

DOCKET

HACKENSACK CITY COUNCIL MEETING – Tuesday, October 6, 2026 5:30 PM

I. CALL TO ORDER AND ORDER OF BUSINESS

- a. Open Public Meeting Act: *The City Clerk announces that the meeting is being held in accordance with the “Open Public Meeting Act”, N.J.S.A. 10:4-6 et seq., notice of which was posted on the [Municipal Website](#) pursuant to Public Law 2025, c. 72.*
- b. Roll Call
- c. Flag Salute
- d. Approval of Minutes: September 15, 2026 Council Meeting

II. RESOLUTION FOR EXECUTIVE SESSION

- a. On-going Litigation:
- b. Matters involving attorney/client privilege
- c. Matters involving the purchase, lease or acquisition of real property
- d. Any pending or anticipated litigation or contract negotiations

III. PROCLAMATIONS AND PRESENTATIONS

- a. Proclamations:
 - i. Police Promotions
 - ii. Hispanic Heritage Month
 - iii. Italian-American Heritage Month
- b. Presentations by Groups: None

IV. REPORTS AND PRESENTATIONS FROM PROFESSIONALS AND DEPARTMENT HEADS

- a. Department Head Reports
- b. City Professional Presentations
- c. City Manager’s Report

V. PUBLIC COMMENT (on agenda items only)

VI. NEW BUSINESS (ORDINANCES AND RESOLUTIONS)

i. Ordinance for Second Reading

1. Resolution #270-26 Adoption of Ordinance 17-2026, An Ordinance to Amend Chapter 107 of the Code of the City of Hackensack, “Licenses And Permits” Updating Various Fees Throughout the City

ii. Ordinances for First Reading

2. Resolution #271-26 Introduction of Ordinance 18-2026, An Ordinance to Amend Chapter 170 of the Code of the City of Hackensack, “Vehicles And Traffic,” to Add a New Handicapped Parking Space in Section 49.2, “Parking for the Handicapped”
3. Resolution #272-26 Introduction of Ordinance 19-2026, An Ordinance to Amend

Chapter 112 of the Code of the City of Hackensack, "Noise," to Adopt a Noise Control Ordinance Based Upon the Model Ordinance Prepared by the New Jersey Department of Environmental Protection Pursuant to the New Jersey Noise Control Act

4. Resolution #273-26 Introduction of Ordinance 20-2026, An Ordinance Authorizing the Termination of the Financial Agreement Providing a Long-Term Tax Exemption Pursuant to the Long-Term Tax Exemption Law (N.J.S.A. 40A:20-1 et seq.) to Hecker Holdings Urban Renewal LLC.

iii. Consent Agenda

"The City Clerk announces that the following items are considered to be routine in nature and will be enacted in one motion; any items requiring expenditure are supported by a Certification of Availability of Funds; any item requiring discussion will be removed from the Consent agenda; and Consent Agenda items will be reflected in full in the minutes including any exceptions and/or additions."

5. Resolution #274-26 Resolution Authorizing Payment of Bills
6. Resolution #275-26 Resolution Authorizing Tax Refunds
7. Resolution #276-26 Resolution Authorizing 100% Veteran Tax Exemption for 448-50 West Anderson Street
8. Resolution #277-26 Resolution Authorizing Tax Record Adjustment for 202 Lexington Ave
9. Resolution #278-26 Resolution Authorizing Tax Record Adjustment for 145 Lexington Ave
10. Resolution #279-26 Resolution Authorizing Raffle Licenses
11. Resolution #280-26 Resolution Authorizing the Mayor and Council 2027 Meeting Schedule
12. Resolution #281-26 Resolution Authorizing Treatment Works Approval Permit (TWA-1) Submission for 130 Sussex Street
13. Resolution #282-26 Resolution Authorizing the Appointment of Municipal Representatives to the Bergen County Community Development Regional Committee
14. Resolution #283-26 Resolution Authorizing Endorsement of Proposed Bergen County Community Development Grants
15. Resolution #284-26 Resolution Authorizing Memorandum of Understanding

Between Bergen County Department of Health Services and City of Hackensack for a Period of July 1, 2026 to June 30, 2027

16. Resolution #285-26 Resolution Authorizing Memorandum of Understanding Between Bergen County Department of Health Services and the City of Hackensack for Childhood Lead Exposure Prevention Project
17. Resolution #286-26 Resolution Authorizing Shared Services Agreement Between the City of Hackensack and the County of Bergen for Animal Control Services for a Four (4) Year Term from January 1, 2027 through December 31, 2030
18. Resolution #287-26 Resolution Authorizing the City of Hackensack to Enter Into An Agreement with the Hackensack Public School District for School Nurse Services for Non-Public Schools (Bergen County Christian Academy)
19. Resolution #288-26 Resolution Authorizing Donation of Obsolete Equipment No Longer Needed by the Hackensack Fire Department
20. Resolution #289-26 Resolution Advocating for the Quality of Life of Hackensack Residents and Neighboring Communities by Urging the Federal Aviation Administration and the Port Authority of New York and New Jersey to Enforce Noise-Mitigation Arrival Procedures at Teterboro Airport
21. Resolution #290-26 Resolution Authorizing Award of Change Order #1 for the Co-Op Contract to Purchase Bar Rake Assemblies for the East Kennedy Pump Station
22. Resolution #291-26 Resolution Authorizing Parking Permit Refunds
23. Resolution #292-26 Resolution Authorizing the Release of Maintenance Bond & Escrow Funds for 320-324 Main Street
24. Resolution #293-26 Resolution Authorizing Release of Escrow Funds for Various Properties

VII. PUBLIC COMMENT

VIII. MAYOR AND COUNCIL COMMENTS

IX. ADJOURN

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 270-26

**FINAL ADOPTION OF ORDINANCE 17-2026, AN
ORDINANCE TO AMEND CHAPTER 107 OF THE CODE OF
THE CITY OF HACKENSACK, "LICENSES AND PERMITS
UPDATING VARIOUS FEES THROUGHOUT THE CITY**

This Ordinance has been published according to law and now calls for a Public Hearing.

A motion to open to the public was offered by and seconded by.

A motion to close to the public was offered by and seconded by.

BE IT RESOLVED by the City Council of the City of Hackensack, County of Bergen and State of New Jersey, that Ordinance No. 17-2026 has passed its second and final reading and is hereby adopted.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

**CITY OF HACKENSACK
ORDINANCE NO. 17-2026**

**AN ORDINANCE TO AMEND CHAPTER 107 OF THE
CODE OF THE CITY OF HACKENSACK, “LICENSES
AND PERMITS” UPDATING VARIOUS FEES
THROUGHOUT THE CITY**

WHEREAS, Chapter 107 of the Code of the City of Hackensack (“City Code”), “Licenses and Permits,” sets forth in Attachment 1 and Attachment 2 an enumeration of fees for various permits and activities; and,

WHEREAS, upon recommendation of the City Manager and the City’s recreation professionals, the City Council has determined to update certain fees for licenses and permits within the City and consolidate the fees into a more readable attachment.

WHEREAS, there are also various fees listed in different sections of the City Code, also being recommended by City professionals for updates.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HACKENSACK, as follows:

Section 1:

Chapter 107, Section 28 of the City Code is hereby amended to update the following as follows (additions by underline, deletions by ~~striketrough~~):

§107-28 Enumeration of licenses, permits, miscellaneous services and fees.

