



**AGENDA FOR THE COUNCIL MEETING OF THE BOROUGH OF MOUNTAIN LAKES  
HELD AT THE BOROUGH HALL, 400 BOULEVARD, MOUNTAIN LAKES, NJ 07046  
JULY 28, 2025  
PUBLIC SESSION – BEGINS AT 7PM**

**1) CALL TO ORDER AND OPEN PUBLIC MEETINGS ACT STATEMENT – Mayor**

This meeting is being held in compliance with Public Law 1975, Chapter 231, Sections 4 and 13, as notice of this meeting has been reported to The Citizen, the Morris County Daily Record, and The Star Ledger on January 9, 2025 and posted in the municipal building.

**2) ROLL CALL ATTENDANCE - Clerk**

**3) FLAG SALUTE – Mayor**

**4) EXECUTIVE SESSION**

**5) COMMUNITY ANNOUNCEMENTS**

**6) SPECIAL PRESENTATIONS**

- a. Swearing in of New Police Sergeant & New Police Officers

**7) REPORTS OF BOROUGH ESTABLISHED BOARDS, COMMISSIONS AND COMMITTEES**

**8) BOROUGH COUNCIL DISCUSSION ITEMS**

- a. Borough Council Mid-Year Goals Review

**9) PUBLIC COMMENT**

**Please state your name for the record.** Each speaker is limited to one (1) comment of no more than five (5) minutes and no yielding of time to another person.

**10) ATTORNEY'S REPORT**

**11) MANAGER'S REPORT**

**12) RESOLUTIONS**

**13) ORDINANCES TO INTRODUCE**

**14) ORDINANCES TO ADOPT**

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**15) \*CONSENT AGENDA ITEMS**

*Matters listed as Consent Agenda Items are considered routine and will be enacted by one motion of the Council and one roll call vote. There will be no separate discussion of these items unless a Council member requests an item be removed for consideration.*

**\*RESOLUTIONS**

- a. R130-25, Authorizing the Payment of Bills  
b. R131-25, Authorizing Approval to Submit Grant Application and Execute Grant Contract with the New Jersey Department of Transportation for the Midvale Road and Woodland Avenue Improvement Project  
c. R132-25, Authorizing Mandatory Direct Deposit  
d. R133-25, Increasing the Bid Threshold

- e. *R134-25, Authorizing Membership in the Mountain Lakes Volunteer Fire Department*
- f. *R135-25, Adopting the Affordable Housing Trust Fund Spending Plan for the Borough of Mountain Lakes for the Period 2025 through 2035*
- g. *R136-25, Authorizing a Professional Services Agreement between the Borough of Mountain Lakes and Hoplite Communications*

**\*APPROVAL OF MINUTES**

6/23/25 (Regular)

**\*BOARD, COMMITTEE AND COMMISSION APPOINTMENTS**

- a. Julia McVeigh to the Recreation Commission as Member with a term running through 12/31/27

**16) DEPARTMENT REPORTS SUBMITTED FOR FILING**

- Construction Department
- Department of Public Works
- Fire Department
- Health Department
- Police Department
- Recreation Department
- Code Enforcement/Property Maintenance
- Tax Collector

**17) COUNCIL REPORTS**

**18) PUBLIC COMMENT**

**Please state your name for the record.** Each speaker is limited to one (1) comment of no more than five (5) minutes and no yielding of time to another person.

**19) NEXT STEPS AND PRIORITIES**

**20) ADJOURNMENT**



# Borough Council Mid-Year Review

July 28, 2025

# Fiscal Strength

- ✓ Unanimous adoption of fiscally responsible 2025 budget
- ✓ Healthy fund balance and cash reserves
- ✓ Maintenance of Bond Rating of AAA – only 5% of NJ municipalities have a AAA rating
- ✓ State, County and Highlands Council grants providing taxpayer relief:
  - \$542,000 County & State grants for Station property renovation
  - \$170,000 NJ DOT grant for Briarcliff Road Paving
  - \$79,000 grant for Phase 2 of Trolley Path improvements
  - \$18,000 Highlands Council grant for Fair Share Plan Ordinances (Task 1)
- ✓ Successful audit of 2024 finances
- ✓ Settlement of multi-year Verizon NJ tax appeal, protecting Borough finances
- ✓ Ratification and Execution of a three-year Collective Negotiations Agreement with Teamsters Local 125



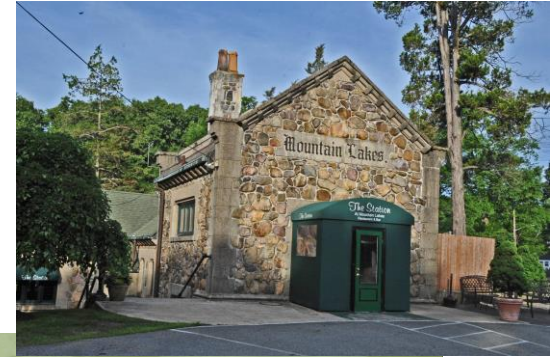
# Operational Effectiveness

- ✓ Sunset Dam final project completion (dock installation)
- ✓ Prep work for paving projects
- ✓ Engineering for Phase 2 of Trolley Path improvement project
- ✓ Robust Library programming for Lakers of all ages
- ✓ Enhanced Recreation programming, including extended Day Program for Summer Recreation Camp provided by USA Sports, Movie Nights at Island Beach, Morris County Clerk Senior & Veterans ID Event, Mobile MVC at Borough Hall this fall
- ✓ Support for traditional and new community events, including Diwali, Lunar New Year, Memorial Day Parade, Juneteenth, PBA Block Party, Volunteer Fire Department Fun Run, July Fireworks, & Swim/Boat Races, and Summer Concert Series
- Engineering and Design for state-mandated Water Remediation project, including evaluation of potential funding sources
- Multi-Year Solid Waste Contract to go out to bid this Fall



# Community Stewardship & Development

- ✓ Adoption of updated land use ordinances for consistency, clarity and efficiency
- ✓ Adoption of Pre-Qualification Regulations in Connection with Bids for Exterior Restoration of the Station property
- ✓ Adoption of ordinance amending the Rules Governing Lakes, Parks, and Special Use Facilities allowing for re-design of Red Trail
- ✓ Adoption of Ordinance establishing Highlands Council Regional Master Plan Conformance
- ✓ Endorsement of Fair Share Housing Plan for 2025 through 2035 as Adopted by the Mountain Lakes Planning Board
- Implementation of Fair Share Housing Plan ordinances, including new overlay zoning to support affordable housing
- Determination of whether Birchwood Lake dam repairs are needed



# Openness, Responsiveness & Engagement

- ✓ Approval of conveyance of Borough-owned property to the Mountain Lakes Board of Education for their turf field project in response to the School District's request
- Outreach to Federal, State & County levels of government on issues of importance, including securing grants to support Borough priorities and provide taxpayer relief
- 150+ residents serving as Borough volunteers, including over 40 young people serving as Student Committee Members and Junior Volunteer Firefighters
- Transparent budget process and quarterly review of financials – all information shared with the public and reviewed at public meetings



# Council Discussion

**THANK YOU**

**to our Borough volunteers, employees,  
and professionals for your contributions to  
our community!**



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

**Mitchell Stern**  
**Borough Manager**  
mstern@mtnlakes.org

400 Boulevard  
Mountain Lakes, NJ 07046  
P -973-334-3131 ext. 2006

TO: Honorable Mayor and Borough Council  
SUBJ: Manager's Report for the Borough Council meeting of July 28, 2025  
CC: Robert Oostdyk, Borough Attorney

**Annual Road Paving** – Paving is scheduled to begin second week of August on the below listed roads. Prior to work starting, we will broadcast information via e-blast and Nixle, as appropriate.

- Baldwin – Pollard to Romaine
- Beechway Road – Hanover to MLHS
- Crystal Road – N. Crane to Overlook
- Fernwood Trail – Rainbow to Lakewood
- Fox Hill Lane – Rt. 46 to Brook Lane
- Hanover Road – Oakland to Fanny
- Laurelwood Drive – Pinewood to Denville border
- Midvale Road – Romaine to Woodland
- Oakland Road – Boulevard to Melrose
- Yorke Road – Intervale to Warwick

**Sunset Lake Dam Project** – The owners of 71 East Shore Road have communicated their desire to replace the hatch on top of the new spillway with one that is more visually appealing and also perform some regrading of the slope near their home. The owners have been in contact with NJ DEP regarding this work and it was recommended that they utilize Boswell Engineering because of their familiarity with the project. Boswell Engineering has agreed to perform the work pending an acknowledgement by all parties of a potential conflict of interest. After discussion with the Borough Attorney, we have determined that we are comfortable with Boswell contracting with the property owner (see attached document).

**NJ DCA Local Recreation Grant Award** – Based on a grant submission previously submitted, the Borough has been notified of its award of \$79,000 towards improvements to the Boulevard Trolley Path. Once we receive bids back for the work, we will award a contract.

**NJ DOT Road Improvement Grant Submission** – After consultation with our Borough Engineer and DPW leadership, Midvale Road, from Intervale to Woodland Road and the entire length of Woodland Road has been selected as the submission for this round of grants. The total funding request is \$396,990. On the agenda for this meeting, you will find a resolution that is required as part of the grant submission process.



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

**Mitchell Stern**  
**Borough Manager**  
mstern@mtnlakes.org

400 Boulevard  
Mountain Lakes, NJ 07046  
P -973-334-3131 ext. 2006

TO: Honorable Mayor and Borough Council  
SUBJ: Manager's Report for the Borough Council meeting of July 28, 2025  
Page: 2 of 2

**Cell Tower Consultant** – In June 2000, the borough entered into a long-term lease that allowed for the construction of a communications tower on borough land behind borough hall. The lease, which had a base period of 10 years with three five-year renewals, has now come to an end, with the borough now taking ownership of the communications tower.

Since the time of the initial lease agreement, advances in the communications industry have changed the way tower owners control their towers. After speaking with several municipal managers about how best to move forward, all have recommended engaging with Hoplite Communications to review the now expiring lease and determine the path forward that is in the best interest of the municipality. All of these municipal officials reported that Hoplite successfully handled all legal issues related to their tower and in the end, brought in higher revenues for the municipality than they were previously receiving.

On the agenda for this meeting, you will find a proposal from Hoplite Communications with a resolution allowing for their engagement with a not to exceed of \$7,500. A copy of the agreement is attached.

**Train Station Improvement Project** – Bids for the project were received on July 2<sup>nd</sup> and included three proposals. After reviewing the submitted proposals, our project architect, Connelly & Hickey, recommends the contract be awarded to Alden-Bailey Restoration. The contract and related documents will be on the agenda for the August 25<sup>th</sup> council meeting. See letter from Connolly & Hickey.

**Automated Bill Payments** – Similar to paying our employees electronically, we are beginning to pay vendors in this fashion. On the current bills list, you may notice the replacement of check numbers with the letters ACH (Automated Clearing House) for some of the payments. Paying electronically reduces costs (check printing, mailing, labor), but more importantly, reduces the opportunity for check fraud and cases of checks lost in the mail.

As always, feel free to reach out with any questions or concerns.

Respectfully,  
Mitchell

MEMORANDUM

TO: Mitchell Stern, Borough Manager  
Robert Pinke, Resident/Owner 71 East Shore Road  
Julie Pinke, Resident/Owner 71 East Shore Road

CC: Paul Ferriero, PE  
Robert H. Oostdyk, Jr., Esq.

FROM: Joseph Byrne, PE

DATED: July 18, 2025

SUBJECT: Acknowledgement of Potential Conflict of Interest for  
Proposed Work in Mountain Lakes Borough

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This memo is to confirm that all interested parties are aware that the Residents/Owners of 71 East Shore Road, Mountain Lakes, NJ 07046, Robert & Julie Pinke wish to engage Boswell, Inc. in a contract to perform engineering and design services in relation to proposed drainage improvements to be installed in the rear of their property, that all interested parties are aware of and understand the potential conflict of interest that is posed by Boswell, Inc. accepting to engage in a contract with the Pinke's in relation to the previously mentioned work, and to confirm that there are no objections to Boswell, Inc. engaging in the proposed work with the Pinke's. Please confirm the above statements by providing your signatures on the lines below, and emailing the same to Joseph Byrne, PE.

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Mitchell Stern, Borough Manager

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Robert Pinke, Resident/Owner 71 East Shore Road

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Julie Pinke, Resident/Owner 71 East Shore Road

28 Valley Road, Suite 1  
Montclair, NJ 07042  
732-207-3912  
Hoplitecommunications.com



## EXHIBIT A TELECOMMUNICATIONS CONSULTING SERVICES PROPOSAL AND FEE SCHEDULE

July 16, 2025

Borough of Mountain Lakes  
400 Boulevard  
Mountain Lakes, NJ 07046

Dear Sir or Madam,

It is with great pleasure that I present this proposal for comprehensive telecommunications consulting and infrastructure consulting services to the Borough of Mountain Lakes. Hoplite Communications, LLC provides end-to-end guidance on matters ranging from broadband and wireless network planning to RFP issuance, lease negotiations, right-of-way management, infrastructure compliance, tower oversight, and ordinance development, with Hoplite being alternately referred to as the “Telecommunications Attorney and Consultant” or the “Consultant”.

As the Borough’s expert advisor, Hoplite will ensure that all telecommunications facilities and projects are reviewed, managed, and deployed in a manner that is safe, legally sound, and aligned with Mountain Lakes’s public interests and long-term infrastructure goals.

As the Borough’s expert consultant, Hoplite Communications, LLC, will endeavor to resolve these challenges and ensure a safe and orderly deployment in the coming days.

### Hoplite Services

1. Many of Hoplite’s legal consulting services will be performed at no cost to the municipality.
2. Such services are in the included fee schedule as fees charged to the applicable wireless service provider as an objectively reasonable pass-through expense and as an objectively reasonable reflection of costs.
3. Tower management services and other related services are rendered according to the below fee schedule description

### Hoplite Proposed Services

In order to ensure safe and orderly telecommunications facilities in the Borough, Hoplite proposes to offer the following small cell consulting services:

1. Small Cell Right-of-Way Ordinance: As our capstone service, Hoptlite will work with the mayor, council, administrator, attorney and other interested parties to draft a customized small cell wireless ordinance that meets municipal expectations and requirements and provides for the safe and orderly deployment of small cell technology. With such an ordinance already in place, Hoptlite will review same to ensure it remains compliant with Federal and state regulations and recommend revisions and updates as applicable or necessary.
2. Rights-of-Way Use Agreement Negotiation: Hoptlite will represent the municipality in the drafting, negotiating, redlining and execution of agreements between municipality and wireless service provider pertaining to any use of the public right-of-way for small cell or similar wireless telecommunications facilities. This shall include any master lease or license agreement, individual site agreement, right-of-way use agreement, franchise agreement or pole attachment agreement that is required to memorialize the relationship between wireless service provider and government and outline the rights and restrictions governing wireless deployment.
3. Pole Attachment Agreement Negotiation: The Borough may prefer a separate pole attachment agreement for utilization of existing Borough-owned utility poles, to distinguish it from a master right-of-way agreement which specifically grants access to the public ways. Hoptlite will assist the Borough in drafting one or both agreements, as is preferred by the Borough.
4. Carrier Deployment Plan: Hoptlite will work with the municipality and each carrier to develop a safe and orderly deployment plan depicting all proposed small cell locations within the municipal boundaries and which is compliant with local laws and requirements, as well as state and federal laws, and which also meets carrier coverage and capacity requirements.
5. Review of Applications for Small Cell New Build, Expansion, Upgrade, and Maintenance. Hoptlite will review and provide expert recommendations for all construction, development and land use applications. This includes, but is not limited to, including applications for zoning, planning, UCC construction, street opening and any other permits or approvals as required by local, state or federal law. This review will include recommendations on permit issuance as well as health and safety, traffic flow and right-of-way safety and appearance, applicable fees and other applicable requirements. This review will be conducted for each instance of construction and maintenance, including initial site installation, as well as modification, upgrade, replacement, and removal of same.
6. Construction Oversight. Hoptlite will provide construction oversight to ensure approved work is completed in compliance with municipal guidelines and state and federal law, including FCC compliance, as well as in accordance to approved plans and drawings and per the terms of any right-of-way agreement.
7. Post Construction Compliance. Hoptlite will inspect any and all construction, maintenance and modifications of wireless telecommunications facilities to ensure compliance with applicable right-of-way agreements, as well as the 5G small cell ordinance.

8. Additional Services: Hoplite will perform additional services as directed by the municipality in regard to telecommunications deployments, ROW management and any other area where assistance is needed by the municipality and for which Hoplite possesses the expertise and knowledge to provide valuable consultation services.

## Rate Schedule / Fee Schedule

Hoplite shall provide consulting services to the municipality per the following schedule:

<u>Description of Service</u>	<u>Borough Fee</u>	<u>Carrier Fee</u>
<p><b>CAPSTONE SERVICE:</b></p> <p><b>Cell Site Lease Review, Lease Renewal, Negotiation, RFP Drafting and Issuance</b></p> <p>Hoplite will review existing leases between borough and carriers. Determine borough requirements, rights, obligations and options. Hoplite will engage carrier tenants regarding lease agreement renewal. This may involve an RFP bidding process, in which case, Hoplite will assist in the drafting and preparation of applicable RFP documentation. Hoplite will assist in drafting any applicable lease documents, amendments, schedules and exhibits, as needed, and will work with the carriers and their vendors in regard to same, as well as with Borough officials. This may involve virtual and in person meetings, conferences and discussion, as necessary to accomplish an objective and as desired by the Borough</p>	\$150/hour	
<p><b>Small Cell Ordinance</b></p> <p>Hoplite to work with Borough mayor, council, administrator, attorney and other interested parties to draft and revise as needed a customized small cell wireless ordinance that serves the Borough and provides for safety and orderly deployment of small cell technology. This small cell ordinance will form the capstone for the below Hoplite services.</p>	\$150/hour	N/A
<p><b>Small Cell Application – New Build / Expansion / Upgrade / Maintenance – Single Site</b></p> <p>Review of development and land use applications. Review to include recommendations on health and safety, traffic flow and ROW safety and appearance, applicable fees and other applicable requirements. Per small cell node, per build or upgrade.</p>	\$0	Billed at \$350/hour  Per application
<p><b>Franchise Agreement / Pole Attachment Agreement / Right-of-Way Agreement</b></p> <p>On behalf of the Borough, draft and review franchise agreements, right-of-way agreements and pole attachment agreements with each carrier, as applicable or required, to ensure compliance with applicable laws, standards and regulations</p>	\$0	Billed at \$350/hour
<p><b>Cable/Fiber Optic Landline Broadband</b></p> <p>At the borough’s request, Hoplite will ensure that any deployment or upgrade of landline broadband facilities is conducted in compliance with local and federal laws and that all required permits are obtained and that all work is performed in compliance with applicable traffic and ROW safety standards. This includes completing a review of each proposed cable television facility in the public right-of-way or on private property and which may trigger federal, state and local regulations.</p>	\$0	\$350/hour
<p><b>Compliant Tower and Rooftop Wireless Land Use Ordinance</b></p>	\$150/hour	\$0

At the borough's request, Hoplite will work with the borough council, land use boards and any interested municipal officials to draft a telecommunications ordinance for macro cell site facilities that is compliant with recently adopted federal laws, regulations and FCC rulings and directives. This includes eligible facilities regulations and standards for modification and collocation to existing cell site facilities. The end result will be a cell site ordinance that complies with federal regulations and also serves the intents and purposes of the Municipality and governing body.

**Eligible Facilities Request Compliance Reviews**

\$0

\$350/hour

Hoplite will review proposed installation and modification applications for rooftop, tower and other macroscopic wireless cell site locations. The compliance review will determine whether a proposed modification is in compliance with the federal Eligible Facilities Request standards and parameters contained in 47 C.F.R. 1.6100. Hoplite will also compare proposed modifications against existing municipal zoning and land use regulations. Due to the novel and complex nature of these compliance reviews, and the expertise required to complete them, the professional costs may be passed along to the applicant pursuant to N.J.S.A. 40:55D-53.2.

