AGENDA
PUBLIC MEETING
BOROUGH OF MONTVALE
Mayor and Council Meeting
November 12, 2026
Closed Executive Session 7:00PM
Meeting to Commence 7:30PM

CLOSED/EXECUTIVE SESSION:
Motion to move into Executive Session as provided for by Resolution No. 15-2026 adopted on January 1, 2026 and posted on the bulletin board in the Municipal Building

The Mayor and Council will go into a Closed Executive Session for the following:

- Attorney Client Privilege – Potential Litigation – Affordable Housing
- Contract Negotiations – PBA
- Aquisition of Property – Railroad Ave

Minutes to be disclosed as per the Open Public Meetings Act matters discussed will be disclosed to the public when such matters are finally determined and there is no reason to prohibit the public disclosure of information relating to such matters.

ROLL CALL:
Councilmember Arendacs
Council President Cudequest
Councilmember Koelling
Councilmember Lane
Councilmember Roche
Councilmember Russo-Vogelsang

POLICE CHIEF DOUG MCDOWELL QUARTERLY REPORT:

ORDINANCES:
INTRODUCTION OF ORDINANCE NO. 2026-1600 AN ORDINANCE OF THE BOROUGH OF MONTVALE AMENDING AND SUPPLEMENTING CHAPTER 84 OF THE BOROUGH CODE TO REVISE THE FEES APPLICABLE TO OFF-DUTY DETAILS
(public hearing 12-10-26)

INTRODUCTION OF ORDINANCE NO. 2026-1601 AN ORDINANCE AMENDING AND SUPPLEMENTING MONTVALE SALARY ORDINANCE #2026-1591 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY
(public hearing 12-10-26)

MEETING OPEN TO PUBLIC:
Agenda Items Only
MEETING CLOSED TO PUBLIC:
Agenda Items Only

MINUTES:
None

CLOSED/EXECUTIVE MINUTES:
None

RESOLUTIONS: NON-CONSENT

(DRAFT) Resolution Establishing the Health Benefits Levels for the Borough of Montvale for Plan Year 2027

RESOLUTIONS: (CONSENT AGENDA*)

*All items listed on a consent agenda are considered to be routine and non-controversial by the Borough Council and will be approved by a motion, seconded and a roll call vote. There will be no separate discussion on these items unless a Council member(s) so request it, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

193-2026 A Resolution Authorizing Settlement Of A Tax Appeal Filed By Village Springs & Montvale Condo Association for the Property Identified as Block 1903, Lot 7.02 on the Official Tax Map of the Borough of Montvale
194-2026 Award Professional Service Contract to Colliers Engineering & Design, For Professional Planning Services for Continuing Fourth Round Affordable Housing Services
195-2026 Municipal Alliance Governor's Council on Alcoholism & Drug Abuse Fiscal Grant
196-2026 Amending Resolution No. 158-2026 To Establish Recreational Fees for Year 2026
197-2026 Cancellation of Tax and Excess Sewer Overpayments or Delinquent Amounts Less than $10.00

BILLS:

REPORT OF REVENUE:

COMMITTEE REPORTS:
ENGINEER'S REPORT:
ATTORNEY'S REPORT:
ADMINISTRATOR'S REPORT:

UNFINISHED BUSINESS:

None

NEW BUSINESS:

- *Discussion – Council meeting dates for 2027*

COMMUNICATION CORRESPONDENCE:

None

MEETING OPEN TO THE PUBLIC:
HEARING OF CITIZENS WHO WISH TO ADDRESS THE MAYOR AND COUNCIL:

Upon recognition by the Mayor, the person shall proceed to the floor and give his/her name and address in an audible tone of voice for the records. Unless further time is granted by the Council, he/she shall limit his/her statement to five (5) minutes. Statements shall be addressed to the Council as a body and not to any member thereof. No person, other than the person having the floor, shall be permitted to enter into any discussion, without recognition by the Mayor.

MEETING CLOSED TO THE PUBLIC:

ADJOURNMENT:

Regular Public Meeting of the Mayor & Council to be held at 7:30pm on Thursday, December 10, 2026

*****Disclaimer****** *Subject to Additions And/Or Deletions*

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
ORDINANCE NO. 2026-1600

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on November 12, 2026 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on December 10, 2026 at 7:30pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Frances Scordo, Municipal Clerk
Borough of Montvale

AN ORDINANCE OF THE BOROUGH OF MONTVALE AMENDING AND SUPPLEMENTING CHAPTER 84 OF THE BOROUGH CODE TO REVISE THE FEES APPLICABLE TO OFF-DUTY DETAILS

WHEREAS, the Borough of Montvale sets forth certain fees applicable to the utilization of police officers for off-duty details; and

WHEREAS, the administrative fee and vehicle fee applicable to such details: 1) have not been changed in years, 2) are markedly lower than comparable municipalities, and 3) do not adequately compensate the Borough for its fuel costs and the wear-and-tear on Borough-owned vehicles; and

WHEREAS, the Borough is therefore desirous of increasing these fees to more appropriately reimburse the Borough for the real cost of the utilization of police officers for off-duty details.

NOW, THEREFORE, BE IT ORDAINED by the Governing Body of the Borough of Montvale, as follows:

Section 1. Chapter 84, "Police Department," Section 44, "Rates of compensation; administrative fee; payment for services," is hereby amended and supplemented by adding the underlined text and deleting the bracketed text, as follows:

§84-44 Rates of compensation; administrative fee; payment for services.

Rates of compensation for contracting the services of off-duty law enforcement officers shall be based on a rate of time and one-half. Rates of compensation for contracting the services of off-duty law enforcement officers are established as follows:

A. Rate of compensation as per PBA contract.
B. An administrative fee of 20% [15%], in addition to a $200 [$20] vehicle-use charge per day, per vehicle, [hour,] will be added to the total. Therefore, the total charged to the vendor will be time plus one-half per hour according to the current PBA contract, plus

related FICA and Medicare payroll costs, plus the administrative charge of 20% [15%] and the [twenty]two-hundred-dollar vehicle charge per day, per vehicle.[hour.]

Section 2. Severability.

If any provision or portion of a provision of this ordinance is held to be unconstitutional, preempted by Federal or State law, or otherwise invalid by any court of competent jurisdiction, the remaining provisions of the ordinance shall not be invalidated and shall remain in full force and effect.

Section 3. Effective date.

This Ordinance shall take effect immediately upon adoption and publication as required by law.

Section 4. Repeal of inconsistent ordinances.

All ordinances and parts of ordinances which are inconsistent with the provisions of this ordinance are hereby repealed to the extent of such inconsistency.

