

**MAYOR AND COUNCIL  
BOROUGH OF CLOSTER**

**SPECIAL MEETING MINUTES – THURSDAY, NOVEMBER 9, 2023 - 7:00 P.M**

**THIS SPECIAL MEETING OF THE CLOSTER MAYOR AND COUNCIL WILL BE HELD IN-PERSON AND TELEPHONICALLY and VIA ZOOM VIA VIDEO.**

You may join Zoom meeting including video by accessing the information posted on the **Borough Calendar** on the Borough website by visiting [www.closterboro.com](http://www.closterboro.com) and clicking the link on the left sidebar for **Calendars and Notice of Meetings** and click on the corresponding date.

**To join via Telephone Audio Only:**

**TOLL FREE: +1 646-558-8656; MEETING ID: 864 2063 3673; PASSWORD: 8675309**

If Executive session is required, the Council will retire to a closed session during this Special Meeting pursuant to N.J.S.A. 10:4-6 and follow the procedures provided in this statute.

**1. OPEN PUBLIC MEETINGS ACT STATEMENT**

**Mayor Glidden opened the meeting at 7:00 pm with the following announcement:** This meeting is called pursuant to the provisions of the Open Public Meetings Act of the State of New Jersey, was published in The Record and The Star Ledger on November 3, 2023, was posted on the Municipal Clerk’s bulletin board and on the Borough website, and has remained posted as the required notices under the Statute. In addition, a copy of the notice is and has been available to the public and is on file in the office of the Municipal Clerk.

**2. ROLL CALL**

Councilwoman Amitai-present	Councilwoman Latner-present
Councilwoman Chung-present on Zoom	Councilwoman Witko-present
Councilman Devlin-present	Councilman Yammarino-present

**3. PLEDGE OF ALLEGIANCE**

**4. REVIEW AND DISCUSSION OF CONSENT AGENDA ITEMS The Mayor read the following.**

Councilwoman Latner moved to approve, second Councilman Yammarino.

\*23-241 RESOLUTION APPROVING RENEWAL OF INACTIVE/POCKET LIQUOR LICENSE SUBJECT TO 12.39 SPECIAL RULING FROM THE DIRECTOR, DIVISION OF ALCOHOLIC BEVERAGE CONTROL-TERM OF 2023-2024-CB THEATER EXPERIENCE

\*23-242 RESOLUTION AUTHORIZING PERSON-TO-PERSON TRANSFER OF PLENARY RETAIL DISTRIBUTION LIQUOR LICENSE TO UNI 4H INC., d/b/a MURPHY’S FINE WINES & LIQUOR

\*23-243 RESOLUTION AUTHORIZING REFUND OF REDEMPTION MONIES TO OUTSIDE LIENHOLDER

\*23-244 BILL LIST

Roll call vote

Councilwoman Amitai-yes	Councilwoman Latner-yes
Councilwoman Chung-yes	Councilwoman Witko-yes
Councilman Devlin-yes	Councilman Yammarino-yes

Carried.

5. **MACBAIN FARM PRESENTATIONS**

The Mayor explained that the purpose of the meeting was to hear from the public about the two proposals. He also explained that the farm is not for sale, will not be turned into a commercial enterprise, and would not be a venue for weddings. He said that the use of the MacBain Farm would not change. He thanked the MacBain Farm Committee, especially Ms. Stella. He explained that the MacBain Farm subcommittee (Councilwomen Amitai and Witko) would describe the two proposals and then the meeting would be opened to the public for comment. He stated that he did not want long statements about the use of the farm because that was not going to change. He gave a few ground rules: Anyone can come forward and speak for three minutes. Everyone can come up once. Unused time cannot be donated to someone else. There will be no back and forth with the Council. At the end of the public speaking, the Council may wish to make some comments.

The Borough Attorney gave some guidelines from the legal standpoint. He explained that this could not be done by referendum because it was a contract and not a permanent matter. Also, he explained that this is an RFP process and thus the proposals remain confidential, giving the municipality and the proposers flexibility. The entities are allowing the Borough to present the bullet points.

Category	Farmer 1	Farmer 2
You-pick operation with Farm Committee	Will remain the same	Will remain the same; possible expansion of length season with the use of a temporary hoop house to be constructed by farmer.
Use of the dwelling	Farmer to reside in dwelling rent free. Customary landlord/tenant relationship. Tenant responsible for utilities; Borough responsible for capital improvements and major systems such as electrical and well.	Farmer to reside in dwelling rent free. Customary landlord/tenant relationship. Tenant responsible for utilities; Borough responsible for capital improvements.
Farm Equipment	Borough to assign or purchase Gator utility vehicle. Other equipment farmer-supplied.	Farmer will supply all equipment needed.
Farm Events and Classes	Possible educational classes in conjunction with local school districts. No closed or private events.	Possible educational classes in conjunction with local schools. Small, fee-based classes similar to nature center. All classes open to the public, Closter residents first then offered to non-residents. Summer children’s camp. Three larger seasonal public events. No closed or private events.
Payments to operate farm	\$67,500 per year with annual cost-of-living increases and farm adjustments.	nothing
Other expenses	\$14,000 every four years for plastic row covers. Farmer to provide quarterly and annual reports of expenses.	Farmer to provide quarterly and annual reports of expenses.
Term of contract	10-year contract. Father and son to contract with Borough	5-year with 3-year review with opt-out for either side after 5 years or continue for a second 5 years. Farmer to create a not-for-profit status to contract with Borough.

Councilwoman Amitai thanked both candidates for their patience. She asked both farmers to raise their hands. She also thanked the public for their patience. She thanked John McCaffrey (Farmer 1) for bringing the farm to where it is today. She also explained that the Council was not able to divulge information previously. She explained that the contract for the farm came due for renewal a few years ago and that it was decided by the committee that an RFP process be undertaken. The RFP was crafted and advertised. The adhoc committee is comprised of three members of the Farm Committee and two members of Council. A member of the Borough administration was asked to be present. The committee was charged with interviewing the two candidates and making a recommendation to Council. Final interviews were conducted. A vote was taken for the recommendation to the Council and resulted in a 4 to 2 vote in favor of Farmer 2. She clarified that neither farmer will be permitted to use the farm as a venue for private events or anything of that nature. She also clarified that the Borough is not selling the farm.

Councilwoman Witko thanked everyone for coming to the meeting. She pointed out the charts on the wall outlining the two proposals. She proceeded to outline the two proposals in various categories.

The Mayor pointed out that the details of the two proposals were on the posters and handouts, available to all.

**OPEN MEETING TO PUBLIC FOR ANY MATTER** (Subject to 3-minute limit)

Matt Worgul shared the vision of Gentle Giant Brewery. He introduced the farmer. He also introduced his wife. The four key elements of his proposal are Cropping, Cooking, Consuming, Conservation. He said that MacBain Farm is under-utilized. He spoke about the possible addition of a greenhouse.