- A. The following is an enumeration of the various licenses, permits, miscellaneous services and fees required therefor by chapters and/or articles of this Code.

Attachment 1 to Chapter 107 “Enumeration of Licenses, Miscellaneous Services, and Fees” of the City Code is hereby repealed in its entirety and replaced by Attachment 1 “Enumeration of Licenses, Permits, Miscellaneous Services and Fees”.

Section 2:

Chapter 107, Section 29 of the City Code is hereby amended to update the following as follows (additions by underline, deletions by ~~striketrough~~):

§107-29 Enumeration of recreation permits and fees.

The following is an enumeration of the various permits and the fees for the Recreation Department set forth by Section 107-30.1 A.

Attachment 2 to Chapter 107 “Enumeration of Permits” of the City Code is hereby repealed in it’s entirety and replaced by Attachment 2 “Enumeration of Recreation Permits and Fees”.

Section 3:

Chapter 49 of the City Code is hereby amended to update the following as follows (additions by underline, deletions by ~~striketrough~~):

§49-4 Fees; duration of licenses.

A. License fees shall be paid annually as follows:

- (1.) Plenary retail consumption license: ~~\$1,800~~ \$2,150
- (2.) Plenary retail distribution license: ~~\$1,350.~~ \$1,600
- (3.) Club license: ~~\$188~~ \$220

B. [no changes]

§ 49-6 Issuance of license.

All licenses issued under this article shall be issued to the person, firm, corporation, association, partnership, trust, company or organization applying therefor, or the manager, servant, officer or employee of any of them applying therefor, upon the approval of the ~~City Manager~~ City Clerk and the City Council. After payment of ~~the appropriate license fee is made to the Tax Collector~~ any applicable fees to the City of Hackensack and State of New Jersey, and the issuance of the said license is approved by the City Council, then only is the ~~City Manager~~ City Clerk empowered to issue licenses provided for by this article. All licenses issued under this article shall be signed by the ~~City Manager.~~ City Clerk.

§ 49-11 Rules and regulations.

E. Fingerprinting of employees; identification cards.

- (1) All persons dispensing and/or serving alcoholic beverages, whether owner, operator and/or employee, employed by business establishments holding a license under this article and dispensing alcoholic beverages for consumption on or off the premises, shall, within 72 hours of the commencement of their employment, be fingerprinted under the supervision of the Department of Police of the City of Hackensack at such time and place as shall be designated from time to time by the Chief of Police, and said fingerprints shall be filed with said Department.
- (2) Identification cards shall be issued to all such persons by the Police Department. Said cards shall be valid for a period of one year from the date of issuance. Identification cards for Club licenses shall be valid for a period of three years from the date of issuance. The fee for obtaining said card shall be ~~\$30~~ \$50.

Section 4:

Chapter 88, Section 5 of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~striketrough~~):

§ 88-5 Non-life-hazard uses

- A. In addition to the registrations required by the Uniform Fire Code, the following non-life-hazard uses shall register with the Bureau of Fire Prevention. These uses shall be inspected once per year and shall pay an annual fee as set forth below. ~~Effective January 1, 2025,~~ The below fees are subject to no greater than a 2.5% annual increase ~~effective each January 1st~~-upon recommendation of the Fire Official and subject to the City Manager's written approval:

USE GROUP**ANNUAL FEE****Business Use Group**

B-1, 100 to 1,500 square feet	\$60	<u>\$63</u>
B-2, 1,500 to 2,499 square feet	\$70	<u>\$74</u>
B-3, 2,500 to 6,999 square feet	\$400	<u>\$105</u>
B-4, 7,000 to 9,999 square feet	\$240	<u>\$221</u>
B-5, 10,000 square feet and over	\$290	<u>\$305</u>

Factory Use Group

F-1, under 4,000 square feet	\$170	<u>\$179</u>
F-2, 4,000 square feet and over	\$250	<u>\$263</u>

Mercantile Use Group

M-1, under 4,000 square feet	\$72	<u>\$85</u>
M-2, 4,000 square feet and over	\$144	<u>\$170</u>

Storage Use Group

S-1, under 2,500 square feet	\$80	<u>\$85</u>
S-2, 2,500 square feet to 7,000 square feet	\$160	<u>\$168</u>
S-3, 7,000 square feet and over	\$290	<u>\$305</u>

Residential Use Group

R-A, non-owner-occupied 2-family units	\$60	<u>\$63</u>
R-B, 3 to 6 units	\$75	<u>\$79</u>
R-C, 7 to 12 units	\$90	<u>\$95</u>
R-D, 13 to 19 units	\$200	<u>\$210</u>
R-E, 20 to 39 units	\$390	<u>\$410</u>
R-F, 40 to 80 units	\$460	<u>\$483</u>
R-G, over 80 units <u>81 to 100 units</u>	\$585	<u>\$614</u>

<u>R-H, 101 to 150 units</u>	<u>\$774</u>
<u>R-I, 151 to 250 units</u>	<u>\$968</u>
<u>R-J, 251 or more units</u>	<u>\$1,200</u>

Utilities Use Group

U-1, under 2,500 square feet	\$400	<u>\$105</u>
U-2, 2,501 square feet to 4,000 square feet	\$150	<u>\$158</u>
U-3, 4,000 square feet and over	\$200	<u>\$210</u>

Section 5:

Chapter 148 “Streets and Sidewalks” of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~striketrough~~):

§ 148-7 Fees; duration.

- A. The following fees shall be charged for the various licenses and permits issued under this chapter or special services provided by the City, and are subject to the conditions set forth herein:
- (1) [NO CHANGE]
 - (2) [NO CHANGE]
 - (3) [NO CHANGE]
 - (4) [NO CHANGE]
 - (5) [NO CHANGE]
 - (6) Storing of building materials in the street or public place, for each 25 square feet or fraction thereof of area, for each thirty-day period or fraction thereof: ~~\$150.~~ \$250.
 - (7) Tree planting, if done by the City, per tree: ~~\$125~~ \$250 minimum; final cost determined by type of tree to be planted.
 - (8) Street sweeping, public streets adjacent to construction sites: ~~\$175~~ \$275 per hour.
 - (9) Endorsement of an application to the County of Bergen or the New Jersey Department of Transportation for a utility opening in a county or state highway: ~~\$50~~ \$100. The entire amount of the above fee shall be nonrefundable, retained by the City to cover the cost of necessary clerical and inspection service.

FEE TYPE	1- or 2- FAMILY RESIDENTIAL	COMMERCIAL/MULTIFAMILY AND UTILITY COMPANIES
Excavation within Public Right-of-Way		
Application fee	\$100	\$250

Review fee	\$100/opening	≤50 SF: \$250 51 SF - 200 SF: \$500 201 SF - 1,000 SF: \$1,000 >1,000 SF: \$1,000 + \$0.50/SF over
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Inspection fee	\$200	\$125/hour (2 hour minimum) <u>\$250/hour</u>
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Borings/Monitoring Wells/Geo Probes		
Application fee	\$250	\$250
Review fee	\$150 per boring/well/probe	\$150 per boring/well/probe
Inspection fee	\$125/hour (2 hour minimum)	\$125/hour (2 hour minimum) <u>\$250/hour</u>
Bond fee	\$5,000 for up to 2 borings \$1,000 each add'l boring	\$5,000 for up to 2 borings \$1,000 each add'l boring

Section 6:

Chapter 78 of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~strikethrough~~):

§ 78-1 Definitions.

