

Mayor O'Brien opened the Regular/Agenda Meeting at 7:01 PM followed by a short prayer and salute to the flag.

- **STATEMENT OF NOTICE OF PUBLICATION**

Municipal Clerk Morelos announced that this October 21, 2024 Special Meeting was noticed and posted in accordance with Open Public Meetings Act Chapter 231, P.L. 1975.

- **ROLL CALL:**

- Present: Councilpersons Balka, Roberts, Synarski
- Absent: Councilman Colaci  
Councilman Onuoha  
Councilman Zebrowski
- Others Present: Mayor Kennedy O'Brien  
Glenn Skarzynski, Business Administrator  
Jessica Morelos, Municipal Clerk  
Matthew Moench, Esq., Borough Attorney  
Jay Cornell, P.E., Borough Engineer  
Nicole Waranowicz, Asst. Municipal Clerk  
Denise Biancamano, C.F.O./Treasurer
- Others Absent: None

- **CONSENT AGENDA RESOLUTIONS**

Mayor O'Brien opened the meeting for any comments on Consent Agenda Resolutions.

Those commenting were:

- Unknown  
Unknown person commented on resolutions that he was against.

Council President Roberts made a motion to close the Public Portion and adopt the Consent Agenda Resolutions. Seconded by Councilman Synarski.

Roll Call: Councilpersons Roberts, Balka (abstained from items #24-05212 and 24-05598 on Resolution #2024-230), Synarski, all Ayes.

**RESOLUTION #2024-230**

**WHEREAS**, all bills submitted to the Borough of Sayreville covering services, work, labor and material furnished the Borough of Sayreville have been duly audited by the appropriate committee;

**NOW, THEREFORE, BE IT AND IT IS HEREBY RESOLVED** that all bills properly verified according to law and properly audited by the appropriate committees be and the same are hereby ordered to be paid by the appropriate Borough officials.

/s/ Kennedy O'Brien, Mayor

/s/ Daniel Balka, Councilman

/s/ Donna Roberts, Councilwoman

Michael Colaci, Councilman

/s/ Stanley Synarski, Councilman

Christian Onuoha, Councilman

John Zebrowski, Councilman

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**Bill list of October 21, 2024 in the amount of \$2,240,372.14 in a separate Bill List File for 2024 (See Appendix Bill List 2024-A for this date).**

**RESOLUTION #2024-231**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized and directed to award a contract to Motorola Solutions, 500 W. Monroe Street, Suite 4400, Chicago, IL 60693 for the purchase of a Motorola Flex CAD System through NJ State Contract T0109/A83909 at a total cost not to exceed \$914,300.000.

/s/ Daniel Balka, Councilman  
(Public Safety Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:** **BOROUGH OF SAYREVILLE**  
/s/ Jessica Morelos, RMC /s/ Kennedy O'Brien, Mayor  
Municipal Clerk Mayor

**RESOLUTION #2024-232**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized and directed to award a contract to Atlantic Tactical, 3319 Anvil Place, Raleigh, NC 27603 for the purchase of a Firearm Holsters through NJ State Contract 17-FLEET-00787 at a total cost not to exceed \$72,613.15.

/s/ Daniel Balka, Councilman  
(Public Safety Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:** **BOROUGH OF SAYREVILLE**  
/s/ Jessica Morelos, RMC /s/ Kennedy O'Brien, Mayor  
Municipal Clerk Mayor

**RESOLUTION #2024-233**

**WHEREAS**, the following vehicles and equipment have been taken out of service as they are no longer usable;

**NOW THEREFORE, BE IT AND IT IS HEREBY RESOLVED** that the vehicles listed below are no longer needed for public use and are hereby authorized to be scrapped:

2007 Dodge Charger – VIN #2B3KA43G17H771550  
2007 Chevrolet Suburban – VIN #3GNGK26K87G267350  
2008 Crown Victoria – VIN #2FAFP71V08X155157  
2010 Crown Victoria – VIN #2FABP7BV1AX111333  
2010 Ford Explorer – VIN #1FMEU7DE5AUA33364

/s/ Daniel Balka, Councilman  
(Public Safety Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST: BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O’Brien, Mayor  
Mayor

**RESOLUTION #2024-234**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized to award a contract through Sourcewell Contract #0111723-JDC to JESCO of 1790 Route 38, Mount Holly, NJ 08048 for the purchase of one (1) John Deere 550 Utility Dozer in an amount not to exceed \$233,885.00.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST: BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O’Brien, Mayor  
Mayor

**RESOLUTION #2024-235**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized to award a contract through Sourcewell Contract #110421-ALT to Altec Industries, Inc., 32 Chestnut Avenue, West Berlin, NJ 08091 for the purchase of one (1) Bucket Truck in an amount not to exceed \$216,935.00.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:**

**BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

**RESOLUTION #2024-236**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized to award a contract through Sourcewell Contract #060920-PMC and 091219-THC to Hunter Truck of 524 Monmouth Road, Clarksburg, NJ 08510 for the purchase of one 2025 Peterbilt 520 Automated Refuse Truck in an amount not to exceed \$406,513.14.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:**

**BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

**RESOLUTION #2024-237**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized to award a contract through Sourcewell Contract #091219-THC to Mid-Atlantic Waste Systems of Easton, MD for the refurbishment of one (1) 2015 Automated Refuse Truck in an amount not to exceed \$209,636.00.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:**

**BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

**RESOLUTION #2024-238**

**BE IT RESOLVED** that the proper Borough officials are hereby authorized and directed to award a contract to Route 23 Automall of Butler, NJ for the purchase of one (1) 2025 Ford F-450 Mason Dump and one (1) 2025 Ford F-600 Rack-body

Truck in an amount not to exceed \$189,964.00.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST: BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O’Brien, Mayor  
Mayor

**RESOLUTION #2024-239**

**WHEREAS**, N.J.S.A. 40A:4-87 provides that the director of the Division of Local Finance may approve the insertion of any special item of revenue in the budget of any county or municipality when such items shall have been made available by law and the amount thereof was not determined at the time of the adoption of the budget; and

**WHEREAS**, said Director may also approve the insertion of an item of appropriation of equal amount:

**SECTION 1.**

**NOW THEREFORE, BE IT RESOLVED** that the Mayor and Council of the Borough of Sayreville hereby requests the Director of the Division of Local Finance to approve the insertion of the following items of revenue in the budget of the year 2024 in the sums contained in **Section 2** which items are now available as a revenue from the following sources:

**SECTION 2.**

- Opioid Settlement - \$7,399.21

**SECTION 3.**

**BE IT FURTHER RESOLVED** that this resolution shall take effect immediately.

/s/ Daniel Balka, Councilman  
(Admin. & Finance Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST: BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O’Brien, Mayor  
Mayor

**RESOLUTION #2024-240**

Corrective Action Plan for the 2023 Audit

**WHEREAS**, Local Finance Notice 97-16 requires the Chief Financial Officer, with assistance from other officials affected by the audit recommendations, to prepare and submit a Corrective Action Plan for approval by the governing body within 60 days from the date the audit is received by the governing body; and the 2023 audit was received September 4, 2024

OCTOBER 21, 2024 SPECIAL MEETING	
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**BE IT RESOLVED**, by the Borough Council of the Borough of Sayreville, County of Middlesex and State of New Jersey, that the following Corrective Action Plan, dated October 15, 2024 be approved, placed on file in the Clerk's Office, and submitted by the Clerk to the Division of Local Government Services, Copies of the Resolution will be forwarded to the Borough Auditor and Chief Financial Officer for their records.

As required by Local Finance Notice 97-15,  
Respectfully submitted by Denise Biancamano, Chief Financial Officer

Description: That the Recreation Department turn over all monies by January of the subsequent year.

Corrective Action: The CFO has spoken with the Recreation Director regarding this comment. The Recreation Director will be turning over all monies by January of the subsequent year.

Implementation: Immediately

Description: That cash deficit of ordinances older than five years be funded.

Corrective Action: The cash deficit of ordinances older than five years will be funded in the 2025 budget.

Implementation: In the 2025 budget.

Description: That timesheets for all departments be signed by the employee and approved by the Supervisor.

Corrective Action: All timesheets for all departments will be signed by the employee and approved by the Supervisor.

Implementation: Immediately

Description: That the Borough adopt a procedure that requires that all passwords be changed on a periodic basis.

Corrective Action: All passwords will be changed on a periodic basis. The Borough uses multifactor authentication.

Implementation: Immediately

Description: That the deficit in the Animal Control Fund be fully raised in the 2025 budget.

Corrective Action: The deficit in the Animal Control Fund will be fully raised in the 2025 budget.

Implementation: In the 2025 budget.

/s/ Daniel Balka, Councilman  
(Admin. & Finance Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:**

**BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

**RESOLUTION #2024-241**

**BE IT AND IT IS HEREBY RESOLVED** that the Borough Engineer is hereby authorized and directed to prepare plans and specifications for the 2024 Roadway Paving and Reconstruction Project at a fee not to exceed \$425,000.00 and upon approval of said plans and specifications the Borough Clerk is also authorized to advertise for the receipt of bids.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor’s signature.