Jeanne Stella said that she still has questions. She doesn't see the you-pick operation will be the same. She said that tighter beds would not be ideal. She said that wider beds were asked for. She said that the public events concerned her. She said that it seemed that the events were pretty substantial. She said that the "nothing" listed for the cost under Farmer 2 seemed enticing, but the cost of running the farm seemed pretty close on the two sides, but public events in that neighborhood is challenging. Would there be more parking? There are no bathrooms there. The product has been beautiful. The RFP was not put out because things should change. She thought they had to do it. She was surprised that the Farm Committee did not get a voice. The plastic is invaluable. Perhaps a grant could pay for that.

Jeff Wasserman spoke about growing up in Bergen County. He said that Closter is a beautiful town. He said that he understood that a difficult decision had to be made. He spoke about Matt's ability to bring community together—his non-profit work, events that bring people together, the impact he has made on the community in Pearl River. He said that Matt would be a great partner to Closter.

Fred Goetz (attorney for John McCaffrey and Alpine Gardens and 20-year Closter resident) said that profits are made in non-profits; the bottom line just has to be 0. He said that you have to ask why. He said that John McCaffrey has put his heart, soul, and own money into the farm. He said that he has kept it open over the last 23 years. He said that he is trying to figure out how the second proposal helps the farm, and that it doesn't. He spoke about the quasi-commercial aspects of the second proposal and that it could jeopardize the tax-exempt status of the farm and how was the second farmer going to come up with the \$70,000 needed to run the farm. He closed by saying that the only choice for MacBain Farm is John McCaffrey.

Steve Isaacson said that he served on the Environmental Commission for 15 years and started the MacBain Farm harvest festival. He reiterated that non-profits raise funds to support their efforts. He wondered if they could sustain themselves for 5 years. He also pointed out that Farmer number 2 proposed programs that would compete with the Nature Center, which would hurt it, as well as summer camp, which would hurt the Rec program. He asked why the land could not be used by the Rec program. He said that he and John had been in conference with the Valley program to teach kids with special needs about loving the land and farming, and they could help at no cost. Also, the High School regional district could provide funding to operate the fund. He said, with all due respect, better the devil we know than the devil we don't know. He also pointed out, with due respect, that Mr. Dave Watkins used to have his applications approved and then come back stating that his client changed his mind. He asked how people could be sure that didn't happen here. He said that once the contract was signed with a corporation that was being specifically formed for this contract (which protected Matt and family) how could people be sure. He pointed out that the committee had not spoken to the

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neighbors or residents but were simply taking the farm away from a family and the town and making it a public park.

Patricia Duggan said that she has known John McCaffrey since 2018. She said that John has submitted expense reports and has sunk about \$1.1 million into the farm. She also asked who the farmer is and who is going to live in the house; what is his background?

Andrew Barron (90 Durie Avenue) said that John has contributed an extensive amount of time and equipment to help with Scout projects in town. He said that the troop is very grateful.

Libby Choron (49 Arnold) said that she likes the idea of enrichment programs and educational programs. She said that she likes that Farmer 2 is not asking for funding. She said that she ran programs for the Closter PTO and that the net program is not big. She said that she does not believe in 10-year contracts.

Erik Lenander said that he was the 6<sup>th</sup> member of the ad-hoc committee and had been involved with that land since 1994 when the land had been purchased by a temple. He said that the issue had been the catering hall and traffic. The land was swapped and John's proposal was the best. He spoke about the problems with traffic in that area and asked people to think long and hard before making decisions that would increase activity in that area.

Nancy Pergament said that she is a current member of the farm committee, a former member of the Environmental Commission, and a volunteer at the farm for 6 years. She had the opportunity to review both proposals through the end of August and came to the meeting to voice support for Farmer number 1. She said that she would argue that Closter already has a special community that can be found nowhere else. She knows what it costs to operate the farm. The proposal from Farmer number 2 seems magical. She urged the Mayor and Council to consider that money has to come from somewhere.

Kailash Gupta (45 Forest St) said that she has been in Closter for 45 years and said if it's not broken'; don't fix it. She said that John is the right person for this position. She spoke about the parking issues.

Bunny Mateosian (192 Hickory Lane) said that she moved there in 1968 and that John lived on McCain Court and was the paper boy. She spoke about how John plowed her driveway and wouldn't take money. She said that John is very giving and agreed that if it ain't broke don't fix it.

Mrs. Pat Rhodes said that she has lived in Closter for 40 years. She said that she has been to the farm many times, to pick vegetables and to socialize with other seniors. She said that John has plans. She said they should keep him there.

Lee Hartwell (Bradley and Hickory Lane) said that John McCaffrey is a treasure. She spoke about the parking issues with Metropolitan Farm (parking and traffic). She said she would definitely vote for John and wants to reduce traffic on Hickory Lane. She was concerned with how events would be held at MacBain Farm with limited parking and no bathrooms.

Karen Nama Grabnach (6 Bradley) said that she loves the farm and knows John for a very long time. She said that she is concerned about the traffic and about NGOs, which need to make money. She said she is in favor of John.

Diane Monteleone (9 Pine Street) said that she just discovered MacBain Farm last year. She volunteered last year and feels the sense of peace at the farm. It is a refuge for residents and animals. She spoke of the sense of community there and said it was magical. She said that bringing community together in the grand sense can happen elsewhere. She does not feel that MacBain Farm should be that venue.

Dinah Deavalos (31 McCain Court) said that she has lived in several towns in the Northern Valley. She moved back to Closter wanting a quiet place. She spoke about the changes in Closter. She spoke about how her family evaluates whether to stay in town each year with the rising taxes and that so far it has been worth it. She agreed that non-profits have to raise profits to survive and said that she does not want summer camps and events in a neighborhood where she is paying very high taxes in order to be somewhere that is peaceful.

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Joan Westervelt said that she has been a lifetime resident of the Borough. She said that she is very impressed with the Farm and that it is wonderful in this economy to be able to get vegetables in a wonderful atmosphere. She echoed if it ain't broke don't fix it.

Susan McTigue said she has lived in Closter for 40 years. She said that when children go to McBain they get the experience of picking their own tomato and running in the dirt and that they take such joy being somewhere that is different, unique, and not available elsewhere. She questioned where the money that would go into running the farm would come from for Farmer 2. She also said that she thought the experience at the farm would change if the farmer changed.

Someone read a letter from Ethel Abrams. The letter spoke about John McCaffrey's 23 years of service. She spoke about her four generations of family that love the farm. The speaker said that the homes in Closter are being built so big that there is no space for a garden. She and Ethel Abrams both echoed previous sentiments of not changing something that is working.