MICHAEL GHASSALI, Mayor

ATTEST :
FRANCES SCORDO, Municipal Clerk

INTRODUCTION: 11-12-26

Councilmember	Yes	No	Absent	Abstain
Arendacs				
Cudequest				
Koelling				
Lane				
Roche				
Russo-Vogelsang				

ADOPTED: 12-10-26

Councilmember	Yes	No	Absent	Abstain
Arendacs				
Cudequest				
Koelling				
Lane				
Roche				
Russo-Vogelsang				

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
ORDINANCE NO. 2026-1601

NOTICE IS HEREBY GIVEN that the following Ordinance was introduced and passed on the first reading at the regular meeting of the Mayor and Council on November 12, 2026 and that said Ordinance will be taken up for further consideration for final passage at a regular meeting of the Mayor and Council to be held on December 10, 2026 at 7:30pm or as soon thereafter as said matter can be reached, at which time and place all persons who may be interested therein will be given an opportunity to be heard concerning same.

Frances Scordo, Municipal Clerk
Borough of Montvale

AN ORDINANCE AMENDING AND SUPPLEMENTING MONTVALE SALARY ORDINANCE #2026-1591 TO PROVIDE FOR AND DETERMINE THE RATE, AMOUNT AND METHOD OF PAYMENT OF COMPENSATION TO PERSONS HOLDING CERTAIN OFFICES AND POSITIONS OF EMPLOYMENT IN THE BOROUGH OF MONTVALE, COUNTY OF BERGEN AND STATE OF NEW JERSEY

WHEREAS, the Borough Auditors require the Borough to update the Borough Salary ordinance to ensure that all total salaries for the year 2026 comply with the salary ordinance in effect on December 31, 2026; and
WHEREAS, it is necessary to update one position in the salary ordinance in order to comply with these requirements.

NOW, THEREFORE, BE IT ORDAINED BY the Mayor and Council of the Borough of Montvale as follows:

Section 1. The following positions in the Borough of Montvale Salary Ordinance #2026-1591 are amended to read as follows:

	Title/ Duties and Responsibilities	2026 Salary Range	
9	Treasurer/Purchasing Agent	$78,000	- $120,000

Section 2. This ordinance shall be operative as of the date of its adoption and publication as required by law, and salaries paid shall be adjusted in accordance with the terms of this ordinance.

Section 3. All other ordinances and parts of ordinances inconsistent herewith are hereby appealed.

Section 4. This ordinance shall take effect immediately upon publication in the manner provided by Law.

MICHAEL GHASSALI, Mayor

ATTEST :
FRANCES SCORDO, Municipal Clerk

INTRODUCTION: 11-12-26

Councilmember	Yes	No	Absent	Abstain
Arendacs				
Cudequest				
Koelling				
Lane				
Roche				
Russo-Vogelsang				

ADOPTED: 12-10-26

Councilmember	Yes	No	Absent	Abstain
Arendacs				
Cudequest				
Koelling				
Lane				
Roche				
Russo-Vogelsang				

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. -2026

A Resolution Establishing the Health Benefits Levels for the Borough of Montvale for Plan Year 2027

WHEREAS, the Borough must annually determine the level of health benefits offered to its non-contractual employees, as well as certain aspects of the health benefits offered to contractual employees; and

WHEREAS, the Borough must also determine annually the amount offered to employees who opt out of the Borough's health coverage.

NOW, THEREFORE, BE IT RESOLVED that the Borough does hereby establish the following health benefits for the year 2027 for all employees.

1. The dental, medical and prescription plans offered to all employees and the premiums therefor shall be as set forth on the attached rate schedule.

2. **Employee contributions shall be based upon the employee's salary and the type of plan chosen, as follows:**

Employee Salary Range					
	< $60,000	$60k+ - $90k	$90k+ - $120k	$120k+ - $150k	$150k+
Employee Contribution Percentages					
Traditional	15%	17.5%	20%	22.5%	25%
HDHP	10%	11%	12%	13%	14%

3. For those employees who select the HDHP, the Borough shall contribute towards a durable Health Savings Account (HSA) for said employee in the total amount of $4,000/single, or $8,000/family.

4. Vision benefits shall be a maximum of $500 per family as a processed reimbursement.

5. Opt-out payment

    a. For those employees who opt out of all health benefits from the Borough, the employee shall be entitled to a payment of 25% of the net savings to the Borough as a result of such opt-out, capped at a maximum of $5,000.

    b. For the plan year 2027, the determination of the amount saved by the Borough shall be calculated based on the lowest cost plan offered by the Borough. If an employee was enrolled in a Borough Health Plan the prior year, the opt-out calculation is based on the cost of the plan the employee had been enrolled in.

c. All employees who opt out must complete and timely submit the opt-out form attached hereto.

BE IT FURTHER RESOLVED that the Borough Administrator is hereby directed to work with the Borough's Health Benefits Consultant to develop and price an Aetna "Whole Health" plan to replace the EPO 15/25 and EPO 20/35 plans which have not had any enrollment in recent years. This Whole Health plan may potentially be offered during a special open enrollment in early 2027 with modified employee contributions, depending on the cost of the premiums; and

BE IT FURTHER RESOLVED that to the extent any of the foregoing provisions may conflict with an existing contractual provision, the terms of such contract shall prevail.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

BOROUGH OF MONTVALE

Bergen County, New Jersey

Health Benefits Plans Comparison

2027 Rates- Medical Dental & RX	Aetna PPO Core		PPO 20/35		EPO 15/25 (In Network Only)		EPO 20/35 (In Network Only		HDHP 3000	
Single	$1,688	$20,256	$1,922	$23,064	$1,742	$20,904	$1,629	$19,548	$1,196	$14,352
Parent/Child	$2,864	$34,368	$3,260	$39,120	$2,959	$35,508	$2,761	$33,132	$2,039	$24,468
Employee/Spouse	$3,960	$47,520	$4,517	$54,204	$4,093	$49,116	$3,818	$45,816	$2,811	$33,732
Family	$4,826	$57,912	$5,518	$66,216	$4,998	$59,976	$4,669	$56,028	$3,452	$41,424
	% Diff to PPO Core		14.34%		3.56%		-3.25%		-28.47%	
Benefits	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)		IN (Contracted Rates)		IN (Contracted Rates)	OON (UCR)
Network	Aetna Open Access POS II		Aetna Health Network Option		Aetna Health Network Only		Aetna Health Network Only		Aetna Open Access POS II	
PCP Office Visits/Specialist	$25/$40	60% after deductible	$20/$35	70% after deductible	$15/$25		$20/$35		100% after deductible	70% after deductible
Deductible	$1,000/$2,000	$2,500/$5,000	N/A	$500/$1,000	N/A		$500/$1,000		$3,000/$6,000	
Co-Insurance	80%	60%	100%	70%	100%		90%		100%	70%
Lifetime Maximum	Unlimited		Unlimited		Unlimited		Unlimited		Unlimited	
Maximum Out-of-Pocket MOOP	$2,000/$4,000	$5,000/$10,000	$2,000/$5,000	$4,000/$8,000	$4,000/$8,000		$4,000/$8,000		$4,500/$9,000	
Preventive Adult Care:	100%	60% after deductible	100%	70% after deductible	100%		100%		100%-deductible waived	70% after deductible
Preventive Child Care:	100%	60% after deductible	100%	70% after deductible	100%		100%		100%-deductible waived	70% after deductible
Prescription Drugs	Retail: $15/$35/$50-30 Day Supply Mail Order: $30/$70/$100-90 Day Supply		Retail: $0/$30/$60-30 day supply Mail Order: 2x copay-90 day supply		Retail: $0/$25/$50-30 day supply Mail Order: 2x copay-90 day supply		Retail: $0/$25/$50-30 day supply Mail Order: 2x copay-90 day supply		100% after deductible-Generic 90% after deductible-Pref Brand 80% after deductible-Non-Preferred Brand	