/s/ Matthew Moench, Borough Attorney

<b>ATTEST:</b>	<b>BOROUGH OF SAYREVILLE</b>
<u>/s/ Jessica Morelos, RMC</u> Municipal Clerk	<u>/s/ Kennedy O’Brien, Mayor</u> Mayor

**RESOLUTION #2024-242**

**RESOLUTION AWARDING CONTRACT FOR KENNEDY PARK BATHROOM IMPROVEMENTS TO NELA CARPENTRY AND MASONRY LLC**

**WHEREAS**, on or about September 17, 2024, the Borough of Sayreville (“Borough”) received five (5) bids in response to a Request for Proposal for Improvements to the Bathrooms in Kennedy Park; and

**WHEREAS**, of those five (5) bids, the apparent low bid from RSA Home Improvements LLC in the amount of \$147,800.00 was determined to be non-responsive due to it containing a non-waivable defect pursuant to N.J.S.A. 40A:11-23.2; and

**WHEREAS**, due to the non-responsive bid from RSA Home Improvements LLC, the next lowest bidder was Nela Carpentry & Masonry LLC (“Nela”) in the amount of \$221,000.00; and

**WHEREAS**, Nela’s bid contained certain minor irregularities, which are waivable defects pursuant to N.J.S.A. 40A:11-23.2, and which are described in a letter dated October 2, 2024 from the Borough Engineer, Consulting and Municipal Engineers (“CME”) to the Mayor and Borough Council, and annexed hereto as **Exhibit A** and fully incorporated by reference herein; and

**WHEREAS**, the Borough finds that Nela is the lowest responsible bidder, and seeks to waive said minor irregularities.

**NOW THEREFORE BE IT RESOLVED** by the Borough Council of the Borough of Sayreville as follows:

1. The apparent low bid from RSA Home Improvements LLC is hereby rejected; and
2. The contract for Kennedy Park Bathroom Improvements is hereby awarded to Nela Carpentry & Masonry LLC, subject to the waiver of minor irregularities; and

3. The Mayor, Borough Administrator, and all other relevant Borough officials are hereby authorized to execute any and all documents and take any and all steps necessary to effectuate the provisions of this Resolution.

**BE IT FURTHER RESOLVED** that this Resolution is effective immediately upon adoption.

/s/ Donna Roberts, Councilwoman  
(Public Works Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:** **BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

**RESOLUTION #2024-243**

**BE IT RESOLVED**, that the Borough Clerk is hereby authorized and directed to advertise for the receipt of bids for all annual Professional Services Proposals for the year 2025.

/s/ Daniel Balka, Councilman  
(Admin. & Finance Committee)

Reviewed by the Borough Attorney and is approved as to form and the Resolution satisfies all of the legal requirements for the Mayor's signature.

/s/ Matthew Moench, Borough Attorney

**ATTEST:** **BOROUGH OF SAYREVILLE**

/s/ Jessica Morelos, RMC  
Municipal Clerk

/s/ Kennedy O'Brien, Mayor  
Mayor

• **PUBLIC PORTION**

At this time Mayor O'Brien opened the meeting to the public for comments on any and all matters.

Those commenting were:

- Vince Conti, 4 Yorkshire Place

Mr. Conti commented on some concerns and disappointments that he has seen with not being able to ask questions and about the firehouse. He commented on the chief of staff not living in town and then having him appointed as Deputy of SERA.

- Frank Terzino, 32 Canal Street

Mr. Terzino commented on the timeline of the saving the firehouse initiative.

- Art Rittenhouse, 33 Delikat Lane

Mr. Rittenhouse commented that the Borough could use money from the open space fund for the firehouse and it is in the master plan. Mr. Rittenhouse stated that only Councilmen Balka and Colaci have come to historical society meetings. He stated when the building was inspected no one wore any masks in that building.



- Mary Novak, 1 Scarlet Drive

Mrs. Novak commented on the republican campaign flyer. She commented on the chief of staff living 80 miles away and there is an ordinance that requires you live in town. Mrs. Novak stated that a resident who moved out of town was required to resign from SERA and now the deputy director doesn't even live in town.

- Ken Olchaskey

Mr. Olchaskey stated that the pilot is going to cost the taxpayers \$100 million over its life. He commented on the governing body's strategy.

- Unknown

He commented on a newspaper article that he read. He commented on the Ordinance pertaining to public comment. He commented on corruption in town. He commented on events at the last meeting.

- El Rampador

He commented that in August he was on the zoom meeting and raised his hand but was not allowed to speak. He stated rights were taken away from disabled vets by taking away zoom.

- Unknown

He sang about not giving his name or address.

No further comments.

**Council President Roberts made a motion to close the Public Portion.  
Seconded by Councilman Synarski.**

Roll Call: Voice Vote, all Ayes.

- **ADJOURNMENT**

No further business Council President Roberts made a motion to adjourn.  
Seconded by Councilman Synarski.

Roll Call: Voice Vote, all Ayes.

Time 7:32 P.M.

\_\_\_\_\_  
Jessica Morelos, RMC  
Municipal Clerk

Date Approved: \_\_\_\_\_