Bobbie Bouton Goldberg said that she is a member of the farm committee and has worked there for 18 years. She said that she hates to see it politicized. She said that Republicans and Democrats have worked there well together. She spoke about many groups that John has worked with and doesn't get credit. She spoke about the beautiful display of tulips John built. She said that the traffic is going to get really bad if the proposal goes to Farmer 2. She felt that people should have had more time to get together and discuss this issue because it is important. She said that she hopes they do the right thing and keep John.

Karen Garguilo (207 West Street) addressed the Council. She spoke about the passion of the people who came to the meeting. She remembered Mayor Glidden's referring to MacBain being "our" farm at the beginning of the meeting and asked the Council to take that and the feelings of the residents seriously.

Karin Leff (133 Columbus Avenue) said that she is a volunteer and that the farm is almost like a sacred land and that what it gives everyone needs to be taken seriously. She spoke about weeding at the farm daily. She said that John exudes incredible energy and happiness and that he is what makes it all work. She said that to destroy it and make it less would be a tragedy. She hopes that it always remains the same under John.

Jayne Rubenfeld (20 Piermont) She asked how a businessman that didn't live in the county could do better than a resident and a farmer. She said that she had a lot of questions about the RFP. She asked whether the volunteers would stay. She said that the property was not suitable for a camp and wondered about liability. She was also concerned about the traffic. She asked if this is how people honor Sophie's legacy and said people should be ashamed of themselves.

Christine Albericci (30 Hickory Lane) spoke for her neighbors. She said that the proposal would not be beneficial for the neighborhood. She said there was going to have to be construction. She said that John has found a balance in serving the community. She said that she is not in favor of a business at the location. She said maybe the Farm needed to have a membership fee. She asked everyone to think about what would be involved in having events. She spoke in support of John McCaffrey.

John McCaffrey (203 Hickory Lane) said that he had the great fortune of growing up in Closter next to MacBain Farm and that for the last 23 years he maintained the farm. He thanked everyone for coming out. He asked the Mayor and Council to take a very close look at the Closter Temple Associate Land Swap agreement in choosing the right person. He said that 23 years ago when he was appointed to the position he and his family promised to love, hold, and cherish this piece of land and that he is ready to bring this promise into the future and show people the future of farming.

Richard Incontro (Alpine) said that he is amazed at the community spirit and volunteerism in Closter. He asked that the baby not be thrown out with the bathwater.

Carrie Yako (73 Demarest Avenue) said that MacBain Farm is a treasure. She said that she understands the need for progress and change but that here is it not appropriate. She also said that people are not disposable and that this has been Mr. McCaffrey's life work and that it is not ok to throw people away.

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Spenser Leeds (297 Durie Avenue) said that he feels Farmer 2 would not have spoken about bringing community to the farm if he had already heard about the community in Closter. He then said that Farmer 2 is not a farmer and of course he wants to be able to leave after 5 years if necessary because what will he do if his farmer leaves? He agreed that asking residents to pay memberships to help the farm of perhaps \$50 a year would be a good idea.

Janice Pierro (168 Herbert Avenue) said that she has been in town for over 70 years and has seen a lot of activities in town where different generations came together. She said most of those activities are now gone. She said she would hate to see MacBain Farm go because it is the last thing that all generations can enjoy together.

Noah Goldman (Rockland County; born in Closter) said that it is easy to look at the proposals and get lost in the future. He said this decision is not just about the future. It is also about the past. He said that his grandmother loved this town so much and loved history. The history is that this farm is working and is as beautiful as it is for all of the reasons the wonderful people here tonight have said. He said that he is 23 and when people come to visit he shows them two things: the Palisades and this farm. He said that this is the issue that has gotten him to his first government meeting. He echoed if it's not broken don't fix it.

Robert Wrixon (31 MacCain Court) said that he is the third generation in Closter. He said that the road cannot handle the camps and larger events. He said the road would have to be realigned and did not feel that would happen and that someone would get hurt. He spoke about the sheet describing the two proposals and said it seemed to be skewed to Farmer 2. He said that he personally has a 70-acre farm and feels that MacBain is run pretty well. He restated that someone would get hurt with kids being dropped off and no parking.

Janet Kim (45 Mill Pond Road) said that people have mentioned a lot of important things but that at the end of the day money talks. She said that if we have more people coming in for more events there will be more risk of insurance claims and litigation. She said that if that happens it will cost much more than \$67,000 x 10 for the town to fight or try to be excluded from a claim. She said that saving \$67,000 per year does seem attractive but that Farmer 1 has provided tremendous value over the years, that he has shown grit, passion, and that when things get tough he is willing to stick it out. She said that her realtor bringing her to MacBain Farm is one of the main reasons she moved to Closter.

Elizabeth Goldman (Sophie's daughter) said that she was tempted not to speak tonight because so many people had said beautiful things and the situation seemed clear but that at the beginning of the night it had not seemed so clear. She said that her mother would be livid. She said that Farmer 2's claim that the you pick would remain the same was not true. She wondered why the town would want to compete with the Nature Center. She said that any private program at the farm that some people can afford and everyone else can't immediately impacts the sacred feeling at the farm. She spoke about how amazing it is that all of these people have the experience of picking their own fruits and vegetables.

Lisa Vreeland (587 High Street) said that her family were farmers in town and has been here a long time. She said that this farm provides a sacred place for people to go in a day and age that people are overscheduled. She said that it provides a refuge for her and her son. She said that John McCaffrey has the best interest of this community at heart and reminded the Council that they are tasked with seeing that it is carried forward in the best interest of the community.

Marguerita Pontrelli said that she volunteered for the first time this summer for the first time and it was a great experience. She said she saw no reason to take away something they know and love and that works and bringing in something they don't know. She said the farm under John works.

Leslie Brunnell said that she has been a volunteer with the Nature Center and the Zoning Board. She said that John McCaffrey has created an oasis. She said that the Nature Center does not want another summer camp. She said that the Recreation program is also struggling. She suggested that Farmer 2 use the swim club property.

Irma Pursell said that she started as a renter and loved the farm and that it's one of the reasons her family fell in love with the farm. She said that John McCaffrey made her family feel very welcome. She said that she

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does projections for her job and that it's very easy to say that until you see something in real life it's just numbers. She said the farm makes Closter special. She does not understand the reason to change something that is working. She said that she hopes there are no changes.

There were no more people wishing to speak, and the Mayor closed the public portion of the meeting.

The Mayor asked members of the Council if they would like to make statements. The Mayor said that the resident who had stated that the Council allowed Metropolitan Farm to come into Closter was mistaken. He said that the governing body fought it but that state law trumped local law.