Plan Design	Aetna PPO Core		PPO 20/35		EPO 15/25 (In Network Only)	EPO 20/35 (In Network Only	HDHP 3000	
Benefits	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)	IN (Contracted Rates)	IN (Contracted Rates)	OON (UCR)
Preventive Adult Care includes: office visits, pap smear, mammo, prostate screening, gyno exam, x-rays, lab blood tests, hearing tests and immunizations/flu shots	100%	60% after deductible	100%	70% after deductible	100%	100%	100%-deductible waived	70% after deductible
Preventive Child Care includes: office visits, physical exams, lab tests, hearing tests, and immunizations through age 12	100%	60% after deductible	100%	70% after deductible	100%	100%	100%-deductible waived	70% after deductible
Emergency Room	$100 copay, then 80%	$100 copay, then 80%	$150 copay		$100 copay	$100 copay	100% after deductible	100% after deductible
Chiropractic	$40 copay-30 visits per year combined in and out of network	60% after deductible	$35 copay-30 visits combined in and out	70% after deductible-30 visits combined in and out	$25 copay-30 visits per calendar year	$35 copay- 30 visits per calendar year	100% after deductible	70% after deductible
Acupuncture	Not Covered	Not Covered	$35 copay	70% after deductible	$25 copay	$35 copay	100% after deductible	70% after deductible
Hospice	$200 copay per day, $1,000 max per admission	60% after deductible	100% after $100 copay/day, $500 max/admission, $1,000 annual max	70% after deductible	100%	90%	100% after deductible	70% after deductible
Therapies (Speech, Physical, Occupational)	$40 copay-60 visits per year	60% after deductible-60 visits	$35 copay	70% after deductible	$25 copay	$35 copay	100% after deductible	70% after deductible
Skilled Nursing Facility	$200 copay per day, $1,000 max per admission-120 day max combined in and out	60% after deductible-120 day max combined in and out of network	100%-120 day max combined in and out	70% after deductible-120 day max combined in and out	100%-120 day max	$100 copay/day, $500 max/admission	100% after deductible	70% after deductible
Durable Medical Equipment	80% after deductible	60% after deductible	100%	70% after deductible	100%	90%	100% after deductible	70% after deductible

Plan Design	Aetna PPO Core		PPO 20/35		EPO 15/25 (In Network Only)	EPO 20/35 (In Network Only	HDHP 3000	
Benefits	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)	OON (UCR)	IN (Contracted Rates)	IN (Contracted Rates)	IN (Contracted Rates)	OON (UCR)
X-Rays and Lab Tests	$40 copay	60% after deductible	100%-Labs $35 copay X-rays	70% after deductible	100% Labs- $25 copay- X-rays	100%-Labs $35 copay-X-rays	100% after deductible	70% after deductible
Prenatal Care	$40 copay-1st visit only	60% after deductible	$35 copay- 1st visit only	70% after deductible	$25 copay- 1st visit only	$35 copay- 1st visit only	100% after deductible	70% after deductible
Allergy Testing and Treatment	$40 copay	60% after deductible	$35 copay	70% after deductible	$25 copay	$35 copay	100% after deductible	70% after deductible
Home Health Care Pre-cert required	80% after deductible-120 visits max	60% after deductible-120 visits max	100%	70% after deductible	100%	90%	100% after deductible	70% after deductible
Surgery Benefits	100%	60% after deductible	100%	70% after deductible	100%	100%	100% after deductible	70% after deductible
In Patient Mental Health	$200 copay per day, $1,000 max per admission	60% after deductible	100% after $100 copay/day, $500 max/admission, $1,000 annual max	70% after deductible	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after deductible	70% after deductible
Outpatient Mental Health	$40 copay	60% after deductible	$35 copay	70% after deductible	$25 copay	$35 copay	100% after deductible	70% after deductible
In Patient Substance Abuse	$200 copay per day, $1,000 max per admission	60% after deductible	100% after $100 copay/day, $500 max/admission, $1,000 annual max	70% after deductible	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after deductible	70% after deductible
Outpatient Substance Abuse	$40 copay	60% after deductible	$35 copay	70% after deductible	$25 copay	$35 copay	100% after deductible	70% after deductible
Ambulance	80% after deductible	60% after deductible	100%	100% after deductible	100%	100%	100% after deductible	100% after deductible
Infertility Benefits Diagnostic	$40 copay	Not Covered	$35 copay	Not Covered	$500 deductible, then 100%	100% after deductible	100% after deductible	Not Covered

Plan Design	Aetna PPO Core		PPO 20/35 Alt Plan #1		EPO 15/25 Alt Plan #2 (In Network Only)	EPO 20/35 Alt Plan #3 (In Network Only	HDHP 3000 Alt Plan #4	
Benefits	**IN** (Contracted Rates)	**OON** (UCR)	**IN** (Contracted Rates)	**OON** (UCR)	**IN** (Contracted Rates)	**IN** (Contracted Rates)	**IN** (Contracted Rates)	**OON** (UCR)
Eye Exam	100%-One Routine Eye Exam every 24 months	Not Covered	100%-One Routine Eye Exam every 12 months	Not Covered	100%-One Routine Eye Exam every 12 months	100%-One Routine Eye Exam every 12 months	100%-One Routine Eye Exam every 12 months	Not Covered
Eyeglass Reimbursement	Not Covered		$200 every 24 months		$200 every 24 months	$200 every 24 months	Not Covered	
Hospital In Patient Pre-Cert Required	$200 copay per day, $1,000 max per admission	60% after deductible	100% after $100 copay/day, $500 max/admission, $1,000 annual max	70% after deductible	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after $50 copay/day, $250 max/admission, $500 annual max	100% after deductible	70% after deductible

Dental Benefits All Plans	Delta Dental 70/30
Deductible	$25/$75
Calendar Year Maximum Per Person	$1,000
Preventive & Diagnostic	70% after deductible
Remaining Basic	70% after deductible
Crowns & Inlays	50% after deductible
Prosthodontics	50% after deductible
Implants	Not Covered
Orthodontia- Children Only	50%-$1,000 Lifetime Max

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 193-2026

RE: A Resolution Authorizing Settlement Of A Tax Appeal Filed By Village Springs & Montvale Condo Association for the Property Identified as Block 1903, Lot 7.02 on the Official Tax Map of the Borough of Montvale

WHEREAS, the aforesaid Tax Appeal involves the property located at Paragon Drive, and is identified as Block 1903, Lot 7.02 on the tax assessment map of the Borough (hereinafter the "subject property") under Docket No. 002662-2025; and

WHEREAS, the Governing Body has been advised as to the merits of the subject Tax Appeal by the Borough Tax Assessor and the Borough Appraiser; and

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, that the aforesaid Tax Appeal settlement is hereby approved; and

BE IT FURTHER RESOLVED, that with respect to same, the Borough Assessor, Borough Attorney and/or any other appropriate Borough official are hereby authorized to perform any act necessary to effectuate the purposes set forth in this Resolution.