**Tower Management Services**

Various – See Below

At the Borough's request, Hoplite will provide services related to the management and oversight of telecommunications towers and other facilities owned by the Borough, as requested and desired by the Borough. Such services shall include the following:

Services to be Paid by Tenants

1. **Application Review: \$1000.** Includes the review of the initial application and any associated plans for completeness and to ensure compliance with existing lease terms and available entitlements. Applications are typically for the installation, upgrade or removal of facilities by existing tenants. Hoplite will coordinate with code officials, land use boards, and the municipal engineer and code official, as applicable to circulate the application to those whose review or approval is required. Hoplite deliverable to Borough is confirmation that application is in compliance or a recommendation for revision of the submitted application, or a recommendation of a rent increase, amendment to the existing lease agreement or other appropriate course of action. A Supplemental Application Review fee of \$250 is applicable in the event of revised applications or the submission of substantial additional or supplemental information.
2. **Site Access Arrangement. \$500 per incident.** Includes arranging for site access for any of the following: (i) Access for construction, routine maintenance, repairs, equipment removal, tidying, site audits or inspections, (ii) For immediate response and coordination in case of an emergency situation.
3. **Construction Oversight. \$500 per day.** Includes a 60 minute visit at the start of day and end of day to inspect completed work and site condition in order to ensure the following: (i) that work being performed parallels that contained in the submitted application, (ii) compliance with lease provisions regarding site maintenance and professional workmanship, (iii) to be coordinated, as applicable, with the Borough code official, engineer and zoning officer.
4. **Unspecified Incident Response. \$350/hour.** Includes unspecified and unexpected services not outlined in this schedule but which are necessary to fulfill tower management responsibilities.

**\$1000:** Application Review  
**\$250:** Supplemental Application Review  
**\$500/Incident:** Site Access Arrangement  
**\$500/day:** Construction Oversight  
**\$350/hour:** Unspecified Incident Response or Service

Ongoing Services at No Cost to Borough

1. **Website Portal for Site Management:** Immediately upon assuming tower management duties, Hoplite will launch and maintain a professional-grade tower management website portal which will be available to Borough personnel. The portal will include the following:
  - a. Lease commencement and expiration dates
  - b. Current rent amount and escalators
  - c. Rent due dates
  - d. Permitted tenant entitlements
  - e. Currently installed equipment
  - f. Copies of all leases and amendments
  - g. Site permitting history and record

<ul style="list-style-type: none"> <li>h. Land use approvals history and record</li> <li>i. Record of tenant insurance and bonding requirements</li> <li>j. Site photos at each elevation, including current and historical photos</li> <li>k. Site photos of the ground compound, including current and historical photos</li> <li>l. RF health and safety reports</li> <li>m. Copy of the most recent comprehensive structural analysis of the tower [to be made available to all tower tenants]</li> <li>n. Copies of any other easements, contracts, permits, licenses, registrations, approvals, and other instruments, documents, and agreements which pertain to the tower site.</li> </ul> <p>2. <b>Marketing of Tower Site:</b> Hoplite will use commercially reasonable efforts to market and procure additional collocation tenants on available elevations and ground space.</p> <p>3. <b>Monetization Opportunities:</b> Hoplite will inform the Borough of existing and emerging monetization opportunities in order that the tower yields maximum revenue for the benefit of the Borough.</p> <p>4. <b>Annual Site Audit and Inspection:</b> Hoplite will perform a general audit of the tower site annually to ensure the following: (i) that its condition and upkeep are compliant with the terms of the lease agreements between tenants and the Borough, (ii) that the site is in compliance with applicable FCC, FAA and other federal, state and local regulations, (iii) tenant check to ensure currency of applicable FCC licenses, as well as review of any violations or other negative actions against any tower tenant.</p>		
<b>Additional Services</b>	<b>\$150/hour</b>	<b>\$350/hour</b>
Hoplite will provide additional telecommunications, utility and right-of-way consultation and guidance services, as requested by the Borough.	As requested by the Borough	When and where applicable

## Summary

To recap, telecommunications technology continues to rapidly evolve and proliferate. The nature of the deployments are often unfamiliar and present unique safety, aesthetic and monetization challenges. Hoplite proposes to manage and resolve these challenges for the maximum benefit of the Borough as well as its businesses and residents. That way, you will be well positioned as deployments continue in earnest. All services are performed at the request of and at the discretion of the Borough of Mountain Lakes.

Very truly yours,



Peter J. Lupo, Esq.  
 Chief Operations Officer  
 Attorney at Law, New Jersey and New York  
 Hoplite Communications, LLC



3 July 2025

Mitchell Stern, Borough Manager  
Mountain Lakes Borough Hall  
400 Boulevard  
Mountain Lakes, NJ 07046

**Re:** Bid Finding - Mountain Lakes Train Station  
Mountain Lakes, Morris County, NJ

Dear Mitchell:

On July 2, 2025, the Borough of Mountain Lakes received three (3) bids from pre-qualified general restoration contractors for the above-referenced project. Attached for review is a tabulation of the bids including three bid alternates. We have evaluated each of the bids (not including the required municipal paperwork) and concluded that the low bid was provided by Alden Bailey for \$744,810, which includes the bid alternate. This is above the construction budget of \$685,270 established for the project. However, taking into consideration the three DEDUCT bid alternates that were shown in order of priority, we recommend taking Alternate No. 1 (deduct reconstruction of the site stairs) and No. 2 (deduct restoring the windows and additional fieldstone masonry) and awarding a contract for \$652,810.

On the bid alternates, when we applied for the Morris County and New Jersey Historic Trust grants, these portions of the project were included as alternates because we wanted to apply for a grant size that would make the project more competitive. However, there is approximately \$25,000 in allowances in the base bid and about \$30,000 in grant funding remaining after award, so the Borough would be covered by grant funding in case there are unforeseen conditions. However, once the discovery phase of construction is complete, the Borough could consider adding back a portion of the alternates without exceeding the 20% requirement for Change Orders for publicly bid projects. (The bid alternates do not change who the low bidder would be.)

It is our professional opinion that Alden Bailey has offered the greatest value for the work proposed. As such, Connolly & Hickey recommend the Borough of Mountain Lakes award a contract of \$652,810 to Alden Bailey.

Alden Bailey was pre-qualified to bid this project. Their firm has worked on several historic preservation projects designed and managed by our firm, including: three slate roof restoration projects for the Presbyterian Church of Morristown including their Chapel, the Church on the Green, and the Parish House; the clay tile roof restoration at the Lake Hopatcong Train Station (a sister stations to the Borough's train station), and the slate roof restoration at Twin Oaks (Morris Museum) in Morristown, and the clay tile roof restoration at the Glen Ridge Public Library.

We look forward to continuing to work with you on this project. Please do not hesitate to contact me should you have any questions or concerns regarding the attached. Thank you.

Sincerely,

Margaret M. Hickey, AIA  
Historic Preservation Specialist

Enclosure

One South Union Avenue  
P.O.Box 1726  
Cranford, NJ 07016  
973.746.4911 tel.  
info@chhistoricalarchitects.com  
chhistoricalarchitects.com

ARCHITECTURAL DESIGN  
HISTORIC PRESERVATION  
REHABILITATION  
CULTURAL RESOURCE  
MANAGEMENT

**Bid Tabulation**  
**Exterior Restoration**  
**Mountain Lakes Train Station**  
**Mountain Lakes, Morris County, New Jersey**  
**Architect's Project No. 2322C**

	Alden Bailey Restoration	Dell Tech, Inc.	D.A. Nolt	
<b>Base Bid</b>				
1	General Requirements	\$ 36,000.00	\$ 99,500.00	\$ 135,000.00
2	Temporary Facilities	\$ 6,800.00	\$ 52,500.00	\$ -
3	Division 2 - Site Work (Selective Demolition)	\$ 10,050.00	\$ 69,500.00	\$ -
4	Division 3 - Concrete	\$ 48,600.00	\$ 101,200.00	\$ -
5	Division 4 - Masonry	\$ 258,040.00	\$ 172,600.00	\$ 694,271.00
6	Division 5 - Metals	\$ 8,600.00	\$ 63,100.00	\$ 165,000.00
7	Division 6 - Woods & Plastics	\$ 11,400.00	\$ 16,400.00	\$ 50,000.00
8	Division 7 - Thermal & Moisture Protection	\$ 292,010.00	\$ 284,900.00	\$ 1,545,944.00
9	Division 8 - Doors and Windows	\$ 20,480.00	\$ 35,400.00	\$ -
10	Division 9 - Finishes	\$ 21,080.00	\$ 13,600.00	\$ -
11	Allowances Per the Drawings	\$ 13,250.00	\$ 27,100.00	\$ 83,000.00
12	Repointing at the Retaining Wall	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00
13	General Allowance	\$ 15,000.00	\$ 15,000.00	\$ 15,000.00
	<b>TOTAL BASE BID</b>	<b>\$ 744,810.00</b>	<b>\$ 954,300.00</b>	<b>\$ 2,691,715.00</b>
<b>BID ALTERNATES</b>				
	<b>DEDUCT</b> The Rebuilding of the Concrete and Stone Stairs on the south Side of the Building	\$ 49,800.00	\$ 41,400.00	\$ 254,790.00
	<b>DEDUCT</b> The Restoration of the Windows, Doors, and Essentially the Fieldstone Masonry	\$ 42,200.00	\$ 43,500.00	\$ 302,769.00
	<b>DEDUCT</b> The Rebuilding of the Site Retaining Wall	\$ 48,200.00	\$ 121,800.00	\$ 272,220.00
	<b>TOTAL BID ALTERNATES</b>	<b>\$ 140,200.00</b>	<b>\$ 206,700.00</b>	<b>\$ 829,779.00</b>
	<b>TOTAL WITH BID ALTERNATES</b>	<b>\$ 604,610.00</b>	<b>\$ 747,600.00</b>	<b>\$ 1,861,936.00</b>
	<b>TOTAL WITH BID ALTERNATE No. 3 Retained</b>	<b>\$ 652,810.00</b>	<b>\$ 869,400.00</b>	<b>\$ 2,134,156.00</b>

**Bid Tabulation**  
**Exterior Restoration**  
**Mountain Lakes Train Station**  
**Mountain Lakes, Morris County, New Jersey**  
**Architect's Project No. 2322C**

**ALLOWANCES**

Allow for spot repointing retaining wall (fieldstone) as indicated on drawing 2 of the cover	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00
Allow for unforeseen conditions (not specified and to be reviewed with Owner and Architect prior to use)	\$ 15,000.00	\$ 15,000.00	\$ 15,000.00
Allow for 20% more repointing of cast stone elements beyond what is indicated on the elevations once the masonry is cleaned. Review all areas to be cleaned with Architect prior to repointing	\$ 4,800.00	\$ 2,700.00	\$ 50,000.00
Allow for 10% of fieldstone to be repointed	\$ 5,800.00	\$ 17,500.00	\$ 5,000.00
Repoint all joints where new flashings are to be installed whether or not indicated on the exterior elevations	\$ 1,950.00	\$ 5,400.00	\$ 27,000.00
Allow for 10 board feet of dutchman/in-kind replacement at deteriorated wood beyond indicated on drawings or in schedules	\$ 700.00	\$ 1,500.00	\$ 1,000.00

**UNIT PRICES**

Cast stone repointing with replication mortar to a min. depth of 1.5 inches	\$ 22.50 /LF	\$ 50.00 /LF	\$ 100.00 /LF
Fieldstone repointing with replication mortar to a min. depth of 1.5 inches	\$ 26.50 /LF	\$ 75.00 /LF	\$ 100.00 /LF
Replacement of molded wood trim	\$ 23.00 /BF	\$ 70.00 /BF	\$ 100.00 /BF
Replacement of flat-stock	\$ 24.00 /BF	\$ 45.00 /BF	\$ 100.00 /BF

**RESOLUTION AND ORDINANCE REVIEW FOR THE JULY 28, 2025 MEETING**

TO: MAYOR AND COUNCIL

FROM: MITCHELL STERN, MANAGER

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***RESOLUTIONS***

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**R131-25, AUTHORIZING APPROVAL TO SUBMIT GRANT APPLICATION AND EXECUTE GRANT CONTRACT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE MIDVALE ROAD AND WOODLAND AVENUE IMPROVEMENT PROJECT** - this resolution formally approves the grant application for the Midvale Road and Woodland Avenue Improvement project and authorizes the Borough Engineer to submit an electronic grant application to the NJDOT on behalf of the Borough.

**R132-25, AUTHORIZING MANDATORY DIRECT DEPOSIT** – this resolution formalizes the existing practice of compensating Borough employees via direct deposit, a method that enhances the finance department’s operational efficiency and reduces or eliminates expenses associated with issuing paper checks and resolving lost payments.

**R133-25, INCREASING THE BID THRESHOLD** - this resolution allows the Borough to take advantage of an increase in the bid threshold afforded to municipalities with a Qualified Purchasing Agent. The threshold increases from \$44,000 to \$53,000, as provided by the NJ Dept. of Community Affairs.

**R134-25, AUTHORIZING MEMBERSHIP IN THE MOUNTAIN LAKES VOLUNTEER FIRE DEPARTMENT** - this resolution authorizes John Daniel for membership in the Mountain Lakes Volunteer Fire Department. The application was submitted to the Borough Clerk for approval by Joe Mullaney, Mountain Lakes Fire Department Deputy Chief.

**R135-25, ADOPTING THE AFFORDABLE HOUSING TRUST FUND SPENDING PLAN FOR THE BOROUGH OF MOUNTAIN LAKES FOR THE PERIOD 2025 THROUGH 2035** – this resolution adopts the Affordable Housing Trust Fund Spending Plan required as part of the Housing Element and Fair Share Plan.

**R136-25, AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE BOROUGH OF MOUNTAIN LAKES AND HOPLITE COMMUNICATIONS** - this resolution authorizes the Borough to enter into an agreement with Hoplite Communications for telecommunication consulting services. See Manager’s Report for more information.

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***ORDINANCES TO INTRODUCE***

**None.**

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***ORDINANCES TO ADOPT***

**None.**

If you have any questions prior to the meeting, please feel free to contact me.

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 130-25**

**RESOLUTION AUTHORIZING THE PAYMENT OF BILLS**

**WHEREAS**, the Borough Manager has reviewed and approved purchase orders requested by the Department Heads; and

**WHEREAS**, the Finance Office has certified that funds are available in the proper account; and

**WHEREAS**, the Borough Treasurer has approved payment, upon certification from the Borough Department Heads that the goods and/or services have been rendered to the Borough.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey, that the current bills, dated July 28, 2025 and on file and available for public inspection in the Office of the Treasurer and approved by him for payment, be paid.

XX

**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**List of Bills - CLAIMS/CLEARING CHECKING ACCOUNT**

Meeting Date: 07/28/2025 For bills from 06/20/2025 to 07/24/2025

Check#	Vendor	Description	Payment	Check Total
25816	124 - AC DAUGHTRY, INC.	PO 30718 DPW - CENTRAL STATION MONITORING - BLANK	327.99	327.99
25817	219 - ACCESS	PO 31170 ADMIN: CUST# 156NFY04790 - JULY 2025	1,378.39	1,378.39
ACH	4051 - ALL TRAFFIC SOLUTIONS	PO 30824 POLICE: TRAFFIC SOFTWARE	1,500.00	1,500.00
25818	206 - ALLEN PAPER & SUPPLY CO.	PO 31191 DPW - CUSTODIAL SUPPLIES MCCP #25	379.04	379.04
25819	203 - ALVA PLASTICS	PO 30390 BEACH TAGS AND GUEST PASSES 2025	1,890.00	1,890.00
25820	3861 - AMAZON CAPITAL SERVICES	PO 31068 DPW: ORDER# 111-6875449-8355439	539.85	
		PO 31073 DPW - ORDER# 111-2022504-7441851	41.42	
		PO 31083 RECREATION: ORDER# 111-3858300-2097019	33.00	
		PO 31095 RECREATION: ORDER# 111-3952392-6738660	11.98	626.25
25821	3861 - AMAZON CAPITAL SERVICES	PO 31101 SUMMER RECREATION: ORDER# 111-5579209-37	347.25	
		PO 31123 DPW: ORDER# 111-1166534-2036266 111-	77.94	425.19
25822	3861 - AMAZON CAPITAL SERVICES	PO 31130 SUMMER REC: ORDER# 111-6375094-7553837	53.59	
		PO 31145 POLICE: ORDER# 111-3001690-3209848	89.99	
		PO 31146 BLDG & GRDS: ORDER# 111-7698595-1485821	1,136.83	1,280.41
ACH	189 - ANCHOR ACE HARDWARE	PO 31126 DPW - ANCHOR ACE JUNE 2025 ACCT 100161 &	426.76	426.76
ACH	189 - ANCHOR ACE HARDWARE	PO 31147 FIRE DEPT: JUNE INVOICES - ACCT# 100224	329.00	329.00
ACH	189 - ANCHOR ACE HARDWARE	PO 31152 POLICE: HARDWARE SUPPLIES MISC.	56.96	56.96
25823	102 - ANDERSON & DENZLER ASSOC., INC	PO 31144 MAY 2025 PROFESSIONAL SERVICES - PB	567.60	
		PO 31196 MAY 2025 PROFESSIONAL SERVICES	770.85	1,338.45
25824	3957 - ATLANTIC COAST RECYLING	PO 30792 SOLID WASTE - RECYCLING - 2025 - BLANKET	391.24	
		PO 30792 SOLID WASTE - RECYCLING - 2025 - BLANKET	1,376.22	1,767.46
ACH	2686 - ATLANTIC TACTICAL OF NJ, INC.	PO 30781 POLICE: RIFLE PURCHASING - NJ STATE CON	34.76	34.76
25825	4753 - AUDREY CONKLIN	PO 31097 REIMBURSEMENT FOR FINGERPRINTS	96.70	96.70
25826	344 - BALLY'S ATLANTIC CITY	PO 31131 2025 LEAGUE OF MUNICIPALITIES - STEVE GL	408.00	408.00
25827	372 - BEN SHAFFER RECREATION, INC	PO 30761 PARKS & BEACHES - PLAYGROUND MULCH - MCC	1,065.00	1,065.00
25828	3103 - BENEFIT ANALYSIS, INC.	PO 30936 2025 FLEXIBLE SPENDING ACCOUNTS - BLANKE	225.00	225.00
25829	3745 - BRANCHBURG SPORTS COMPLEX, LLC	PO 31212 TEEN ADVENTURE JULY 9 TRIP	966.00	966.00
25830	4368 - BUY WISE AUTO PARTS, INC.	PO 30639 DPW - VEHICLE REPAIR & MAINTENANCE - BLA	112.21	
		PO 30866 POLICE: VEHICLE REPAIR BLANKET	136.90	
		PO 31029 FIRE DEPT: EGR VALVE	204.91	454.02
25831	542 - CAIN & SONS FIRE EQUIPMENT, INC	PO 31199 Extinguisher Service	112.00	112.00
25832	3650 - CARA FOX	PO 31140 CELL PHONE REIMBURSEMENT JANUARY - JUNE	240.00	240.00
25833	440 - CDW GOVERNMENT	PO 31181 ADMIN: FORTIGATE FIREWALL	1,550.60	1,550.60
25834	4135 - CGP&H, LLC	PO 31103 APR/MAY 2025 PROFESSIONAL SERVICES	431.00	431.00
25835	4090 - CLEAN MAT SERVICES, LLC	PO 30750 2025 FLOOR MAT SERVICE / DPW APR - DEC -	210.66	210.66
25836	455 - CONDURSOS GARDEN CENTER	PO 31084 DPW - DEPARTMENT SUPPLIES - BLANKET	24.00	24.00
25837	1481 - CORE & MAIN, LP	PO 31061 WATER OPERATING - METER REPLACEMENT - MC	7,575.00	
		PO 31063 DPW - IMPROVEMENT OF MUNICIPAL DOCKS	2,571.00	10,146.00
25838	2396 - COUNTY WELDING SUPPLY CO.	PO 30429 DPW - EQUIPMENT & TOOLS - BLANKET	36.00	36.00
25839	4325 - CSI TECHNOLOGY GROUP	PO 31148 POLICE: SOFTWARE RENEWAL/MAINTENANCE	211.50	211.50
25840	506 - DAN COMO & SONS, INC	PO 30996 SOLID WASTE: LEAF/BRUSH REMOVAL- BLANKET	560.00	560.00
25841	576 - DAVE'S TIRE, LLC	PO 31110 POLICE: VEHICLE REPAIR - STATE BID 73200	508.00	508.00
25842	4170 - DEWBERRY ENGINEERS, INC	PO 29173 ENGINEERING SERVICES - WELL #4 - PROJECT	6,680.00	6,680.00
25843	4102 - DURABLE DOOR	PO 31102 FIRE BAY DOORS	446.50	446.50
25844	4573 - EARTHWORKS, INC.	PO 28685 SUNSET LAKE DAM REHABILITATION PROJECT -	10,000.00	10,000.00
25845	778 - FAIRFIELD MAINTENANCE, INC.	PO 31107 DPW - EQUIPMENT REPAIR	264.91	264.91
25846	2517 - FIREFIGHTER ONE, LLC	PO 31190 FIRE DEPT: HELMET	593.30	593.30
ACH	653 - GANNET NEW YORK/NEW JERSEY LOCALIQ	PO 30391 PLANNING/ZONING - 2025 ADVERTISING - BLA	11.47	11.47
ACH	653 - GANNET NEW YORK/NEW JERSEY LOCALIQ	PO 30993 CLERK: ADVERTISING	49.26	49.26
25847	876 - GARDEN STATE LABORATORIES, INC	PO 30538 WATER OPERATING - TREATMENT OF WELLS - B	144.00	
		PO 31201 WATER OPERATING - TREATMENT OF WELLS	2,829.00	2,973.00
25848	4605 - GEESE CHASERS NORTH JERSEY, LLC	PO 30834 PARKS: 2025 GOOSE MANAGEMENT ANNUAL MAIN	1,175.00	1,175.00
25849	849 - GOLD TYPE BUSINESS MACHINES	PO 31209 POLICE: COMPUTER DOCKING STATION FOR 25-	1,504.20	1,504.20
25850	196 - GRIFFITH-ALLIED TRUCKING, LLC	PO 30843 DPW - DIESEL FUEL - BLANKET - MCCPC CONT	2,282.48	
		PO 30965 DPW - UNLEADED GASOLINE - MCCPC CONTRACT	2,070.00	4,352.48
ACH	3991 - GRM INFORMATION MANAGEMENT SERVICES	PO 30749 2025 ARCHIVE STORAGE ACCT 01QA0220 - 20	212.26	212.26
25851	3992 - HARD ROCK HOTEL & CASINO	PO 31125 2025 LEAGUE OF MUNICIPALITIES HOTEL RESE	1,568.00	1,568.00
25852	3209 - HAWKINS DELAFIELD & WOOD LLP	PO 31106 PREPARATION FOR SUBMISSION OF ONE (1) O	511.27	511.27
25853	4055 - HOFFMAN SERVICES, INC	PO 31069 DPW - SAFETY EQUIPMENT - CO-OP # 65MCEC	740.00	740.00
25854	4134 - HOGWASH CARWASH, INC	PO 31143 POLICE: JUNE CAR WASHES	36.23	36.23
25855	911 - HOME DEPOT CREDIT SERVICES	PO 30501 DPW - BUILDING MAINTENANCE - BLANKET - 1	536.60	
		PO 30663 DPW - BUILDING MAINTENANCE - BLANKET - 1	104.91	
		PO 31185 DPW - DEPARTMENT SUPPLIES	1,347.00	1,988.51
ACH	4209 - HUNTER CARRIER SERVICES	PO 30909 ADMIN: 2025 PHONES - ACCT BOML- BLANKET	1,092.67	1,092.67
25856	4670 - HUTCHINS HVAC, INC	PO 31100 HVAC SYSTEMS - EMERGENCY REPAIR	2,598.98	
		PO 31184 HVAC SYSTEM - POLICE DEPT- EMERGENCY SER	605.00	3,203.98
25857	3817 - IL TORRENTE PIZZA	PO 30617 DPW - MEALS - BLANKET	120.30	120.30
25858	2973 - INDEPENDENCE CONSTRUCTORS	PO 31062 DPW - FUEL SYSTEM - NJ STATE CONTRACT TO	20,870.00	20,870.00
25859	633 - JASON DIMICK	PO 31187 POLICE: REIMBURSEMENT - CONVENTION - JASO	738.33	738.33