He said that a vote could be held tonight (if there were a motion and second) or the vote could be postponed. He said that he had heard a lot of new comments from a lot of new people and that he would like to postpone the vote because he is not ready to vote and that perhaps his mind has been changed.

Councilwoman Witko said that the Council has listened to everything that everyone has had to say. She said that the Council had been insulted and enlightened and she feels that the Council should be given an opportunity to discuss amongst themselves before taking a vote. She stressed that the vote would not be behind closed doors.

Councilwoman Witko moved to adjourn, second Councilwoman Latner.

Councilwoman Latner stated that the next meeting would be Monday, November 20.

6. **CLOSED SESSION**

\*23-245 RESOLUTION TO GO INTO CLOSED SESSION AND EXCLUDE THE PUBLIC  
Moted by Councilwoman Witko, second by Councilwoman Latner at 9:14 pm

Exited Closed Session and return to the Special Meeting @10:13 pm.  
Motion by Councilwoman Latner, second by Councilwoman Witko

7. **ADJOURNMENT** The meeting was then adjourned at 10:13

**BOROUGH OF CLOSTER**  
**RESOLUTION #23-241**

**RESOLUTION APPROVING RENEWAL OF INACTIVE/POCKET LIQUOR LICENSE**  
**SUBJECT TO 12.39 SPECIAL RULING FROM THE DIRECTOR, DIVISION OF**  
**ALCOHOLIC BEVERAGE CONTROL - TERM OF 2023-2024-CB THEATER EXPERIENCE**

WHEREAS, written notification was received from the Division of Alcoholic Beverage Control that any liquor license which had been *inactive* for two (2) full license terms may not be extended without approval from the Director of the Division of Alcoholic Beverage Control; and

WHEREAS, said licensee must submit a Verified Petition to the Regulatory Bureau requesting permission for renewal of the license for the 2023-2024 license term; and

WHEREAS, CB THEATER EXPERIENCE filed appropriate application and fees with the Borough Clerk for renewal of Plenary Retail Consumption License No. 0207-33-006-011 (*inactive/pocket*) for the 2023-2024 license term; and obtained an Alcoholic Beverage Retail Licensee Clearance Certificate from the Division of Taxation; and

WHEREAS, CB THEATER EXPERIENCE requested relief for 2023-2024 license term pursuant to N.J.S.A. 33:1-12.39 by filing a Verified Petition with the Regulatory Bureau; and

WHEREAS, a Special Ruling to Permit Renewal of Inactive License Pursuant to N.J.S.A. 33:1-12.39 for the 2023-2024 License Term was received by the Borough Clerk from the Division of Alcoholic Beverage Control authorizing the Mayor and Council to consider the application for renewal of CB THEATER EXPERIENCE, LLC for the 2023-2024 license terms;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Borough of Closter, that the renewal and issuance of Plenary Retail Consumption License No. 0207-33-006-011 (*inactive/pocket*) to CB THEATER EXPERIENCE, LLC for the 2023-2024 license term be approved.

BE IT FURTHER RESOLVED that the renewal and issuance of the above mentioned *inactive/pocket* license for the sale and consumption of alcoholic beverages, pursuant to N.J.S.A. 33:1-1, et. seq., for the term of one (1) year to June 30, 2023 to July 1, 2024 and the same is hereby approved and authorized.

Councilperson	Motion	Second	Yes	No	Absent	Abstain
Councilwoman Amitai			X			
Councilwoman Chung			X			
Councilman Devlin			X			
Councilwoman Latner	X		X			
Councilwoman Witko			X			
Councilman Yammarino		X	X			

Adopted: November 9, 2023

APPROVED BY:

Stephanie Evans  
Stephanie Evans, Borough Clerk

John C. Glidden, Jr.  
John C. Glidden, Jr., Mayor

Certified to be a true copy of a Resolution adopted by the Mayor and Council of the Borough of Closter at the Regular Meeting held on November 9, 2023

Stephanie Evans  
Stephanie Evans, Borough Clerk



**BOROUGH OF CLOSTER**  
**RESOLUTION #23-242**

**RESOLUTION AUTHORIZING PERSON-TO-PERSON TRANSFER OF PLENARY**  
**RETAIL DISTRIBUTION LICENSE NO. 0207-44-010-005**

WHEREAS, an application has been filed by UNI 4H Inc., d/b/a Murphy's Fine Wines & Liquor for a person-to-person transfer of Plenary Retail Distribution License No. 0207-44-010-005 heretofore issued to Eesh and Aastha Inc., d/b/a Murphy's Fine Wines & Liquor, for premises located at 230 Closter Dock Rd. and

WHEREAS, the submitted application form is complete in all respects, the transfer fees have been paid and the license has been properly renewed for the current license term; and

WHEREAS, the applicant is qualified to be licensed according to all standards established by Title 33 of the New Jersey Statutes, regulations promulgated thereunder, as well as pertinent local ordinances and conditions consistent with Title 33; and

WHEREAS, the applicant has disclosed and the issuing authority reviewed the source of all funds used in the purchase of the license and the licensed business and all additional financing obtained in connection with the licensed business;

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the Borough of Closter does hereby approve the transfer of the aforesaid Plenary Retail Distribution License No. 0207-44-010-005 from Eesh and Aastha Inc. to UNI 4H INC. for premises located at 230 Closter Dock Rd and does hereby direct the Borough Clerk to endorse the license certificate to the new ownership as follows: This license, subject to all its terms and conditions, is hereby transferred to UNI 4H Inc., effective November 9, 2023

Councilperson	Motion	Second	Yes	No	Absent	Abstain
Councilwoman Amitai			X			
Councilwoman Chung			X			
Councilman Devlin			X			
Councilwoman Latner	X		X			
Councilwoman Witko			X			
Councilman Yammarino		X	X			

Adopted: November 9, 2023

**ATTEST:**

Stephanie Evans  
Stephanie Evans, Borough Clerk

**APPROVED:**

John C. Glidden, Jr.  
John C. Glidden, Jr., Mayor

Certified to be a true copy of Resolution adopted by the Mayor and Council of the Borough of Closter at the Regular Meeting held November 9, 2023.

Stephanie Evans  
Stephanie Evans, Borough Clerk

**BOROUGH OF CLOSTER**  
**RESOLUTION #23-243**

**RESOLUTION AUTHORIZING REFUND OF REDEMPTION MONIES TO**  
**OUTSIDE LIENHOLDER**

WHEREAS, at the Municipal Tax Sale held on the 19<sup>th</sup> day of October 2023, a lien was sold on **Block 1302; Lot 17** also known as **221 - 223 Closter Dock Road** in Closter, NJ for 2022 delinquent taxes, and,

WHEREAS, this lien, known as Tax Sale Certificate #23-00001 was sold to John Finan,

WHEREAS, the property owner has affected redemption of said property, TSC #23-00001, in the amount of \$5,562.62 on November 15, 2023,

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Borough of Closter, County of Bergen, New Jersey that the **Deputy Treasurer** is authorized to issue a check in the amount of **\$5,562.62** for redemption and a check in the amount of **\$32,100.00** for return of Premium Paid at Tax Sale to **John Finan** for said certificate.