BE IT FURTHER RESOLVED, that the Tax Collector is hereby authorized to refund Village Springs & Montvale Condo Association c/o Zipp & Tannenbaum, LLC, 280 Raritan Center Parkway, Edison, NJ 08837 in the amount of $56,669.71

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 194-2026

RE: Award Professional Service Contract to Colliers Engineering & Design, For Professional Planning Services for Continuing Fourth Round Affordable Housing Services

WHEREAS, the Borough of Montvale is in need of Professional Planning Services to assist in continuing Fourth Round Affordable Housing Services; and

WHEREAS, section N.J.S.A. 40A:11-5 of the Local Public Contracts Law, (N.J.S.A. 40A:11-1 et seq.) exempts such professional services from competitive bidding; and

WHEREAS, Colliers Engineer & Design, 53 Frontage Road, Suite 110, Hampton, NJ 08827 has submitted a proposal dated November 5, 2026 which is attached hereto; and

WHEREAS, Colliers will perform the necessary tasks to continue with Fourth Round Affordable Housing Services in the amount not to exceed $20,000.00; and

WHEREAS, the Certified Municipal Finance Officer certifies funds are available said certification is hereto attached to the original of this resolution; and.

BE IT FURTHER RESOLVED, that a copy of this resolution shall be posted on the Borough's website at **http://www.montvale.org/publicnotices**, be on file, available for public inspection, in the office of the Municipal Clerk, Municipal Complex, 12 DePiero Drive, Montvale, NJ 07645.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

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

Colliers
Engineering
& Design

November 5, 2026

VIA EMAIL

Joseph Voytus, Administrator
Borough of Montvale
12 DePiero Drive
Montvale, NJ 07645

Proposal for Professional Services
Continuing Fourth Round Affordable Housing Services
Colliers Engineering & Design Project No. MPP-0245B

Dear Mr. Voytus,

Colliers Engineering & Design, Inc. is pleased to submit the following proposal for continued professional planning services to assist the Borough with ongoing affordable housing compliance.

Section I - Scope of Work

The following scope of services is proposed:

Task 1.0 - Affordable Housing Services

Colliers Engineering & Design will perform the following tasks, as requested by the Borough, Affordable Housing Attorney, and/or Court:

1. Revise the 2025 Housing Element and Fair Share Plan to align with the approved Mediation Agreements and/or any Court rulings.
2. Prepare ordinances to effectuate the zoning contained in the Mediation Agreements and/or any Court directives.
3. Update the Borough's Development Fee and Affordable Housing Ordinances.
4. Update the Borough's Spending Plan.
5. Prepare any other documents as mandated by the Mediation Agreements, the Program, and/or the Court.
6. Attend Subcommittee, Planning Board, and Council meetings as requested.
7. Prepare for and testify at any necessary Court hearings.
8. Coordinate and meet with the Borough Attorneys, Affordable Housing Attorneys, Administrative Agent, Affordable Housing Sub-committee, and Borough Officials as needed.
9. Assist with implementation of the rehabilitation program and affordability assistance programs.
10. Support and coordinate with the Borough on new affordable housing mechanisms.
11. Any other work as directed by the Borough regarding affordable housing.

Colliers
Engineering
& Design

Section II – Schedule of Fees

The above tasks shall be invoiced on an hourly basis in accordance with the rates in the Schedule of Hourly Rates that are in effect, and included in the professional services agreement between the Borough and Colliers Engineering & Design, when the work is completed. These tasks will be completed as needed and requested, up to the maximum upset fee. The fee below is an estimate of what we believe should be budgeted to assist with the ongoing affordable housing issues. However, it is possible that the work required by the Borough (and/or the Program or Courts) may exceed this amount. We will not exceed the amount below without prior written authorization from the Borough. The maximum upset fee for this proposal is as follows:

Task Name	Fee
Affordable Housing Services	$ 20,000.00

All work shall be invoiced in accordance with the terms and provisions of the agreement between the Borough and Colliers Engineering & Design for professional services and at the hourly rates that are in effect when the work is performed.

Colliers Engineering & Design will commence work upon receipt of either a resolution approving the proposal or a copy of the executed client authorization in Section III below.

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

Sincerely,

Colliers Engineering & Design, Inc.
(DBA Maser Consulting)

Darlene A. Green, PP, AICP
Borough Planner

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

cc: Jeanne Fondacaro, Planning & Zoning Board Land Use Administrator (via email)

Colliers
Engineering
& Design

Section III – Contract Authorization

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

Signature	Date
Printed Name	Title

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 195-2026

RE: Municipal Alliance Governor's Council on Alcoholism & Drug Abuse Fiscal Grant

WHEREAS, the Governor's Council on Substance Use Disorder (GCSUD) established the Municipal Alliances for the Prevention of Substance Use Disorder in 1989 to educate and engage residents, local government and law enforcement officials, schools, nonprofit organizations, the faith community, parents, youth and other allies in efforts to prevent substance use disorder in communities throughout New Jersey.

WHEREAS, The Borough Council of the Borough Montvale, County of Bergen, State of New Jersey recognizes that substance use disorder is a serious problem in our society amongst persons of all ages; and therefore, has an established Municipal Alliance Committee; and,

WHEREAS, the Borough Council further recognizes that it is incumbent upon not only upon not only public officials but upon the entire community to take action to prevent substance use disorder in our community; and,

WHEREAS, the Borough Council has applied for funding to the Governor's Council on Substance use Disorder through the County of Bergen.

NOW, THEREFORE, BE IT RESOLVED by the Borough of Montvale, County of Bergen, State of New Jersey hereby recognizes the following:

1. The Borough Council does hereby authorize submission of a strategic plan for the Montvale, Municipal Alliance grant for fiscal year 2028 in the amount of:

GCSUD Grant	$ 3,836.33
Cash Match	$ 959.08
In-Kind	$ 2,877.25

2. The Borough Council acknowledges the terms and conditions for administering the Municipal Alliance grant, including the administrative compliance and audit requirements.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

State of New Jersey
GOVERNOR'S COUNCIL ON SUBSTANCE USE DISORDER
P. O. Box 345
Trenton, New Jersey 08625-0345

MIKIE SHERRILL
Governor

NEIL VAN ESS
Acting Chairman

CELINA LEVY
Executive Director

FY 2028 LETTER OF INTENT

November 5, 2026

Marissa Watters
12 Mercedes Drive
Montvale, New Jersey 07645-1847

Dear Marissa Watters:

Governor's Council on Substance Use Disorder (GCSUD) Grant
Bergen County is announcing its intention to provide a grant to Montvale Borough municipality for the Fiscal Year (FY) 2028 Alliance to Prevent Substance Use Disorder. The allocation for FY 2028, including coordination funds, is $3,836.33. The required cash match is $959.08 and the required in-kind match is $2,877.25. The applicant agrees that each Municipal Alliance is required to provide a 100% match of their Municipal Alliance award with local resources. The matching requirement must be fulfilled with a minimum of a 25% cash match and a 75% in-kind services match. The municipal government is responsible for overseeing that the match is met.

