

**FOR PUBLIC**

**Meeting held via Zoom**

**ZOOM SIGN ON INFORMATION**

**Computer:** Link:

<https://zoom.us/j/842319706>

Meeting ID: **842-319-706**

**Phone:** 1-669-900-6833 or

Then dial meeting ID (842-319-

706) followed by #, then #, #9 to

raise hand.

***Public comment will only be heard by those attending in person.***

***(Meeting held In-Person & on Zoom)***

**AGENDA OF THE REGULAR MEETING  
OF THE MAYOR AND COUNCIL  
BOROUGH OF UPPER SADDLE RIVER  
February 5, 2026 8:00 p.m.**

**Pledge of Allegiance**

Pursuant to the Open Sunshine Act P. L. 1975, c 231, proper notice of this meeting has been provided by submitting appropriate notice to the Ridgewood News and The Record on December 12, 2025 by email which the time, place and purpose of the meeting was set forth.

**Rule 1. Roll Call:**

Mayor Fardanesh  
Mr. Abaid  
Ms. Drennan  
Ms. Florio  
Ms. Friedlander  
Mr. Lyons  
Mr. Masi

**Rule 2. Approval of Minutes**

January 8, 2026: Executive, Closed and Regular Meeting

**Roll Call:**

**Rule 3. Borough Reports**

Borough Clerk's Report:

Police

Fire

Library

Recreation Commission

Environmental Committee

Youth Guidance Council

Department of Public Works

Ambulance Corps

Planning Board

Historic Preservation Commission

Shade Tree Commission

Borough Official's Report:

Borough Attorney

Borough Engineer

Construction Code Official

Municipal Court

***(REPORTS SUBMITTED ARE ON FILE FOR REVIEW IN THE MUNICIPAL CLERK'S OFFICE)***

**Rule 4. Communications, Petitions and Bills:**

Motion Offered by Council Member  
Seconded by Council Member

**Roll Call:**

**Rule 5. Unfinished Business**

**1. Second reading, Open Public Hearing of Ordinance #01-26**

**AN ORDINANCE BY THE BOROUGH OF UPPER SADDLE RIVER MAYOR AND COUNCIL  
AMENDING THE BOROUGH OF UPPER SADDLE RIVER CODE OF ORDINANCES TO REPEAL  
CHAPTER 59 FLOOD DAMAGE PREVENTION; TO ADOPT FLOOD HAZARD MAPS; TO DESIGNATE  
A FLOODPLAIN ADMINISTRATOR AND PROVIDING FOR SEVERABILITY  
AND AN EFFECTIVE DATE**

Motion Offered by Council Member Lyons  
Seconded by Council Member

**Roll Call:**

**2. Second reading, Open Public Hearing of Ordinance #02-26**

**ORDINANCE AUTHORIZING A SPECIAL EMERGENCY APPROPRIATION  
PURSUANT TO N.J.S.A. 40A:4-53(b) FOR A BOROUGH-WIDE TAX REVALUATION**

Motion Offered by Council Member Masi  
Seconded by Council Member

**Roll Call:**

**Rule 6. New Business**

**Consent Agenda:** All items listed with an asterisk (\*) are considered to be routine and non-controversial by the Council and shall be so approved. There will be no separate discussion of these items unless a Council member or citizen so requests, in which case the item will be considered in its normal sequence.

**Motion to Open to the Public for Consent Agenda Items Only:**

- \*1. Resolution #47-26: Special Emergency Appropriation - Revaluation
- \*2. Resolution #48-26: Auth. Execution of Mediation Agreement with Fair Share Housing
- \*3. Resolution #49-26: Auth. Execution of Agreement – Lew Engineering – Lead Paint Inspections
- \*4. Resolution #50-26: Sale of Police Department on Gov Deals
- \*5. Resolution #51-26: Professional Services – Levi Kool, Esq. Special OPRA Counsel
- \*6. Resolution #52-26: Adoption of 2026 Tort Claim Form
- \*7. Resolution #53-26: Professional Services: Colliers Engineering 2026 LRIG Grant for Recreation
- \*8. Resolution #54-26: Auth. to Submit Application NJDCA for Local Recreation Grant \$75,000
- \*9. Resolution #55-26: Agreement with Valley Health System – Drug and Alcohol Testing
- \*10. Resolution #56-26: Agreement with Valley Health System – Service Agreement
- \*11. Resolution #57-26: Contract Award – Appraisal Systems, Inc. Revaluation
- \*12. Resolution #58-26: Transfer of Funds \$12,000
- \*13. Resolution #59-26: Return of Escrow
- \*14. Resolution #60-26: Auth. for Bid Solicitation – 2025 Road Program
- \*15. Resolution #61-26: Redeem Third Party Lien Blk. 809 Lot 5.01