(Interest through 11/15/2023)

Councilperson	Motion	Second	Yes	No	Absent	Abstain
Councilwoman Amitai			X			
Councilwoman Chung			X			
Councilman Devlin			X			
Councilwoman Latner	X		X			
Councilwoman Witko			X			
Councilman Yammario		X	X			

**ADOPTED:** November 9, 2023

ATTEST:

Stephanie Evans  
 Stephanie Evans, Deputy Borough Clerk

APPROVED:

John E. Glidden, Jr.  
 John E. Glidden, Jr., Mayor

Certified to be a true copy of Resolution adopted by the Mayor and Council of the Borough of Closter at the Regular Meeting held November 9, 2023.

Stephanie Evans  
 Stephanie Evans, Deputy Borough Clerk

**BOROUGH OF CLOSTER**  
**RESOLUTION #23-244**

**WHEREAS**, the claims listed below have been authorized and approved by the Chairman of the Committee, examined by the Finance Committee, and found correct.


**THEREFORE, BE IT RESOLVED**, that the Mayor and Council hereby authorize the payment of these claims, and that warrants be drawn therefore when funds are available.

<b>Budgeted</b>	<b>Amount</b>
Bergen County Tax	\$ 0.00
County Open Space Tax	\$ 0.00
Northern Valley High School	\$ 1,352,752.00
Closter Board of Education	\$ 1,865,249.00
2022 Budget Appropriations	\$ 794.00
2023 Budget Appropriations – Operating Expenses	\$ 603,870.04
Payroll 10/13/2023	\$ 318,633.48
Payroll 10/30/2023	\$ 312,532.25
Current Treasury Account October 12, 2023 to November 9, 2023	<b>\$4,453,830.77</b>

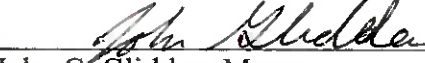
<b>Capital and Trust</b>	<b>Amount</b>
Capital	\$ 107,451.53
Escrow Trust	\$ 10,230.72
Recreation	\$ 2,965.76
Animal	\$ 0.00
Housing Trust	\$ 2,675.75
Food Locker	\$ 95.85

The foregoing resolution was adopted at the Regular meeting of the Mayor and Council of Closter, New Jersey held on November 9, 2023.

**Attest:**

  
 \_\_\_\_\_  
 Stephanie Evans, Borough Clerk

**Approved:**

  
 \_\_\_\_\_  
 John C. Glidden, Mayor

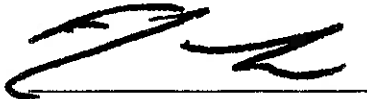
**CHIEF FINANCIAL OFFICER'S CERTIFICATION OF AVAILABILITY OF FUNDS**

**Borough of Closter Council**

As the Chief Financial Officer of the Borough of Closter, responsible for the maintenance of the financial records of the Municipality, I hereby certify that adequate funds have been appropriated. All funds are available for the aforementioned purpose and that payment of perspective contract price will be charged against and not to exceed the amount appropriated in the:

Closter Board of Education		\$ 1,865,249.00
Northern Valley Regional HS		1,352,752.00
Bergen County Tax		0.00
County Open Space Tax		0.00
2022 Budget Appropriations		794.00
2023 Budget Appropriations - Operating		603,870.04
Payroll 10/13/2023		318,633.48
Payroll 10/30/2023		312,532.25
<b>Total Current Treasury</b>	<b>Oct. 12 – Nov. 9, 2023</b>	<b>\$ <u>4,453,830.77</u></b>

Capital	\$	107,451.53
Trust/Escrow	\$	10,230.72
Recreation	\$	2,965.76
Housing Trust	\$	2,675.75
Food Locker	\$	95.85



Francis Elenio, CFO  
Chief Finance Officer  
Borough of Closter

Dated: November 9, 2023

Range of Checking Accts: 01CURRENT to 13TRUST      Range of Check Dates: 10/12/23 to 11/09/23  
Report Type: All Checks      Report Format: Super Condensed      Check Type: Computer: Y      Manual: Y      Dir Deposit: Y