The grant period will begin 07/01/27 and continue through 06/30/28. This letter of intent is contingent upon the availability of funds and is subject to the rules of the New Jersey Department of Treasury.

Municipal Alliance coordination funds are included in your funding award. Municipalities may take up to 15% of their GCSUD award for coordination. The total amount of coordination funds available for your Muncipal Alliance for FY 2028 is $575.45. Municipal Alliance spending plans will be approved by the County and GCSUD in accordance with established grant guidelines.

The municipality agrees that each Municipal Alliance is required to provide a 100% match of their Municipal Alliance award with local resources. The matching requirement must be fulfilled with a minmum of a 25% cash match and a 75% in-kind services match. The municipal government is responsible for overseeing that the matching requirement is met.

All funds will be reimbursed to the municipality after receipt and acceptance of the required expenditure reports, programmatic reports and vouchers including supporting backup documentation.

The submission and approval of the Municipal Alliance Plan will be required to access these funds. Plans must be submitted to County Alliance Coordinator by 12/14/26. *Plans received past the due date will not be assured of approval by the start of the grant term.*

The Municipality's continued cooperation and support are appreciated.

Sincerely,

Shelby Klein

C: Leidy Suriel, Bergen County Alliance Coordinator

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 196-2026

RE: Amending Resolution No. 158-2026 To Establish Recreational Fees for Year 2026

WHEREAS, The Recreation Department hereby establishes the programs, times and fees for various programs; and
WHEREAS, the Recreation Director has recommended that the following fees, programs, and times be revised as described; and
NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Borough of Montvale that the following fees and programs and services be and are hereby established

TIME SCHEDULE FOR PICKLEBALL COURTS:
Weekdays and Weekends:
8:00AM - Dusk

Program Name	Session Length	Resident Fee	Non-Resident Fee
30+ Basketball	Sept-May	$75	$95
	Jan-May	$40	$60
Adult Soccer	10 weeks	$25	$30
Chess Lessons- Beginner	8 weeks	$160	$190
	7 weeks	$140	$170
	6 weeks	$120	$150
	4 weeks	$80	$110
Chess Lessons- Intermediate	8 weeks	$210	$240
	7 weeks	$190	$220
	6 weeks	$170	$200
	4 weeks	$95	$125
Drills and Skills Basketball	4 Day Camp 9:00am-12:00pm	$155	$185
Golf Instruction	6 weeks	$135	$155
	8 weeks	$150	$170
Pickleball Instruction	6 weeks	$135	$155
	8 weeks	$160	$200
Summer Camp: Grades 1-5	4 weeks	$500 per child $1500 family max	$600 per child $1800 family max

Adventure Camp: Grades 6-7	4 weeks	$650 per child	$750 per child
Summer Camp Resident/Non-Resident	$45 late charge for every 15 minutes a child is left under care after camp dismissal. Payment shall be made directly to the Camp Director or Asst. Director and turned over to the Borough of Montvale. Camp financial assistance fee amounts will be at the discretion of the Recreation Director.		
Program Name	**Session Length**	**Resident Fee**	**Non-Resident Fee**
Multisport Camp by TGA	1 week (Full Day)	$90	$120
	1 week (Half Day)	$60	$90
The Way- The Art of Life	8 weeks (@ 2 classes per week)	$120	$180
Tai Chi	8 weeks	$80	$100
Montvale Senior Club Tai Chi Discount:	8 weeks	$40	$40
Tennis Lessons	6 weeks	$135	$155
	8 weeks	$160	$200
Tennis Badges			
Adult (Ages 18-61)	January-December (weather permitting)	$30	$60
Child (Ages 17 & Younger)	January-December (weather permitting)	$10	$20
Family Max	January-December (weather permitting)	$60	$120
Seniors (Ages 62 & Up)	January-December (weather permitting)	$15	$30
		$10 Fee for Replacement Tennis Badge	
Basketball Badges			
Adult (Ages 18-61)	Residents: Lifetime Non-Residents: January-December	Free	$25
Child (Ages 17 & Younger)	Residents: Lifetime Non-Residents: January-December	Free	$15
Seniors (Ages 62 & Older)	Residents: Lifetime Non-Residents: January-December	Free	$10
		$5 Fee for Replacement Basketball Badge	
Pickleball Badges			

Adult (Ages 18-61)	January-December (weather permitting)	$30	$100
Child (Ages 17 & Younger)	January-December (weather permitting)	$10	$30
Seniors (Ages 62 & Older)	January-December (weather permitting)	$15	$100
Family Maximum		$60	$200
	$10 Fee for Replacement Pickleball Badge		
Townwide Garage Sale Registration Fee	2 Day Permit. Dates TBD by Rec. Dept	$15	
Ultimate Frisbee	6 weeks	$75	$95
	8 weeks	$100	$120
Volleyball- Adult	January-May	$195	$215
Volleyball- Girls	10 weeks	$200	$250
Women's Softball- Adult	April - August	$60	$80
Yoga	8 weeks	$80	$100
	6 weeks	$60	$75
	4 weeks	$40	$50
Youth Theater	September-December	$10	$50

WHEREAS, Borough Owned Recreational Fields and Facilities shall be scheduled by the Borough of Montvale Field Coordinator; and

WHEREAS, Montvale Athletic League ("MAL"), Montvale Recreation and Pascack Hills High School shall have first priority field scheduling use and shall be provide a schedule to the Field Coordinator no later than February 1 and June 1 for the respective Spring and Fall seasons.

WHEREAS, MAL, Recreation, Pascack Hills High School and churches are exempt from payment of fees relating to field use.

Facilities	**Fee**	**Resident Team/Corporation**	**Non-Resident Team/Corporation**
Ballfields: Baseball or Softball (Memorial, Fieldstone or LaTrenta)	Per Hour Per Field (2 hour minimum)	$25	$50
Turf Fields: Soccer or Lacrosse (Fieldstone)	Per 2 Hour Time Slot Per Field	$75 (full field) $50 (half field)	$150 (full field) $100 (half field)
Basketball Courts: (Memorial)	Per Hour: Court #2 Only	$25	$50

Tennis Courts: (Memorial or LaTrenta) *Two court maximum reservation at any one location	Per Hour Per Court	$25	$50
Pickleball Courts: (Memorial)	Per Hour Per Court	$25	$50

Field and Facility Permit Regulations

MAL endorsed programs in sports that are not offered by MAL, and which have Montvale residents participating, shall be charged the resident fee for field use.

Resident Corporation: Any company that owns or leases commercial within the borough.

Non-Resident Corporation: Any company that does not own or lease commercial space within the borough.

Residential Team: Any athletic team comprised of at least 75% of its roster with Montvale residents.