Motion to Approve Consent Agenda Items  
Seconded by Council Member

**Roll Call:**

**\*Introduction of Ordinance #03-26**

**AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 145, VEHICLES AND TRAFFIC OF THE  
CODE OF THE BOROUGH OF UPPER SADDLE RIVER**

Motion Offered by Council Member  
Seconded by Council Member

**Roll Call:**

**\*Motion to approve Raffle License # 442 Lions Club Charities 50/50  
June 6, 2026.**

**\*Motion to approve Raffle License # 443 The Diabetes Foundation Inc.  
June 27, 2026**

**Roll Call:**

**Motion to Approve the following appointments to the Historic Preservation Commission:**

Matt Gazara	4 years	12/31/2029
Robert Gifford (Alt. 2)	2 years	12/31/2027

**Rule 7. Public Comments**

**Rule 8. Council Comments**

**Rule 9. Adjournment**

***\*Agenda subject to change***

**BOROUGH OF UPPER SADDLE RIVER  
 RESOLUTION #47-25  
 February 5, 2025**

**SPECIAL EMERGENCY APPROPRIATION FOR THE PREPARATION & EXECUTION OF A  
 REVALUATION OF REAL PROPERTY IN THE BOROUGH OF UPPER SADDLE RIVER**

**WHEREAS**, it has been found necessary to make a Special Emergency Appropriation to meet certain expenses incurred, or to be incurred, for the preparation and execution of revaluation of all real property in the Borough of Upper Saddle River; and

**WHEREAS**, N.J.S.A. 40A:4-53(b) provides that it shall be lawful to make such appropriation, which appropriation and/or the “Special Emergency Note” issued to finance the same shall be provided for in succeeding annual budgets by the inclusion of an appropriation of at least one-fifth of the amount authorized pursuant to this act.

**NOW, THEREFORE, BE IT RESOLVED**, (by not less than two-thirds of all governing body members affirmatively concurring) that in accordance with the provisions of N.J.S.A. 40A-4-55:

1. A special emergency appropriation is hereby made for Borough Revaluation in the total amount of \$475,000.
2. That the emergency appropriation shall be provided for in the budgets of the next five succeeding years by the inclusion of not less than \$95,000.
3. That a “Special Emergency Note,” not in excess of the amount authorized pursuant to law, be provided.
4. That such note shall be executed by James A. Mangin – Chief Financial Officer and Municipal Clerk Joy Convertini.
5. That said Special Emergency Note shall be provided for by the inclusion of not less than \$95,000 (at least 1/5 of the total amount) in each of the five succeeding annual budgets.
6. That said note be dated October 1, 2026, may be renewed from time to time and such notes and any renewals thereof shall be paid in the amount of not less than 1/5 of the total amount appropriated by this resolution in each year after the authorization thereof.
7. That two (2) certified copies of this resolution will be filed with the Director of the Division of Local Government Services; however, no approval is required from the Division.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
 Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #48-26  
February 5, 2026**

**RESOLUTION AUTHORIZING EXECUTION OF MEDIATION AGREEMENT WITH  
FAIR SHARE HOUSING CENTER REGARDING FOURTH ROUND HOUSING  
ELEMENT AND FAIR SHARE PLAN**

**WHEREAS**, on March 20, 2024, Governor Murphy signed P.L. 2024, c.2., into law, which established a new framework for determining and enforcing municipalities' affordable housing obligations under the Mount Laurel doctrine and the Fair Housing Act (the "Amended Act"); and

**WHEREAS**, the Borough of Upper

Saddle River ("Borough "or "Upper Saddle River") filed a resolution of participation in the Affordable Housing Dispute Resolution Program (the "Program") and a declaratory judgment action pursuant to N.J.S.A. 52:27D-301 et. seq. (the "Fair Housing Act") on January 24, 2025; and