ENFORCING OFFICIAL

The ~~Fire Department and/or Health Department~~ Police Department of the City of Hackensack.

§ 78-2 License required; application.

B. Application for such license shall be filed with the ~~Fire Department~~ Police Department of the City of Hackensack.

Section 7:

Chapter 107 of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~strikethrough~~):

§ 107-30.1 Special fees

D. Identification Cards. The Police Department shall furnish identification cards to anyone requesting same upon submission ~~and proper proof of qualification for same under alcoholic beverage control laws and regulations.~~

(1) A fee of ~~\$5~~ \$25 shall be paid to the Police Department for each such identification card.

E. Fingerprinting services will be available for purposes other than purchase permits for firearms or firearms identification cards. The fee for this fingerprinting service shall be ~~\$10 for up to two cards-~~ \$25.

Section 8:

Chapter 90, Article II, "Wholesale Food Establishments" of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~striketrough~~):

§ 90-7 Inspection fee.

In order to provide for the proper administration and enforcement of the regulation and requirements referred to above, a fee of \$200 on initial inspection and \$100 for each renewal is hereby imposed for the purpose of covering the costs of inspections, such fees to be payable to the Health Department of the City of Hackensack.

Section 9:

Chapter 93 "Garbage, Rubbish, and Refuse," Article II of the City Code is hereby amended to update the following fees as follows (additions by underline, deletions by ~~striketrough~~):

§ 93-7 Collection Regulations

B. Material Preparation

(8) White goods, as defined herein, shall only be collected by the City of Hackensack under the following circumstances:

(a) The person requesting the removal of white goods shall pay a user fee of ~~\$10~~ \$20 per white good item to the City of Hackensack

Section 10:

All sections of the City Code not specifically referenced in this Ordinance shall remain unchanged.

Section 11:

Repeal of Inconsistent Provisions. All ordinances or parts thereof in conflict or inconsistent with this Ordinance are hereby repealed, but only however, to the extent of such conflict or inconsistency, it being the legislative intent that all ordinances or part of ordinances now existing or in effect unless the same being conflict or inconsistent with any provision of this Ordinance shall remain in effect.

Section 12:

Severability. The provisions of this Ordinance are declared to be severable and if any section, subsection, sentence, clause or phrase thereof for any reason is held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of the remaining sections, subsections, sentences, clauses and phrases of this Ordinance, but shall remain in effect; it being the legislative intent this Ordinance shall stand notwithstanding the invalidity of any part.

Section 13:

Codification. This Ordinance shall be a part of the Code of the City of Hackensack as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the City Code. The City Clerk and the City Attorney are authorized and directed to change any Chapter, Article and/or Section number of the City Code in the event that the codification of this Ordinance reveals that there is a conflict between the numbers and the existing City Code, and in order to avoid confusion and possible accidental repealers of existing provisions not intended to be repealed.

Section 14:

This Ordinance shall take effect upon passage, adoption, and publication in the manner prescribed by law.

Introduced: September 15, 2026

Adopted:

ATTEST:

CITY OF HACKENSACK

By: _____
Timothy J. Hoffman, Acting Clerk

By: _____
Caseen Gaines, Mayor

CHAPTER 107 ATTACHMENT 2
ENUMERATION OF RECREATION PERMITS AND FEES

There is no fee for City of Hackensack sponsored sports programs

Residents may not rent fields or facilities on behalf of non-residents at the resident rate. The resident renting the field of facility must be present at all times during the rental period to obtain the resident rate. An additional fee may be charged for tournaments that require the use of multiple fields and additional support from City personnel, as determined by the Superintendent of Recreation and based upon actual City expenses incurred. A good faith estimate will be provided in advance.

Type of Permit	Resident Fee	Charter or Non Public School (Hackensack-based)	Non-Residents	Club Team (Non Hackensack Based)
Baseball Field Rental (2 hour minimum, with all rentals subject to an additional \$60 charge for field maintenance)				
2 hours - no lights		\$65	\$85	\$100
2 hours - with lights		\$175	\$175	\$225
3 hours - no lights		\$100	\$100	\$125
3 hours - with lights		\$225	\$225	\$275
Soccer Field Rental (2 hour minimum) For the senior rate to apply, all participants must be at least 60 years old	Resident Fee	Resident (Senior)	Non-Residents	Non-Resident (Senior)
2 hours - no lights		\$125	\$100	\$225
2 hours - with lights		\$200	\$100	\$300
Turf Field				
2 hours - no lights		\$200	\$100	\$275
2 hours - with lights		\$250	\$100	\$325
Football Field (2 hour minimum) for every 2 hours, no lights	Resident Fee		Non-Residents	
		\$200		\$375
Tennis Court reserved rentals	City Authorized Private Instructional Programs \$25 per hour per court	All Others		
1 hour		\$50 per court		
2 hour		\$100 per court		
Band Shell - Atlantic Street Park (4 hour minimum)	Resident Fee	Non-Residents		
		\$300	\$500	

M&M Center Basketball & Volleyball

Courts (2 hour intervals)	Resident Fee	Non-Residents
2 hours - Junior Court	\$100	\$185
2 hours - Senior Court	\$175	\$275
Flag Football Rate for either Court	\$100	

M&M Center Meeting Rooms (2 hour rentals)

	Resident Fee	Non-Residents	Non Profits, Civic, City Based Organizations
Large Room	\$150	\$250	\$100
Small Room	\$75	\$125	\$50
Each Additional Hour	\$100	\$100	\$100
Food Fee	\$150	\$150	\$150
Set up Charge (if needed)	\$150	\$150	\$150

Kitchen (City of Hackensack Certificate Required)

Middle School Open Gym	\$0	N/A	
High School Open Gym	\$0	N/A	
Adult Open Gym	\$0	\$25	
Zumba Kids	\$40	\$40	
Dance & Tumble	\$40	\$40	
Karate	\$79	\$79	
Junior Golf	\$105	\$105	
Storytime Movement & Dance	\$40	\$40	

Youth Tennis (1 session/week, 2 sessions)	\$85/\$170	\$85/\$170	
Flag Football Clinic	\$90	\$90	
Basketball Competitive Skills Clinic	\$75	\$75	
Junior Wrestling	\$100	\$100	
Youth Basketball	\$75	\$95	
Youth Indoor Track & Field	\$50	\$85	
Youth Spring Track & Field	\$75	\$115	
Recreation Baseball & Softball	\$75	\$95	
Junior Comets Football	\$75	\$150	
Junior Cheerleading (new/returning)	\$50/\$130	\$50/\$130	
Summer Programs (financial aid scholarships available with approval of City Manager)			
Summer Playground Camp - Carver	\$550		
Summer Playground Camp - Polify	\$550		
Summer Playground Camp - Staib	\$550		
Summer Extended Day Camp - Foshini	\$850		
Summer Adventure Camp - Columbus	\$550		

Summer Theater Camp - HACPAC	\$650	
Light Tower Rental (up to 3 hours, per day)	\$60	\$80
PICNIC PERMIT		
Bladwin Park	\$50	\$75
Columbus Park	\$50	\$75
Foschini Park	\$50	\$75
Staib Park	\$50	\$75
SPLASH PAD PARTIAL RENTAL		
Carver Park	\$75	\$100
Polify Park	\$75	\$100