### List of Bills - CLAIMS/CLEARING CHECKING ACCOUNT

Meeting Date: 07/28/2025 For bills from 06/20/2025 to 07/24/2025

Check#	Vendor	Description	Payment	Check Total
25860	859 - JCP&L	PO 31197 ACCT# 100 050 702 156 - BILL PRD: 2/26 -	24.44	24.44
25861	4664 - JESSICA KIRSCHNER	PO 31194 REIMBURSEMENT FOR SUMMER RECREATION SUPP	62.99	62.99
25862	4327 - JOHN PARETI	PO 31180 MEMORIAL DAY REIMBURSEMENT	58.25	58.25
25863	4757 - JOHN WALLACE	PO 31165 REIMBURSEMENT FOR FINGERPRINTS	57.73	57.73
25864	4756 - KAITLYN FOLEY	PO 31164 REIMBURSEMENT FOR FINGERPRINTS	57.73	57.73
25865	1090 - KENVIL POWER MOWER	PO 30643 DPW - EQUIPMENT REPAIR - BLANKET	124.97	124.97
25866	4758 - KERRY BROWN	PO 31167 REIMBURSEMENT - COPIES SPOSARO OPRA	37.24	37.24
25867	4563 - LAURIE STEPPER	PO 30961 REIMBURSEMENT BLANKET - SUMMER EXPENSES	718.51	
		PO 30961 REIMBURSEMENT BLANKET - SUMMER EXPENSES	254.69	973.20
25868	1140 - LAWSOFT, INC.	PO 31091 POLICE: LAW ENFORCEMENT SOFTWARE	5,508.00	5,508.00
25869	4613 - LVC WINDOW BLINDS, INC	PO 30897 WINDOW SECURITY FOR POLICE DEPT	3,450.00	3,450.00
25870	2790 - MC PUBLIC SAFETY TRAINING ACADEMY	PO 31090 POLICE: TRAINING - KEVIN STEWART	250.00	
		PO 31105 POLICE: TRAINING - KEVIN STEWART	125.00	
		PO 31198 FIRE DEPT: Train Grounds Usage	100.00	
		PO 31204 POLICE: TRAINING CLASSES	340.00	
		PO 31217 Firefighter 1 Training	500.00	1,315.00
25871	3540 - MCANJ	PO 31153 CLERK: 2025 MEMBERSHIP - CARA FOX ID 858	100.00	100.00
25872	4726 - MES EVENT SERVICES, LLC	PO 30854 SUMMER CONCERTS - JUNE 26 AND AUG 14 202	1,500.00	1,500.00
25873	4629 - METRO PRINTING & PROMOTIONS, LLC	PO 31098 RECREATION: SAILING SHIRTS	1,135.00	1,135.00
25874	1338 - MGL PRINTING SOLUTIONS, LLC	PO 31093 TAX COLLECTOR: TAX BILLS	972.50	
		PO 31120 ADMIN: WINDOW ENVELOPES	289.00	1,261.50
25875	3167 - MORRIS COUNTY MUNICIPAL JOINT INSUR. FUN	PO 31189 FY2025 3RD INSTALLMENT	59,596.05	
		PO 31189 FY2025 3RD INSTALLMENT	5,609.04	
		PO 31189 FY2025 3RD INSTALLMENT	4,907.91	70,113.00
25876	1295 - MORRIS COUNTY MUNICIPAL UTILITIES	PO 31195 SOLID WASTE DISPOSAL - JUNE 2025	13,766.65	13,766.65
25877	1316 - MOST DEPENDABLE FOUNTAINS, INC	PO 31066 DPW - REPLACEMENT PARTS FOR WATER FOUNTA	122.00	122.00
25878	3363 - MOUNTAIN LAKES BOARD OF EDUCATION	PO 31099 2025 PRIMARY ELECTION FOOD - 6/10/2025	663.00	663.00
25879	1392 - MOUNTAIN LAKES POLICE ASSOCIATION	PO 31094 REIMBURSEMENT FOR HAND WASHING STATION	142.00	142.00
25880	1371 - MTN. LAKES BOARD OF EDUCATION	PO 31173 AUGUST 2025 MTN LAKES SCHOOL DISTRICT GE	2,207,005.34	2,207,005.34
25881	1394 - MTN. LAKES PUBLIC LIBRARY	PO 30659 2025 APR - DEC MTN LAKES PUBLIC LIBRARY	33,460.41	33,460.41
25882	1472 - MURPHY MCKEON P.C.	PO 30747 LEGAL: 2025 RETAINER FEES - BLANKET (APR	5,000.00	
		PO 31112 JUNE 2025 LEGAL SERVICES - TAX APPEAL/CO	2,355.00	7,355.00
25883	4615 - NAPA AUTO PARTS	PO 30640 DPW - VEHICLE REPAIR & MAINTENANCE - BLA	237.99	237.99
25884	3843 - NEW JERSEY ASSOC. OF SCHOOL RESOURC	PO 30204 POLICE: SLEO CLASS	475.00	
		PO 30309 POLICE: TRAINING FOR RHEMONE BRYAN	475.00	950.00
25885	1533 - NJ DEPT OF COMMUNITY AFFAIRS	PO 31133 DCA FEES FOR 2025 2ND QUARTER	3,412.00	3,412.00
25886	2745 - NJ DEPT OF LABOR -WORKFORCE DEVELOPMENT	PO 31222 4TH QTR 2024 UNEMPLOYMENT	12,519.00	12,519.00
25887	3279 - NJ DIV OF ALCOHOLIC BEVERAGE CONTRO	PO 31218 CLERK 2025-2026 LIQUOR LICENSE RENEWAL	18.00	18.00
25888	1559 - NJ STATE ASSOC. OF CHIEFS OF POLICE	PO 31137 POLICE: ACCREDITATION	4,000.00	4,000.00
25889	1562 - NJLM	PO 31141 2025 LEAGUE OF MUNICIPALITIES CONFERENCE	540.00	540.00
25890	2595 - NORTH JERSEY MUNICIPAL EMPLOYEE BENEFITS	PO 30772 2025 DENTAL PREMIUMS - GROUP 1624 - MAY-	2,923.00	2,923.00
25891	1754 - NORTHEAST COMMUNICATIONS, INC.	PO 31111 POLICE: RADIO/MIC REPAIR	376.40	376.40
25892	2500 - NORTON SEWER AND DRAIN	PO 30892 WATER OPERATING - MISC - BLANKET	275.00	275.00
25893	4755 - NUTRIEN AG SOLUTIONS, INC	PO 31124 DPW - BUILDING MAINTENANCE - MCCPC CONTR	262.50	262.50
25894	2727 - ONE CALL CONCEPTS, INC.	PO 31023 ACCT# 12-BML / 2025 MAY - DECEMBER BLAN	427.50	427.50
25895	1628 - PAINTEN' PLACE	PO 31067 DPW - FIREWORKS - 2025	377.21	377.21
25896	4632 - PERFORMANCE TROPHIES AND MEDALS, LLC	PO 31108 PB: NAME PLATES FOR PLANNER AND KERRY	51.00	
		PO 31122 JR TRACK TROPHIES	483.44	534.44
25897	3888 - PLANET TECHNOLOGIES, INC	PO 30925 POLICE: COMPUTER SOFTWARE/ ACCESS	364.32	364.32
25898	4752 - POLINA DOLINSKY	PO 31096 REIMBURSEMENT FOR FINGERPRINTS	57.73	57.73
25899	3256 - RANJAN O. BOSE	PO 31179 REIMBURSEMENT FOR JR TRACK CERTIFICATES	68.66	68.66
ACH	3890 - RDC DESIGN GROUP, LLC	PO 31182 WEB MAINTENANCE - 2025 2ND BI-ANNUAL CON	3,060.00	3,060.00
25900	4243 - ROCKAWAY LANES, INC.	PO 31193 TEEN ADVENTURE JULY 7 TRIP	447.50	
		PO 31221 TEEN ADVENTURE JULY 21 TRIP	480.00	927.50
25901	1800 - ROMA PIZZERIA	PO 31205 PIZZA FOR JR TRACK END OF SEASON PARTY	538.00	538.00
25902	3500 - RUTGERS UNIVERSITY	PO 31175 DPW - RECYCLING SERIES #22 COURSES - MAY	1,915.00	1,915.00
25903	285 - SHAWN BENNETT	PO 31121 POLICE: REIMBURSMENT FOR CONVENTION MISC	760.98	760.98
25904	1837 - SHERATON ATLANTIC CITY	PO 31127 2025 LEAGUE OF MUNICIPALITIES HOTEL RESE	876.00	876.00
25905	4171 - SHORT LOAD CONCRETE, LLC	PO 30800 DPW - DEPARTMENT SUPPLIES - STORMWATER B	366.76	366.76
25906	2774 - STAPLES CONTRACT & COMMERCIAL, LLC	PO 31114 ORDER# 7660507872	79.77	79.77
ACH	1981 - SUBURBAN DISPOSAL, INC	PO 30785 SOLID WASTE / RECYCLING COLLECTION - BLA	71,599.99	71,599.99
25907	3616 - SUMMERTIME SURF, LLC	PO 30424 SUMMER SURF PROGRAM 2025	6,230.00	6,230.00
25908	1945 - SUMMIT SOUNDZ ENTERTAINMENT, LLC	PO 31117 MOVIE NIGHT	1,400.00	1,400.00
ACH	434 - THE COMMUNITY CHURCH OF ML	PO 31186 RENTAL SPACE FOR HPC - JULY/AUG 2025	1,000.00	1,000.00
ACH	4591 - TIGRIS	PO 30765 LAKES MANAGEMENT: 2025 MARCH-DECEMBER SE	6,810.00	6,810.00
25909	1343 - TILCON NY, INC	PO 30396 WATER OPERATING - DEPARTMENTAL SUPPLIES	461.97	
		PO 30707 WATER OPERATING - DEPARTMENTAL SUPPLIES	2,337.08	2,799.05
25910	4734 - TIMOTHY FLYNN	PO 31168 REIMBURSEMENT FOR HOTEL	354.90	

### List of Bills - CLAIMS/CLEARING CHECKING ACCOUNT

Meeting Date: 07/28/2025 For bills from 06/20/2025 to 07/24/2025

Check#	Vendor	Description	Payment	Check Total
25911	4191 - TRANSUNION RISK & ALTERNATIVE DATA SOLUT	PO 31216 REIMBURSEMENT FOR LACROSSE EXPENSES	156.29	511.19
25912	1536 - TREAS, STATE OF NJ - D.O.H.	PO 31139 POLICE: JUNE DATA SEARCH MISC.	150.00	150.00
25913	2801 - TREE KING, INC	PO 31166 JUNE 2025 DOG LICENSE FEES	7.80	7.80
		PO 30160 SHADE TREE - TREE REMOVAL / PRUNING - BL	1,250.00	
		PO 30915 S & R - TREE REMOVAL - MCCPC CONTRACT #1	3,095.00	
		PO 31211 S & R - TREE REMOVAL - MCCPC CONTRACT #	3,680.00	8,025.00
25914	2074 - TROPICANA CASINO & HOTEL	PO 31132 2025 LEAGUE OF MUNICIPALITIES HOTEL RESE	405.00	405.00
25915	4569 - TRUKMANN'S, INC	PO 31150 BORO HALL: VINYL WRAP	1,825.90	1,825.90
25916	4088 - TURN OUT UNIFORMS, INC	PO 30948 POLICE: UNIFORM PURCHASE - JEFFREY BORST	2,819.72	2,819.72
25917	4088 - TURN OUT UNIFORMS, INC	PO 30958 POLICE: UNIFORM PURCHASES - DEREK BLAIR	2,750.23	2,750.23
25918	4088 - TURN OUT UNIFORMS, INC	PO 30959 POLICE: UNIFORM PURCHASE - ZACH WALSH	230.47	230.47
25919	4088 - TURN OUT UNIFORMS, INC	PO 31092 POLICE: UNIFORM PURCHASES - DEMNITZ	82.00	
		PO 31200 POLICE: UNIFORM PURCHASES - CARMELLO IMB	472.38	
		PO 31202 POLICE: UNIFORM PURCHASES - BENNETT	106.98	661.36
25920	4088 - TURN OUT UNIFORMS, INC	PO 31214 POLICE: UNIFORM PURCHASES - CARMELLO IMB	42.00	
		PO 31220 POLICE: UNIFORM PURCHASES - CONNOR GRADY	15.00	57.00
25921	1736 - TWP OF PARSIPPANY - TROY HILLS	PO 30656 2025 SEWER MAINTENANCE CHARGES - APR - D	41,226.06	41,226.06
ACH	4069 - UNITED BUSINESS SYSTEMS	PO 31135 CANON COPIERS -1STQTR 2025 - PRINTING CH	1,229.43	1,229.43
ACH	4069 - UNITED BUSINESS SYSTEMS	PO 31174 CANON COPIERS -2NDQTR 2025 - PRINTING CH	1,268.45	1,268.45
25922	1062 - UNITED SITE SERVICES	PO 31149 PORTA JOHNS: JUNE-JULY 2025 - CUST ID# A	191.26	191.26
25923	3346 - USA BLUE BOOK	PO 30667 WATER OPERATING - DEPARTMENTAL SUPPLIES	102.85	
		PO 30913 WATER OPERATING - EQUIPMENT & TOOLS	988.37	1,091.22
25924	4480 - VERIZON	PO 30767 BOROWIDE: 2025 INTERNET SERVICES: ACCT 3	202.84	202.84
25925	4481 - VERIZON	PO 30768 DPW: 2025 INTERNET SERVICES ACCT# 457-15	45.78	
		PO 30768 DPW: 2025 INTERNET SERVICES ACCT# 457-15	31.61	
		PO 30768 DPW: 2025 INTERNET SERVICES ACCT# 457-15	31.61	109.00
25926	2135 - VERIZON WIRELESS	PO 31208 POLICE: PHONE/ ACCT# 882388054-00001	689.85	689.85
25927	4742 - VIALYTICS AMERICAS INC	PO 30978 ROAD AND WORK ORDER SOFTWARE	7,128.00	7,128.00
25928	4706 - VOIANCE LANGUAGE SERVICES, LLC	PO 30299 POLICE: LANGUAGE LINE ETC. REF# NASPO, O	7.00	7.00
25929	4177 - WEINER LAW GROUP, LLP	PO 31169 JUNE PROFESSIONAL SERVICES PLANNING BOAR	600.00	600.00
25930	2182 - WEST CHESTER MACHINERY & SUPPLY CO.	PO 31039 DPW - 264 MORRIS AVE - DRAINAGE PROJECT	1,432.80	1,432.80
25931	4754 - WOODARD CREATIVE CARVINGS, LLC	PO 31119 SUMMER RECREATION SAND SCULPTING	1,200.00	1,200.00
TOTAL				2,635,956.64

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-192-20-200-000	UNANTICIPATED REVENUES (MRNA)			37.24	
01-201-20-100-020	GENERAL ADMIN - OTHER EXPENSE	5,467.20			
01-201-20-110-020	MAYOR & COUNCIL - OTHER EXP'S	1,056.00			
01-201-20-120-020	MUNICIPAL CLERK - OTHER EXP'S	1,295.26			
01-201-20-130-020	FINANCE - OTHER EXPENSES	14.69			
01-201-20-140-020	COMPUTER SERVICES	4,813.44			
01-201-20-145-020	TAX COLLECTOR - OTHER EXPENSES	972.50			
01-201-20-155-020	LEGAL SERVICES - OTHER EXPENSE	7,355.00			
01-201-20-165-020	ENGINEERING SERVICES	770.85			
01-201-21-180-020	PLANNING BOARD - OTHER EXPENSE	1,230.07			
01-201-21-181-020	HISTORIC PRESERVAT'N COMMITTEE	1,000.00			
01-201-22-195-020	UNIFORM CONST - OTHER EXPENSES	473.20			
01-201-23-210-020	INSURANCE - LIABILITY	33,934.55			
01-201-23-215-020	WORKERS COMPENSATION	25,661.50			
01-201-23-220-020	GROUP INSURANCE PLANS-EMPLOYEE	3,148.00			
01-201-25-240-020	POLICE DEPT - OTHER EXPENSES	23,833.76			
01-201-25-255-020	FIRE DEPT - OTHER EXPENSES	1,739.21			
01-201-26-290-020	STREETS & ROADS - OTHER EXP.	20,951.64			
01-201-26-305-020	SOLID WASTE - OTHER EXPENSES	87,334.97			
01-201-26-306-020	Recycling Tax	359.13			
01-201-26-310-020	BLDG & GROUNDS - MUNIC BLDG	5,056.22			
01-201-26-315-020	VEHICLE REPAIRS & MAINTENANCE	1,073.04			
01-201-28-370-020	PARKS & PLAYGROUNDS OTHER EXP.	9,076.73			
01-201-28-375-020	MAINT OF PARKS (BEACHES/LAKES)	9,383.26			
01-201-29-390-020	AID TO PUBLIC LIBRARY	33,460.41			
01-201-31-435-020	ELECTRICITY - ALL DEPARTMENTS	24.44			
01-201-31-440-020	TELECOMMUNICATIONS	2,022.52			
01-201-31-447-020	PETROLEUM PRODUCTS	4,352.48			
01-203-25-255-020	(2024) FIRE DEPT - OTHER EXPENSES		100.00		