**WHEREAS**, the Court entered an order on June 16, 2025, setting the Borough's Fourth Round fair share obligations as a Present Need of zero (0) units and a Prospective Need of 233 units, which no party appealed, and ordering the Borough to file a Housing Element and Fair Share Plan ("HEFSP") by June 30, 2025; and

**WHEREAS**, the Borough filed its HEFSP on June 24, 2025, on eCourts ("Adopted HEFSP"); and

**WHEREAS**, Fair Share Housing Center ("FSHC") filed a challenge pursuant to N.J.S.A. 52:27D-304.1(f)(2)(b) regarding the Borough's Adopted HEFSP on August 29, 2025; and

**WHEREAS**, representatives of the Borough and FSHC engaged in good faith negotiations regarding the Borough's Adopted HEFSP and, as a result of those negotiations, a Mediation Agreement between the Borough and FSHC has been prepared which resolves the issues raised in the FSHC challenge and which, if approved by the Program, will result in the issuance of a

compliance certification to the Borough; and

**WHEREAS**, the Borough desires to authorize the execution of the Mediation Agreement between the Borough and FSHC.

**NOW, THEREFORE, BE RESOLVED** by the Borough Council of the Borough of Upper Saddle River, County of Bergen, State of New Jersey, as follows:

1. All the terms and conditions of the Mediation Agreement by and between the Borough of Upper Saddle River and Fair Share Housing Center (“FSHC”) dated January , 2026, be and the same are hereby approved, ratified and confirmed by the Borough.

2. The Mayor and Borough Clerk are hereby authorized to execute said Mediation Agreement subsequent to the execution by FSHC and, together with other appropriate officers and employees of the Borough, are hereby authorized to take all steps necessary to effectuate the purposes of this Resolution.

3. The Borough hereby authorizes and approves any non-substantive modifications to the Mediation Agreement as may be recommended and approved by the Mayor and Special Counsel prior to execution

4. This Resolution shall take effect immediately.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
 RESOLUTION #49-26  
 February 5, 2026**

**RESOLUTION ACCEPTING AND AUTHORIZING THE PROPOSAL AND AGREEMENT OF LEW ENVIRONMENTAL SERVICES LLC FOR PROFESSIONAL SERVICES FOR VISUAL ASSESSMENT SERVICES OF RENTAL UNITS TO COMPLY WITH N.J.A.C. 5:38A**

**WHEREAS**, the Borough of Upper Saddle River (the “Borough”) has a need for professional administrative and testing services related to satisfying its obligations to perform lead paint inspections of all Borough rental units as required under N.J.A.C. 5:28A; and

**WHEREAS**, Lew Environmental Services LLC (“Lew”) is experienced and qualified in managing and providing administrative and testing services related to visual assessment services and dust wipe sampling services, including but not limited to, educating the public in regards to lead paint sampling and testing requirements, direct billing of rental unit owners, maintaining a database of all rental units, status of compliance, results of testing/assessment and status of remediation if any; and

**WHEREAS**, the Borough has received the attached Professional Service Agreement and wishes to contract for such services.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River, County of Bergen, State of New Jersey, that it hereby accepts, authorizes and awards a contract to Lew Environmental Services LLC to provide professional administrative and visual assessment services related to the Borough’s obligations to perform lead paint inspections of all Borough of Upper Saddle River rental units as required under N.J.A.C. 5:28A; and

**BE IT FURTHER RESOLVED** that the Mayor or Borough Administrator are hereby authorized to execute a Professional Services Agreement for said services in the attached form; and

**BE IT FURTHER RESOLVED**, that the Borough Clerk shall cause to be printed in the official newspaper of the Borough a brief notice of the award of this contract stating the nature of this award and that this resolution and contract are on file and available for public inspection in the office of the Clerk as required by N.J.S.A. 40A:11-5(1)(a)(i).