DRAFT

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 271-26

**INTRODUCTION OF ORDINANCE 18-2026, AN
ORDINANCE TO AMEND CHAPTER 170 OF THE CODE OF
THE CITY OF HACKENSACK, "VEHICLES AND TRAFFIC,"
TO ADD A NEW HANDICAPPED PARKING SPACE IN
SECTION 49.2, "PARKING FOR THE HANDICAPPED"**

BE IT RESOLVED that the above ordinance, being Ordinance 18-2026 as introduced, does now pass on first reading and that said Ordinance shall be considered for final passage at a meeting to be held on October 20, 2026 at 5:30 p.m. or as soon thereafter as the matter can be reached at the regular meeting place of the City Council and at such time and place all persons interested be given an opportunity to be heard concerning said Ordinance and that the Clerk be and he is hereby authorized and directed to publish said ordinance according to law with a notice of its introduction and passage on first reading and of the time and place when and where said ordinance will be further considered for final passage.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

**CITY OF HACKENSACK
ORDINANCE NO. 18-2026**

**AN ORDINANCE TO AMEND CHAPTER 170 OF THE CODE OF THE CITY
OF HACKENSACK, “VEHICLES AND TRAFFIC,” TO ADD A NEW
HANDICAPPED PARKING SPACE IN SECTION 49.2,
“PARKING FOR THE HANDICAPPED”**

WHEREAS, pursuant to N.J.S.A. 40:48-2, the governing body of a municipality may make, amend, repeal, and enforce such other ordinances, regulations, rules and by-laws not contrary to the laws of this state or of the United States, as it may deem necessary and proper for the good of government, order and protection of person and property, and for the preservation of the public health, safety and welfare of the municipality and its inhabitants, and as may be necessary to carry into effect the powers and duties conferred and imposed by this subtitle, or by any law; and,

WHEREAS, the City Council of the City of Hackensack wishes to amend Chapter 170 of the Code of the City of Hackensack, entitled “Vehicles and Traffic,” to add one (1) new handicapped parking spaces to Section 49.2, entitled “Parking for the Handicapped” and,

WHEREAS, the Hackensack Police Department and the City Engineer have investigated the matter and have determined that adding such handicapped parking spaces will not significantly impact on-street parking, nor will it affect traffic flow.

WHEREAS, the City Council finds it is in the City’s best interest to take this action.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HACKENSACK, as follows:

Section 1:

Chapter 170, Section 49.2 of the Code of the City of Hackensack is hereby amended as follows [additions by underline]

§170-49.2. Parking for the handicapped.

- E. Designation of parking areas. In accordance with this chapter, the following location(s) shall provide parking for the physically handicapped:

Parking Lot or Street	Side	Location/Number of Handicapped Space
<u>Zabriskie Street</u>	<u>East</u>	<u>From a point 151 feet west of the southwest curblane apex of Johnson Avenue and Zabriskie Street to a point 22 feet west thereof.</u>

Section 2:

All other provisions of Chapter 170, Section 49.2 of the Code of the City of Hackensack shall remain unchanged.

Section 3:

Repeal of Inconsistent Provisions. All ordinances or parts thereof in conflict or inconsistent with this Ordinance are hereby repealed, but only however, to the extent of such conflict or inconsistency, it being the legislative intent that all ordinances or part of ordinances now existing or in effect unless the same being conflict or inconsistent with any provision of this Ordinance shall remain in effect.

Section 4:

Severability. The provisions of this Ordinance are declared to be severable and if any section, subsection, sentence, clause or phrase thereof for any reason is held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of the remaining sections, subsections, sentences, clauses and phrases of this Ordinance, but shall remain in effect; it being the legislative intent this Ordinance shall stand notwithstanding the invalidity of any part.

Section 5:

Codification. This Ordinance shall be a part of the Code of the City of Hackensack as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Code. The City Clerk and the City Attorney are authorized and directed to change any Chapter, Article and/or Section number of the Code of the City of Hackensack in the event that the codification of this Ordinance reveals that there is a conflict between the numbers and the existing Code, and in order to avoid confusion and possible accidental repealers of existing provisions not intended to be repealed.

Section 6:

This Ordinance shall take effect upon passage, adoption, and publication in the manner prescribed by law.

Introduced: October 6, 2026

Adopted:

ATTEST:

CITY OF HACKENSACK

By: _____
Timothy J. Hoffman, Acting Clerk

By: _____
Caseen Gaines, Mayor

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 272-26

**INTRODUCTION OF ORDINANCE 19-2026, AN
ORDINANCE TO AMEND CHAPTER 112 OF THE CODE OF
THE CITY OF HACKENSACK, "NOISE," TO ADOPT A
NOISE CONTROL ORDINANCE BASED UPON THE MODEL
ORDINANCE PREPARED BY THE NEW JERSEY
DEPARTMENT OF ENVIRONMENTAL PROTECTION
PURSUANT TO THE NEW JERSEY NOISE CONTROL ACT**

BE IT RESOLVED that the above ordinance, being Ordinance 19-2026 as introduced, does now pass on first reading and that said Ordinance shall be considered for final passage at a meeting to be held on October 20, 2026 at 5:30 p.m. or as soon thereafter as the matter can be reached at the regular meeting place of the City Council and at such time and place all persons interested be given an opportunity to be heard concerning said Ordinance and that the Clerk be and he is hereby authorized and directed to publish said ordinance according to law with a notice of its introduction and passage on first reading and of the time and place when and where said ordinance will be further considered for final passage.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

**CITY OF HACKENSACK
ORDINANCE NO. 19-2026**

**AN ORDINANCE TO AMEND CHAPTER 112 OF THE CODE OF THE CITY OF HACKENSACK,
“NOISE,” TO ADOPT A NOISE CONTROL ORDINANCE BASED UPON THE MODEL
ORDINANCE PREPARED BY THE NEW JERSEY DEPARTMENT OF ENVIRONMENTAL
PROTECTION PURSUANT TO THE NEW JERSEY NOISE CONTROL ACT**

WHEREAS, the New Jersey Department of Environmental Protection (“NJDEP”) has promulgated a Model Noise Control Ordinance to serve as guidance for municipalities to follow when adopting a noise control ordinance pursuant to the State’s Noise Control Act and seeking to establish specific decibel standards to control noise; and,

WHEREAS, the City Council of the City of Hackensack believes that excessive sound is a serious hazard to the public health, welfare, safety, and quality of life of the residents of Hackensack, and believes the NJDEP Model Noise Control Ordinance is an appropriate means to ensure that such excessive noise is substantially abated; and,

WHEREAS, the City Council believes that the existing noise ordinance, as set forth in Chapter 112 of the Code of the City of Hackensack, has not been updated to reflect current standards, and wishes to ensure that is remedied by the adoption of this Ordinance; and,

WHEREAS, all of the provisions of this Ordinance meet or exceed the standards contained in the State’s noise code, in accordance with the Noise Control Act.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HACKENSACK, as follows:

Section 1:

Chapter 112, “Noise” of the Code of the City of Hackensack is hereby replaced in its entirety, and shall now read as follows:

112-1. Declaration of Findings and Policy

WHEREAS excessive sound is a serious hazard to the public health, welfare, safety, and the quality of life; and, WHEREAS a substantial body of science and technology exists by which excessive sound may be substantially abated; and, WHEREAS the people have a right to, and should be ensured of, an environment free from excessive sound, Now THEREFORE, it is the policy of the City of Hackensack to prevent excessive sound that may jeopardize the health, welfare, or safety of the citizens or degrade the quality of life.