Non-Residential Team: Any team not having at least 75% of its roster filled with Montvale residents.

Time Slot: An uninterrupted 1 or 2 hour time period or any part thereof, that a field/facility is being used by an approved team.

Season: Spring season will begin March 1 and end August 30. Fall season will begin September 1 and end December 31.

Field/Facility users who provide 7 days or more notice of changes in their scheduled use can receive a time credit if the scheduled hours are decreased. Any changes in field schedules without 7-day notice will not receive a time credit for unused field time. Time credits are only valid for the existing season and the following season.

Lightning Detection Credit Policy: If the lightning detector activates with less than 50% of scheduled time elapsed for that date, the organization shall receive a credit for that day's scheduled timeslot. If the lightning detector activates after 50% of the scheduled time has elapsed, no time credit will be granted. Written notification must be provided to the Recreation Department within 48 hours of permitted field time in order to be eligible for a time credit. Time credits are only valid for the existing season and the following season.

Payment is required prior to use on all fields or no field use will be granted.

Once field use requests are received in full by February 1st for Spring season and June 1st for Fall season, field use will be established with the following order of preference:

1. Montvale Athletic League, Recreation and Pascack Hills High School
2. Resident: Not-For-Profit Entity
3. Resident: For Profit Entity

4. Non-Resident: Not-For-Profit Entity
5. Non-Resident: For-Profit Entity

WHEREAS, it is the Borough of Montvale's intention by the adoption of this resolution that if any prior established fee is in conflict with fee schedule the fees set forth in this fee schedule shall be the fees charged and any conflicting prior fee is hereby superseded, repealed and replaced with the fees adopted pursuant to this resolution.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

BOROUGH OF MONTVALE
BERGEN COUNTY, NEW JERSEY
RESOLUTION NO. 197-2026

RE: Cancellation of Tax and Excess Sewer Overpayments or Delinquent Amounts Less than $10.00

WHEREAS, N.J.S.A. 40A:5-17 allows for the cancellation of property tax and excess sewer overpayments or delinquent amounts in the amount of less than $10.00; and

WHEREAS, the Mayor and Council may authorize the Tax Collector to process, without further action on their part, any cancellation of property tax and excess sewer overpayments or delinquencies of less than $10.00

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Borough of Montvale, County of Bergen, State of New Jersey, hereby authorize the Tax Collector to cancel said property tax and excess sewer amounts as deemed necessary.

BE IT FURTHER RESOLVED, that a certified copy of the resolution be forwarded to the Tax Collector and Chief Finance Officer.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: November 12, 2026

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

RESOLUTION

BE IT RESOLVED by the Mayor and Council of the Borough of Montvale, that the following bills have been referred to the Borough Council and found correct and are hereby authorized to be paid:

FUND	**AMOUNT**	**NOTES**
Current	$3,921,725.87	Bill List Wire 11/12/2026
	$403,711.34	Wires/Manual Checks
Current TOTAL	$4,325,437.21	
Capital	$152,692.11	Bill List Wire 11/12/2026
Escrow	$4,914.50	Bill List Wire 11/12/2026
Housing Trust	$2,747.00	Bill List Wire 11/12/2026
General Trust	$103,629.58	Bill List Wire 11/12/2026
Dog Trust	$250.15	Bill List Wire 11/12/2026
TOTAL	$4,589,670.55	

This resolution was adopted by the Mayor and Council of Montvale at a meeting held on *11/12/26* .

Introduced by: _____

Approved: *11/12/26*

Seconded by: _____

_____

Michael Ghassali, Mayor

ATTEST:

_____

Frances Scordo, Municipal Clerk

MANUAL/VOID CHECKS - WIRES
October 27, 2026

Check #	PO #	Date	Vendor/Transaction	Amount
WIRE		10/27/26	Payroll Account	$267,168.23
WIRE		10/27/26	Salary Deduction Account	$136,463.11
WIRE		10/27/26	FSA Account	$80.00
Total				$403,711.34

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

Include Non-Budgeted: Y

Open: N Paid: N Void: N
Rcvd: Y Held: Y Aprv: N
Bid: Y State: Y Other: Y Exempt: Y

Vendor # / PO #	Name / PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00016	AZCONA AND ASSOCIATES, LLC						
26-00407	03/31/26	2026 CO PUBLIC DEFENDER	Open	1,875.00	0.00		B
00019	MUNICIPAL CAPITAL CORPORATION						
26-00041	01/13/26	COPIER MACHINE LEASE	Open	369.00	0.00		B
26-00042	01/13/26	COPY MACHINE LEASE	Open	199.00	0.00		B
26-00258	03/02/26	WIDE FORMAT COPY MACHINE	Open	415.00	0.00		B
				983.00			
00064	MUNNOS ITALIAN DELI						
26-01292	11/03/26	LUNCH FOR POLL WORKERS	Open	294.10	0.00		
00065	GENERAL CODE PUBLISHERS,LLC						
26-01284	10/30/26	CODE BOOK SUPPLEMENT NO. 12	Open	2,484.00	0.00		
00083	ADP, Inc						
26-00162	02/03/26	PAYROLL SERVICES	Open	1,931.44	0.00		B
00097	CABLEVISION						
26-01153	10/07/26	07873-218840-01-0 OPTIMUM	Open	27.70	0.00		
26-01154	10/07/26	07873-240495-01-5 OPTIMUM	Open	195.99	0.00		
				223.69			
00102	MGL PRINTING SOLUTIONS						
26-01202	10/15/26	Spiral Notebook w/pen 50pc	Open	521.00	0.00		
26-01233	10/26/26	Purchase Orders, 1099's	Open	1,519.00	0.00		
				2,040.00			
00104	MONTVALE BOARD OF EDUCATION						
26-00008	01/05/26	2026 LOCAL SCHOOL TAXES	Open	1,783,822.00	0.00		B
00112	MONTVALE SENIOR CLUB						
26-01299	11/04/26	SOCIAL EVENTS 10/01 AND 10/15	Open	2,552.51	0.00		
00116	VERIZON						
26-01289	11/02/26	651-285-414-0001-73 VERIZON	Open	626.75	0.00		
00118	NJ STATE LEAGUE OF						
26-01306	11/04/26	NJ LEAGUE MAGAZINE	Open	250.00	0.00		
00137	PASCACK VALLEY REGIONAL HS DST						
26-00009	01/05/26	2026 REGIONAL SCHOOL TAXES	Open	1,466,763.09	0.00		B
00139	SCORDO, FRANCES						
26-01308	11/05/26	PETTY CASH NOVEMBER	Open	307.89	0.00		