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
 Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #50-26  
February 5, 2026**

**Authorizing Sale/Disposal of Police Department**

**WHEREAS**, the following property is not needed by the Upper Saddle River Police Departments; and

**WHEREAS**, the Mayor and Council wish to sell and/or disposing of said property in an “as is” condition without express or implied warranties;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River, County of Bergen as follows:

1. The sale of the property shall be conducted by GovDeals pursuant to New Jersey State Contract A-709667/T2581 in accordance with the terms and conditions of the State Contract. The terms and conditions of the agreement entered into with GovDeals is available online at govdeals.com and the State of New Jersey.
2. The sale will be conducted online and the address of the auction site is govdeals.com.
3. The sale is being conducted pursuant to Local Finance Notice 2008-9.
4. The property to be sold and/or disposed of is noted below.
5. The property as identified shall be sold in “as is” condition without express or implied warranties with the successful bidder required to execute a Hold Harmless and Indemnification Agreement concerning use of said surplus property.
6. The Borough of Upper Saddle River reserves the right to accept or reject any bid submitted.

Property for sale as follows:

**Yamaha UTV  
Viking VI EPS  
VIN:5Y4AMC348JA101270**

**Earth-Moving Equipment - Bobcat  
Model Toolcat 5600  
VIN: AHG812286**

**Traffic Trailer – K&K Systems  
VIN:1K9BM1511ET244616**

**Bobcat Compact Skid Steer  
Model S250  
VIN: 526014100**

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER**  
**RESOLUTION #51-26**  
**February 5, 2026**

**Professional Services Agreement**  
**Levi Kool, Esq, Special Counsel**

**WHEREAS**, the Borough of Upper Saddle River requires professional legal services for the year 2026; and

**WHEREAS**, it is contemplated that the 2026 budget will contain the necessary appropriations estimated to be reasonably required for such services; and

**WHEREAS**, the Borough of Upper Saddle River requires the resolution authorizing the award of contract for “Professional Services” without competitive bids must be publicly advertised;

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Upper Saddle River as follows:

- 1) The Mayor and Council do hereby engage the services of:

**Levi Kool, Esq.**  
**Cleary, Giacobbe, Alfieri, Jacobs, LLC**  
**169 Ramapo Valley Road UL 105**  
**Oakland, NJ 07436**

At an annual salary and an hourly rate as set forth in the Agreement for additional services.

- 2) The engagement of such services is made without competitive bidding under the provisions of N.J.S.A. 40A:11-51 which excepts from competitive bidding “Professional Services” rendered by persons authorized by law to practice a recognized profession.

**BE IT FURTHER RESOLVED** that the Mayor and Borough Clerk be and are hereby authorized to authorized to execute a contract for such services for the year 2026.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #52-26  
February 5, 2026**

**A Resolution of the Borough of Upper Saddle River Adopting a Form Required to be Used for the Filing of Notices of Tort Claims in Accordance with the Provisions of the New Jersey Tort Claims Act, N.J.S.A. 59:8-6**

**WHEREAS**, the New Jersey Tort Claims Act, N.J.S.A. 59:8-6, provides that a public entity may adopt a form to be completed by claimants seeking to file a Notice of Tort Claim against the public entity; and

**WHEREAS**, the Borough of Upper Saddle River is a public entity covered by the provisions of the New Jersey Tort Claims Act; and,

**WHEREAS**, the Borough of Upper Saddle River deems it advisable, necessary, and in the public interests to adopt a Notice of Tort Claim form in the form attached hereto and made a part hereof.

**NOW THEREFORE BE IT RESOLVED**, by the Mayor and Council of the Borough of Upper Saddle River assembled in public session the 5<sup>th</sup> day of February 2026, that the attached Notice of Tort Claim form be and hereby is adopted as the official Notice of Tort Claim form for the Borough of Upper Saddle River; and,

**BE IT FURTHER RESOLVED**, that all persons making claims against the Borough of Upper Saddle River, pursuant to the New Jersey Tort Claims Act, N.J.S.A. 59:8-1, et. seq., be required to complete the form herein adopted as a condition of compliance with the notice requirement of the New Jersey Tort Claims Act.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #53-26  
February 5, 2026**

**Professional Service Agreement Colliers Engineering  
Preparation and Submission of 2026 LRIG Grant for Local Recreation Improvement**