This ordinance shall apply to the control of sound originating from sources within the City of Hackensack.

112-2. Definitions

The following words and terms, when used in this ordinance, shall have the following meanings, unless the context clearly indicates otherwise. Terms not defined in this ordinance have the same meaning as those defined in N.J.A.C. 7:29.

"Construction" means any site preparation, assembly, erection, repair, alteration or similar action of buildings or structures.

"dBC" means the sound level as measured using the "C" weighting network with a sound level meter meeting the standards set forth in ANSI S1.4 or IEC 61672. The unit of reporting is dBC. The "C" weighting network is more sensitive to low frequencies than is the "A" weighting network.

"Demolition" means any dismantling, destruction or removal of buildings, structures, or roadways.

"Department" means the New Jersey Department of Environmental Protection.

"Emergency" means an unexpected occurrence or situation resulting from natural or unnatural causes that endangers or has the potential to endanger a public or private facility or the health, safety or resources of citizens, and as such, necessitates prompt action and response at the site of the emergency.

"Emergency work" means any work or action necessary at the site of an emergency to restore or deliver essential services including, but not limited to, repairing water, gas, electricity, telephone, sewer, or public transportation facilities, removing fallen trees on public rights-of-way, dredging navigational waterways, or abating life-threatening conditions or a state of emergency declared by a governing agency.

"Impulsive sound" means either a single pressure peak or a single burst (multiple pressure peaks) having a duration of less than one second.

"Minor Violation" means a violation that is not the result of the purposeful, knowing, reckless, or criminally negligent conduct of the alleged violator; and/or the activity or condition constituting the violation has not been the subject of an enforcement action by any authorized local, county or state enforcement agency against the violator within the immediately preceding 12 months for the same or substantially similar violation.

"Motor vehicle" means any vehicle that is propelled other than by human or animal power on land.

"Muffler" means a properly functioning sound dissipative device or system for abating the sound on engines or equipment where such device is part of the normal configuration of the equipment.

"Multi-dwelling unit building" means any building comprising two or more dwelling units, including, but not limited to, apartments, condominiums, co-ops, multiple family houses, townhouses, and attached residences.

"Multi-use property" means any distinct parcel of land that is used for more than one category of activity. Examples include, but are not limited to:

- A. A commercial, residential, industrial or public service property having boilers, incinerators, elevators, automatic garage doors, air conditioners, laundry rooms, utility provisions, or health and recreational facilities, or other similar devices or areas, either in the interior or on the exterior of the building, which may be a source of elevated sound levels at another category on the same parcel of land; or
- B. A building, which is both commercial (usually on the ground floor) and residential property, located above, below or otherwise adjacent to.

"Noise Control Officer" (NCO) means an employee of a local, county or regional health agency which is certified pursuant to the County Environmental Health Act (N.J.S.A. 26:3A2-21 et seq.) to perform noise enforcement activities or an employee of a municipality with a Department-approved model noise control ordinance. All NCOs must receive noise enforcement training as specified by the Department in N.J.A.C. 7:29 and be currently certified in noise enforcement. The employee must be acting within his or her designated jurisdiction and must be authorized to issue a summons.

"Noise Control Investigator" (NCI) means an employee of a municipality, county or regional health commission that has a Department-approved model noise control ordinance and the employee has not received noise enforcement training as specified by the Department in N.J.A.C. 7:29. However, they are knowledgeable about their model noise ordinance and enforcement procedures. An NCI may only enforce sections of the ordinance that do not require the use of a sound level meter. The employee must be acting within his or her designated jurisdiction and must be authorized to issue a summons.

"Plainly audible" means any sound that can be detected by an NCO or an NCI using his or her unaided hearing faculties of normal acuity. As an example, if the sound source under investigation is a portable or vehicular sound amplification or reproduction device, the detection of the rhythmic bass component of the music is sufficient to verify plainly audible sound. The NCO or NCI need not determine the title, specific words, or the artist performing the song.

"Public right-of-way" means any street, avenue, boulevard, road, highway, sidewalk, alley or easement that is owned, leased, or controlled by a governmental entity.

"Public space" means any real property or structures thereon that are owned, leased, or controlled by a governmental entity.

"Real property line" means either (a) the vertical boundary that separates one parcel of property (i.e., lot and block) from another residential or non-residential property; (b) the vertical and horizontal boundaries of a dwelling unit that is part of a multi-dwelling unit building; or (c) on a multi-use property as defined herein, the vertical or horizontal boundaries between the two portions of the property on which different categories of activity are being performed (e.g., if the multi-use property is a building which is residential upstairs and commercial downstairs, then the real property line would be the interface between the residential area and the commercial area, or if there is an outdoor sound source such as an HVAC unit on the same parcel of property, then the real property line would be the exterior boundaries of the receiving unit). This definition shall not apply to a commercial source and a commercial receptor which are both located on the same parcel of property (e.g., a strip mall).

"Sound production device" means any device whose primary function is the production of sound, including, but not limited to, any musical instrument, loudspeaker, radio, television, digital or analog music player, public address system or sound-amplifying equipment.

"Sound reduction device" means any device, such as a muffler, baffle, shroud, jacket, enclosure, isolator, or dampener provided by the manufacturer with the equipment, or that is otherwise required, that mitigates the sound emissions of the equipment.

"Weekday" means any day that is not a federal holiday, and beginning on Monday at 7:00 a.m. and ending on the following Friday at 6:00 p.m.

"Weekends" means beginning on Friday at 6:00 p.m. and ending on the following Monday at 7:00 a.m.

112-3. Applicability

- (A) This model noise ordinance applies to sound from the following property categories:
 - 1. Industrial facilities;
 - 2. Commercial facilities;
 - 3. Community service facilities;
 - 4. Residential properties;
 - 5. Multi-use properties;
 - 6. Public right-of-ways;
 - 7. Public spaces; and,
 - 8. Multi-dwelling unit buildings.
- (B) This model noise ordinance applies to sound received at the following property categories:
 - 1. Commercial facilities;
 - 2. Community service facilities;
 - 3. Residential properties;
 - 4. Multi-use properties; and,
 - 5. Multi-dwelling unit buildings.
- (C) Sound from stationary emergency signaling devices shall be regulated in accordance with N.J.A.C. 7:29-1.4, except that the testing of the electromechanical functioning of a stationary emergency signaling device shall not meet or exceed 10 seconds.

112-4. Exemptions

- (A) Except as provided in 112-9 and 112-10 below, the provisions of this ordinance shall not apply to the exceptions listed at N.J.A.C. 7:29-1.5.
- (B) Sound production devices required or sanctioned under the Americans with Disabilities Act (ADA), FEMA or other government agencies to the extent that they comply with the noise requirement of the enabling legislation or regulation. Devices which are exempted under N.J.A.C. 7:29-1.5 shall continue to be exempted.
- (C) Assisted mobility devices, when used for the intended purpose within a dwelling, including but not limited to wheelchairs, walkers, canes and crutches, provided that the equipment is properly maintained and feet or tips are rubberized where available.
- (D) Construction and demolition activities are exempt from the sound level standards set forth herein except as provided for in 112-9, below.

112-5. Enforcement Officers

- (A) Noise Control Officers (NCO) shall have the authority within their designated jurisdiction to investigate suspected violations of any section of this ordinance and pursue enforcement

activities.