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-203-26-300-020	(2024) SHADE TREE COMMISSION - O/E		1,250.00		
01-207-55-000-000	LOCAL SCHOOL TAXES PAYABLE			2,207,005.34	
01-260-05-100	DUE TO CLEARING			0.00	2,497,664.65
01-290-55-000-001	DUE TO NJ - DCA TRAINING FEES			3,412.00	
<b>TOTALS FOR</b>	<b>Current Fund</b>	<b>285,860.07</b>	<b>1,350.00</b>	<b>2,210,454.58</b>	<b>2,497,664.65</b>
02-200-40-700-340	Clean Communities Grant	1,915.00			
02-260-05-100	DUE TO CLEARING			0.00	1,915.00
<b>TOTALS FOR</b>	<b>FEDERAL AND STATE GRANTS</b>	<b>1,915.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,915.00</b>
04-215-55-991-000	2021 CAPTIAL ORDINANCE 10-21			7,575.00	
04-215-55-996-000	2023 CAPITAL ORDINANCE 8-23			2,571.00	
04-215-56-800-000	2024 CAPITAL ORDINANCE 6-24			10,000.00	
04-215-56-801-000	2024 CAPITAL ORDINANCE 7-24			6,680.00	
04-215-56-803-000	2025 CAPITAL ORDINANCE 8-25			24,320.00	
04-215-56-804-000	2025 CAPTIAL ORDINANCE 12-25			511.27	
04-260-05-100	DUE TO CLEARING			0.00	51,657.27
<b>TOTALS FOR</b>	<b>General Capital</b>	<b>0.00</b>	<b>0.00</b>	<b>51,657.27</b>	<b>51,657.27</b>
05-201-55-520-520	Water Operating - Other Expenses	13,206.42			
05-260-05-100	DUE TO CLEARING			0.00	13,206.42
<b>TOTALS FOR</b>	<b>Water Operating</b>	<b>13,206.42</b>	<b>0.00</b>	<b>0.00</b>	<b>13,206.42</b>
07-201-55-520-520	Sewer Operating - Other Expenses	46,165.58			
07-260-05-100	DUE TO CLEARING			0.00	46,165.58
<b>TOTALS FOR</b>	<b>Sewer Operating</b>	<b>46,165.58</b>	<b>0.00</b>	<b>0.00</b>	<b>46,165.58</b>
13-260-05-100	DUE TO CLEARING			0.00	7.80
13-295-56-000-000	DOG LICENSE FEES-DUE STATE NJ			7.80	
<b>TOTALS FOR</b>	<b>Animal Trust</b>	<b>0.00</b>	<b>0.00</b>	<b>7.80</b>	<b>7.80</b>
14-260-05-100	Due to Clearing			0.00	12,519.00
14-300-60-000-000	RESERVE FOR UNEMPLOYMENT INSUR			12,519.00	
<b>TOTALS FOR</b>	<b>Unemployment Trust</b>	<b>0.00</b>	<b>0.00</b>	<b>12,519.00</b>	<b>12,519.00</b>
20-260-05-100	Due to Clearing			0.00	431.00
20-300-60-000-000	RESERVE FOR AFFORDABLE HOUSING			431.00	
<b>TOTALS FOR</b>	<b>AFFORDABLE HOUSING</b>	<b>0.00</b>	<b>0.00</b>	<b>431.00</b>	<b>431.00</b>
33-260-05-100	DUE TO CLEARING			0.00	12,389.92
33-600-00-090-000	Recreation Trust Reserves			12,389.92	
<b>TOTALS FOR</b>	<b>Recreation Trust</b>	<b>0.00</b>	<b>0.00</b>	<b>12,389.92</b>	<b>12,389.92</b>

Total to be paid from Fund 01 Current Fund	2,497,664.65
Total to be paid from Fund 02 FEDERAL AND STATE GRANTS	1,915.00
Total to be paid from Fund 04 General Capital	51,657.27
Total to be paid from Fund 05 Water Operating	13,206.42
Total to be paid from Fund 07 Sewer Operating	46,165.58
Total to be paid from Fund 13 Animal Trust	7.80
Total to be paid from Fund 14 Unemployment Trust	12,519.00
Total to be paid from Fund 20 AFFORDABLE HOUSING	431.00
Total to be paid from Fund 33 Recreation Trust	12,389.92

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
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2,635,956.64

A handwritten signature in black ink, consisting of a stylized name and a circular flourish below it.



## List of Bills - (1710101001002) Escrow - Developers - Checking Developer's Escrow

Meeting Date: 07/28/2025 For bills from 06/20/2025 to 07/24/2025

Check#	Vendor	Description	Payment	Check Total
5459	102 - ANDERSON & DENZLER ASSOC., INC	PO 31142 MAY 2025 PROFESSIONAL SERVICES - ESCROW	1,347.80	1,347.80
	TOTAL			1,347.80

**Summary By Account**

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
17-101-01-001-002	Escrow - Developers - Checking			0.00	1,347.80
17-500-00-091-289	PARK LAKES TENNIS CLUB INC			378.40	
17-500-00-091-419	264 MORRIS AVE. LLC			212.60	
17-500-00-091-428	EARL PEDERSEN III			756.80	
<b>TOTALS FOR</b>	<b>Developer's Escrow</b>	<b>0.00</b>	<b>0.00</b>	<b>1,347.80</b>	<b>1,347.80</b>

Total to be paid from Fund 17 Developer's Escrow

1,347.80

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1,347.80

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 131-25**

**RESOLUTION AUTHORIZING APPROVAL TO SUBMIT GRANT APPLICATION AND EXECUTE GRANT CONTRACT  
WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE MIDVALE ROAD AND WOODLAND  
AVENUE IMPROVEMENT PROJECT**

**BE IT RESOLVED** that the Borough Council of the Borough of Mountain Lakes formally approves the grant application for the **Midvale Road And Woodland Avenue Improvement Project**.

**BE IT FURTHER RESOLVED** that the Borough Engineer is hereby authorized to submit an electronic grant application, identified as **MA-2026-Midvale Road and Woodland Improvement** for the Midvale Road and Woodland Avenue Improvement Project, to the New Jersey Department of Transportation on behalf of the Borough of Mountain Lakes.

**BE IT FURTHER RESOLVED** that the Borough Manager and Borough Clerk are hereby authorized to sign the grant agreement on behalf of the Borough of Mountain Lakes and that their signature constitutes acceptance of the terms and conditions of the grant agreement and approves the execution of the grant agreement.

XX

**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

<b>Name</b>	<b>Motion</b>	<b>Second</b>	<b>Aye</b>	<b>Nay</b>	<b>Absent</b>	<b>Abstain</b>
<b>Cannon</b>						
<b>Howley</b>						
<b>Menard</b>						
<b>Sheikh</b>						
<b>Tsai</b>						
<b>Muilenburg</b>						
<b>Barnett</b>						

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**

**Type of Improvement: 1**

**Infrastructure**

**Purpose**

- |  |  |
|--|--|
| <input type="checkbox"/> Bikeway                         | Primary project purpose is for constructing new bikeways (e.g. bike lanes, bike paths, bike compatible roadways).                                  |
| <input type="checkbox"/> Bridge Preservation             | Primary project purpose is for improving the condition of bridge infrastructure (e.g. new deck, rehabilitation, replacement).                      |
| <input type="checkbox"/> Mobility                        | Primary project purpose is to enhance mobility and reduce congestion (e.g. adding lanes, signal optimization).                                     |
| <input type="checkbox"/> Pedestrian Safety               | Primary project purpose is to enhance pedestrian safety (e.g. new sidewalks, new crosswalks, traffic calming, pedestrian overpass).                |
| <input type="checkbox"/> Quality of Life                 | Primary project purpose is for beautification, environmental mitigation, economic development or historic preservation.                            |
| <input checked="" type="checkbox"/> Roadway Preservation | Primary project purpose is for improving the condition of roadway infrastructure (e.g. resurfacing, reconstruction, drainage).                     |
| <input type="checkbox"/> Roadway Safety                  | Primary project purpose is to enhance vehicular safety (e.g. guide rail, signing, warning devices, striping).                                      |
| <input type="checkbox"/> Pavement Preservation           | Primary project purpose is to renew the road surface and correct irregularities while preserving and protecting the underlying pavement structure. |

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Project Information: Midvale Road and Woodland Avenue Improvement Project**

**Project Title:**

**DO NOT** use generic names like “**Various Streets**”, “**Roadway Resurfacing Program**”, “**2026 Resurfacing program**” for project title. We encourage you to use more specific names like “Main St, First Ave, and Second St Improvements”. Please refrain from typing project names in all capital letters.

Midvale Road and Woodland Avenue Improvement Project

**GIS Upload**

Please click on the link below to open the GIS mapping tool. Once the GIS mapping tool is opened, please use the drawing tool to show the new project limits. Once you have identified the project limits, please download the map from the GIS mapping tool and upload it in the GIS Map field below.

All project locations must be entered into the GIS.

**GIS Mapping tool:** <http://njdotlocalaidrc.com/mapmaker>

**GIS Map:** [https://njsage.intelligrants.com/\\_Upload/3284253\\_2420846-DOT\\_Grant\\_MidvaleWoodland\\_Map\\_2026.pdf](https://njsage.intelligrants.com/_Upload/3284253_2420846-DOT_Grant_MidvaleWoodland_Map_2026.pdf)

Once project limits are identified on the map, please enter the Project Location information in the fields below.

**There is a limit of 3 locations per application. Applications submitted with more than 3 locations may be ineligible for funding.**

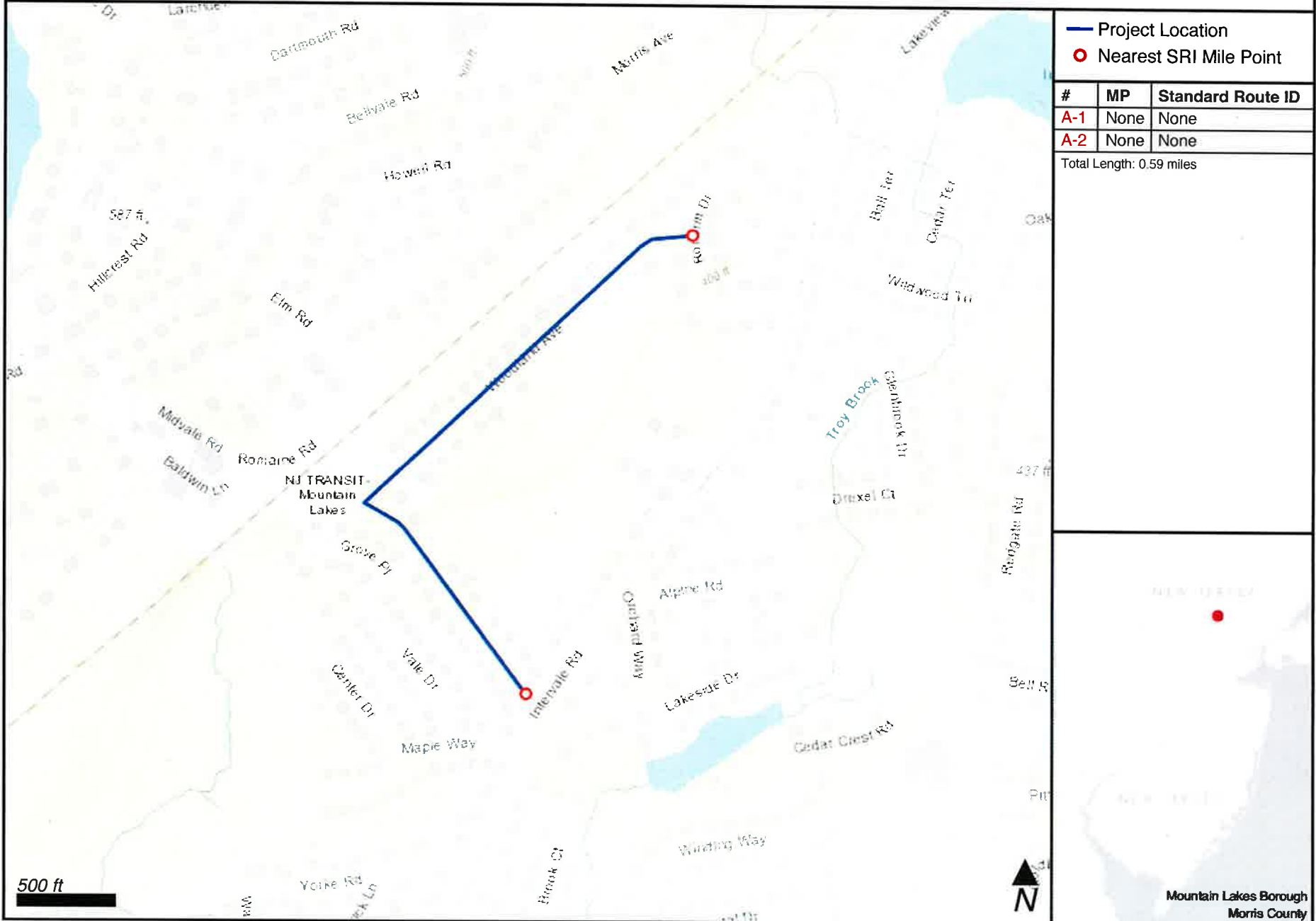
	Location	From:	To:	Route Identifier	Milepost From	Milepost To	Project Distance
1.	Midvale Road	Intervale Road	Ronarm Drive	None	0	0.61	0.61
2.							
3.							
	Traffic Volume Current ADT	Truck Traffic Over 5 tons (%)	Commuter Bus Route (Yes/No)	Construction Cost			

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Project Information: Midvale Road and Woodland Avenue Improvement Project**

1.	1200	1	Yes ( ) No ( ✓ )	\$330,825.00
2.			Yes ( ) No ( ✓ )	
3.			Yes ( ) No ( )	

# Midvale Road and Woodland Avenue Improvement Project

None



**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Project Location**

**County to filter by:** Morris County

**Municipalities:** Mountain Lakes Borough

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Scope Of Work**

**Please provide description for Scope of Work:**

Milling and resurfacing of Midvale Road and Woodland Avenue in order to create a uniform driving surface for improved safety and roadway preservation.

You may include photos with your application by uploading the file here :

Does this project include a traffic signal?             Yes         No

If **Yes**, Please attach authorization to design or install if available.

Will the project meet AASHTO standards?             Yes         No

Project must adhere to ADA design and construction standards as per AASHTO .

If **No**, list Design Exceptions below

Two ADA ramps cannot comply with all slope standards due to physical limitations of the roadway and adjoining areas.

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Roadway Data Sheet**

**Project Classification**

Please check the one most applicable:

- Resurfacing
- Reconstruction
- Surface Treatment
- Drainage
- Widening
- New Roadway

**Existing Road Conditions. Please enter minimum widths (where applicable).**

Current ADT: 1200

Truck Traffic over 5 Tons (%): 1

Legal Speed Limit (mph): 25

Are there any commuter bus stops within the project limit?  Yes  No

Please identify the approximate location in the box below.

Right of Way Width (feet): 50

Pavement Width (feet): 30

Shoulder Width (feet): 0

Curbing:  One Side  Both Sides  Neither

Sidewalk:  One Side  Both Sides  Neither

Existing Minimum Width (feet): 4

Parking Restrictions: None

**Proposed Improvements. Please enter minimum widths (if applicable).**

Right of Way Width (feet): 50

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Roadway Data Sheet**

Pavement Width (feet): 30

Shoulder Width (feet): 0

Curbing: ( ) One Side (  ) Both Sides ( ) Neither

Sidewalk: ( ) One Side (  ) Both Sides ( ) Neither

Proposed Minimum Width (feet): 4

Parking Restrictions: None

Does the project serve any of the public facilities listed below within the project limit? (  ) Yes ( ) No

Parks/Recreational Facilities  
Transit Stations

Does the project include any of the FHWA Proven Safety Countermeasures Improvements below? ( ) Yes (  ) No

<https://highways.dot.gov/safety/proven-safety-countermeasures>

If so, please check all applicable.

**Speed Management**

**Pedestrian/Bicyclist**

**Roadway Departure**

**Crosscutting**

**Intersections**

If yes to the previous question, provide a narrative describing the proposed improvement and why it was chosen for this application.

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Total Estimated Cost of Improvement**

Construction Cost: \$330,825.00

Please attach a Detailed Construction Cost Estimate  
(Word, Excel, or PDF format please)

[https://njsage.intelligrants.com/\\_Upload/3284250\\_2420394\\_1-DOT\\_Grant\\_MidvaleWoodland\\_Est\\_2026.xls.pdf](https://njsage.intelligrants.com/_Upload/3284250_2420394_1-DOT_Grant_MidvaleWoodland_Est_2026.xls.pdf)

Design Engineering: \$16,541.25  
(Eligible for up to 5% of Grant Amount)

Right-of-Way: \$0  
(List only if eligible for Urban Aid or as a Depressed Rural Center)

Construction Inspection and Material Testing if requesting: \$49,623.75  
(15% of the final allowable construction cost maximum)

**Total Estimated Cost:** \$396,990.00

**Total Requested Amount** \$396,990.00

You will be able to submit a maximum of 2 applications. If you have submitted or plan to submit other applications, please prioritize your applications by assigning them a priority rating. Use number 1 for the highest priority. If you only plan to submit this application, please enter 1 as the priority rating:

1

**ENGINEER'S ESTIMATE OF CONSTRUCTION COSTS**  
**MIDVALE ROAD & WOODLAND AVENUE IMPROVEMENT PROJECT**  
**Borough of Mountain Lakes**  
**June 26, 2025**

ITEM	QUANT.	UNIT PRICE	AMOUNT
SITE PREPARATION & RESTORATION (LS)	1	\$10,000.00	\$10,000.00
PAVEMENT BASE REPAIR (S.Y.)	50	\$100.00	\$5,000.00
SURFACE MILLING (S.Y.)	9,870	\$7.50	\$74,025.00
2" HMA TOP PAVEMENT (TONS)	1,120	\$100.00	\$112,000.00
CONCRETE CURB REPLACEMENT (L.F.)	1,500	\$36.00	\$54,000.00
CONCRETE SIDEWALK (S.F.)	400	\$10.00	\$4,000.00
HANDICAPPED RAMPS (EA.)	4	\$1,500.00	\$6,000.00
SPEED HUMPS (EA.)	2	\$7,500.00	\$15,000.00
THERMOPLASTIC CROSSWALKS (S.F.)	600	\$10.00	\$6,000.00
REPLACE MANHOLE FRAMES & COVERS	2	\$1,000.00	\$2,000.00
INLET STORMWATER COMPLIANCE (EA.)	10	\$500.00	\$5,000.00
TRAFFIC CONTROL (LS)	1	\$20,000.00	\$20,000.00
4" DOUBLE YELLOW LINE (L.F.)	3,200	\$3.00	\$9,600.00
4" WHITE EDGE LINE (L.F.)	2,400	\$2.00	\$4,800.00
THERMOPLASTIC MARKINGS (SF)	100	\$10.00	\$1,000.00
PAVEMENT REFLECTORS (EA.)	6	\$400.00	\$2,400.00
		<b>SUB TOTAL</b>	<b>\$330,825.00</b>
		ENGINEERING 5%	\$16,541.25
		INSPECTION 15%	\$49,623.75
		<b>TOTAL</b>	<b>\$396,990.00</b>

prepared by:  
William D. Ryden, P.E.  
Anderson & Denzler Assoc.  
Consulting Engineers  
East Hanover, NJ  
June 26, 2025

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Local Aid, Legislative, and Congressional Districts**

**Legislative Districts:** 26

**Local Aid Districts:** District 1 - Mount Arlington, Trenton - Main Office

**Congressional Districts:** 11

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**

**Applicant Information**

**Name of Grantee:** Mountain Lakes Borough

**Organization Address**

Mountain Lakes Borough  
400 Boulevard  
Mountain Lakes, NJ 07046-1527  
Phone: (973) 334-3131

**Email Address:**

**Federal Tax Identification Number:** 226002119  
**Vendor Number:** 226002119-99  
**Vendor Unit:** MOUNTAIN LAKE BORO TREASURER  
ACH ELECTRONIC PAYMENT  
**Vendor Unit Address** 400 BOULEVARD  
MOUNTAIN LAKES, NJ 07046

**Application Initiation Date:** 06/24/2025

**Municipality applicants should update Mayor, Clerk and Municipal Engineer Information.  
County applicants should update County Executive/County Commissioner, Clerk and County  
Engineer information.**

**Mayor Information**

**Update information here:**

**First Name:** Lauren  
**Last Name:** Barnett  
**County:** Morris  
**Municipality:** Mountain Lakes Borough  
**Address 1:** 400 Boulevard  
**Address 2:**  
**City:** Mountain Lakes Borough  
**State:** NJ  
**Zip:** 07046  
**Phone:** 973-334-3131  
**E-Mail:** lbarnett@mtnlakes.org

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Applicant Information**

**Clerk Information**

**Update information here:**

First Name: Cara  
Last Name: Fox  
County: Morris  
Municipality: Mountain Lakes Borough  
Address 1: 400 Boulevard  
Address 2:  
City: Mountain Lakes Borough  
State: NJ  
Zip: 07046  
Phone: 973-334-3131  
E-Mail: cfox@mtnlakes.org

**Municipal Engineer**

**Update information here:**

First Name: William  
Last Name: Ryden  
County: Morris  
Municipality: Mountain Lakes Borough  
Address 1: 383 Ridgedale Avenue  
Address 2:  
City: East Hanover Township  
State: NJ  
Zip: 07936  
Phone: 973-887-2270  
E-Mail: wryden@anderson-denzler.com

**Municipal Aid Application 2026**  
**MA-2026-Midvale Road and Woodland Avenue Imp-00508**  
**Signature Page**

Title of presiding officer who will be signing this application/agreement: Mayor

You will need to submit your Resolution/Agreement using **PMRS**. Once you submit the application, Project will be created in **PMRS** the next business day. The Engineer listed on this application will be assigned to LPA Project Manager role and will have the project in their court to start the Resolution and Agreement Execution Process (**LAAE**). Next Agreement Execution Process (**LAAE**) will go to the Presiding Officer and then to the Clerk to capture the electronic signatures. Please complete the resolution submission within **30 days** of your application submission in **PMRS**.