**WHEREAS**, the Borough of Upper Saddle River requires services of a professional Engineer for the preparation of the 2026 LRIG Grant Application for Local Recreation Improvement for the addition of bleachers at the Upper Saddle River Sports Complex and wishes to authorize Colliers Engineering to prepare and file same for an amount not to exceed \$5,500.00; and

**WHEREAS**, the Chief Financial Officer has certified that funds exist in budget account **6-01-20-715-225**.

**NOW, THEREFORE, BE IT RESOLVED** that the Borough Council of the Borough of Upper Saddle River as follows:

- 1) The Mayor and Council do hereby engage the services of:

**Colliers Engineering & Design  
400 Valley Road Ste. 304  
Mt. Arlington, NJ 07856**

- 2) The engagement of such services is made without competitive bidding under the provisions of N.J.S.A. 40A:11-51 which excepts from competitive bidding “Professional Services” rendered by persons authorized by law to practice a recognized profession.

**BE IT FURTHER RESOLVED** that the Mayor and Borough Clerk be and are hereby authorized to execute a contract for such services.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #54-26  
February 5, 2026**

**Authorization to Submit Application to NJDCA for Local Recreation Improvement Grant  
\$75,000 for USR Sports Complex Press Box & Bleachers**

**Whereas**, the Borough of Upper Saddle River desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$75,000 to carry out a project to construct bleachers and a press box at the Upper Saddle River Sports Complex.

**Be it therefore RESOLVED,**

1. The Borough of Upper Saddle River does hereby authorize the application for such a grant
2. The Borough of Upper Saddle River recognizes and accepts that the Department may offer a lesser or greater amount and therefore, upon receipt of the grant agreement from the New Jersey Department of Community Affairs, does further authorize the execution of any such grant agreement; and also, upon receipt of the fully executed agreement from the Department, does further authorize the expenditure of funds pursuant to the terms of the agreement between the Borough of Upper Saddle River and the New Jersey Department of Community Affairs.

**Be it further RESOLVED**, that the persons whose names, titles, and signatures appear below are authorized to sign the application, and that they or their successors in said titles are authorized to sign the agreement, and any other documents necessary in connection therewith:

\_\_\_\_\_  
**(signature)**  
 Arman Fardanesh  
 \_\_\_\_\_  
**(type or print name)**  
 Mayor  
 \_\_\_\_\_

\_\_\_\_\_  
**(signature)**  
 Theodore Preusch  
 \_\_\_\_\_  
**(type or print name)**  
 Borough Administrator  
 \_\_\_\_\_

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
 Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #55-26  
February 5, 2026**

**Agreement with Valley Health System, Inc.  
Drug and Alcohol Testing**

**WHEREAS**, the Borough of Upper Saddle River wishes to enter into a Drug and Alcohol Testing Agreement for the year 2026; and

**WHEREAS**, it is contemplated that the 2026 budget will contain the necessary appropriations estimated to be reasonably required for such services; and

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Upper Saddle River as follows:

The Mayor and Council do hereby engage the services of:

**Valley Health System, Inc.  
Att: Occupational Health  
1400 McArthur Blvd.  
Mahwah, NJ 07430**

At an hourly rate as set forth in the Agreement.

**BE IT FURTHER RESOLVED** that the Mayor and Borough Clerk be and are hereby authorized to execute a contract for such services.

<b>Councilperson</b>	<b>Moved</b>	<b>Second</b>	<b>Ayes</b>	<b>Nays</b>	<b>Absent</b>	<b>Abstain</b>
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Municipal Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #56-26  
February 5, 2026**

**Agreement with Valley Health System, Inc.  
Service Agreement**

**WHEREAS**, the Borough of Upper Saddle River wishes to enter into a Service Agreement for the year 2026; and

**WHEREAS**, it is contemplated that the 2026 budget will contain the necessary appropriations estimated to be reasonably required for such services; and

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Upper Saddle River as follows:

The Mayor and Council do hereby engage the services of:

**Valley Health System, Inc.  
Att: Occupational Health  
1400 McArthur Blvd.  
Mahwah, NJ 07430**

At an hourly rate as set forth in the Agreement.

**BE IT FURTHER RESOLVED** that the Mayor and Borough Clerk be and are hereby authorized to execute a contract for such services.