Vendor # / PO #	Name / PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00186	PRIMEPAY,LLC						
26-00783	07/02/26	2026 FSA FEES	Open	132.25	0.00		B
00215	TOWNSHIP OF RIVER VALE						
26-00019	01/06/26	2026 PASCACK VALLEY DPW	Open	192,178.80	0.00		B
00247	MONTVALE FREE PUBLIC LIBRARY						
26-00287	03/09/26	2026 QUARTERLY BUDGET PAYMENT	Open	63,036.25	0.00		B
00258	ROCKLAND ELECTRIC COMPANY						
26-01309	11/05/26	ROCKLAND ELECTRIC OCTOBER 2026	Open	15,927.03	0.00		
00284	DAVID ZUIDEMA, INC.						
26-01073	09/14/26	DATF PORTABLE TOILETS	Open	805.01	0.00		
00326	LANGUAGE LINE SERVICES						
26-01173	10/08/26	INTERPRETING SERVICES	Open	6.80	0.00		
00329	NJ STATE DEPT. OF HEALTH						
26-01288	11/02/26	STATE DOG LICENSE FEE 10/2026	Open	5.40	0.00		
00497	LEVITZKI, ANN						
26-00084	01/15/26	2026 COURT - CELL PHONE	Open	70.61	0.00		B
00554	BERGEN MUNI.EMPL.BENEFITS FUND						
26-00079	01/15/26	2026 HEALTH BENEFITS	Open	122,022.00	0.00		B
00619	INSTITUTE FORENSIC PSYCHOLOGY						
26-01185	10/14/26	PD NEW HIRE EVALUATIONS	Open	1,150.00	0.00		
26-01208	10/20/26	PRE-EMPLOYMENT TESTING	Open	500.00	0.00		
				1,650.00			
00699	ATLANTIC TOMORROWS OFFICE						
26-01144	10/05/26	COPIER USAGE 3RD QUARTER	Open	611.24	0.00		
00730	BOGGIA,BOGGIA,BETESH						
26-00271	03/04/26	2026 LEGAL FEES	Open	573.50	0.00		B
00731	COLLIER'S ENGINEERING & DESIGN						
25-01353	10/20/25	Tax Map Maint. & Revisions	Open	200.00	0.00		B
26-00248	02/26/26	2026 General Engineering	Open	23,103.75	0.00		B
26-00253	02/26/26	2026 Borough Planner	Open	450.00	0.00		B
26-00473	04/16/26	Cont. 4th Round Afford Housing	Open	1,120.00	0.00		B
26-00522	04/29/26	Stormwater Watershed Impr Plan	Open	580.00	0.00		B
26-00700	06/11/26	2026 NJDOT Memorial Dr Imprv	Open	565.00	0.00		B
26-00814	07/13/26	2026 Riverside Co-op Paving	Open	46,463.10	0.00		B
				72,481.85			
00737	NORTHWEST BERGEN CENTRAL						
26-00125	01/22/26	2026 DISPATCH SERVICE FEE	Open	60,014.75	0.00		B
00769	URBAN AUTO SPA						
26-01143	10/05/26	CAR WASH SERVICES	Open	51.00	0.00		

Vendor # / PO #	Name / PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
00801	WESTPHAL WASTE SERVICES, INC.						
26-00139	01/29/26	2026 GARBAGE COLLECTION	Open	84,333.33	0.00		B
26-01298	11/03/26	DUMPSTER 159 CHESTNUT ROAD	Open	575.00	0.00		
				84,908.33			
00896	GIAMMARINO, MICHAEL						
26-00196	02/17/26	2026 INTERPRETING SERVICES	Open	320.00	0.00		B
00903	INSIDECREDIT						
26-01187	10/14/26	PD BACKGROUND CHECK	Open	25.00	0.00		
01144	METICULOUS CLEANING SERVICES						
26-00124	01/22/26	CLEANING OF FIRE HOUSE	Open	285.00	0.00		B
01210	GOOSETOWN COMMUNICATIONS						
26-01209	10/20/26	PD TRI BAND ANTENNA	Open	584.00	0.00		
01278	MCNERNEY & ASSOCIATES,INC						
26-01216	10/21/26	PROFESSIONAL SERVICES RENDERED	Open	100.00	0.00		
01330	GHASSALI, MICHAEL						
26-00237	02/25/26	MAILCHIMP REIMBURSEMENT	Open	75.00	0.00		B
01367	VLADICK, MATTHEW						
26-01197	10/14/26	REIMB CLOTHING ALLOWANCE	Open	68.60	0.00		
01471	RICCIARDELLA ELECTRIC INC.						
26-01178	10/13/26	MONTVALE DAY IN PARK	Open	476.00	0.00		
01552	WISS LAW PC						
26-01165	10/07/26	PROFESSIONAL SERVICES RENDERED	Open	574.00	0.00		
01575	ZIPP & TANNENBAUM						
26-01310	11/05/26	TAX COURT SETTLEMENT	Open	56,669.71	0.00		
01638	FRESH H2O FILTRATION SYSTEMS						
26-00066	01/14/26	2026 WATER COOLER RENTAL	Open	209.97	0.00		B
01643	LORANGER, LISA						
26-01279	10/29/26	HALLOWEEN CARNIVAL CANDY	Open	777.31	0.00		
01680	WEGMANS BUSINESS						
26-01234	10/27/26	ANNUAL SHOPPERS CLUB CARD FEE	Open	100.00	0.00		
26-01246	10/28/26	WELLNESS VISA GIFT CARDS	Open	4,144.50	0.00		
				4,244.50			
01702	MEDIA CONSULTANTS LLC						
26-01205	10/16/26	TEAM VIEWER SUBSCRIPTION	Open	1,566.00	0.00		
01724	MOTOROLA SOLUTIONS INC.						
26-00883	07/29/26	POLICE APX8500 MOBILE RADIO	Open	8,982.89	0.00		

Vendor # / PO #	Name / PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
01724	MOTOROLA SOLUTIONS INC.	Continued					
26-01066	09/14/26	ALL BAND PORTABLE RADIOS	Open	189,175.58	0.00		
				198,158.47			
01757	PYE-BARKER FIRE & SAFETY						
26-01120	09/28/26	ALARM BATTERIES	Open	77.90	0.00		
26-01179	10/13/26	FIRE ALARM IN TROUBLE MODE	Open	533.94	0.00		
26-01213	10/20/26	TRAIN STATION SERVICE CALL	Open	210.90	0.00		
				822.74			
01767	VERIZON						
26-00997	08/27/26	555-569-014-0001-55 VERIZON	Open	175.76	0.00		
26-01293	11/03/26	156-951-896-0001-85 VERIZON	Open	84.00	0.00		
26-01294	11/03/26	555-569-014-0001-55 VERIZON	Open	175.64	0.00		
				435.40			
01829	LL BEAN INC						
26-01206	10/19/26	Jackets for Rabies Clinic	Open	244.75	0.00		
01949	AT&T MOBILITY						
26-01186	10/14/26	PD PATROL PHONE PLAN	Open	1,349.08	0.00		
01972	LIBERTY ELEVATOR CORPORATION						
26-00742	06/22/26	MONTHLY MAINTENANCE 2026	Open	236.00	0.00		B
02011	HUNTINGTON BAILEY, L.L.P.						
26-00344	03/23/26	2026 LEGAL RETAINER	Open	10,612.08	0.00		B
26-00356	03/24/26	2026 LEGAL FEES	Open	1,390.00	0.00		B
26-01218	10/21/26	AFFORDABLE HOUSING COMPLIANCE	Open	87.00	0.00		
				12,089.08			
02059	STRAUSS, CASSIDY						
26-01247	10/28/26	SWEETGREEN REIMBURSEMENT	Open	229.46	0.00		
26-01301	11/04/26	RIDGEMONT REIMBURSEMENT SEC	Open	78.74	0.00		
				308.20			
02086	TAYLOR RENTAL						
26-01181	10/13/26	DAY AT FARM GRILL RENTAL	Open	540.00	0.00		
02105	JC PROMOTIONS, INC.						
26-01256	10/29/26	BOH Refund - Day in the Park	Open	300.00	0.00		
02141	REGAN, ROBERT T., ESQ.						
26-01263	10/29/26	Professional Services Rendered	Open	1,000.00	0.00		
26-01287	11/02/26	Professional Services Rendered	Open	4,400.00	0.00		
26-01304	11/04/26	Professional Services Rendered	Open	420.00	0.00		
				5,820.00			
02307	ALLAN BRITEWAY ELECTRICAL						
26-01176	10/13/26	TRAFFIC LIGHT REPAIR	Open	629.30	0.00		
02325	APPLIED EARTH SOLUTIONS INC.						
26-01113	09/23/26	UST REMEDIATION	Open	2,475.60	0.00		

