trash and recycling pick-up day and all applicable rules and regulations regarding trash disposal and recycling; and
 - (6) Notification that a guest, transient occupant, the short-term rental property agent, the responsible party or STRP owner may be cited or fined by the Police Department or the Department of Community Improvements for violations of any applicable ordinances of the Township of North Bergen.
- E. If any of the information required by Subsection D above is inaccurate while displayed in the STRP, it shall constitute a violation of this ordinance.
- F. In the event that any complaints are received by the Police Department, Department of Community Improvements, or any other Township Department regarding the STR and/or the transient occupants and the owner of the STRP is unreachable or unresponsive, both the responsible party and the short-term rental agent listed in the short-term rental permit application shall have the responsibility to take any action required to properly resolve such complaints, and shall be authorized by the STRP owner to do so.
- G. While a STRP is rented, the owner, the short-term rental agent, or the responsible party shall be available twenty-four (24) hours per day, seven days per week for the purpose of responding within two hours to complaints regarding the condition of the STRP premises, maintenance of the STRP premises, operation of the STRP, or conduct of the guests at

the STRP, or nuisance complaints from the Police Department, or neighbors, arising by virtue of the short-term rental of the property.

- H. When the Office of the Township Administrator and/or the Department of Community Improvements receives notice of a civil and/or criminal complaint and/or code/ordinance violation at a STRP as outlined in Section VII above, the Director or Town Administrator or their designee shall conduct an investigation and may issue a written notice of revocation or suspension, as applicable, of the short-term rental permit with the reasons for such revocation or suspension being stated therein within thirty (30) days.
- (1) The applicant shall have ten (10) days to appeal the revocation or suspension in writing to the Town Administrator.
 - (2) Within thirty (30) days thereafter, the Town Administrator or their designee shall decide the appeal.
- I. An owner must apply to renew the short-term rental permit by submitting to the Department of Community Improvements, a short-term rental permit renewal application, and a non-refundable renewal registration fee of five hundred dollars (\$500.00). No STR may be operated, listed, or advertised without a valid unexpired permit. The renewal application must be received with all of the required documentation no later than thirty (30) days prior to the permit expiration date.
- J. The short-term rental permit shall expire automatically when the STRP changes ownership, and a new initial application and registration fee will be required to operate the property as a STRP. A new application shall also be required for any STR that had its short-term rental permit revoked.
- K. All listings, advertisements, whether in any print, digital, web-based platform, multiple listing service or any realtor's property listing shall include the permit number.
- L. The STRP owner or agent shall maintain an up-to-date log of all transient occupants who will be occupying the STRP, which shall contain the occupant or occupants' names, ages, dates of commencement and expiration of each short-term rental period. This log shall be available for inspection by the Department of Community Improvements and the Police Department in case of emergency.

SECTION VIII. Violations, penalties, and enforcement

- A. A violation of any provision of this ordinance may subject the STRP owner, transient occupant(s), the short-term rental agent, and the responsible party and the intermediary, or their agents to fines assessed by the Court up to seven hundred fifty dollars (\$750.00) per day that the violation exists, but not less than one hundred dollars (\$100.00) per violation per day that the violation exists.
- B. The STRP owner shall publish the short-term rental permit number issued by the Township in every print, digital, or internet advertisement, and/or in the multiple listing service or other real estate listing of a real estate agent licensed by the New Jersey Real Estate Commission, in which the STRP is listed and/or advertised for rent on a short-term basis. Advertisements and/or listings of the STRP for rent on a short-term basis that do not contain the permit number are a violation of this Ordinance and shall subject the owner of the STRP, the responsible party, the short-term rental agent, and the intermediary to fines and/or penalties. Every day such advertisement or listing appears shall be a separate violation of this ordinance.
- C. In no event shall a STRP be rented to anyone younger than twenty-one (21) years of age. The primary occupant of all short-term rentals executing the agreement between the owner and the occupant must be over the age of twenty-one (21), and must be the party who will actually occupy the property during the term of the short-term rental. The primary occupant may have guests under the age of twenty-one (21) who will share and occupy the property with them. Both the primary occupant executing the short-term rental agreement and the STRP owner shall be responsible for compliance with this

provision, and shall both be liable for a violation, where the STRP is not occupied by at least one adult over the age of twenty-one (21) during the term of the STR.

- D. No person may advertise any property for a short-term rental prior to the issuance of a permit for such property.
- E. No STR permit issued under this section may be transferred or assigned or used by any person or entity, other than the owner to whom it is issued, or at any property location or dwelling unit other than the property for which it is issued.

SECTION IX. Separability

Each section, subsection, sentence, clause, and phrase of this ordinance is declared to be an independent section, sentence, clause and phrase, and the finding or holding of any such portion of this ordinance to be unconstitutional, void, or ineffective for any cause or reason, shall not affect any other portion of this ordinance.

SECTION X. Repealer

All ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed as to the inconsistency.

SECTION XI. Effective Date

This ordinance shall take effect 20 days from the time of its final passage.

Introduced: March 4, 2026

Published:

Adopted:

Attest:

	YES	NO	NOT VOTING
Cabrera	✓		
Pascual	✓		
Rodriguez	✓		
Vainieri	✓		
Sacco	✓		
(President)			

I HEREBY CERTIFY THE FOREGOING TO BE A TRUE AND CORRECT COPY OF AN ORDINANCE PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF NORTH BERGEN IN THE COUNTY OF HUDSON, IN THE STATE OF NEW JERSEY, AT A MEETING HELD ON THE ABOVE DATE.


TOWNSHIP CLERK



**TOWNSHIP OF NORTH BERGEN
MEETING OF THE BOARD OF COMMISSIONERS**

North Bergen Town Hall

Municipal Chambers

4233 Kennedy Blvd North Bergen, NJ 07047

March 18, 2026

11:00AM

Call to order: 11:11am

Present: Mayor Nicholas J. Sacco, Commission Hugo Cabrera, Commissioner Allen Pascual, Commissioner Claudia Rodriguez, and Commissioner Anthony Vainieri

Mayor Sacco and the entire Board of Commissioners presented Ana M. Castello-Valdivia a Certificate of Recognition in honor of her exceptional accomplishments and dedication to the community.

Ordinance Regulating Short Term Rentals in the Township of North Bergen was amended to clarify any licensed short term rental properties are grandfathered under prior short term rental ordinances. Motion was made by Commissioner Cabrera and seconded by Commissioner Pascual to adopt ordinance as amended. Vote was taken on said amended short term rental ordinance.

DURING OPEN PUBLIC PORTION OF THE MEETING, THE FOLLOWING INDIVIDUAL SPOKE:

- Leroy Truth no address provided
 - Everyone is North Bergen is very welcoming
 - Would like to do 1st amendment training with Captain Raposo

Meeting Adjourned: 11:28am