



The Borough of Sayreville

REGULAR/AGENDA MEETING November 24, 2025

1. CALL TO ORDER

- Short Prayer
- Salute to Flag
- Statement of Publication
- Roll Call

2. APPROVAL OF PRIOR MINUTES OF THE MAYOR AND COUNCIL:

(Motion to approve, subject to correction if necessary)

☞ November 10, 2025

- Regular/Agenda Session

3. PROCLAMATION & PRESENTATIONS:

4. EXECUTIVE SESSION:

5. OLD BUSINESS:

- Public Hearing on the following Ordinances:

ORDINANCE # 33-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE AMENDING THE BOROUGH'S REGULATIONS AND PERMITTING
REQUIREMENTS FOR THE HOLDING OF SPECIAL
EVENTS THROUGHOUT THE BOROUGH OF SAYREVILLE**

(Recreation Committee- Co. Roberts – Public Hearing 11-24-25)

ORDINANCE # 34-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE AMENDING THE BOROUGH'S REGULATIONS
AND PERMITTING REQUIREMENTS FOR THE USE
OF THE PORTABLE STAGE**

(Recreation Committee- Co. Roberts – Public Hearing 11-24-25)

ORDINANCE # 35-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE AMENDING THE BOROUGH'S REGULATIONS
AND PERMITTING REQUIREMENTS FOR THE RENTING OF
PARKS AND PICNIC AREAS WITHIN THE BOROUGH'S PARKS**

(Recreation Committee- Co. Roberts – Public Hearing 11-24-25)

ORDINANCE # 36-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE AMENDING THE BOROUGH'S REGULATIONS
AND PERMITTING REQUIREMENTS FOR
THE SPECIAL EVENT VENDOR PERMIT**

(Admin. & Finance Committee- Co. Balka – Public Hearing 11-24-25)

ORDINANCE # 37-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE AMENDING CHAPTER 2-64
FEES AND LICENSES**

(Admin. & Finance Committee- Co. Balka – Public Hearing 11-24-25)

ORDINANCE #38-25

**BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX
ORDINANCE REGARDING
ENVIRONMENTAL COMMISSION**

(Water/Sewer & Environmental Committee- Co. Synarski – Public Hearing 11-24-25)

- Appointments



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6. NEW BUSINESS:

- a) Introduction of the following ordinances:

ORDINANCE #39-25

BOROUGH OF SAYREVILLE, COUNTY OF MIDDLESEX, ORDINANCE AMENDING THE MEMBERSHIP OF THE RECREATION ADVISORY BOARD

(Recreation Committee- Co. Roberts – Public Hearing 12-8-25)

7. RESOLUTIONS:

- PUBLIC PORTION AND APPROVAL ON RESOLUTIONS ONLY

- | | |
|----------|--|
| 2025-253 | Resolution approving bills for payment. |
| 2025-254 | Authorizing the execution of a contract renewal with Reliance Insurance Group, LLC (a division of Acrisure) as our insurance broker for health, dental, vision and prescription plans for the year 2026. |
| 2025-255 | Authorizing the execution of a contract renewal with North American Insurance Management Corp. to serve as Risk Management Consultants for the Borough of Sayreville for the year 2025. |
| 2025-256 | Authorizing the execution of an Interlocal Services Contract with the County of Middlesex for the provision of public health services in an amount not to exceed \$203,309.56 for the year 2026. |
| 2025-257 | Authorizing the Tax Collector to cancel Tax Sale Certificate #25-00050 and refund the lien holder Trystone Capital Assets LLC due to homeowner filing for bankruptcy before the Tax Sale for Block 211.03, Lot 40.22. |
| 2025-258 | Awarding an emergency contract to A.C. Schultes of Woodbury Heights, NJ for Well Redevelopment at Well #1 and Well #12 in an amount not to exceed \$26,680.00. |
| 2025-259 | Authorizing the release of the balance in escrow in the amount of \$39,217.62 to Quick Check #117. |
| 2025-260 | Requesting approval for the insertion of an item of revenue in the 2025 Local Municipal Budget.
- 2026 HTS Federal Highway Safety Grant - \$28,000.00 |
| 2025-261 | Requesting approval for the insertion of an item of revenue in the 2025 Local Municipal Budget.
- 2025 National Opioid Settlement - \$64,269.03 |
| 2025-262 | Approving Closeout Change Order No. 1 for Z Brothers Concrete Contractors, Inc. for the Borough Hall Walkway Improvements project which reduces the contract amount from \$217,950.60 to \$192,818.58 which represents a net decrease of \$25,132.02. |
| 2025-263 | Accepting the work, closing out the contract, and issuing final payment in the amount of \$3,856.94 to Z Brothers Concrete Contractors, Inc. for the Borough Hall Walkway Improvements project subject to the posting of a one (1) year 15% Maintenance Bond in the amount of \$28,922.78. |