Vendor # / PO #	Name / PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
02401	PYE-BARKER FIRE & SAFETY						
26-01089	09/16/26	PD ACCESS CARDS	Open	204.00	0.00		
26-01099	09/22/26	ALARM REPAIRS	Open	275.95	0.00		
				479.95			
02421	FOVEONICS DOCUMENT SOLUTIONS						
26-00822	07/14/26	Digitization of M&C & PB Min	Open	7,999.52	0.00		B
26-01117	09/24/26	ANNUAL DOC SCAN STORAGE	Open	660.00	0.00		
				8,659.52			
02436	SCHAEFER, CONNOR						
26-01207	10/20/26	REIMB INITIAL CLTHG	Open	88.50	0.00		
02437	ZELENCICH, JAKE						
26-01189	10/14/26	REIMB NEW HIRE EQUIPMENT	Open	679.18	0.00		
02442	REYES, KELLIE						
26-01271	10/29/26	ALTERNATE PROSECUTOR	Open	600.00	0.00		
02472	Paris Baguette America						
26-01251	10/28/26	Escrow Refund	Open	44.50	0.00		
02559	INS.DESIGN ADMINSTRATORS						
26-00067	01/14/26	2026 VISION BENEFITS	Open	592.50	0.00		B
02757	TYCO ANIMAL CONTROL SERVICES						
26-00185	02/09/26	2026 GEESE CONTROL SERVICES	Open	400.00	0.00		B
26-00186	02/09/26	2026 ANIMAL CONTROL SERVICES	Open	1,065.00	0.00		B
				1,465.00			
02987	DATA NETWORK SOLUTIONS						
26-00080	01/15/26	2026 BORO PHONE LINES	Open	2,254.09	0.00		B
03062	SAMUEL, ROY E.						
26-01250	10/28/26	Refund of Escrow	Open	460.00	0.00		
03089	DUFFY, CORINNE						
26-01214	10/20/26	PHOTOGRAPHS DATF 2026	Open	400.00	0.00		
03215	UNUM LIFE INSURANCE						
26-00078	01/15/26	2026 LIFE INSURANCE	Open	232.25	0.00		B
03410	CAPALBO'S						
26-01204	10/16/26	SYMPATHY BASKET LANE (SISTER)	Open	70.99	0.00		
03589	DELL MARKETING LP						
26-01171	10/08/26	PD COMPUTER	Open	1,140.38	0.00		
03966	Tanti Auguri LLC						
26-01253	10/28/26	Escrow Refund	Open	450.00	0.00		
04008	GASTON, SCOTT						
26-01210	10/20/26	REIMBURSEMENTS	Open	330.35	0.00		

Vendor # Name / PO #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type

Total Purchase Orders: 98 Total P.O. Line Items: 0 Total List Amount: 4,185,959.21 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 FUND 2025 S-01	200.00	0.00	200.00	0.00	0.00	200.00
CURRENT FUND 2026 6-01	3,921,525.87	0.00	3,921,525.87	0.00	0.00	3,921,525.87
CAPITAL FUND C-04	152,692.11	0.00	152,692.11	0.00	0.00	152,692.11
BOA ESCROW ACCOUN E-08	4,914.50	0.00	4,914.50	0.00	0.00	4,914.50
OTHER TRUST ACCOU T-03	106,376.58	0.00	106,376.58	0.00	0.00	106,376.58
DOG TRUST ACCOUNT T-12	250.15	0.00	250.15	0.00	0.00	250.15
Year Total:	106,626.73	0.00	106,626.73	0.00	0.00	106,626.73
Total Of All Funds:	4,185,959.21	0.00	4,185,959.21	0.00	0.00	4,185,959.21

BOROUGH OF MONTVALE
RE-ORGANIZATION MEETING
RESOLUTION NO. 13-2027

RE: Establish Mayor & Council Meeting Schedule for the Year 2027

BE IT RESOLVED that public meetings of the Mayor and Borough Council shall be held on the following dates for the year 2027 at the location of Borough of Montvale, Municipal Complex, 12 DePiero Drive, 2ND Floor, Montvale, New Jersey.

****January 4 (Monday)***	Organization Meeting
January 14	Public Meeting
January 26	Workshop Session
February 11	Public Meeting
February 23	Workshop Session
March 11	Public Meeting
March 30	Workshop Session
April 8	Public Meeting
April 27	Workshop Session
May 13	Public Meeting
May 25	Workshop Session
June 10	Public Meeting
June 29	Workshop Session
July 27	Public Meeting
August 31	Public Meeting
September 9	Public Meeting
September 28	Workshop Session
October 14	Public Meeting
October 26	Workshop Session
November 9 *(Tuesday)*	Public Meeting
November 30	Workshop Session
December 9	Public Meeting
December 28	Workshop Session

All meetings will commence at 7:30 p.m. except where noted. Closed sessions of the Mayor and Council may commence before 7:30 p.m. as indicated on the agenda for the meeting.

**Re-Organization Meeting will commence at 7:00PM*

Meeting dates are subject to change. 48-hour notification will be provided as per N.J.S.A. 10:4-18.
ACTION MAY BE TAKEN AT BOTH PUBLIC AND WORKSHOP MEETINGS.

Councilmember	Motion	Second	Yes	No	Absent	Abstain	No Vote
Arendacs							
Cudequest							
Koelling							
Lane							
Roche							
Russo-Vogelsang							

Adopted: January 4, 2027

ATTEST:

Frances Scordo
Municipal Clerk

APPROVED:

Michael Ghassali
Mayor

2027

Source: Vertex42.com

January

Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

February

Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28						

March

Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

April

Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

May

Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

June

Su	M	Tu	W	Th	F	Sa
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

July

Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

August

Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

September

Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

October

Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

November

Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

December

Su	M	Tu	W	Th	F	Sa
		30	1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	