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 132-25**

**RESOLUTION AUTHORIZING MANDATORY DIRECT DEPOSIT**

**WHEREAS**, P.L.1981, c. 385 (C.52:14-15a) was amended by the Senate and General Assembly of the State of New Jersey to provide that municipalities (along with other State entities) may provide for mandatory direct deposit of net pay for all employees on or after July 1, 2014; and

**WHEREAS**, the Chief Financial Officer and the Borough Manager recommend that the municipality adopt this requirement as it will increase the productivity of the Finance Department and decrease or eliminate costs associated with producing checks and replacing lost checks; and

**WHEREAS**, this policy will require that employees of the municipality indicate, in writing to the Chief Financial Officer, the specific banking institution(s) and designated checking account(s), savings account(s) or share account(s) to which the deposit shall be made on behalf of the employee; and

**WHEREAS**, the Chief Financial Officer of the Borough of Mountain Lakes may provide for any special exceptions that may be permitted by law.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey, that effective August 1, 2025 pursuant to N.J.S.A. 52:14-15, mandatory direct deposit of net pay for all employees of the Borough of Mountain Lakes shall be made to the specific banking institution(s) provided by each employee.

XX

**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 133-25**

**RESOLUTION INCREASING THE BID THRESHOLD**

**WHEREAS**, pursuant to N.J.S.A. 40A:11-3, the State Treasurer increased the minimum bid threshold to \$53,000.00 for the execution of contracts without public bid by the Qualified Purchasing Agent when said contracts do not exceed \$53,000.00 in aggregate for the contract year in those municipalities whose purchasing agents possess a Qualified Purchasing Agent (QPA) certificate awarded by the Division of Local Government Services; and

**WHEREAS**, as a result the new quote threshold for the above noted municipalities with a Qualified Purchasing Agent (QPA) is now \$7,950.00 (15% of the \$53,000 QPA bid threshold); and

**WHEREAS**, the Borough of Mountain Lakes has had an appointed Qualified Purchasing Agent (QPA) as required under N.J.S.A. 40A:11-3 and in accordance with N.J.S.A. 40A:11-9; and

**WHEREAS**, the Governing Body finds it is in the interest of efficiency and economy for the Borough of Mountain Lakes to continue with the increase in the bid threshold and as a result the quote threshold, pursuant to N.J.S.A. 40A:11-3.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey, that pursuant to N.J.S.A. 40A:11-3, that its bid threshold increased to \$53,000.00 and as a result the quote threshold shall be \$7,950.00.

**BE IT FURTHER RESOLVED**, that such contracts as may be awarded under this Resolution shall comply with all other applicable laws, including but not limited to certification of funds by the Chief Financial Officer where required.

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**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 134-25**

**RESOLUTION AUTHORIZING MEMBERSHIP IN THE MOUNTAIN LAKES VOLUNTEER FIRE DEPARTMENT**

**WHEREAS**, the following individual has applied for membership in the Mountain Lakes Volunteer Fire Department and has submitted the required documentation; and

**WHEREAS**, the Fire Department recommends this individual for membership; and

**WHEREAS**, a copy of the application has been filed with the Borough Clerk.

**NOW THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey, that the Borough of Mountain Lakes approves the application for the following individual(s):

**John Daniel**

XX

**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 135-25**

**RESOLUTION ADOPTING THE AFFORDABLE HOUSING TRUST FUND SPENDING PLAN FOR THE BOROUGH OF  
MOUNTAIN LAKES FOR THE PERIOD 2025 THROUGH 2035**

**WHEREAS**, on May 29, 2025, the Borough of Mountain Lakes Planning Board adopted the "Housing Element and Fair Share Plan for 2025-2035, Borough of Mountain Lakes, NJ", dated May 2025, prepared by Elizabeth Leheny, P.P., A.I.C.P., of Phillips Preiss Grygiel Leheny Hughes LLC said adoption having occurred after hearing as duly noticed pursuant to N.J.S.A. 40:55D-13; and

**WHEREAS**, the Borough Council of the Borough of Mountain Lakes reviewed the action of the Mountain Lakes Borough Planning Board and endorsed the Fourth Round Housing Element & Fair Share Plan as prepared and authorized filing the Plan with the Court as required pursuant to P.L. 2024, c. 2; and

**WHEREAS**, a development fee ordinance creating a dedicated revenue source for affordable housing was formerly approved by COAH and the Superior Court and adopted by the Borough. The ordinance established the Mountain Lakes affordable housing trust fund; and

**WHEREAS**, the Borough is required as part of the Housing Element and Fair Share Plan approval process to prepare and file a spending plan for the period 2025-2035 for approval as part of the process; and

**WHEREAS**, a draft Affordable Housing Trust Fund Spending Plan dated July 2025 prepared by Elizabeth Leheny, P.P., A.I.C.P., of Phillips Preiss Grygiel Leheny Hughes LLC is attached hereto.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey, that pursuant to N.J.S.A. 40A:11-3, as follows:

1. The Affordable Housing Trust Fund Spending Plan dated July 2025 prepared by Elizabeth Leheny, P.P., A.I.C.P., of Phillips Preiss Grygiel Leheny Hughes LLC and attached hereto is hereby adopted by the Borough Council.
2. The Borough Council hereby authorizes and directs its professionals to file with the Court the Affordable Housing Trust Fund Spending Plan dated July 2025, accompanying Resolutions and any and all documents that are deemed necessary and required pursuant to P.L. 2024, c. 2 and such other law.
3. The Borough Council reserves the right and authority to further amend or modify the spending plan to address or take into account changes which may be warranted due to new rules or rule amendments or judicial determinations.
4. This Resolution shall take effect immediately.

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**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**Affordable Housing Trust Fund Spending Plan**  
**Borough of Mountain Lakes**  
July 2025

**INTRODUCTION**

The Borough of Mountain Lakes, Morris County has prepared a Housing Element and Fair Share plan that addresses its regional fair share of the affordable housing need in accordance with the Municipal Land Use Law (N.J.S.A. 40:55D-1 et seq.) and the Fair Housing Act (N.J.S.A. 52:27D-301). A development fee ordinance creating a dedicated revenue source for affordable housing was formerly approved by COAH and the Superior Court and adopted by the municipality. The ordinance established the Mountain Lakes affordable housing trust fund for which this spending plan is prepared.

As of May 31, 2025, Mountain Lakes has collected \$159,010.74 and expended \$62,236.42, resulting in an affordable housing trust fund balance of \$96,774.32 as of that date. All development fees, payments in lieu of constructing affordable units on site, funds from the sale of units with extinguished controls, and interest generated by the fees are deposited in a separate interest-bearing affordable housing trust fund in Provident Bank for the purposes of affordable housing. These funds shall be spent in accordance with N.J.A.C. 5:93-8.16, as described in the sections that follow.

The Borough reserves the right and authority to further amend or modify the within spending plan to address or take into account changes which may be warranted due to new rules or rule amendments or judicial determinations, which may change standards or establish new criteria for the Borough to address its affordable housing obligation.

## 1. REVENUES FOR CERTIFICATION PERIOD

To calculate a projection of revenue anticipated during the Fourth Round (2025-2035), Mountain Lakes considered the following:

(a) Development fees:

1. Residential and nonresidential projects which have had development fees imposed upon them at the time of preliminary or final development approvals;
2. All projects currently before the planning and zoning boards for development approvals that may apply for building permits and certificates of occupancy; and
3. Future development that is likely to occur based on historical rates of development.

(b) Payment in lieu (PIL):

Actual and committed payments in lieu (PIL) of construction from developers as follows: None

(c) Other funding sources: None

(d) Projected interest:

Interest on the projected revenue in the municipal affordable housing trust fund at the current average interest rate of 3.75%.

No large development projects are anticipated in the coming years due to the limited availability of vacant and developable land in Mountain Lakes.

SOURCE OF FUNDS	PROJECTED REVENUE SCHEDULE JUNE 1, 2025-JUNE 30, 2035					
	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	
(a) Development fees:						
1. Approved Development	\$0	\$0	\$0	\$0	\$0	
2. Development Pending Approval	\$0	\$0	\$0	\$0	\$0	
3. Projected Development <sup>1</sup>	\$19,870.49	\$19,870.49	\$19,870.49	\$19,870.49	\$19,870.49	
(b) Payments in Lieu of Construction	\$0	\$0	\$0	\$0	\$0	
(c) Other Funds (Specify source(s))	\$0	\$0	\$0	\$0	\$0	
(d) Interest	\$3,203.13	\$2,897.34	\$2,580.09	\$2,250.93	\$1,909.43	
<b>Total</b>	<b>\$23,073.62</b>	<b>\$22,767.83</b>	<b>\$22,450.58</b>	<b>\$22,121.42</b>	<b>\$21,779.93</b>	
	<b>2030-2031</b>	<b>2031-2032</b>	<b>2032-2033</b>	<b>2033-2034</b>	<b>2034-2035</b>	<b>Total</b>
(a) Dev. fees:						
1. Appr.	\$0	\$0	\$0	\$0	\$0	\$0
2. Pending	\$0	\$0	\$0	\$0	\$0	\$0
3. Projected	\$19,870.49	\$19,870.49	\$19,870.49	\$19,870.49	\$19,870.49	\$198,704.92
(b) P-i-L	\$0	\$0	\$0	\$0	\$0	\$0
(c) Other	\$0	\$0	\$0	\$0	\$0	\$0
(d) Interest	\$1,555.13	\$1,187.54	\$806.17	\$410.49	\$0.00	\$16,800.26
<b>Total</b>	<b>\$21,425.62</b>	<b>\$21,058.03</b>	<b>\$20,676.66</b>	<b>\$20,280.99</b>	<b>\$19,870.49</b>	<b>\$215,505.18</b>

<sup>1</sup> Between 04/01/2019 and 05/31/2025, the Borough of Mountain Lakes received development fees totaling \$119,222.95 from all qualifying residential and non-residential development activities within the Borough, or an annual average of \$19,870.49. Future development trends and resulting annual development fees are assumed to be consistent with current levels, resulting in total development fees of approximately \$198,704.92 through 2035.

Mountain Lakes projects a total of approximately \$215,505.18 in revenue to be collected between June 1, 2025 and June 30, 2035. All interest earned on the account shall accrue to the account to be used only for the purposes of affordable housing.

## **2. ADMINISTRATIVE MECHANISM TO COLLECT AND DISTRIBUTE FUNDS**

The following procedural sequence for the collection and distribution of development fee revenues shall be followed by Mountain Lakes:

(a) Collection of development fee revenues:

Collection of development fee revenues shall be consistent with Mountain Lakes's development fee ordinance for both residential and non-residential developments in accordance with P.L.2008, c.46, sections 8 (C. 52:27D-329.2) and 32-38 (C. 40:55D-8.1 through 8.7), as amended and supplemented and COAH's previously established rules as still applicable.

(b) Distribution of development fee revenues:

The disbursement of monies in Mountain Lakes's affordable housing trust fund is coordinated by its Municipal Housing Liaison in conjunction with the Borough's Chief Financial Officer and the Borough Council. In some instances, funds will be provided to other entities, such as an entity responsible for administering a rehabilitation program, for eventual disbursement.

### 3. DESCRIPTION OF ANTICIPATED USE OF AFFORDABLE HOUSING FUNDS

(a) **Rehabilitation program (N.J.A.C. 5:93-8.16)**

Mountain Lakes will dedicate \$0 to its rehabilitation program, as the Borough does not have a rehabilitation or present need obligation for the Fourth Round.

(b) **Affordability Assistance (N.J.A.C. 5:93-8.16)**

Projected minimum affordability assistance requirement:

<b>AFFORDABILITY ASSISTANCE CALCULATION</b>		
Actual development fees through 05/31/2025		\$152,020.62
Actual interest through 05/31/2025		\$6,990.12
Development fees projected 06/01/2025 through 06/30/2035	+	\$198,704.92
Interest projected 2025-2035	+	\$16,800.26
Less expenditures through 05/31/2025	-	\$62,236.42
<b>Total</b>	=	<b>\$312,279.50</b>
30 percent requirement	x 0.30 =	\$93,683.85
<b>PROJECTED MINIMUM Affordability Assistance Requirement 06/01/2025 through 06/30/2035</b>	=	<b>\$93,683.85</b>
<b>PROJECTED MINIMUM Very Low-Income Affordability Assistance Requirement 06/01/2025 through 06/30/2035</b>	÷ 3 =	<b>\$31,227.95</b>

Per N.J.A.C. 5:93-8.16, the Borough of Mountain Lakes must dedicate at least 30 percent of all development fees collected and interest earned to provide affordability assistance to low- and moderate-income households. In addition, at least one-third of the affordability assistance shall be used to provide affordability assistance to very-low income households. The Borough is obligated to spend approximately \$93,683.85 on affordability assistance, and intends to spend \$249,823.60 between 2025 and 2035.

- For sale units in the form of emergency repairs, down-payment assistance, homeowner assistance loans for condominium or homeowner association fees, and homeowner assistance loans for mortgage payments up to two months or less in arrears to forestall foreclosure.
- For rent units in the form of security deposit assistance and rental assistance.

(c) **Administrative Expenses (N.J.A.C. 5:97-8.9)**

<b>ADMINISTRATIVE EXPENSE CALCULATION</b>		
Actual development fees AND interest through 05/31/2025		\$159,010.74
Development fees AND interest projected 06/01/2025 through 06/30/2035	+	\$215,505.18
Payments-in-lieu of construction and other deposits through 07/17/2008	+	0
Less expenditures through 05/31/2025	-	\$62,236.42
<b>Total for Administrative Calculation</b>	=	\$312,279.50
Administrative Maximum 20 Percent	X 0.20	\$62,455.90
<b>Available for Administrative Expenses 06/01/2025 through 06/30/2035</b>		<b>\$62,455.90</b>

Mountain Lakes projects that approximately \$62,455.90 will be available from the affordable housing trust fund to be used for administrative purposes, which is the equivalent of 20 percent of the projected expenditures through 2035. Projected administrative expenditures are the provision of professional planning and legal services related to the planning for affordable housing.

#### 4. EXPENDITURE SCHEDULE

Mountain Lakes intends to use affordable housing trust fund revenues as set forth in the table below.

Program		PROJECTED EXPENDITURE SCHEDULE				
		JUNE 1, 2025-JUNE 30, 2035				
		2025-2026	2026-2027	2027-2028	2028-2029	2029-2030
Affordability Assistance		\$24,982.36	\$24,982.36	\$24,982.36	\$24,982.36	\$24,982.36
Administration		\$6,245.59	\$6,245.59	\$6,245.59	\$6,245.59	\$6,245.59
<b>Total</b>		\$31,227.95	\$31,227.95	\$31,227.95	\$31,227.95	\$31,227.95
	2030-2031	2031-2032	2032-2033	2033-2034	2034-2035	Total
Aff. Asst.	\$24,982.36	\$24,982.36	\$24,982.36	\$24,982.36	\$24,982.36	<b>\$249,823.60</b>
Admin.	\$6,245.59	\$6,245.59	\$6,245.59	\$6,245.59	\$6,245.59	<b>\$62,455.90</b>
<b>Total</b>	\$31,227.95	\$31,227.95	\$31,227.95	\$31,227.95	\$31,227.95	<b>\$312,279.50</b>

## **5. EXCESS OR SHORTFALL OF FUNDS**

In the event of any expected or unexpected shortfall if the anticipated revenues are not sufficient to implement the plan, the Borough of Mountain Lakes will appropriate funds from general revenue to provide the necessary funds.

In the event more funds than anticipated are collected, projected funds exceed the amount necessary to implement the Fair Share Plan, or the Borough of Mountain Lakes is reserving funds for affordable housing projects to meet a future affordable housing obligation, these excess funds will be used for affordability assistance programs.

## **6. BARRIER FREE ESCROW**

Collection and distribution of barrier free funds shall be consistent with the Borough of Mountain Lakes's Affordable Housing Ordinance in accordance with N.J.A.C. 5:93-8.13 and N.J.A.C. 5:93-8.16.

**SUMMARY**

The Borough of Mountain Lakes intends to spend affordable housing trust fund revenues pursuant to N.J.A.C. 5:93-8.13 through N.J.A.C. 5:93-8.16 and consistent with the housing programs outlined in the Housing Plan Element. To the extent that programs described herein are not described in the Housing Plan Element, the Borough of Mountain Lakes will submit an amendment to its Fair Share Plan.

Mountain Lakes had a balance of \$96,774.32 as of May 31, 2025 and anticipates an additional \$198,704.92 in revenues and \$16,800.26 in interest from 2025 to 2035, for an overall total (including starting balance) of \$312,279.50. The municipality will dedicate \$249,823.60 to render units more affordable, and \$62,455.90 to administrative costs. In the event that there is a shortfall of funds, the Borough will adopt an intent to bond. The municipality will dedicate any excess funds or remaining balance toward affordability assistance programs.

<b>SPENDING PLAN SUMMARY</b>	
Balance as of May 31, 2025	\$96,774.32
<b>PROJECTED REVENUE 2025-2035</b>	
Development fees	+ \$198,704.92
Payments in lieu of construction	+ \$0
Other funds	+ \$0
Interest	+ \$16,800.26
<b>TOTAL AVAILABLE FUNDS</b>	<b>= \$312,279.50</b>
<b>PROJECTED EXPENDITURES</b>	
Affordability Assistance*	- \$249,823.60
Administration**	- \$62,455.90
<b>TOTAL PROJECTED EXPENDITURES</b>	<b>= \$312,279.50</b>
<b>REMAINING BALANCE</b>	<b>= \$0</b>

\* Actual affordability assistance minimums are calculated on an ongoing basis, based on actual revenues.

\*\* Administrative expenses are limited to 20 percent of what is actually collected.

**BOROUGH OF MOUNTAIN LAKES  
COUNTY OF MORRIS, NJ**

**RESOLUTION 136-25**

**RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE BOROUGH OF MOUNTAIN LAKES  
AND HOPLITE COMMUNICATIONS**

**WHEREAS**, there exists the need for professional services for telecommunications consulting for the Borough of Mountain Lakes; and

**WHEREAS**, the Local Public Contracts Law (N.J.S.A. 40A:11-1 et seq.) requires that the resolution authorizing the award of contracts for "Professional Services" and the contract itself must be available for public inspection.

**NOW, THEREFORE, BE IT RESOLVED** by the Borough Council of the Borough of Mountain Lakes, County of Morris, State of New Jersey:

**Section 1.** The Borough Manager and Borough Clerk are hereby authorized and directed to execute an agreement with **Hoplite Communications** for professional telecommunications consulting services in an amount not to exceed \$7,500 per year.

**Section 2.** This contract is awarded as a "Professional Service" in accordance with N.J.S.A. 40A:11-5(1)(a) of the Local Public Contracts Law because the contract is for a service performed by a person(s) authorized by law to practice a recognized profession that is regulated by law.

**Section 3.** A notice of this action shall be printed once in the legal newspaper of the Borough of Mountain Lakes.

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**CERTIFICATION:** I hereby certify the foregoing to be a true and correct copy of a resolution duly adopted by the Borough Council of Mountain Lakes, New Jersey, at a meeting held on July 28, 2025.