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- 2025-264 Approving Closeout Change Order No. 1 for Nela Carpentry & Masonry LLC for the Kennedy Park Bathroom Improvements project which reduces the contract amount from \$221,000.00 to \$200,422.12 which represents a net decrease of \$20,577.88.
- 2025-265 Accepting the work, closing out the contract, and issuing final payment in the amount of \$4,008.44 to Nela Carpentry & Masonry LLC for the Kennedy Park Bathroom Improvements project subject to the posting of a one (1) year 15% Maintenance Bond in the amount of \$30,063.32.
- 2025-266 Transfer Resolution.
- 2025-267 Approving the renewal of Liquor License #1219-33-007-005, Pat's Pub, Inc. (pocket license) for the 2025-2026 Licensing Term.
- 2025-268 Opposing pending Legislation (Senate Bill S4736) concerning the conversion of religious and nonprofit organization property to inclusionary affordable housing developments.

8. CORRESPONDENCE:

- A. Departmental Reports for October, 2025.
- B. Minutes from Boards/Commission:
1. Recreation Advisory Board – October 2, 2025.
 2. Board of Health – October 2, 2025.
 3. Rent Leveling Board – November 11, 2025.
 4. Human Relations Commission – September 10, 2025.
- C. Notice of Public Hearing:
1. Notice of Public Hearing to be held before the Sayreville Zoning Board of Adjustment on December 10, 2025 at 7:30pm seeking variance relief for a proposed garage for 26 Adam Blvd.
 2. Notice of Public Hearing to be held before the BPU on December 4, 2025 at 4:30pm and 5:30pm for PSE&G's approval of the next phase of the Gas System Modernization Program and Associated Cost Recovery Mechanism.

9. MAYOR & COUNCIL REPORTS

- **ADMINISTRATIVE & FINANCE – Councilman Balka**
- **PLANNING & ZONING – Councilman Zebrowski**
- **PUBLIC SAFETY – Councilman Colaci**
- **PUBLIC WORKS – Councilwoman Novak**
- **WATER & SEWER/ENVIRONMENTAL – Councilman Synarski**
- **RECREATION – Council President Roberts**
- **MAYOR – Kennedy O'Brien**

10. GENERAL DISCUSSION AGENDA ITEMS

- Admin. & Finance

- 1) Authorization to award a contract to GPC, Inc., of Millburn, NJ 07041 to paint the Finance Department Offices and the Main Room in the Tax Office through Monmouth-Ocean County Co-op (MOESC) Contract #25-03 in an amount not to exceed \$22,255.17.

- Approve/Deny



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2) Application for a **Person to Person Transfer for the following:**

a) PRCL#1219-33-007-005 from Pat's Pub to 367 Pub Corp. (Pocket License)

(All Reports and paperwork have been filed).