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void Ref Num
01CURRENT		CURRENT TREASURY ACCOUNT		
19710	10/12/23	LUPAR000 LUPARDI'S NURSERY INC.	3,500.00	7145
19711	10/16/23	BCMCA015 BCMCA	35.00	7151
19712	10/16/23	CONST015 CONSTELLATION NEW ENERGY NJ	1,608.92	7151
19713	10/16/23	DELAG000 DE LAGE LANDEN FINANCIAL SVC.	475.00	7151
19714	10/16/23	MARKF000 DIMIN FIERRO LLC	1,200.00	7151
19715	10/16/23	ROCKL015 ROCKLAND ELECTRIC COMPANY	690.80	7151
19716	10/16/23	UNITE020 VEOLIA WATER NEW JERSEY	12,575.12	7151
19717	10/16/23	VERIZ005 VERIZON	317.99	7151
19718	10/18/23	BCMCA000 BCMCA	50.00	7153
19719	10/18/23	CABLE017 CABLEVISION LIGHTPATH LLC	930.17	7153
19720	10/18/23	SPECTR00 SPECTROTEL	385.68	7153
19721	10/18/23	VERIZ005 VERIZON	218.00	7153
19722	10/20/23	STOPS015 STOP & SHOP	84.37	7154
19723	10/23/23	BOROU100 BOROUGH OF CLOSTER	46,098.10	7155
19724	10/23/23	BERGE095 BERGEN COUNTY UTILITIES AUTH.	281,124.00	7156
19725	10/24/23	STAND000 STANDARD INSURANCE COMPANY	1,540.66	7157
19726	10/24/23	NEWJE027 NEW JERSEY MOTOR VEHICLE	60.00	7158
19727	10/27/23	CLOST070 CLOSTER PUBLIC LIBRARY	71,639.16	7163
19728	10/27/23	PUBLI000 PUBLIC SERVICE ELECTRIC & GAS	125.85	7163
19729	10/27/23	VERIZ020 VERIZON WIRELESS	2,658.80	7163
19730	11/09/23	ACETO020 ACE TOOL REPAIR, INC	417.41	7165
19731	11/09/23	AIRGA000 AIRGAS USA, LLC	54.45	7165
19732	11/09/23	ALFON000 ALFONSO DIASPARRA	174.85	7165
19733	11/09/23	ALLAN005 ALLAN J. MARTIN	344.00	7165
19734	11/09/23	ALPHO000 ALPHONSO H. YOUNG JR.	1,520.65	7165
19735	11/09/23	AMAZ001 AMAZON BUSINESS	105.65	7165
19736	11/09/23	AMERI000 AMERICAN HOSE AND HYDRAULICS	713.53	7165
19737	11/09/23	AMGRA000 AM GRAPHICS CO., INC.	325.00	7165
19738	11/09/23	ANDRE010 ANDREW ORLICH	1,122.87	7165
19739	11/09/23	ARCTI005 ARCTIC FALLS SPRING WATER INC.	67.80	7165
19740	11/09/23	ARIST000 ARISTA TROPHIES	15.90	7165
19741	11/09/23	ATLAN040 ATLANTIC UNIFORM COMPANY, INC.	550.00	7165
19742	11/09/23	BARTL020 THE F A BARTLETT TREE EXPERT C	579.00	7165
19743	11/09/23	BEATT000 BEATTIE PADOVANO, LLC	950.40	7165
19744	11/09/23	BELSK000 BELSKIE MUSEUM	5,000.00	7165
19745	11/09/23	BERGE020 BERGEN CNTY PROSECUTORS OFFICE	8,000.00	7165
19746	11/09/23	BONNI000 BONNIE SWITZER	174.85	7165
19747	11/09/23	BOROU081 BOROUGH OF HAWORTH	10,404.51	7165
19748	11/09/23	BOSWE000 BOSWELL ENGINEERING, INC.	7,705.00	7165
19749	11/09/23	CHAMP005 CHAMPION ELEVATOR CORPORATION	621.46	7165
19750	11/09/23	CHAUM005 CHAUMONT MOTORS LLC	1,430.95	7165
19751	11/09/23	CHIEF000 DAVID BERRIAN	418.02	7165
19752	11/09/23	CHRIS005 CHRISTMAS SPECTACULAR, INC	3,624.00	7165
19753	11/09/23	CHRIS033 CHRISTOPHER DIPPOLITO	2,624.31	7165
19754	11/09/23	CLIFF000 CLIFFSIDE BODY CORPORATION	2,541.13	7165
19755	11/09/23	COMPL005 COMPLETE DOCUMENT SOLUTIONS	55.27	7165
19756	11/09/23	CONTI022 CONTINENTAL FIRE & SAFETY	89.00	7165
19757	11/09/23	CUSTO001 CUSTOM BANDAG INC	4,131.87	7165
19758	11/09/23	DARTC000 DART COMPUTER SERVICES, INC.	3,578.55	7165

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void Ref Num
01CURRENT		CURRENT TREASURY ACCOUNT		
		Continued		
19759	11/09/23	DAVID050 DAVID HOLLENDER	545.43	7165
19760	11/09/23	DENNI005 DENNIS KAINÉ	2,303.10	7165
19761	11/09/23	DONAL010 DONALD NICOLETTI	2,624.31	7165
19762	11/09/23	DONDE000 DONN DEEGAN	1,520.65	7165
19763	11/09/23	DONOV000 DONOVAN BLADES	381.29	7165
19764	11/09/23	DOROT000 DOROTHY WOODS	157.55	7165
19765	11/09/23	DOROT001 DOROTHY WOODS	2,880.00	7165
19766	11/09/23	DYKES000 DYKES LUMBER COMPANY, INC	81.20	7165
19767	11/09/23	EASTC000 EAST COAST EMERGENCY LIGHTING	445.00	7165
19768	11/09/23	ELIZA005 ELIZABETH TRUCK CENTER	2,500.00	7165
19769	11/09/23	ERIKL005 ERIK LENANDER	550.00	7165
19770	11/09/23	ESOS010 ESO SOLUTIONS INC	2,206.85	7165
19771	11/09/23	FIRES000 FIRE & SAFETY SERVICES, LTD.	128.22	7165
19772	11/09/23	FOVEO005 FOVEONICS DOCUMENT SOLUTIONS	7,173.00	7165
19773	11/09/23	GABRI006 GABRIELLI KENWORTH OF NORTHERN	512.93	7165
19774	11/09/23	GATES000 GATES FLAG & BANNER CO., INC.	416.95	7165
19775	11/09/23	GOOSE011 GOOSETOWN ENTERPRISES, INC	1,709.49	7165
19776	11/09/23	GRAIN000 GRAINGER	1,118.71	7165
19777	11/09/23	GTLIN000 GTL, INC., T/A	788.70	7165
19778	11/09/23	HACKE000 HACKENSACK AUTO SPRING	3,065.00	7165
19779	11/09/23	HOMET000 HOMETOWN HARDWARE INC.	1,209.33	7165
19780	11/09/23	HORIZ000 HORIZON BCBSNJ	7,876.62	7165
19781	11/09/23	HUDSO010 HUDSON COUNTY MOTORS, INC.	60.28	7165
19782	11/09/23	HUNTI000 HUNTINGTON BAILEY, L.L.P.	8,132.83	7165
19783	11/09/23	JAMES000 JAMES B. WINTERS	2,624.31	7165
19784	11/09/23	JAMES035 JAMES GORDON	279.62	7165
19785	11/09/23	JAMES080 JAMES G. GABETTIE	174.85	7165
19786	11/09/23	JBLOC000 J & B LOCK & ALARM, INC.	2,910.97	7165
19787	11/09/23	JEROM000 JEROME IKALOWYCH	1,551.82	7165
19788	11/09/23	JESCO000 JESCO INC.	1,296.71	7165
19789	11/09/23	JOSEP020 JOSEPH CORVELLI	518.85	7165
19790	11/09/23	JOSEP075 JOSEPH RIZZA PAINTING	1,600.00	7165
19791	11/09/23	KENVI005 KENVIL POWER EQUIPMENT, INC.	3,971.18	7165
19792	11/09/23	KEVIN000 KEVIN M. DOERR	1,520.65	7165
19793	11/09/23	KUIKE000 KUIKEN BROTHERS COMPANY, INC.	205.27	7165
19794	11/09/23	KYLEF005 KYLE FOLKERS	319.98	7165
19795	11/09/23	LACAL005 LACAL EQUIPMENT, INC.	747.93	7165
19796	11/09/23	LANGU000 LANGUAGE LINE SERVICES, INC.	153.36	7165
19797	11/09/23	LEXII005 LEXI INDUSTRIES LLC	824.32	7165
19798	11/09/23	LITON005 LI-TONG CHIANG	174.85	7165
19799	11/09/23	LORET000 LORETTA CASTANO	174.85	7165
19800	11/09/23	LUBEN005 LUBENET, LLC	1,926.00	7165
19801	11/09/23	LUISR005 LUIS RUIZ	2,624.31	7165
19802	11/09/23	LUPAR000 LUPARDI'S NURSERY INC.	3,500.00	7165
19803	11/09/23	MATTH005 MATTHEW THORNHILL	1,062.06	7165
19804	11/09/23	MCAOF000 MCANJ - KIM MACELLARO TR	100.00	7165
19805	11/09/23	MDANK020 MARK DANKIEWICZ	155.87	7165
19806	11/09/23	MICHA026 MICHAEL DILUZIO	174.85	7165
19807	11/09/23	MINUT005 MINUTEMAN PRESS	300.26	7165
19808	11/09/23	MUNIC000 MUNICIPAL EMERGENCY SERVICES	442.00	7165
19809	11/09/23	NATTM000 NATIONAL MAINTENANCE SERVICE	1,650.00	7165
19810	11/09/23	NATIO045 NATIONAL HIGHWAY PRODUCTS, INC	2,511.92	7165