\_\_\_\_\_  
Cara Fox, Borough Clerk

Name	Motion	Second	Aye	Nay	Absent	Abstain
Cannon						
Howley						
Menard						
Sheikh						
Tsai						
Muilenburg						
Barnett						

**CERTIFICATION OF THE AVAILABILITY OF FUNDS**  
01-201-20-165-022 ENGINEERING SERVICES-CONSULTING ENG. - \$7,500

  
\_\_\_\_\_  
Jennifer Semler, CFO

28 Valley Road, Suite 1  
Montclair, NJ 07042  
732-207-3912  
Hoplitecommunications.com



EXHIBIT A  
TELECOMMUNICATIONS CONSULTING SERVICES PROPOSAL AND FEE  
SCHEDULE

July 16, 2025

Borough of Mountain Lakes  
400 Boulevard  
Mountain Lakes, NJ 07046

Dear Sir or Madam,

It is with great pleasure that I present this proposal for telecommunications consulting and infrastructure consulting services to the Borough of Mountain Lakes in regard to the cell tower site at 400 Boulevard in Mountain Lakes, New Jersey, as well as on other locations on property owned by the Borough, including the review of contract documents, negotiations and the drafting of bid documents, and any other related matter for which the Borough desires the consultation and counsel of Hoplite.

Such services shall be rendered in accordance to the below fee schedule.

**Hoplite Proposed Services**

Hoplite offers the following consulting services at the rate of \$150 per hour:

1. **400 Boulevard and Borough Owned Locations.** Hoplite services include cell site lease review, renewal, and negotiation to determine borough requirements, rights, and obligations, along with drafting applicable lease documents and engaging carrier tenants. Additionally, Hoplite will assist with or lead the drafting and preparation of RFP documentation and bid packages.
2. **Additional Services:** Hoplite will perform additional services as directed by the municipality in regard to telecommunications deployments and upgrades, and any other area where assistance is needed by the municipality and for which Hoplite possesses the expertise and knowledge to provide consultation services.

**Rate Schedule / Fee Schedule**

Hoplite shall provide consulting services to the municipality per the following schedule:

<b><u>Description of Service</u></b>	<b><u>Borough Fee</u></b>	<b><u>Carrier Fee</u></b>
<b>Cell Site Lease Review, Lease Renewal, Negotiation</b>	\$150/hour	
Hoplite will review existing leases between borough and carriers. Determine borough requirements, rights, obligations and options. Hoplite will engage carrier tenants regarding		

lease agreement renewal. Hoplite will assist in drafting any applicable lease documents, amendments, schedules and exhibits, as needed, and will work with the carriers and their vendors in regard to same, as well as with Borough officials. This may involve virtual and in person meetings, conferences and discussion, as necessary to accomplish an objective and as desired by the Borough

**RFP Drafting and Issuance**

\$150/hour

Hoplite will assist or take the lead in the drafting and preparation of applicable RFP documentation and bid packages for 400 Boulevard and any other location requested by the Borough. This may involve virtual and in person meetings, conferences and discussion, as necessary to accomplish an objective and as desired by the Borough

**Additional Services**

\$150/hour

\$350/hour

Hoplite will provide additional telecommunications, landline and wireless, as well as utility and right-of-way consultation and guidance services, as requested by and at the pleasure of the Borough.

As requested by the Borough

When and where applicable and as approved by the Borough

I am grateful for this opportunity to assist the Borough in its telecommunications matters. All services are performed at the request of and at the discretion of the Borough of Mountain Lakes.

Very truly yours,



Peter J. Lupo, Esq.  
 Chief Operations Officer  
 Attorney at Law, New Jersey and New York  
 Hoplite Communications, LLC



A Service Disabled Veteran Owned Small Business

AGREEMENT FOR PROFESSIONAL WIRELESS CONSULTING SERVICES BY AND  
BETWEEN THE BOROUGH OF MOUNTAIN LAKES AND HOPLITE  
COMMUNICATIONS, LLC

THIS AGREEMENT, dates as of \_\_\_\_\_, 2025, by and between the BOROUGH OF MOUNTAIN LAKES with its principal offices located at 400 Boulevard, Mountain Lakes, NJ 07046 (“Municipality” or “Borough”) and the HOPLITE COMMUNICATIONS, LLC, with offices located at 28 Valley Road, Suite 1, Montclair, NJ 07042 (“Hoplite”, the “Telecommunications Attorney and Consultant” or the “Consultant”).

WITNESSETH

WHEREAS, it is necessary for the Borough to award a contract for specialized services with regard to the cell tower site at 400 Boulevard in Mountain Lakes, New Jersey, as well as on other locations on property owned by the Borough, including the review of contract documents, negotiations and the drafting of bid documents, as needed and as applicable, and which are beyond the scope and expertise of professionals normally utilized by the Municipality

WHEREAS, the Borough solicited, pursuant to the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq., and received a quotation for the provision of wireless consulting services pertaining to said cell tower site and potential additional locations; and

WHEREAS, the Local Public Contracts Law, and specifically N.J.S.A. 40A:11-6.1, authorizes, without public advertising for bid and bidding therefore, the purchase of any goods or services whose value does not exceed the bidding threshold; and

WHEREAS, Hoplite submitted a proposal, dated July 16, 2025, outlining the wireless consulting services pertaining to said cell site locations; and

WHEREAS, the Mayor and Council of the Borough desire to award a contract to Peter J. Lupo, Esq., of Hoplite for the provision of consulting services pertaining to the cell tower site at 400 Boulevard and other locations on Borough-owned property, in accordance with the procedures mandated under the Local Public Contracts Law, N.J.S.A. 40A:11—1 et seq.; and

WHEREAS, the provision of said consulting services will be performed by Hoplite at the cost of \$150.00 per hour, with the threshold to be paid by the Borough to remain under \$7,500 without further approvals by the Borough; and

WHEREAS, the Borough determined that award of a contract to Hoplite for the provision of said telecommunications consulting services is in its best interests of the Borough; and

WHEREAS, by Resolution \_\_\_\_\_ duly adopted \_\_\_\_\_, 2025, the Mayor and Council of the Borough appointed Hoplite to provide telecommunications consulting services for the Borough as described herein; and

WHEREAS, the Borough and Hoplite desire to execute this Agreement, setting forth the services to be rendered and the compensation to be paid thereof;

NOW THEREFORE, the Parties hereto, each intending to be legally bound herein, do mutually agree as follows:

**SCOPE OF SERVICES.** The Borough appoints and retains Hoplite to serve at the pleasure of the Borough to provide wireless consulting services pertaining to the cell tower site at 400 Boulevard in Mountain Lakes, New Jersey, as well as on other locations on property owned by the Borough, including the review of contract documents, negotiations and the drafting of bid documents, as enumerated in its proposal dated July 16, 2025 (“Schedule of Services” or “Services”), attached hereto as Exhibit A. Hoplite hereby agrees to perform all Services for the Borough.

**PERSONNEL.** Hoplite represents that he has or will secure at his own expense, all personnel required in performing the Services under this Agreement. Personnel shall not be employees of or have any other contractual relationship with the Borough. All services required hereunder will be performed by Hoplite and all personnel engaged in the work shall be duly qualified.

**TIME OF PERFORMANCE.** It is understood and agreed by and between the Parties hereto, that this Agreement shall be for a period commencing as of \_\_\_\_\_, 2025 and terminating on \_\_\_\_\_. All services rendered by Hoplite prior to the date of this Agreement are hereby ratified and confirmed. This Agreement may be terminated at any time by either party upon ninety (90) days notice by certified mail – return receipt requested to the other party.

**COMPENSATION.** The provision of the Services will be performed by Hoplite and compensated for by the Borough according to the Exhibit A Schedule of Services and the rate table contained therein.

**MALPRACTICE INSURANCE.** Hoplite agrees to maintain professional liability insurance in an amount in excess of \$1,000,000.

**ASSIGNMENT.** This Agreement shall not be assigned or assignable, either by action of Hoplite or by law.

**AFFIRMATIVE ACTION PLAN.** During the performance of this Agreement, Hoplite agrees as follows:

Hoplite, where applicable, will not discriminate against any employee or applicant for employment because of age, race, creed, color, nation origin, ancestry, marital status, affectional or sexual orientation, gender identity or expression, disability, nationality or sex. Except with respect to affectional or sexual orientation and gender identity or expression, Hoplite will ensure that equal opportunity is afforded to such applicants in recruitment and employment, and that all employees are treated equal during employment, without regard to their age, race, creed, color, national origin, ancestry, marital status, affectional or sexual orientation, gender identity or expression, disability, nationality or sex. Such equal employment opportunity shall include, but not be limited to, the following: employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. Hoplite agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the public

agency compliance officer setting forth provisions of this nondiscrimination clause. Hoplite agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided to the Public Agency Compliance Officer setting forth provisions of this non-discrimination clause;

Hoplite, where applicable, will in all solicitations or advertisements for employees placed by or on behalf of Hoplite, state that all qualified applicants will receive consideration for employment without regard to age, race, creed, color, national origin, ancestry, marital status, affectional or sexual orientation, gender identity or expression, disability, nationality or sex;

Hoplite, where applicable, will send to each labor union or representative or workers with whom it has a collective bargaining agreement or other agreement or understanding, a notice, to be provided by the agency contracting officer advising the labor union or workers; representatives of Hoplite commitments under this act and shall post copies of this notice in conspicuous places available to employees and applicants for employment;

Hoplite, where applicable, agrees to comply with the regulations promulgated by the Treasurer pursuant to N.J.S.A. 10:5-31 et seq., as amended and supplemented from time to time;

Hoplite agrees to attempt in good faith to employ minority and female workers consistent with the applicable county employment goals prescribed in N.J.A.C. 17:27-5.2 from time to time or in accordance with a binding determination of the applicable county employment goals determined by the Treasurer pursuant to N.J.S.A. 10:5-31 et seq., as amended and supplemented from time to time;

Hoplite agrees to inform in writing its appropriate recruitment agencies in the area including, but not limited to, employment agencies, placement bureaus, colleges, universities and labor unions, that it does not discriminate on the basis of age, race, creed, color, national origin, ancestry, marital status, affectional or sexual orientation, gender identity or expression, disability, nationality or sex, and that It will discontinue the use of any recruitment agency that engages in direct or indirect discriminatory practices;

Hoplite agrees to revise any of its testing procedures, if necessary, to ensure that all personnel testing conforms with the principles of job-related testing, as established by the statutes and court decisions of the State of New Jersey and as established by applicable federal law and applicable federal court decisions;

In conforming with the targeted employment goals, Hoplite agrees to review all procedures relating to transfer, upgrading, downgrading and layoff to ensure that all such actions are taken without regard to age, race, creed, color, national origin, ancestry, marital status, affectional or sexual orientation, gender identity or expression, disability, nationality or sex, and conform with the applicable employment goals, consistent with the statutes and court decisions of the State of New Jersey, and applicable federal law and applicable federal court decisions; and

Hoplite and any subconsultants shall furnish such reports or other such documents to the Affirmative Action Office as may be requested by the office from time to time in order to carry

out the purposes of these regulations, and public agencies shall furnish such information as may be requested by the Affirmative Action Office for conducting a compliance investigation.

ARBITRATION. The Parties agree to be bound by the terms of the Arbitration Waiver Addendum. A copy of said Addendum is annexed as Appendix A.

All disputes arising out of this Agreement shall be submitted to process of resolution pursuant to alternative dispute resolution practices, such as mediation, binding arbitration or non-binding arbitration, pursuant to industry standards, prior to being submitted to a court for adjudication as referend in Appendix A. The alternative dispute resolution practices shall not apply to any dispute concerning any subcontracts to be entered into and pursuant thereto.

Notwithstanding the foregoing, nothing contained herein shall prevent either party from seeking injunctive or declaratory relief from a court of competent jurisdiction, at any time.

It is the intent and purpose of this paragraph that this Agreement be interpreted pursuant to the provisions of N.J.S.A. 40A:11-50.

GOVERNING LAW. This Agreement shall be governed by the laws of the State of New Jersey.

MERGER CLAUSE. The Agreement contains the entire agreement between the Parties pertaining to the subject matter hereof and supersedes all prior agreements

AMENDMENTS. This Agreement may be amended by the mutual consent of both Parties. Any Amendment must be in writing and must be executed. A copy shall be attached to this Agreement.

SAVINGS CLAUSE. It is understood and agreed that if a portion of this Agreement or the application of this Agreement to any person or circumstances shall be held to be invalid, the remainder of this Agreement or the application of such provision to other persons or circumstances shall not be affected thereby.

WAIVER. Except as otherwise provided in this Agreement, the failure to enforce any provision of this Agreement shall not be deemed a waiver thereof.

ENTIRE AGREEMENT. This Agreement constitutes the entire Agreement between the Parties pertaining to the subject matter hereof and supersedes all prior or contemporaneous agreements, understandings, negotiations and discussions, whether oral or written, pertaining to the subject matter hereof; there are no warranties, representations or agreements among the Parties in connection with the subject matter hereof except as set forth or referred to herein. Any provision appearing in any other agreement to the contrary shall, to the extent of its contradiction or inconsistency herewith, be superseded hereby. No supplement, modification or waiver of this Agreement or any provision herein shall be binding unless executed in writing by the Parties. No waiver of any provision of this Agreement shall constitute a continuing waiver unless otherwise expressly provided.

IN WITNESS WHEREOF, the Mayor and Council, by Resolution duly adopted, have caused this Agreement to be approved and executed and the Borough Clerk and Hoplite, jointly, have caused this Agreement to be executed as of the day and year first above written.

ATTEST:

\_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

ATTEST:

HOPLITE COMMUNICATIONS, LLC

By: \_\_\_\_\_

By: \_\_\_\_\_  
Peter J. Lupo, Sole Member



**MEETING MINUTES OF THE COUNCIL OF THE BOROUGH OF MOUNTAIN LAKES  
JUNE 23, 2025  
HELD AT BOROUGH HALL, 400 BOULEVARD, MOUNTAIN LAKES, NJ**

**CALL TO ORDER AND OPEN PUBLIC MEETINGS ACT STATEMENT**

This meeting is being held in compliance with Public Law 1975, Chapter 231, Sections 4 and 13, as notice of this meeting has been reported to The Citizen, the Morris County Daily Record, and The Star Ledger on January 9, 2025 and posted in the municipal building.

Mayor Barnett called the meeting to order at 6:30p.m.

**ROLL CALL ATTENDANCE**

<b>Roll Call</b>	<b>Present</b>	<b>Absent</b>		<b>Present</b>	<b>Absent</b>
Cannon	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Tsai	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Howley	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Muilenburg	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Menard	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Barnett	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Sheikh	<input checked="" type="checkbox"/>	<input type="checkbox"/>			

**FLAG SALUTE**

Mayor Barnett led the salute to the flag.

**EXECUTIVE SESSION**

R119-25, Resolution to Enter an Executive Session – Potential Litigation & Attorney - Client Privilege (Approval of Executive Minutes)

Motion made by Deputy Mayor Muilenburg, second by Councilmember Cannon to go into Executive Session, with all members in favor signifying by "Aye."

**COMMUNITY ANNOUNCEMENTS**

Mayor Barnett encouraged everyone to read the weekly Borough eblast and made the following announcements: The Mountain Lakes Fire Department will hold a 5k Run on June 28<sup>th</sup> at 9am starting at West Shore Road. Police Chief Bennett will be hosting an e-bike safety presentation on June 30<sup>th</sup> at 7pm at Mountain Lakes High School Media Center. The Independence Day Fireworks will be held at Island Beach on July 3<sup>rd</sup> (rain date July 5<sup>th</sup>) at 9pm. The first summer concert will be held on June 6<sup>th</sup> at Island Beach at 7pm.

Councilmember Tsai reported that she personally witnessed the theft of "Pride" signs within the Borough and thanked the Mountain Lakes Police Department and Morris County Prosecutor's Office for their response to the incident. She expressed her support for all members of the community and encouraged the public to report any suspicious activity.

**SPECIAL PRESENTATIONS**

There were no presentations.

**REPORTS OF BOROUGH ESTABLISHED BOARDS, COMMISSIONS AND COMMITTEES**

There were no reports.

**BOROUGH COUNCIL DISCUSSION ITEMS**

**June Council Meeting Schedule**

The Council discussed and unanimously agreed to hold a single Council meeting in June (4<sup>th</sup> Monday), consistent with the scheduling practice for July, August, and December. Due to Memorial Day, the second meeting in May occurs on the following Wednesday, resulting in the first June meeting falling less than two weeks later. This condensed timeframe does not allow sufficient time for ordinance publication and coincides with a busy time for residents and parents.



**MEETING MINUTES OF THE COUNCIL OF THE BOROUGH OF MOUNTAIN LAKES  
 JUNE 23, 2025  
 HELD AT BOROUGH HALL, 400 BOULEVARD, MOUNTAIN LAKES, NJ**

**PUBLIC COMMENT**

Mayor Barnett opened the meeting to the public.

There was no one from the public wishing to speak.

**ATTORNEY'S REPORT**

Borough Attorney Oostdyk had nothing to report.

**MANAGER'S REPORT**

Borough Manager Stern provided his report (attached).

**RESOLUTIONS**

**R126-25, Endorsing the Housing Element and Fair Share Plan for 2025 through 2035 as Adopted by the Mountain Lakes Planning Board**

Council member	M	2nd	Yes	No	Abstain	Absent
Cannon	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Howley	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Menard	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sheikh	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tsai	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Muilenburg	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barnett	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**ORDINANCES TO INTRODUCE**

There were no ordinances to introduce.

**ORDINANCES TO ADOPT**

**13-25, Amending Chapter 245 of the Revised General Ordinances of the Borough of Mountain Lakes and Establishing Highlands Council Regional Master Plan Conformance**

Introduced: 5/28/25

Council member	M	2nd	Yes	No	Abstain	Absent
Cannon	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Howley	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Menard	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sheikh	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Tsai	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Muilenburg	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barnett	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**PUBLIC COMMENT/HEARING**

Mayor Barnett opened the meeting to the public.

There was no one from the public wishing to speak.



**MEETING MINUTES OF THE COUNCIL OF THE BOROUGH OF MOUNTAIN LAKES  
 JUNE 23, 2025  
 HELD AT BOROUGH HALL, 400 BOULEVARD, MOUNTAIN LAKES, NJ**

Adopted:

Council member	M	2nd	Yes	No	Abstain	Absent
Cannon	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Howley	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Menard	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sheikh	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tsai	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Muilenburg	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barnett	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**\*CONSENT AGENDA ITEMS**

Matters listed as Consent Agenda Items are considered routine and will be enacted by one motion of the Council and one roll call vote. There will be no separate discussion of these items unless a Council member requests an item be removed for consideration.

**\*RESOLUTIONS**

- a. R120-25, Authorizing the Payment of Bills
- b. R121-25, Authorizing the Cancellation of Appropriations
- c. R122-25, Authorizing Change in Custodian of Petty Cash Fund
- d. R123-25, Authorizing the Sale of Surplus Personal Property No Longer Needed for Public Use on an Online Auction Website
- e. R124-25, Renewing Liquor Licenses for 2025-2026 Licensing Term
- f. R125-25, Appointing Jennifer Semler as Chief Financial Officer
- g. R127-25, Requesting Approval of Item of Revenue and Appropriation Under N.J.S.A. 40A: 4-87 for the Highlands Grant – Task 1: Housing Element and Fair Share Plan Ordinances \$18,000
- h. R128-25, Authorizing the Settlement of a Tax Appeal (Verizon New Jersey Inc. – Personal Property Tax)
- i. R129-25, Participation in a Cooperative Pricing System

**\*APPROVAL OF MINUTES**

- 3/24/25 (Executive)
- 5/28/25 (Regular)

**\*BOARD, COMMITTEE AND COMMISSION APPOINTMENTS**

- a. Mark Stuart to the Environmental Commission as Member with a term running through 12/31/27
- b. Peter Mills to the Historic Preservation Committee as Member with a term running through 12/31/28 (previously appointed)
- c. Wendy Navin to the Historic Preservation Committee as Member with a term running through 12/31/28

**\*Approval of the Consent Agenda**

Council member	M	2nd	Yes	No	Abstain	Absent
Cannon	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Howley	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Menard	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sheikh	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tsai	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Muilenburg	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barnett	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



**MEETING MINUTES OF THE COUNCIL OF THE BOROUGH OF MOUNTAIN LAKES  
JUNE 23, 2025  
HELD AT BOROUGH HALL, 400 BOULEVARD, MOUNTAIN LAKES, NJ**

**DEPARTMENT REPORTS SUBMITTED FOR FILING** (reports are included only if checked)

- Construction Department
- Department of Public Works
- Fire Department
- Health Department
- Police Department
- Recreation Department
- Code Enforcement/Property Maintenance
- Tax Collector

**COUNCIL REPORTS**

Planning Board – Mayor Barnett reported that the board amended the Master Plan to include the Highlands Element and the Affordable Housing and Fair Share Element. The board reviewed Ordinance 13-25, Establishing Highlands Council Regional Master Plan Conformance, and determined that the ordinance was consistent with the Borough’s Master Plan.

Finance Advisory Committee – Councilmember Shiekh reported that the committee celebrated the Borough’s Chief Financial Officer Monica Goscicki’s retirement and Borough Manager Stern reported that the committee discussed capital bonding.