<b>Councilperson</b>	<b>Moved</b>	<b>Second</b>	<b>Ayes</b>	<b>Nays</b>	<b>Absent</b>	<b>Abstain</b>
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Municipal Clerk

**BOROUGH OF UPPER SADDLE RIVER  
 RESOLUTION #57-26  
 February 5, 2026**

**Award Contract to Appraisal Systems, Inc. Revaluation Services for Tax  
 Equalization Purposes**

**WHEREAS**, on December 12, 2025, the Borough of Upper Saddle River advertised that sealed proposals for the providing an “Appraisal Firm to Perform Revaluation Services” through the competitive contracting process in accordance with NJSA 40A:11-4.1 et sq.; and

**WHEREAS**, this Request for Proposal is awarded in a fair and open manner pursuant to N.J.S.A. 19:44A-20.4, et. seq. based upon advertisement of a Request for Proposal; and

**WHEREAS**, in response to said advertisement for proposals, a total of one (1) RFP was submitted **by Appraisals Systems, Inc., 264 South Street Building 2, Suite 1B, Morristown, NJ 07960** in the amount not to exceed **\$458,850.00**; and

**WHEREAS**, the contract amount shall not exceed the budget amount without further authorization of the Governing Body and the Chief Financial Officer has certified that the funds are available in account #01-201-46-876-001.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River that it does hereby award a Contract for Revaluation Services to Appraisal Systems, Inc. for a term of one (1) calendar year in the sum of **\$458,850.00**.

**BE IT FURTHER RESOLVED** that Mayor Arman Fardanesh and Borough Clerk Joy C. Convertini be and are hereby authorized to execute a Contract for the aforesaid purposes.

Council Member	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
 Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #58-26  
February 5, 2026**

**Transfer of Funds**

**WHEREAS**, N.J.S.A. 49:4-58 permits the transfer of appropriations during the last two months of the fiscal year or first three months of the reserve year from accounts showing unexpended balances to accounts in which commitments may exceed the original budget appropriations;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River in the County of Bergen, State of New Jersey that the Chief Financial Officer is hereby authorized to affect the following transfers:

**To:**

Water	OE	5-01-31-720-208	\$1,000
Natural Gas	OE	5-01-31-720-210	\$3,000
Solid Waste Disposal	OE	5-01-32-827-220	\$9,000
	<b>Total</b>		<b><u>\$12,000</u></b>

**From:**

Building Dept.	S&W	5-01-22-725-010	\$6,000
Plumbing Sub Code	S&W	5-01-22-726-010	\$3,000
Fire Prevention	OE	5-01-25-752-030	\$1,000
DPW	OE	5-01-26-765-030	\$3,000
	<b>Total</b>		<b><u>\$12,000</u></b>

Council Member	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

\_\_\_\_\_  
Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #59-26  
February 5, 2026**

**Chief Financial Officer’s Approval to Release Escrow Funds**

**WHEREAS**, a request has been received for the return of any professional review escrow funds and/or bonds for the projects listed below; and

**WHEREAS**, the Chief Financial Officer has determined the appropriate balances as shown below; and

**WHEREAS**, the Borough is in receipt of a certification as to the completeness of the project from the Building / Land Use Department.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Upper Saddle River that the Chief Financial Officer is hereby directed to return the balance of professional review escrow funds and/or bonds as indicated below:

<b>High Jump Realty</b>	<b>46 Locust Lane</b>	<b>Blk.1224 Lot 2</b>	<b>\$5,000.00</b>
<b>Edward &amp; Susan Hynes</b>	<b>2 White Pine Road</b>	<b>Blk. 1214 Lot 3</b>	<b>\$7,465.00</b>
<b>Barry &amp; Malina Lieberman</b>	<b>26 Deerhorn Trail</b>	<b>Blk. 214 Lot 19</b>	<b>\$4,567.50</b>
<b>Christopher Dillon</b>	<b>28 Knollwood Road</b>	<b>Blk. 1308 Lot</b>	<b>\$5,856.50</b>
<b>PSI Atlantic USR</b>	<b>100 Route 17 North</b>	<b>Blk. 1304 Lot 7.01</b>	<b>\$57,960.00</b>

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER  
RESOLUTION #60-26  
February 5, 2026**

**RESOLUTION AUTHORIZING THE SOLICITATION OF BIDS FOR THE  
2025 ROAD IMPROVEMENT PROGRAM**

**WHEREAS**, the Mayor and Council of the Borough of Upper Saddle River, County of Bergen and State of New Jersey wish to have the Borough Clerk and the Borough Engineer advertise and go out to bid for the 2025 Road Improvement Program; and

**NOW, THEREFORE BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River, County of Bergen and State of New Jersey, that the Borough Engineer be and is hereby authorized to prepare specifications and to advertise and solicit bids for said services for the Borough of Upper Saddle River.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 5, 2026.