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num
1C	CURRENT	TREASURY ACCOUNT	Continued		
19811	11/09/23	NEWJE000 NEW JERSEY DIVISION OF ALCOHOL	39.00		7165
19812	11/09/23	NORTH010 NORTH JERSEY MEDIA GROUP	451.68		7165
19813	11/09/23	NORTH025 NORTHEAST FIRE & SAFETY EQUIP.	752.65		7165
19814	11/09/23	NWFIN005 NW FINANCIAL GROUP, LLC	570.00		7165
19815	11/09/23	OLYMP008 OLYMPIA LIGHTING, INC.	224.60		7165
19816	11/09/23	PARTS003 PARTS AUTHORITY, INC.	1,860.01		7165
19817	11/09/23	PCRIC000 P.C RICHARD & SON	1,227.94		7165
19818	11/09/23	PESH-000 PESH-E-LECTRIC, INC.	2,145.00		7165
19819	11/09/23	REGIS010 REGISTRAR'S ASSOC. OF N.J.	25.00		7165
19820	11/09/23	RICHA040 RICHARD D'AMICO	545.43		7165
19821	11/09/23	RONAL010 RONALD GAFFNEY	166.00		7165
19822	11/09/23	RUGGED000 SMITTY'S PRODUCTIONS INC	2,584.45		7165
19823	11/09/23	SNAP-010 SNAP-ON INDUSTRIAL	1,807.50		7165
19824	11/09/23	SUPER015 SUPERIOR DISTRIBUTORS CO., INC	97.06		7165
19825	11/09/23	THEST000 NJ ADVANCE MEDIA	184.04		7165
19826	11/09/23	THOMA025 THOMAS MCNAMARA	174.85		7165
19827	11/09/23	THOMA065 THOMAS BRUECK	2,624.31		7165
19828	11/09/23	TIMME000 W E TIMMERMAN EQUIPMENT CO INC	1,317.32		7165
19829	11/09/23	TIMOTH00 TIMOTHY CONWAY	846.08		7165
19830	11/09/23	TOTAL005 TOTAL OFFICE INTERIORS	9,316.96		7165
19831	11/09/23	TREAS070 TREASURER, STATE OF NEW JERSEY	175.00		7165
19832	11/09/23	TRI-C005 TRI-COUNTY TERMITE & PEST	50.00		7165
19833	11/09/23	UNITE020 VEOLIA WATER NEW JERSEY	884.86		7165
19834	11/09/23	VALLE015 VALLEY PHYSICIAN SERVICES	289.00		7165
19835	11/09/23	WBMAS000 W. B. MASON CO., INC.	517.66		7165
19836	11/09/23	WESTP000 THOMSON REUTERS - WEST	172.00		7165
19837	11/09/23	WILLIO40 WILLIAM HOWARD	972.20		7165
19838	11/09/23	WITME005 WITMER PUBLIC SAFETY GROUP INC	4,233.56		7165
19839	11/09/23	WMCLO000 WILLIAM M CLOUGHLIN	2,303.10		7165

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	130	0	601,099.54	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	130	0	601,099.54	0.00

04	CAPITAL	CAPITAL ACCOUNT			
1487	10/13/23	TRI-C003 TRI-COUNTY PROPERTY MAINT.	2,500.00		7150
1488	11/09/23	BOSWE000 BOSWELL ENGINEERING, INC.	11,686.50		7166
1489	11/09/23	DARTC000 DART COMPUTER SERVICES, INC.	5,256.45		7166
1490	11/09/23	DMRAR023 DMR ARCHITECTS P.C.	5,625.00		7166
1491	11/09/23	HETRI000 HERTRICH FLEET SERVICES, INC	38,361.00		7166
1492	11/09/23	PALIS001 PALISADES SALES CORPORATION	16,633.00		7166
1493	11/09/23	STALK000 STALKER RADAR	1,409.00		7166
1494	11/09/23	SWIFT020 SWIFT ELECTRICAL SUPPLY CO.	11,567.70		7166
1495	11/09/23	TASER003 AXON ENTERPRISE, INC.	14,412.88		7166

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	9	0	107,451.53	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	9	0	107,451.53	0.00

2	COAH ACCOUNT	COAH ACCOUNT CITIZENS			
117	11/09/23	TMASS005 T&M ASSOCIATES	2,675.75		7167

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num
12 COAH ACCOUNT COAH ACCOUNT CITIZENS					
Continued					
Checking Account Totals		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
	Checks:	1	0	2,675.75	0.00
	Direct Deposit:	0	0	0.00	0.00
	Total:	1	0	2,675.75	0.00
13 DEV ESCROW 2 ESCROW EDMUNDS CHECKING 2					
3507	11/09/23	BOSWE000 BOSWELL ENGINEERING, INC.	3,318.19		7168
3508	11/09/23	GARYJ002 GARY J WIGGERS CONSTRUCTION	4,268.00		7168
3509	11/09/23	NICHO015 NICHOLAS SANDERS	1,950.00		7168
3510	11/09/23	RFPRO005 RF PROPERTIES LLC	694.53		7168
Checking Account Totals		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
	Checks:	4	0	10,230.72	0.00
	Direct Deposit:	0	0	0.00	0.00
	Total:	4	0	10,230.72	0.00
Report Totals		<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>	<u>Amount Void</u>
	Checks:	144	0	721,457.54	0.00
	Direct Deposit:	0	0	0.00	0.00
	Total:	144	0	721,457.54	0.00



Totals by Year-Fund

Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
CURRENT FUND	3-01	601,099.54	0.00	0.00	601,099.54
GENERAL CAPITAL FUND	C-04	107,451.53	0.00	0.00	107,451.53
HOUSING TRUST FUND	T-12	2,675.75	0.00	0.00	2,675.75
Total of All Funds:		<u>711,226.82</u>	<u>0.00</u>	<u>0.00</u>	<u>711,226.82</u>