Shade Tree Commission - Councilmember Menard reported the following: The committee was disappointed that this year’s Arbor Day celebration at Wildwood School only included one grade of students. The committee would like to establish a standardized measure for tree plantings along roadways. Borough Attorney Oostdyk advised that a uniform measure is not feasible, as road conditions vary.

Environmental Commission – Councilmember Howley reported that the commission plans to include information on battery disposal in an upcoming Borough email blast and also discussed the status of Highlands implementation.

Woodlands Committee – Deputy Mayor Muilenburg reported the following: The committee is collaborating with a Boy Scout on a boardwalk project along the Rattlesnake Meadow Trail. The Red Trail is currently being marked in preparation for the redesign project. The committee will be scheduling trail maintenance. The committee discussed beach tree disease.

**PUBLIC COMMENT**

Mayor Barnett opened the meeting to the public.

Cynthia Korman thanked the Council for all that they do and supports having one Council meeting in June.

Mayor Barnett thanked Ms. Korman for all her hard work on Council and with the Highlands Ordinance.

**NEXT STEPS AND PRIORITIES**

There were no next steps or priorities.

**ADJOURNMENT at 7:26P.M.**

Motion made by Councilmember Menard, second by Deputy Mayor Muilenburg to adjourn the meeting at 7:26p.m., with all members in favor signifying by “Aye”.

Respectfully Submitted,

---

Cara Fox, Borough Clerk



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

## CONSTRUCTION OFFICE MONTHLY ACTIVITY REPORT

JUNE 2025

### ADMINISTRATIVE SUMMARY

Interior alteration work continues for several tenants within the multi-use building located at 333 Route 46 West. This facility is approaching full capacity.

Site work has begun at the property at 62 Route 46 East (former Speedway Gas Station) based on the site plan approved for the self-storage facility. This action negates the approvals obtained for the Starbuck's retail shop.

Preliminary site drainage work has been completed at 26 Lake Drive. The footings for this new single-family dwelling have been installed and foundation work is proceeding.

With school in recess for the summer, work on the elevator shaft at The Craig School is moving forward. This work is scheduled to be completed prior to the start of the new school year.



Mountain Lakes Borough  
 400 BOULEVARD  
 MOUNTAIN LAKES, NJ 07046

## Construction Permit Activity Report

6/1/2025 -> 6/30/2025

### Summary

	<b>Cost:</b>	<b>Count:</b>			
New:	\$0.00	0	Cubic Footage:	0 Cu.ft	Permits Issued: 30
Addition:	\$0.00	0	Square Footage:	0 Sq.ft	Updates Issued: 1
Alteration:	\$485,777.00	29			
Demolition:	\$2,000.00	2			
<b>Total:</b>	<b>\$487,777.00</b>	<b>31</b>			

Permits	Count	Permit Fees	Admin Fees	Total	Inspections	Passed	Failed	Other	
Building:	10	\$8,245.00	\$0.00	\$8,245.00	B	27	23 %85.2	1 %3.7	3 %11.1
Plumbing:	4	\$765.00	\$0.00	\$765.00	P	14	14 %100	0 %0	0 %0
Electrical:	21	\$3,615.00	\$0.00	\$3,615.00	E	35	23 %65.7	10 %28.6	2 %5.7
Fire:	3	\$355.00	\$0.00	\$355.00	F	4	3 %75	1 %25	0 %0
Elevator:	0	\$0.00	\$0.00	\$0.00	V	0	0 %	0 %	0 %
Mechanical:	14	\$1,570.00	\$0.00	\$1,570.00	M	12	12 %100	0 %0	0 %0
	<b>52</b>	<b>\$14,550.00</b>	<b>\$0.00</b>	<b>\$14,550.00</b>		<b>92</b>	<b>75</b>	<b>12</b>	<b>5</b>
DCA Training:	0		0		(Note: Does not include result of none)				
DCA State:	31		901	\$0.00					
DCA Minimum:	0		0						
	<b>31</b>		<b>\$901</b>						

Variations	Total	Paid	Certificates	Issued Total	Paid Total
Building	0	0	CA	78	\$0.00
Plumbing	0	0	CCO	0	\$0.00
Electrical	0	0	CO	0	\$0.00
Fire	0	0	CC	0	\$0.00
Mechanical	0	0	TCO	0	\$0.00
Elevator	0	0	TCC	0	\$0.00
<b>Total:</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>Total:</b>	<b>78</b>	<b>\$0.00</b>

**NOTE:**  
 Information gathered is based on the Issue date for that item, ie permit issue date, certificate issue date.  
  
 This will cause discrepancies between the payments section which uses Payment date. Example you took in money for a CO but the CO has not been issued yet.

Permit Subcode Exempted (State) Fees			Permit Subcode Waived (Local) Fees		
	Record Count	Total Exempted		Record Count	Total Waived
Building	0	\$0	Building	0	\$0
Plumbing	0	\$0	Plumbing	0	\$0
Electrical	0	\$0	Electrical	0	\$0
Fire	0	\$0	Fire	0	\$0
Mechanical	0	\$0	Mechanical	0	\$0
Elevator	0	\$0	Elevator	0	\$0
<b>Total:</b>		<b>\$0</b>	<b>Total:</b>		<b>\$0</b>
			<b>Violations</b>		
			Record Count	Fines	Paid
			DCA Fees 0	\$0.00	\$0.00

Payments (Based on Payment Date)	
Permit (66)	\$16,191.00
NON-UCC (0)	\$0.00
Variation Payments	\$0.00
Penalty (0)	\$0.00
Inspection Payments	\$0.00
Ongoing Invoice	\$0.00
Test Payments	\$0.00
Other Payments	\$0.00
<b>Grand Total</b>	<b>\$16,191.00</b>



Mountain Lakes Borough  
 400 BOULEVARD  
 MOUNTAIN LAKES, NJ 07046

## Building Summary Report Comparison

Building Summary between the dates of 6/1/2025 and 6/30/2025.

<b>Permit Summary</b>	<b>6/1/2025-6/30/2025</b>	<b>6/1/2024-6/30/2024</b>	<b>Month Diff %</b>	<b>YTD</b>	<b>YTD last Year</b>	<b>YTD Diff %</b>
<i>Permits Issued:</i>	30	29	3.4%	154	140	10%
<i>Updates Issued:</i>	1	2	-50%	17	16	6.2%
<i>Inspections Scheduled:</i>	92	106	-13.2%	551	623	-11.6%
<i>Inspections Passed:</i>	75	93	-19.4%	437	503	-13.1%
<i>Inspections Failed</i>	12	8	50%	73	77	-5.2%
<i>Certificates Of Occupancy Issued:</i>	0	1	-100%	4	5	-20%
<i>Certificates of Approval Issued:</i>	78	51	52.9%	187	128	46.1%
<i>Cert Continuing Occupancy Issued:</i>	0	0	NA	1	0	NA
<i>Permit Payments Count:</i>	66	59	11.9%	354	302	17.2%
<i>Fee Collected:</i>	\$15,451	\$52,549	-70.6%	\$86,741	\$132,314	-34.4%
<i>Fee Collected (Subcodes Only):</i>	\$14,550	\$46,014	-59.9%	\$79,585	\$118,166	-29.2%
<i>Violations</i>	0	2	-100%	2	5	-60%
<i>Violation Payments</i>	\$0.00	\$500.00	-100%	\$0.00	\$750.00	-100%
<i>Ongoing Location Payments</i>	\$0.00	\$0.00	NA	\$0.00	\$0.00	NA
<i>Ongoing Test Payments</i>	\$0.00	\$0.00	NA	\$0.00	\$0.00	NA



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

## CONSTRUCTION OFFICE SUMMARY OF FEES COLLECTED

PERIOD	2023 COLLECTED	YEAR TO DATE	COMMENTS	AMOUNT
JANUARY	6,040.00	6,040.00		
FEBRUARY	18,631.00	24,671.00		
MARCH	17,114.00	41,785.00		
APRIL	7,334.00	49,119.00		
MAY	11,092.00	60,211.00		
JUNE	12,920.00	73,131.00		
JULY	21,403.00	94,534.00		
AUGUST	7,709.00	102,243.00		
SEPTEMBER	5,562.00	107,805.00		
OCTOBER	5,309.00	113,114.00		
NOVEMBER	19,533.00	132,647.00		
DECEMBER	14,543.00	147,190.00		

PERIOD	2024 COLLECTED	YEAR TO DATE	COMMENTS	AMOUNT
JANUARY	23,174.00	23,174.00		
FEBRUARY	8,673.00	31,847.00		
MARCH	21,867.00	53,714.00	The Craig School	17,900.00
APRIL	12,212.00	65,926.00		
MAY	14,457.00	80,383.00		
JUNE	53,134.00	133,517.00	The Craig School	41,809.00
JULY	11,296.00	144,813.00		
AUGUST	10,115.00	154,928.00		
SEPTEMBER	10,716.00	165,644.00		
OCTOBER	12,041.00	177,685.00		
NOVEMBER	9,134.00	186,819.00		
DECEMBER	3,174.00	189,993.00		

PERIOD	2025 COLLECTED	YEAR TO DATE	COMMENTS	AMOUNT
JANUARY	6,635.00	6,635.00		
FEBRUARY	11,433.00	18,068.00		
MARCH	12,913.00	30,981.00		
APRIL	67,234.00	98,215.00	26 Lake Drive	15,351.00
MAY	7,427.00	105,642.00		
JUNE	16,191.00	121,833.00		
JULY				
AUGUST				
SEPTEMBER				
OCTOBER				
NOVEMBER				
DECEMBER				



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

## Department of Public Works Department Activity Report JUNE 2025

### **IN HOUSE:**

All regular work details include building maintenance, vehicle maintenance and repair, trash and recycling, trash bag delivery, street sweeping, lawn maintenance, leaf and brush disposal, daily maintenance.

### **DPW:**

- Finished tile and painting the main office bathroom.
- Installed firework barges for firework show.
- Conducted excavation at Birchwood for dam monitoring equipment.

### **STORM WATER**

- Basin #182B repair on Cobb Road.

### **WATER DEPARTMENT:**

- Meter and reader repairs and installations.
- Required monthly water testing.
- Manual meter reading for the entire Borough for Q3 water billing.



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

**Joe Mullaney**  
**Fire Admin Officer**  
[info@mlvfd.com](mailto:info@mlvfd.com)

400 Boulevard  
Mountain Lakes, NJ 07046  
P -973-394-1094

TO: Mitchell Stern  
DATE: 7/18/25  
SUBJECT: June Fire Report

The following lists the activity for the Mountain Lakes Volunteer Fire Department during the month of June 2025:

## FIRE CALLS (17)

LOCATION	DATE	TIME	DESCRIPTION
Morris Ave and Briarcliff Rd	6/1	12:03 PM	Reported as residential fire Unfounded
345 Morris Ave	6/9	10:19 PM	CO Alarm-Malfunction
290 Boulevard	6/12	3:42 AM	Fire Alarm-Malfunction
250 Blvd	6/16	2:20 PM	Wire Fire
289 Morris Ave	6/19	7:32 PM	Fire Alarm-Culinary Mishap
64 Briarcliff Road	6/22	7:40 AM	Reported as residential fire Investigation revealed smoke From a fire pit from a house on Dartmouth Rd
55 Pocono Rd- DPW	6/23	3:02 PM	Fire Alarm- Excessive heat
28 Lake Drive	6/23	8:12 PM	Fire Alarm-Malfunction
Lake Drive/Blvd	6/24	10:52 PM	Wire Fire
239 Blvd	6/24	11:55 PM	Wire Fire
100 Powerville Rd- BT	6/25	2:53 PM	Assist Boonton Twp
21 Ball Road	6/25	6:29 PM	Wire Fire
Briarcliff School	6/26	2:09 PM	Fire Alarm-Malfunction
145 Rt 46	6/27	11:49 AM	Wire Fire
Yorke Rd	6/27	2:40 PM	Smoke Condition-Open Burn
147 Laurel Hill Rd	6/29	5:39 PM	Fire Alarm-Malfunction
100 Powerville Rd BT	6/30	12:14 PM	Assist Boonton Twp
63 Ball Road	6/30	8:09 PM	CO Alarm-Malfunction

## DRILLS/TRAINING (3)

LOCATION	DATE	TIME	DESCRIPTION
----------	------	------	-------------

High School	6/1	1:00 PM	JFD Drill
High School	6/10	8:00 PM	Senior Drill
Firehouse	6/22	7:00 PM	Pre-Academy Training

MEETINGS (5)

LOCATION	DATE	TIME	DESCRIPTION
Firehouse	6/2	7:00 PM	Riccardi Award Committee
Firehouse	6/3	8:00 PM	Officers Meeting
Firehouse	6/4	7:00 PM	JFD Officer Interviews
Firehouse	6/5	7:00 PM	JFD Officer Interviews
Firehouse	6/24	8:00 PM	Business Meeting

WORK DETAILS (0)

LOCATION	DATE	TIME	DESCRIPTION
----------	------	------	-------------

COMMUNITY EVENTS (0)

LOCATION	DATE	TIME	DESCRIPTION
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ANNOUNCEMENTS (5)

The following JFD members were appointed as officers for the 2025-26 school year

Andrew Wilmot, Chief  
 Nora Lin, Deputy Chief  
 Aaron Gellert, Asst. Chief  
 Samir Sheikh, Captain  
 Yasmine Lalani, Captain  
 Evan Mei, Captain

The following JFD Members were chosen as the recipients of the MLVFD Exemplary Service Award

Eddie Lin  
 John Daniel

The following JFD Members were chosen as the recipients of the Matthew Riccardi Memorial Service Award

Eddie Lin  
 Max Troisi

The Junior Officers selected Myra Almeida as the recipient of the Earl "Pete" Pedersen Award

The JFD Officers selected Evan Mei as the recipient of the Thomas Taylor Award

Breakdown of Manhours

Calls- 185  
 Training 85

Meetings 45  
Miscellaneous-0

TOTAL: 315



# BOROUGH OF MOUNTAIN LAKES

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*Director of Health/Health*  
*Officer*  
[dwebb@mtolivetwp.org](mailto:dwebb@mtolivetwp.org)

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*Budd Lake, NJ 07828*  
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## PUBLIC HEALTH SERVICES REPORT OF ACTIVITIES June 2025

### Administration:

#### Major Activities/Updates

- Attended NJDOH Local Health Report Modernization Advisory Committee Meeting
- Attended NJACCHO General Membership Meeting.
- Attended The College of New Jersey (TCNJ) Public Health Advisory Committee Meeting.
- Attended NJACCHO Executive Committee Meeting.
- Attended NJACCHO Board of Directors Meeting.
- Participated in the Rutgers University's Environmental Public Health (EPH) Local Health Department Panel.

### Environmental Health:

#### Major Activities/Updates

- (06/23/25) The Environmental Division met to discuss future Quality Improvement (QI) Projects

#### June 2025 Statistics

#### INSPECTIONS & OTHER ACTIVITIES

Inspection Type	Number	May Results			YTD	2024
		Sat.	Cond.	Unsat.		



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Retail Food Establishment (RFE) Inspections	0	0	0	0	13	14
Food Re-Inspections	0	0	0	0	2	1
Mobile Food Vendors	0	0	0	0	1	0
Temp. Food Vendors	0	0	0	0	0	0
RFE - Plan Reviews	0	0	0	0	2	0
RTF - Pre-Operation Insp.	0	0	0	0	0	0
Public Recreational Bathing Inspections	0	0	0	0	3	5
Public Recreational Bathing Sample Results Reviewed	18	18	0	0	58	56
Youth Camp Inspections	2	1	1	0	2	0
Meetings/Consultations	0	N/A	N/A	N/A	8	5
Violation Notices Issued	0	N/A	N/A	N/A	0	0
<b>Nuisance Complaints</b>						
Residential	0	N/A	N/A	N/A	0	0
Commercial	0	N/A	N/A	N/A	0	0
Chapter 24 (Food)	0	N/A	N/A	N/A	0	0
Other	0	N/A	N/A	N/A	0	0
<b>Summonses Issued</b>						
Residential	0	N/A	N/A	N/A	0	0
Commercial	0	N/A	N/A	N/A	0	0
Chapter 24 (Food)	0	N/A	N/A	N/A	0	0
Other	0	N/A	N/A	N/A	0	0
Court Appearances	0	N/A	N/A	N/A	0	0
<b>Total</b>	<b>20</b>	<b>19</b>	<b>1</b>	<b>0</b>	<b>89</b>	<b>76</b>

**\*Youth Camp Inspections:**

- 06/17– Lakeland Hills Family YMCA – 100 Fanny Rd. – **Conditional Satisfactory**
- 06/25– Lakeland Hills Family YMCA – 100 Fanny Rd – **Satisfactory (Re-Inspection)**



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## **Health Education:**

### **Major Activities/Updates**

- Held Food Handlers Courses in English and Spanish program. Forty five (45) total participants; twenty nine (29) participants in the English Session and sixteen (16) in the Spanish Session.
- Created and disseminated awareness materials:
  - Men's Health Month
    - Mental Health and Exercise
    - Men's Health and PTSD
  - Brain Injury Awareness link
  - PTSD Awareness Month
  - Heat Wave Warning and Prevention
    - Pet Safety and Heat Restrictions
    - Life Vest for Pets
    - Heat Prevention and wearing cool colors.
    - Heat Exhaustion from NJHEALTH
- NAMI Mental Health Awareness Flyer
- Tips to Prevent Drowning
- Tick Safety from NJHEALTH
- Do's & Don'ts for Stroke
- Severe Weather and Risk of Generator Use
- Child Health Clinic Flyer

## **Public Health Nursing:**

### **Major Activities/Updates**

- Conducted Outbreak Surveillance and provided public health guidance.
- Attended CDC's National Measles Response biweekly calls.
- Attended CDC's Division of State and Local Readiness bi-weekly calls.



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- Participated in NJDOH Monthly Vaccine Call
- Participated in NJDOH CDS Monthly Epidemiology Call
- (6/18/25) Attended Community Advisory Board Meeting for Morris County.
- (6/23/25) Public Health Nursing QI Meeting
- Provided Educational link provided for school nurses and childcare centers on strep throat and hand, foot, mouth disease.
- Communication to summer camps and childcare centers: Outbreak guidance and measles guidance.
- Communication to summer camps, childcare centers, & schools- Hand/foot/mouth disease.
- Notification of community engagement/ health programs:
  - MOTHD Communications -
    - Summer newsletter
    - Heat-related illness.
    - August child health clinic
    - Food handler's course
  - Atlantic Health System Community Event Communciations -
    - Men's Health Month
      - The influence of masculinity theories on colorectal cancer screening.
      - Empowered through Dialogue- How community conversations drive better cancer outcomes.
    - Don't Smoke, Prevent Stroke
    - Wound Prevention, Diagnosis, and Management
    - Beyond Condoms- HIV & STI prevention (PrEP, PEP, & DoxvPEP)
    - PTSD 101- How Trauma Affects Mental Health
    - Community Health Events Calendar
  - Sudden Infant Death Syndrome Center of NJ Communciations -
    - Safe Infant Sleep from Birth to 1 Year
    - SCNJ resources
  - NORWESCAP Communciations -
    - Together We Thrive- Family Resource Night
    - Investing 101



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- Family Planning for Higher Education costs
- Paragon Village Communiations –
  - Dementia Series : Mind Matters
- Partnership for Maternal & Child Health of NJ Communiations -
  - Community Baby Shower
  - Child Car Safety
  - Preparation for Breastfeeding
  - Virtual CPR & First Aid Training for Parents & Professionals Who Work with Children

## June 2025 Statistics

### INVESTIGATIONS & OTHER ACTIVITES

Activity	June 2025	YTD	2024
School audits	0	6	0
Childcare/Pre-school audits	0	9	0
School/Childcare charts audited	0	750	0
Child Immunizations/NJIS Registration	0	0	0
Adult Office Visits	0	0	0
Home Visits	0	0	0
Record Request	0	0	0
Blood Chemistry Screenings	0	0	0
Blood Pressure Screenings	0	0	0
Influenza Vaccinations	0	0	12
COVID-19 Vaccinations (Adult)	0	0	0
COVID-19 Vaccinations (Pediatric)	0	0	0
Phone Consultations	0	3	6
Female Cancer Screenings	0	0	0
Skin Cancer Screening	0	0	0
Foot Screenings	0	0	0
Hearing Screenings	0	0	0



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## Communicable Disease Investigations

March	Communicable Diseases	YTD	2024
0	Amoebiasis	0	0
0	Alpha-Gal	0	1
0	Anaplasmosis	0	0
0	Babesiosis	0	0
0	Brucellosis	0	1
0	Campylobacteriosis	0	2
0	Chikungunya	0	0
0	Creutzfeldt-Jakob Disease	0	0
0	Cryptosporidiosis	0	0
0	COVID - 19 (Confirmed)	7	24
1	COVID - 19 (Probable)	10	15
0	Cyclosporiasis	0	1
0	Cryptosporidiosis	0	0
0	Dengue Fever	0	0
0	Diphtheria	0	0
0	Ehrlichiosis	0	0
0	Giardiasis	0	0
0	Haemophilus Influenza	0	0
0	Hepatitis A	0	0
0	Hepatitis B	0	0
0	Hepatitis B (Chronic)	1	0
0	Hepatitis B (Perinatal)	0	0
0	Hepatitis C (Acute)	0	0
0	Hepatitis C (Chronic)	1	0
1	Influenza A	50	9
1	Influenza B	8	0
0	Influenza Outbreak	0	0
0	Other respiratory outbreaks	1	2
0	Legionellosis	0	0
3	Lyme	5	1
0	Measles	0	0
0	Monkeypox Virus	0	0



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0	Multisystem Inflammatory Syndrome	0	0
0	Mumps	0	0
0	Pertussis	0	1
0	Rocky Mountain Spotted Fever	0	0
0	Salmonellosis	0	0
0	Shiga-Toxin E. Coli (STEC)	1	0
0	Shigellosis	0	0
0	Strep (GBS and GAS)	0	0
0	Strep Pneumoniae	0	0
0	<i>Rabies Post Exposure Prophylaxis</i>	3	10
0	Tuberculosis	0	0
0	Varicella	1	0
0	Yersiniosis	0	0
0	<i>Zika Testing Approvals/Denials</i>	0	0

**Note:** *Italicized diseases are 'non-reportable.'*

## Quality Management Activities:

### Major Activities/Updates

- VMSG Updates:
  - Staff training (certificates).
  - Workforce Development training (certificates).
  - PHAB Documentation collection:
    - Staff meeting minutes.
    - MOHIC Meeting agenda, minutes, sign in sheets.