- (B) Noise Control Investigators (NCI) shall have the authority within their designated jurisdiction to investigate suspected violations of any section of this ordinance that do not require the use of a sound level meter (i.e., plainly audible, times of day and/or distance determinations) and pursue enforcement activities.
- (C) NCOs and NCIs may cooperate with NCOs and NCIs of an adjacent municipality in enforcing one another's municipal noise ordinances.

112-6. Measurement Protocols

- (A) Sound measurements made by an NCO shall conform to the procedures set forth at N.J.A.C. 7:29-2, except that interior sound level measurements shall also conform with the procedures set forth in 112-6(B) of this ordinance and with the definition of "real property line" as contained herein.

Note: Additional information at "Guidelines for the Investigation of Noise Complaints Pursuant to the State of New Jersey Noise Control Regulation (N.J.A.C. 7:29) and the Model Noise Control Ordinance" available on the NJDEP noise control website.

- (B) When conducting indoor sound level measurements across a real property line the measurements shall be taken at least three feet from any wall, floor or ceiling and all exterior doors and windows may, at the discretion of the investigator, be closed. The neighborhood residual sound level shall be measured in accordance with N.J.A.C. 7:29-2.9(b)2. When measuring total sound level, the configuration of the windows and doors shall be the same and all sound sources within the dwelling unit must be shut off (e.g., television, stereo). Measurements shall not be taken in areas which receive only casual use such as hallways, closets and bathrooms.

112-7. Sound Level Standards

- (A) Continuous Sound

No person shall cause, suffer, allow, or permit the operation of any source of continuous airborne sound on any source property listed in 112-3(A) in such a manner as to create a sound level that equals or exceeds the applicable sound level standards set forth in Tables I, II or III when measured at or within the real property line of any of the receiving properties listed in Tables I, II or III except as specified in 112-6(B).

- (B) Impulsive Sound

- 1. Outdoors

- a. Impulsive sound shall not equal or exceed 80 dBA. This applies to all receptors and at all times, except as provided in 112-7(B)1.b.
- b. Between 10:00 p.m. and 7:00 a.m., for residential receptors, impulsive sound that repeats four or more times in any hour shall not equal or exceed 50 dBA.

2. Indoors

- a. Impulsive sound that repeats less than ten times per hour shall not equal or exceed 70 dBA. Impulsive sound that repeats ten or more times in any hour shall not equal or exceed 60 dBA. This applies to all receptors and at all times, except as provided in 112-7.(B)2.b.
- b. Between 10:00 p.m. and 7:00 a.m., for residential receptors, impulsive sound that repeats four or more times in any hour shall not equal or exceed 40 dBA.
- c. This section shall only apply when the source and the receptor are separated by a real property line and they also share a common or abutting wall, floor or ceiling, or are on the same parcel of property. This section shall not apply to noise associated with footfalls between dwelling units.

**TABLE I
A-WEIGHTED SOUND LEVEL STANDARDS
WHEN MEASURED OUTDOORS**

RECEIVING PROPERTY CATEGORY	Residential property, or residential portion of a multi-use property		Commercial, community service facility, or non-residential portion of a multi-use property
TIME	7 a.m.-10 p.m.	10 p.m.-7 a.m.	24 hours
Sound level dBA	<65	<50	<65

**TABLE II
A-WEIGHTED SOUND LEVEL STANDARDS
WHEN MEASURED INDOORS**

RECEIVING PROPERTY CATEGORY	Residential property, or residential portion of a multi-use property		Commercial, community service facility, or non- residential portion of a multi-use property
TIME	7 a.m.-10 p.m.	10 p.m.-7 a.m.	24 Hours

Sound level dBA	<55	<40	<55
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Note: Table II shall only apply when the source and the receptor are separated by a real property line and they also share a common or abutting wall, floor or ceiling, or are on the same parcel of property.

**TABLE III
OCTAVE BAND
SOUND PRESSURE LEVEL STANDARDS**

Receiving Property Category	Residential property, or residential portion of a multi-use property		Residential property, or residential portion of a multi-use property		Commercial, community service facility, or non-residential portion of a multi-use property	Commercial, community service facility, or non-residential portion of a multi-use property
	OUTDOORS		INDOORS		OUTDOORS	INDOORS
Octave Band Center Frequency, Hz.	Octave Band Sound Pressure Level, dB		Octave Band Sound Pressure Level, dB		Octave Band Sound Pressure Level, dB	Octave Band Sound Pressure Level, dB
Time	7 a.m.-10 p.m.	10 p.m.-7 a.m.	7 a.m.-10 p.m.	10 p.m.-7 a.m.	24 hours	24 hours
31.5	<96	<86	<86	<76	<96	<86
63	<82	<71	<72	<61	<82	<72
125	<74	<61	<64	<51	<74	<64
250	<67	<53	<57	<43	<67	<57
500	<63	<48	<53	<38	<63	<53
1,000	<60	<45	<50	<35	<60	<50
2,000	<57	<42	<47	<32	<57	<47
4,000	<55	<40	<45	<30	<55	<45
8,000	<53	<38	<43	<28	<53	<43

Note: When octave band measurements are made, the sound from the source must be constant in level and character. If octave band sound pressure level variations exceed plus or minus 2 dB in the bands containing

the principal source frequencies, discontinue the measurement.

112-8. Sound Production Devices

(A) Outdoor Measurements

No person shall cause, suffer, allow, or permit the operation of any sound production device operated on any source property listed in 112-3(A) in such a manner as to create a sound level that equals or exceeds the applicable sound level standards set forth in Tables I or III when measured at or within the real property line of any of the receiving properties listed in Tables I or III.

(B) Indoor Measurements

No person shall cause, suffer, allow, or permit the operation of any sound production device operated on any source property listed in 112-3(A) in such a manner that the sound crosses a real property line and exceeds the sound level standards in Table II or raises the total sound levels above the neighborhood residual sound level by more than the maximum permissible sound level standards set forth in Table IV when measured within the residence of a complainant according to the measurement protocol in 112-6(B) of this ordinance. The sound level measurements shall be conducted with the sound level meter set for "A" weighting, "slow" response for measurements pursuant to Table II and "C" weighting, "fast" response for measurements pursuant to Table IV.

**TABLE IV
SOUND PRODUCTION DEVICES
MAXIMUM PERMISSIBLE INCREASE IN TOTAL SOUND LEVELS
WITHIN A RESIDENTIAL PROPERTY**

Weekday nights 10:00 p.m. - 7:00 a.m. Weekend nights 11:00 p.m. and 9:00 a.m.	All other times
3 dBC	6 dBC

(C) A violation of this section shall be considered minor, as defined herein, pursuant to the Grace Period Law (N.J.S.A 13:1D-125 et. seq.), except for sound emissions from the following property categories:

1. Residential
2. Commercial where the use of a sound production device is a non-essential function of business, such as background music at a bar or restaurant.