- Resolution Needed

- Planning & Zoning

1) Authorization to purchase one (1) 2026 Ford Bronco Sport 4x4 Badlands for the Construction Office from All American Ford of Paramus, NJ through ESCNJ Contract #23/24-11 in an amount not to exceed \$37,524.79. - Resolution Needed

2) Authorization to purchase one (1) 2026 Ford Bronco Sport 4x4 Badlands for the Construction Office from All American Ford of Paramus, NJ through ESCNJ Contract #23/24-11 in an amount not to exceed \$39,898.30. - Resolution Needed

- Public Safety

1) Authorization to purchase five (5) 2025 Chevy Tahoes for the Police Department from Pellegrino Chevrolet of Westville, NJ through the Bergen County Co-op Contract #24-43 in an amount not to exceed \$284,019.38. - Resolution Needed

2) Authorization to purchase one (1) 2025 Chevy Tahoe for the Fire Department from Pellegrino Chevrolet of Westville, NJ through the Bergen County Co-op Contract #24-43 in an amount not to exceed \$59,140.47. - Resolution Needed

3) Authorization to purchase Fire Equipment from Skylands Area Fire Equipment and Training, LLC of Riverdale, NJ through NJ State Contract #17-FLEET-00810, 17-FLEET-00833 and 17-FLEET-00809 in an amount not to exceed \$80,027.18. - Resolution Needed

4) Authorization to purchase one (1) 2026 Ford F250 Super Duty 4x4 for the Fire Department from All American Ford of Paramus through EXCNJ Contract #23/24-11 in an amount not to exceed \$54,966.50. - Resolution Needed

- Public Works

1) Authorization to enter into a Shared Services Agreement between the Borough of Sayreville and the County of Middlesex for Goose Control in Sayreville Parklands at a fee not to exceed \$17,112.33. - Resolution Needed

2) Authorization to purchase one (1) 2026 Kenworth T280 Mini Packer Truck from Gabrielli Truck Sales of Dayton, NJ through Sourcewell Contract #032824-KTC in an amount not to exceed \$229,685.81. - Resolution Needed

3) Authorization to purchase one (1) T770 T4 Bobcat Compact Track Loader from Woods Machinery, Bobcat of Central Jersey of Green Brook, NJ through ESCNJ Contract #22/23-12 in an amount not to exceed \$112,928.32. - Resolution Needed

4) Authorization to purchase one (1) Elgin Broom Bear Street Sweeper from WE Timmerman of Whitehouse, NJ through Sourcewell Contract #093021-ELG in an amount not to exceed \$415,890.30. - Resolution Needed

5) Authorization to purchase two (2) 2026 Ford F250 utility pickup trucks for Road Dept. and Buildings & Grounds from Winner Ford of Cherry Hill, NJ through NJ State Contract #24-FLEET-103120 in an amount not to exceed \$119,662.00. - Resolution Needed



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- 6) Authorization to purchase two (2) 2026 Ford F250 pickups trucks for Road Dept. and Parks Dept. from Winner Ford of Cherry Hill, NJ through NJ State Contract #24-FLEET-103120 in an amount not to exceed \$95,408.00. - Resolution Needed

- Recreation

- 1) Authorization to purchase one (1) 2026 Ford Ranger 4x4 SuperCrew truck from All American Ford of Paramus, NJ through ESCNJ Contract #23/24-11 in an amount not to exceed \$39,898.30. - Resolution Needed
- 2) Application for Special Event received from Wayne's Auto Body to hold a Toys for Tots Charity Car Show at 1938 Highway 35 on December 7, 2025 from 8am-12pm. - Approve/Deny

- Water & Sewer/Environmental

➤ **Business Administrator – Glenn Skarzynski**

- 1) Authorization to promote Marissa Barbieri from Clerk 1 to Violations Clerk in the Municipal Court, effective December 1, 2025. - Approve/Deny
- 2) Authorization to promote Joyce Wojcik from Clerk 2 to Violations Clerk in the Municipal Court, effective December 1, 2025. - Approve/Deny

➤ **C.F.O. – Danielle Maiorana**

- 1) Transfer Resolution. - Resolution Needed

➤ **BOROUGH ENGINEER -Jay Cornell**

- 1) 2025 Roadway Paving and Reconstruction Project – Design Authorization (Verbal Report). - Resolution Needed

➤ **BOROUGH ATTORNEY – Joseph Sordillo**

11. PUBLIC PORTION Mayor will open to public – ***5 Minute Limitation.**

12. ADJOURNMENT

*****DISCLAIMER** All meetings of the Mayor and Council are subject to additions, deletions and amendments.***