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## Workforce Development:

Professional Development			
Date	Name of Event	Attendee	# of CEU's
6/3/25 & 6/10/25	NJDOH: Outsmarting Legionella- Effective surveillance & response for health departments	Angie Deiling	2.00
6/6/25	Rutgers Public Health: RSV	Angie Deiling	0.00
6/10/25	NJDOH: 2025 NJ Immunization conference- The Power of Prevention	Angie Deiling	0.00
6/12/25	MEL Workplace Discrimination & Harassment	Susan Downer	0.00
6/12/25	MEL No Tolerance	Susan Downer	0.00
6/17/25	MEL Risk Management for Managers & Supervisors	Derrick Webb	0.00
6/26/25	Annual workplace training: Workplace Discrimination & Harassment	Angie Deiling	0.00
6/26/25	Annual workplace training: No Tolerance (Employment Practices)	Angie Deiling	0.00
6/30/25	Best practices in confidentiality and minor consent for adolescent patients: NJ	Angie Deiling	0.00

Respectfully submitted,

*Derrick Webb*

Derrick Webb, Health Officer/Director of Health



# Police Department

Borough of Mountain Lakes

400 Boulevard

Mountain Lakes, NJ 07046

Phone (973) 334-1413 • Fax (973) 263-9112

sbennett@mtnlakespd.org



Shawn M. Bennett  
CHIEF OF POLICE

## Mountain Lakes Police Borough Council Monthly Report May and June 2025

- May 7<sup>th</sup>, MLPD hosted “Bike to School Day.” The event was well attended. Thanks to the Sheriff Department’s Motorcycle Unit, Montville Motorcycle Unit, Wildwood School, and the MLPD Officers for a successful event.
- May 9<sup>th</sup>, Detective Sean Torres participated in the Police Unity Tour bicycle ride from Fairfield, NJ to Washington DC.
- May 26<sup>th</sup>, MLPD participated in the annual Mountain Lakes Memorial Day Parade.
- June 1<sup>st</sup>, Connor Grady was promoted to Sergeant.
- June: MLPD Investigated the theft of multiple yard signs celebrating Pride Month. Since that time all involved parties were identified and the investigation has been concluded.
- On June 4<sup>th</sup>, at approximately 09:09 AM, Patrolman Stewart conducted a motor vehicle stop along Route 46 West that led to the arrest of 38-year-old Jacquelin Medini of East Orange for an active traffic warrant out of Bass River, NJ. Ms. Medini was released pending a mandatory court hearing.
- June 7<sup>th</sup>, the Mountain Lakes PBA hosted their annual block party on Pocono Road. Unfortunately, the rain kept some of the crowds home. Fingers crossed for 2026.
- June 22<sup>nd</sup>, Chief Bennett attended the NJ State Chiefs Public Safety Conference in Atlantic City.
- On June 30<sup>th</sup>, Chief Bennett held a “Townhall” e-bike safety presentation at the MLHS Media Center to inform residents about the current e-bike laws, best safety practices when operating an e-bike, and the Mountain Lake Police Department’s role in enforcing the regulations while keeping our children and the rest of the public safe.

*A criminal complaint is merely an accusation. Despite this accusation, defendants are presumed innocent unless and until proven guilty beyond a reasonable doubt in a court of law.*

Sincerely,

A handwritten signature in black ink, appearing to read 'SC BA' with a long horizontal stroke extending from the end of the 'A'.

Chief Shawn Bennett

**MOUNTAIN LAKES BORO POLICE DEPARTMENT**

Agency Activity Report

By CFS Classification

From Date: 5/1/2025 To Date: 5/31/2025

Report Date: 7/17/2025 8:43:17 AM

<b>Classification code</b>	<b>Description</b>	<b>Total Events</b>	<b>0000-0800</b>	<b>0801-1600</b>	<b>1601-2359</b>
0800	Other Assaults	1	0	0	1
1100	Fraud	3	0	2	1
1300	Stolen Property	2	0	1	1
1400	Malicious Mischief	1	1	0	0
1500	Weapons Offense	1	0	0	1
1800	Narcotics Drug Laws	1	0	0	1
2000	Family Offense	1	0	1	0
2100	Liquor Laws Drunk Driving	1	0	0	1
2400	Disorderly Conduct	4	2	0	2
2600	All Other Offenses	2	0	1	1
4000	Non Criminal Investigations	35	11	9	15
4100	Fire Related	11	3	3	5
5000	Lost Found Property	3	0	2	1
5010	Missing Persons	1	0	0	1
5500	Animal Complaints	21	3	9	9
6000	Traffic Accidents	14	2	8	4
6300	Traffic Enforcement	275	51	101	123
6500	Parking Enforcement	2	1	1	0
6600	Traffic Services	17	0	13	4
7000	Public Services	316	207	57	52
7500	Assist other Agency	16	4	6	6
8000	Warrants	2	0	1	1
8500	Departmental Services	1	1	0	0
9000	Administrative	440	150	79	211
	<b>Total:</b>	1171	436	294	441

# MOUNTAIN LAKES BORO POLICE DEPARTMENT

Agency Activity Report

By CFS Classification

From Date: 6/1/2025 To Date: 6/30/2025

Report Date: 7/17/2025 8:44:19 AM

Classification code	Description	Total Events	0000-0800	0801-1600	1601-2359
0600	Theft	3	0	1	2
1100	Fraud	2	0	2	0
1300	Stolen Property	1	0	0	1
1400	Malicious Mischief	4	1	0	3
1800	Narcotics Drug Laws	1	0	0	1
2000	Family Offense	1	0	0	1
2400	Disorderly Conduct	6	0	2	4
2600	All Other Offenses	13	7	2	4
4000	Non Criminal Investigations	31	9	10	12
4100	Fire Related	11	2	4	5
5000	Lost Found Property	1	0	1	0
5010	Missing Persons	1	0	0	1
5500	Animal Complaints	12	0	7	5
6000	Traffic Accidents	9	0	6	3
6300	Traffic Enforcement	312	33	118	161
6500	Parking Enforcement	6	1	1	4
6600	Traffic Services	16	0	12	4
7000	Public Services	307	197	47	63
7500	Assist other Agency	26	5	8	13
8000	Warrants	1	1	0	0
9000	Administrative	474	177	106	191
	<b>Total:</b>	1238	433	327	478

# MOUNTAIN LAKES BORO POLICE DEPARTMENT

## Officer Citation Report

From Date : 5/1/2025 To Date : 5/31/2025

Report Date : 7/17/2025 8:34 AM

Officers Name	Badge Number	Traffic Stops	Equipment	Moving	Radar	Parking	Ordinance	Warnings	Total
XX	XX	34	2	4	0	0	0	0	6
XX	XX	0	0	0	0	0	0	0	0
XX	XX	3	0	0	0	0	0	0	0
XX	XX	16	2	1	0	0	0	1	4
XX	XX	3	0	0	0	0	0	0	0
XX	XX	0	0	0	0	0	0	0	0
XX	XX	13	1	0	0	1	0	0	2
XX	XX	119	0	19	0	0	0	17	36
XX	XX	70	0	5	0	0	0	0	5
XX	XX	0	0	0	0	0	0	0	0
XX	XX	1	0	0	0	0	0	0	0
<b>Total:</b>		<b>259</b>	<b>5</b>	<b>29</b>	<b>0</b>	<b>1</b>	<b>0</b>	<b>18</b>	<b>53</b>

# MOUNTAIN LAKES BORO POLICE DEPARTMENT

## Officer Citation Report

From Date : 6/1/2025 To Date : 6/30/2025

Report Date : 7/17/2025 8:37 AM

Officers Name	Badge Number	Traffic Stops	Equipment	Moving	Radar	Parking	Ordinance	Warnings	Total
XX	XX	37	6	3	0	0	0	0	9
XX	XX	0	0	0	0	0	0	0	0
XX	XX	32	0	0	0	0	0	3	3
XX	XX	30	0	1	0	0	0	5	6
XX	XX	15	0	0	0	0	0	0	0
XX	XX	24	0	0	0	0	0	8	8
XX	XX	9	0	0	0	0	0	0	0
XX	XX	0	0	0	0	0	0	0	0
XX	XX	23	2	4	0	0	0	1	7
XX	XX	80	0	6	0	1	0	8	15
XX	XX	47	2	2	0	0	0	0	4
XX	XX	0	0	0	0	0	0	0	0
XX	XX	6	0	0	0	0	0	0	0
		<b>Traffic Stops</b>	<b>Equipment</b>	<b>Moving</b>	<b>Radar</b>	<b>Parking</b>	<b>Ordinance</b>	<b>Warnings</b>	<b>Total</b>
<b>Total:</b>		303	10	16	0	1	0	25	52

**Time Used/Overtime by Month**

	<u>Sick Time Hours</u>						<u>Vacation/Comp Hours/Pers Day/Bereave</u>						<u>Court Overtime</u>						<u>Department Overtime</u>									
	2019	2020	2021	2022	2023	2024	2025	2019	2020	2021	2022	2023	2024	2025	2019	2020	2021	2022	2023	2024	2025	2019	2020	2021	2022	2023	2024	2025
<b>Jan</b>	79	588	324	36	264	10	60	14	0	42	48	224.5	165.5	120	\$0	\$154	\$0	\$0	\$0	\$0	\$0	\$4,348	\$9,570	\$7,154	\$6,557	\$14,494	\$6,937	\$26,163
<b>Feb</b>	86	444	266	68	48	56	24	220	111	169.5	252	171.5	163.75	121.5	\$210	\$258	\$0	\$0	\$0	\$0	\$339	\$2,138	\$4,789	\$21,810	\$4,939	\$15,797	\$12,240	\$13,041
<b>March</b>	110	332	180	36	118	84	24	168	74.5	81	289	257.75	123	147.75	\$0	\$0	\$0	\$447	\$0	\$0	\$512	\$6,254	\$4,081	\$7,510	\$4,771	\$29,020	\$14,777	\$13,803
<b>April</b>	106	456	240	94	222	120.5	82	265.5	0	226	333	215	249.5	96.25	\$422	\$0	\$263	\$0	\$0	\$164	\$679	\$27,385	\$3,990	\$12,820	\$10,392	\$18,898	\$31,124	\$19,398
<b>May</b>	96	564	204	46	48	126	48	169	36	681	482	260.5	146.75	256.5	\$993	\$0	\$0	\$0	\$0	\$0	\$0	\$29,828	\$5,202	\$18,415	\$16,682	\$22,841	\$18,924	\$28,052
<b>June</b>	106	540	312	140	89	190	36	254	194	727.5	385	198.5	261.5	289.5	\$0	\$0	\$0	\$161	\$0	\$0	\$232	\$32,632	\$21,692	\$25,194	\$12,050	\$37,501	\$19,497	\$25,593
<b>July</b>	47	442	420	44	70	214		84.5	551	877	482	669.5	543.25		\$0	\$0	\$0	\$0	\$0	\$0		\$27,180	\$26,802	\$32,344	\$25,516	\$41,289	\$37,455	
<b>August</b>	246	312	168	104	90	104		748	708	792	541	459	681		\$0	\$0	\$263	\$0	\$0	\$0		\$34,709	\$22,125	\$30,577	\$28,939	\$30,293	\$36,963	
<b>Sept</b>	180	256	70	22	100	140		222.5	389	280	549.5	301	302		\$0	\$0	\$250	\$161	\$0	\$328		\$22,108	\$20,166	\$23,313	\$23,754	\$28,316	\$23,544	
<b>Oct</b>	154	314	48	120	68	86.5		216	292	204	502.5	251.5	353		\$0	\$0	\$0	\$161	\$0	\$176		\$15,865	\$17,041	\$34,942	\$25,878	\$27,517	\$39,279	
<b>Nov</b>	426	302	44	80	156	60		176	287	370	550.5	337.25	396.5		\$0	\$0	\$363	\$0	\$0	\$0		\$17,554	\$10,442	\$30,691	\$15,320	\$26,166	\$39,137	
<b>Dec</b>	600	424	206	104	168	118		144.5	376	265	642.5	366.5	316.5		\$0	\$0	\$0	\$0	\$0	\$0		\$21,126	\$25,206	\$22,102	\$15,766	\$26,057	\$32,692	
<b>Total</b>	2236	4974	2482	894	1421	1309	274	2682	3018.5	4735	5057	3712.5	3702.3	1031.5	\$1,625	\$412	\$1,139	\$929	\$0	\$668	\$1,762	\$241,128	\$171,046	\$266,872	\$190,558	\$317,628	\$306,508	\$126,049

**May**

<u>Total Overtime</u>
<u>Hours Paid</u>
324.50

<u>Total</u>	<u>Total</u>	<u>% of Hrs Equating to</u>
<u>Vaca/Comp Hrs</u>	<u>Vaca/Comp/Personal/Bereave Hrs</u>	<u>Creating OT</u>
256.5	206.5	80.51%

<u>Total Sick Time</u>	<u>Total Sick Time</u>	<u>% of Hrs Equating to</u>
<u>Hrs</u>	<u>Hrs Creating OT</u>	<u>OT</u>
48	48	100.00%

**\*\* Operating with 11 Officers**

- 48 Hours Mandatory Training**
- 4 hours training St Catherine's staff and parishoners in CPR and Firsty Aid**
- 6.5 hours Arrest/Investigation**
- 11.5 hours Memorial Day Parade**

**June**

<u>Total Overtime</u>
<u>Hours Paid</u>
290.50

<u>Total</u>	<u>Total</u>	<u>% of Hrs Equating to</u>
<u>Vaca/Comp Hrs</u>	<u>Vaca/Comp/Personal/Bereave Hrs</u>	<u>OT</u>
289.5	154.5	53.37%

<u>Total Sick Time</u>	<u>Total Sick Time</u>	<u>% of Hrs Equating to</u>
<u>Hrs</u>	<u>Hrs Creating OT</u>	<u>OT</u>
36	36	100.00%

**\*\* Operating with 11 Officers**

**74 Hours Mandatory Training**

**18 hours Court**

**3 hours Memorial Day**

**5 hours Bicycle Rodeo**



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

Recreation Department  
June 2025

## Recreation Commission

- June meeting cancelled

## Recreation Director

- Continue to finalize logistics and programming for summer programs, including purchase supplies.
- Continue to follow-up with seasonal staff on hiring paperwork, payroll onboarding, and online training.
- A small dock was installed on Sunset Lake for community use.
- Working with two Eagle Scout candidates on projects.
- Summer Sailing program started June 23 with 29 spots of 30 filled (97%) between the two sessions.
- Summer Recreation program started on June 30 at Wildwood Elementary School with 98 of the 115 spots filled (85%).
- The Grateful Dead cover band *This Old Engine* at Island Beach drew 150 Mountain Lakes residents and guests, creating a lively and memorable community gathering.

## Upcoming Events

- Thurs, July 3 – Fireworks (rain date July 5)
- Tues, July 8, 10am-2pm – Senior and Veteran ID Event
- Tues, July 8, 6pm – Family Swim and Boat Races
- Thurs, July 10 – Alex Laurenzi and Quartet
- Wed, July 16 – Pythagoras Band
- Thurs, July 24 – The Blocked Toms
- Thurs, July 31 – The Tourne
- Thurs, August 14 – Long Hill String Band
- Wed, Aug 20 – Movie Night at Island Beach – Moana 2
- Sun, Oct 12 – Fall Fest at Birchwood Lake

## Monthly Meetings

- Recreation Commission
- HUB Lakes
- DPW Subcommittee
- NJRPA District 7
- Safety Committee – quarterly – June 12

## Ongoing tasks

- Manage facility requests from residents and organizations.
- Oversee and support sports programs with school facility requests and supply purchases, if needed.
- Weekly eblast.
- Social Media posts.
- Update the Borough website.
- Borough Hall electronic sign.
- Manage Borough Hall room reservation calendar for conference rooms and Chambers.
- Submit payroll 2x per month.
- Bi-weekly facility report
- Distribute New Resident Welcome kits
- Manage Rack and Ring requests
- Monthly finance report



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

**Joe Mullaney**  
**Code Enforcement Officer**  
[jmullaney@mtnlakes.org](mailto:jmullaney@mtnlakes.org)

400 Boulevard  
Mountain Lakes, NJ 07046  
P -973-334-3131 ext .2014  
F -973-402-3466

TO: Borough Manager Mitchell Stern  
DATE: 7/18/25  
SUBJECT: Monthly Report June 2025

The following lists code enforcement/property maintenance issues for the month of June 2025:

- 6/2: Summons issued to Rainbow Trail resident for property maintenance violations
- 6/2: Summons issued to Rt 46 property owner
- 6/2: Notice to Pollard Road resident. Property Maintenance violation
- 6/4: Signs removed from Rt 46 and Crane Rd. ROW
- 6/5: Court Appearance
- 6/12: Court Appearance
- 6/16: Summons issued to Rainbow Trail resident for property maintenance violation
- 6/16: Summons issued to route 46 property owner
- 6/20: Signs removed from Rt 46 and Boulevard. ROW
- 6/20: Signs removed from various locations around town.

## SMOKE AND CO ALARM INSPECTIONS

DATE	LOCATION	PASS/FAIL
6/4	17 Vale Drive	Pass
6/9:	4 Center Drive	Pass
6/9	91 Pocono Rd	Pass
6/10	15 Laurel Hill Rd	Pass
6/10	15 Lake Drive	Pass
6/10	25 Hillcrest Road	Pass
6/10	2 North Crane Road	Pass
6/11	11 Crestview Road	Pass
6/11	39 Arden Road	Pass
6/12	6 Ronarm Dr	Pass
6/17	3 Fox Hill Rd	Pass
6/17	1 Warwick Rd	Pass
6/19	110 Kenilworth Rd	Pass

6/19	40 Robinhood Drive	Pass
6/20	104 Pollard Rd	Pass
6/20	14 Center Drive	Pass
6/20	134 Intervale Road	Pass

**SIGN ENFORCEMENT** -Monitor placement of temporary signs for compliance with ordinance.



# BOROUGH OF MOUNTAIN LAKES

LISTED IN NATIONAL AND STATE REGISTERS OF HISTORIC PLACES

## OFFICE OF THE TAX COLLECTOR

To: Mayor & Borough Council  
From: Monika Strama, Tax Clerk  
Date: July 1<sup>st</sup>, 2025

Re: Report of Receipts for the Month ending June 30<sup>th</sup>, 2025

TAXES YEAR 2024	\$	22,889.03
TAXES YEAR 2025	\$	195,055.68
TAXES - INTEREST	\$	7,168.11
WATER YEAR 2024	\$	2,702.84
WATER YEAR 2025	\$	61,242.98
WATER - INTEREST	\$	1,278.41
SEWER YEAR 2024	\$	1,017.76
SEWER YEAR 2025	\$	92,972.44
SEWER - INTEREST	\$	1,883.41
TOTAL CASH RECEIPTS AS OF 06/30/2025	\$	386,210.66

Respectfully submitted,

Monika Strama  
Tax Clerk