Project Description	Project No.	Project Total
174 DURIE AVENUE	2010057258	474.96
154 ALPINE DRIVE	2010057288	227.00
2 JOHNSON COURT	2010057292	123.98
56 TAYLOR DRIVE	2010057312	694.53
19 FARRINGTON AVENUE	2010057348	237.48
26 BOGERT STREET	2010057393	368.00
26 BOGERT STREET	2010057394	3,900.00
55 SHERMAN AVENUE	2010057399	359.50
279 DEMAREST AVENUE	2010057426	473.00
140 CEDAR LANE	2010057429	1,950.00
142 CLOSTER DOCK ROAD	2010057453	227.00
38 WILSON PLACE	2010057474	237.48
25 HALSEY LANE	2010057484	371.29
379 ANDERSON AVE - ALPINE, NJ	2010057490	586.50
Total of All Projects:		<u>10,230.72</u>

Range of Checking Accts: 14RECREATION to 15ANIMALCONTROL Range of Check Dates: 10/12/23 to 11/09/23  
Report Type: All Checks Report Format: Super Condensed Check Type: Computer: Y Manual: Y Dir Deposit: Y

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num
14RECREATION		SPECIAL RECREATION ACCOUNT			
873	10/12/23	BOUNC010 BOUNCE SAFARI LLC	599.05		7149
874	11/09/23	ASCAP005 AMERICAN SOCIETY OF COMPOSERS,	820.50		7169
875	11/09/23	BESTR006 BEST RACING SYSTEMS	1,170.15		7169
876	11/09/23	MINUT005 MINUTEMAN PRESS	376.06		7169
<b>Checking Account Totals</b>					
			<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>
			4	0	2,965.76
			0	0	0.00
			<u>4</u>	<u>0</u>	<u>2,965.76</u>
<b>Report Totals</b>					
			<u>Paid</u>	<u>Void</u>	<u>Amount Paid</u>
			4	0	2,965.76
			0	0	0.00
			<u>4</u>	<u>0</u>	<u>2,965.76</u>

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Totals by Year-Fund Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
RECREATION TRUST	T-14	2,965.76	0.00	0.00	2,965.76
Total of All Funds:		<u>2,965.76</u>	<u>0.00</u>	<u>0.00</u>	<u>2,965.76</u>

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Range of Checking Accts: 17FOODLOCKER to CURRENT-MANUAL Range of Check Dates: 10/12/23 to 11/09/23  
Report Type: All Checks Report Format: Super Condensed Check Type: Computer: Y Manual: Y Dir Deposit: Y

Check #	Check Date	Vendor	Amount Paid	Reconciled/Void	Ref Num
17FOODLOCKER		FOOD LOCKER ACCOUNT			
91	11/09/23	WBMAS000 W. B. MASON CO., INC.	95.85		7170

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	1	0	95.85	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	1	0	95.85	0.00

CURRENT-MANUAL	CURRENT - MANUAL			
310121	10/12/23	RAVEW023 RAVE WIRELESS CORPORATION	3,418.65	7144
310122	10/12/23	NATIO005 NATIONAL BENEFIT SERVICES, LLC	50.00	7146
310123	10/12/23	PAYR0000 PAYROLL AGENCY ACCOUNT	293.44	7146
310124	10/12/23	PAYR0000 PAYROLL AGENCY ACCOUNT	15,188.48	7146
310125	10/12/23	BORO0000 BORO OF CLOSTER - PAYROLL ACCT	303,151.56	7146
301252	10/25/23	NORTH065 NORTHERN VALLEY HIGH SCHOOL	1,352,752.00	7159
310251	10/25/23	CLOST010 CLOSTER BOARD OF EDUCATION	1,865,249.00	7159
310253	10/25/23	BORO0000 BORO OF CLOSTER - PAYROLL ACCT	300,482.84	7160
310255	10/25/23	PAYR0000 PAYROLL AGENCY ACCOUNT	11,719.11	7162
310256	10/25/23	PAYR0000 PAYROLL AGENCY ACCOUNT	330.30	7162

Checking Account Totals	Paid	Void	Amount Paid	Amount Void
Checks:	10	0	3,852,635.38	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	10	0	3,852,635.38	0.00

Report Totals	Paid	Void	Amount Paid	Amount Void
Checks:	11	0	3,852,731.23	0.00
Direct Deposit:	0	0	0.00	0.00
Total:	11	0	3,852,731.23	0.00

Totals by Year-Fund Fund Description	Fund	Budget Total	Revenue Total	G/L Total	Total
CURRENT FUND	2-01	794.00	0.00	0.00	794.00
CURRENT FUND	3-01	3,851,841.38	0.00	0.00	3,851,841.38
FOOD LOCKER TRUST	T-17	95.85	0.00	0.00	95.85
Total of All Funds:		<u>3,852,731.23</u>	<u>0.00</u>	<u>0.00</u>	<u>3,852,731.23</u>

**BOROUGH OF CLOSTER**  
**RESOLUTION #23-243**

**RESOLUTION AUTHORIZING REFUND OF REDEMPTION MONIES TO**  
**OUTSIDE LIENHOLDER**

**WHEREAS**, at the Municipal Tax Sale held on the 19<sup>th</sup> day of October 2023, a lien was sold on **Block 1302; Lot 17** also known as **221 - 223 Closter Dock Road** in Closter, NJ for 2022 delinquent taxes, and,

**WHEREAS**, this lien, known as Tax Sale Certificate **#23-00001** was sold to John Finan,

**WHEREAS**, the property owner has affected redemption of said property, TSC #23-00001, in the amount of \$5,562.62 on November 15, 2023,

**NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and Council of the Borough of Closter, County of Bergen, New Jersey that the **Deputy Treasurer** is authorized to issue a check in the amount of **\$5,562.62** for redemption and a check in the amount of **\$32,100.00** for return of Premium Paid at Tax Sale to **John Finan** for said certificate.

(Interest through 11/15/2023)

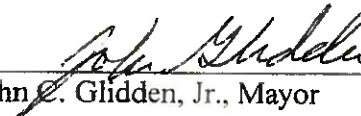
Councilperson	Motion	Second	Yes	No	Absent	Abstain
Councilwoman Amitai			X			
Councilwoman Chung			X			
Councilman Devlin			X			
Councilwoman Latner	X		X			
Councilwoman Witko			X			
Councilman Yammarino		X	X			

**ADOPTED:** November 9, 2023


ATTEST:

  
Stephanie Evans, Deputy Borough Clerk

APPROVED:

  
John E. Glidden, Jr., Mayor

Certified to be a true copy of Resolution adopted by the Mayor and Council of the Borough of Closter at the Regular Meeting held November 9, 2023.

  
Stephanie Evans, Deputy Borough Clerk