112-9. Restricted Uses and Activities

The following standards shall apply to the activities or sources of sound set forth below:

- (A) Power tools, home maintenance tools, landscaping and/or yard maintenance equipment, excluding when used for emergency work, shall not be operated on a residential property between the hours of 8:00 p.m. and 8:00 a.m., unless such activities can meet the applicable standards set forth herein. At all other times, the standards set forth herein do not apply. All motorized equipment used in these activities shall be operated with an original, properly functioning, manufacturer installed muffler and/or sound reduction device or an original equipment manufacturer acoustically equivalent muffler and/or sound reduction device.
- (B) Power tools, landscaping and/or yard maintenance equipment, excluding when used for emergency work, shall not be operated on a commercial facility, community service facility, industrial facility, or public space unless such activities can meet the applicable standards set forth herein. All motorized equipment used in these activities shall be operated with an original, properly functioning, manufacturer installed muffler and/or sound reduction device or an original equipment manufacturer acoustically equivalent muffler and/or sound reduction device.
- (C) Construction and demolition activity, excluding emergency work, shall not be performed between the hours of 6:00 p.m. and 7:00 a.m. on weekdays, or between the hours of 6:00 p.m. and 9:00 a.m. on weekends and federal holidays, unless such activities can meet the applicable standards set forth herein. At all other times, the standards set forth herein do not apply. All motorized equipment used in construction and demolition activity shall be operated with an original, properly functioning, manufacturer installed muffler and/or sound reduction device or an original equipment manufacturer acoustically equivalent muffler and/or sound reduction device.
- (D) Motorized snow removal equipment shall be operated with an original, properly functioning, manufacturer installed muffler or an original equipment manufacturer acoustically equivalent muffler and/or a sound reduction device when being used for snow removal. The standards set forth herein do not apply.
- (E) All interior and exterior burglar alarms of a building or motor vehicle must be activated in such a manner that the burglar alarm terminates its operation within five (5) minutes for continuous airborne sound and fifteen (15) minutes for intermittent sound after it has been activated. At all other times the standards set forth herein do not apply.
- (F) Self-contained, portable, non-vehicular music or sound production devices shall not be operated on a public space or public right-of-way in such a manner as to be plainly audible at a distance of 50 feet or more in any direction from the operator between the hours of 8:00 a.m. and 10:00 p.m. Between the hours of 10:00 p.m. and 8:00 a.m., sound, operated on a public space or public right-of-way, from such equipment shall not be plainly audible at a distance of 25 feet or more in any direction from the operator.
- (G) It shall be unlawful for any property owner or tenant to allow any domesticated or caged animal to create a sound across a real property line which unreasonably disturbs or interferes with the peace, comfort, and repose of any resident, or to refuse or intentionally fail to cease the unreasonable noise when ordered to do so by an NCO or NCI. Prima facie evidence of a violation of this section shall include but not be limited to:
- (1) Vocalizing (howling, yelping, barking, squawking etc.) for five (5) minutes without interruption, defined as an average of four or more vocalizations per minute in that

period; or,

- (2) Vocalizing for twenty (20) minutes intermittently, defined as an average of two vocalizations or more per minute in that period.

It is an affirmative defense under this subsection that the dog or other animal was intentionally provoked to bark or make any other noise.

112-10. Motor Vehicles

- (A) No person shall remove or render inoperative, or cause to be removed or rendered inoperative or less effective than originally equipped, other than for the purposes of maintenance, repair, or replacement, of any device or element of design incorporated in any motor vehicle for the purpose of noise control. No person shall operate a motor vehicle or motorcycle which has been so modified, as determined by an NCO or NCI to be causing excessive or unusual noise pursuant to N.J.S.A. 39:3-70. A vehicle not meeting these requirements shall be deemed in violation of this provision if it is operated stationary or in motion in any public space or public right-of-way.
- (B) No motorcycle shall be operated stationary or in motion unless it has a muffler that complies with and is labeled in accordance with the Federal Noise Regulations under 40 CFR Part 205.
- (C) Personal or commercial vehicular music amplification or reproduction equipment shall not be operated in such a manner that it is plainly audible at distance of 25 feet or more in any direction from the operator between the hours of 10:00 p.m. and 8:00 a.m.
- (D) Personal or commercial vehicular music amplification or reproduction equipment shall not be operated in such a manner that is plainly audible at a distance of 50 feet or more in any direction from the operator between the hours of 8:00 a.m. and 10:00 p.m.

112-11. Enforcement

- (A) Violation of any provision of this ordinance shall be cause for a Notice of Violation (NOV) or a Notice of Penalty Assessment (NOPA) document to be issued to the violator by the NCO or NCI.
- (B) Any person who violates any provision of this ordinance shall be subject to a civil penalty for each offense of not more than the maximum penalty pursuant to N.J.S.A. 40:49-5, which is \$2,000 as of December 2014. If the violation is of a continuing nature, each day during which it occurs shall constitute an additional, separate, and distinct offense.
- (C) Upon identification of a violation of this Ordinance the NCO or NCI shall issue an enforcement document to the violator. The enforcement document shall identify the condition or activity that constitutes the violation and the specific provision of this Ordinance that has been violated. It shall also indicate whether the violator has a period of time to correct the violation before a penalty is sought.
- (D) If the violation is deemed by the NCO or NCI to be a minor violation (as defined in Section II of this ordinance) an NOV shall be issued to the violator.

1. The document shall indicate that the purpose of the NOV is intended to serve as a notice to warn the responsible party/violator of the violation conditions in order to provide them with an opportunity to voluntarily investigate the matter and voluntarily take corrective action to address the identified violation.
 2. The NOV shall identify the time period (minimum of 30 days; maximum 90 days), pursuant to the Grace Period Law, N.J.S.A. 13:1D-125 et seq. where the responsible party's/violator's voluntary action can prevent a formal enforcement action with penalties issued, by the NCO/NCI appointed by the City of Hackensack. It shall be noted that the NOV does not constitute a formal enforcement action, a final agency action or a final legal determination that a violation has occurred. Therefore, the NOV may not be appealed or contested.
- (E) If the violation is deemed by the NCO or NCI to be a non-minor violation, the violator shall be notified that if the violation is not immediately corrected, a NOPA with a civil penalty of not more than the maximum penalty allowed pursuant to N.J.S.A. 40:49-5, which is \$2,000 as of December 2014, will be issued. If a non-minor violation is immediately corrected, an NOV without a civil penalty shall still be issued to document the violation. If the violation occurs again (within 12 months of the initial violation) a NOPA shall be issued regardless of whether the violation is immediately corrected or not. If an NOV (i.e., a warning without penalty) is issued, a NOPA may be issued the same day if a subsequent violation is documented.
- (F) The violator may request from the NCO or NCI, an extension of the compliance deadline in the enforcement action. The NCO or NCI shall have the option to approve any reasonable request for an extension (not to exceed 180 days) if the violator can demonstrate that a good faith effort has been made to achieve compliance. If an extension is not granted and the violation continues to exist after the grace period ends, a NOPA shall be issued.
- (G) The recipient of a NOPA shall be entitled to a hearing in a municipal court having jurisdiction to contest such action.
- (H) The NCO or NCI may seek injunctive relief if the responsible party does not remediate the violation within the period of time specified in the NOPA issued.
- (I) Any claim for a civil penalty may be compromised and settled based on the following factors:
1. Mitigating or any other extenuating circumstances;
 2. The timely implementation by the violator of measures which lead to compliance;
 3. The conduct of the violator; and
 4. The compliance history of the violator.

112-12. Consistency, Severability and Repealer

- (A) If any provision or portion of a provision of this ordinance is held to be unconstitutional, preempted by Federal or State law, or otherwise invalid by any court of competent jurisdiction, the remaining provisions of the ordinance shall not be invalidated.

- (B) All ordinances or parts of ordinances, which are inconsistent with any provisions of this ordinance, are hereby repealed as to the extent of such inconsistencies.
- (C) No provision of this ordinance shall be construed to impair any common law or statutory cause of action, or legal remedy there from, of any person for injury or damage arising from any violation of this ordinance or from other law.