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Joy C. Convertini, R.M.C., Municipal Clerk

**BOROUGH OF UPPER SADDLE RIVER  
 RESOLUTION #61-26  
 February 6, 2026**

**Redeem Third Party Tax Lien – Blk. 809 Lot 5.01**

**WHEREAS**, the Tax Collector has advised that payment has been received in the amount of \$9,811.72 to redeem TTL #24-00007 and subsequent taxes on Block 809 Lot 5.01 located at 10 Old Stone Church Rd. in Upper Saddle River, within the Borough, and

**WHEREAS**, **Ram Tax Lien Fund II LP** is the holder of said Certificate **TTL#24-00007** and is therefore entitled to payment of \$9,811.72; and

**WHEREAS**, the lienholder also paid a premium at the time of purchase and is entitled to a refund of same in the amount of **\$20,100.00**

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Borough of Upper Saddle River, County of Bergen, State of New Jersey to issue a check in the amount of \$29,911.72 payable to the abovenamed lienholder, representing the redemption amount of said Certificate.

Councilperson	Moved	Second	Ayes	Nays	Absent	Abstain
Abaid						
Drennan						
Florio						
Friedlander						
Lyons						
Masi						

I hereby certify that the above resolution was adopted by the Mayor and Council on February 6, 2026

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Joy C. Convertini, R.M.C., Borough Clerk

**BOROUGH OF UPPER SADDLE RIVER**  
**ORDINANCE NO. 03-26**

**AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 145, VEHICLES AND TRAFFIC OF THE CODE OF THE BOROUGH OF UPPER SADDLE RIVER**

*Ordinance Summary:* This ordinance amends and supplements Chapter 145 of the Code of the Borough of Upper Saddle River to make the provisions subtitle 1 of Title 39 of the Revised Statutes of New Jersey applicable to all Board of Education property in the Borough and permit the Police Department to enforce such regulations on all Board of Education property.

**WHEREAS**, the Board of Education of the Borough has requested that subtitle 1 of Title 39 of the Revised Statutes of New Jersey be applicable to all Board of Education property within the Borough; and

**WHEREAS**, the Mayor and Council of the Borough deems that enforcement of traffic regulations on all Board of Education property will benefit the citizens of the Borough of Upper Saddle River.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE BOROUGH OF UPPER SADDLE RIVER:**

SECTION 1. That Chapter 145 of the Borough Code entitled "Vehicles and Traffic" shall be amended to add the following provisions:

1. In accordance with the provisions of N.J.S.A. 40:48-2.46, the movement of traffic on all Board of Education property in the Borough shall be controlled by the provisions of subtitle 1 of Title 39 of the Revised Statutes of New Jersey and no person shall operate or park a vehicle in on Board of Education property in violation of such regulations.
2. That the Police Department of the Borough of Upper Saddle River and other law enforcement agencies are hereby empowered to enforce the provisions of subtitle 1 of Title 39 of the Revised Statutes of New Jersey on all Board of Education property in the Borough.

SECTION 2. SEVERABILITY. If any paragraph, section, subsection, sentence, sentence clause, phrase, or portion of this ordinance is for any reason held invalid or unconstitutional by any court or administrative agency of competent jurisdiction, that portion will be deemed a separate, distinct, and independent provision, and the holding will not affect the validity of the remaining paragraphs or sections hereof.

SECTION 3. INCONSISTENCY. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of the inconsistency.

SECTION 4. EFFECTIVE DATE. This ordinance will take effect upon final passage and publication according to law.

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**JOY C. CONVERTINI, Municipal Clerk**

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**ARMAN FARDANESH, Mayor**