Section 2:

Submittal to the Department of Environmental Protection. Pursuant to the Department of Environmental Protection regulations, the City of Hackensack has used the model ordinance, changing only formatting and numbering, not considered to be significant. Following the adoption of this Ordinance, it shall be submitted to the New Jersey Department of Environmental Protection, Legal and Regulatory Affairs, Office of Enforcement Policy, Bureau of Environmental Management, as required by applicable state law and regulations with certification of such.

Section 3:

Repeal of Inconsistent Provisions. All ordinances or parts thereof in conflict or inconsistent with this Ordinance are hereby repealed, but only however, to the extent of such conflict or inconsistency, it being the legislative intent that all ordinances or part of ordinances now existing or in effect unless the same being conflict or inconsistent with any provision of this Ordinance shall remain in effect.

Section 4:

Severability. The provisions of this Ordinance are declared to be severable and if any section, subsection, sentence, clause or phrase thereof for any reason is held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of the remaining sections, subsections, sentences, clauses and phrases of this Ordinance, but shall remain in effect; it being the legislative intent this Ordinance shall stand notwithstanding the invalidity of any part.

Section 5:

Codification. This Ordinance shall be a part of the Code of the City of Hackensack as though codified and fully set forth therein. The City Clerk shall have this ordinance codified and incorporated in the official copies of the Code. The City Clerk and the City Attorney are authorized and directed to change any Chapter, Article and/or Section number of the Code of the City of Hackensack in the event that the codification of this Ordinance reveals that there is a conflict between the numbers and the existing Code, and in order to avoid confusion and possible accidental repealers of existing provisions not intended to be repealed.

Section 6:

This Ordinance shall take effect upon passage, adoption, and publication in the manner prescribed by law.

Introduced:

Adopted:

ATTEST:

CITY OF HACKENSACK

By: _____
Timothy Hoffman, Acting Clerk

By: _____
Caseen Gaines, Mayor

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 273-26

**INTRODUCTION OF ORDINANCE 20-2026, AN
ORDINANCE AUTHORIZING THE TERMINATION OF THE
FINANCIAL AGREEMENT PROVIDING A LONG-TERM TAX
EXEMPTION PURSUANT TO THE LONG-TERM TAX
EXEMPTION LAW (N.J.S.A. 40A:20-1 ET SEQ.) TO
HECKER HOLDINGS URBAN RENEWAL LLC.**

BE IT RESOLVED that the above ordinance, being Ordinance 20-2026 as introduced, does now pass on first reading and that said Ordinance shall be considered for final passage at a meeting to be held on October 20, 2026 at 5:30 p.m. or as soon thereafter as the matter can be reached at the regular meeting place of the City Council and at such time and place all persons interested be given an opportunity to be heard concerning said Ordinance and that the Clerk be and he is hereby authorized and directed to publish said ordinance according to law with a notice of its introduction and passage on first reading and of the time and place when and where said ordinance will be further considered for final passage.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

**CITY OF HACKENSACK
ORDINANCE NO. 20-2026**

**AN ORDINANCE AUTHORIZING THE TERMINATION
OF THE FINANCIAL AGREEMENT PROVIDING A
LONG-TERM TAX EXEMPTION PURSUANT TO THE
LONG-TERM TAX EXEMPTION LAW (N.J.S.A. 40A:20-1 et
seq.) TO HECKER HOLDINGS URBAN RENEWAL LLC.**

WHEREAS Hecker Holdings Urban Renewal LLC (hereinafter “Hecker URE”) is a duly qualified urban renewal entity established and operated pursuant to Long Term Tax Exemption Law N.J.S.A. 40A:20-1 et seq. (hereinafter the “LTTE”); and

WHEREAS, Hecker URE is the record owner of and designated redeveloper of Block 203, Lots 4-7 and 10-16; and

WHEREAS, in connection with its proposed redevelopment project Hecker URE filed an application for a long-term tax exemption pursuant to the LTTE; and

WHEREAS, by Ordinance No. 15-2019, adopted on April 19, 2019, the Mayor and Council under the prior municipal administration approved said application; granted a long-term tax exemption and authorized the City to enter into a Financial Agreement with Hecker URE; and

WHEREAS, among several rights and obligations set forth in the Financial Agreement, Hecker URE was required to submit to the City annual Auditor’s Reports to the City confirming the actual revenue it received during the subject year which information in turn was used to accurately calculate the Annual Service Charge Hecker URE was required to pay each year; and

WHEREAS, in violation of that obligation Hecker URE failed and refused to submit requisite Auditor’s Reports for Tax Years 2023, 2024 and 2025; and

WHEREAS, by Notice to Cure (dated June 25, 2026) and Final Written Notice (dated August 6, 2026), the City sought to obtain the missing Auditor’s Reports from Hecker URE; and

WHEREAS, notwithstanding those Notices, Hecker URE has failed to submit proper Auditor’s Reports leaving the City with no way to determine whether it was receiving the proper amount of Annual Service Charge; and

WHEREAS, on the basis of Hecker URE’s failure and refusal to submit proper Auditor’s Reports for the 2023, 2024 and 2025 Tax Years, the Mayor and Council have determined that it is in the best interest of the City to terminate the subject Financial Agreement and return the land and improvements to the City’s regular tax rolls.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the City of Hackensack in the County of Bergen and State of New Jersey, as follows:

Section 1:

The Financial Agreement between the City and Hecker URE granted pursuant to N.J.S.A. 40A:20-1 et seq. and dated May 1, 2020, be and hereby is terminated based upon Hecker URE's breach, default and refusal to cure its violations of Section 7.2 "Periodic Reports."

Section 2:

Block 203, Lots 4-7 and 10-16 are hereby released from the terms and conditions set forth in the subject Financial Agreement and under the LTTE Law (N.J.S.A. 40A:20-1 et seq.) and are returned to the City's regular tax rolls.

Section 3:

The City's Tax Assessor and Tax Collector are hereby notified of this change in tax status and are directed to correct their respective records accordingly.

Section 4:

If any word, phrase, clause, section or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be unenforceable, illegal or unconstitutional, such word, phrase, clause, section, or provision shall be severable from the balance of this Ordinance and the remainder of this Ordinance shall remain in full force and effect.

Section 5:

If any Ordinances or part thereof conflict with the provisions of this Ordinance, such Ordinances or parts thereof are hereby repealed to the extent of such conflict.

Section 6:

This Ordinance shall take effect upon passage and publication in accordance with Applicable Law.

Introduced: October 6, 2026

Adopted:

ATTEST:

CITY OF HACKENSACK

By: _____
Timothy J. Hoffman, Acting Clerk

By: _____
Caseen Gaines, Mayor

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

**CITY OF HACKENSACK
RESOLUTION NO. 274-26**

RESOLUTION AUTHORIZING PAYMENT OF BILLS

BE IT RESOLVED by the City Council of the City of Hackensack that the bills in the following accounts be and are hereby ordered paid:

Current Fund:	1,690,345.82
Grants:	48,090.46
Public Parking System:	5,244.05
Capital:	1,922,883.35
Escrow:	14,344.94
Trust Account:	53,885.95
Total Expenditures:	<u>\$ 3,738,804.79</u>
Interfunds/Transfers:	<u>\$ 8,827,811.75</u>

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 275-26

RESOLUTION AUTHORIZING TAX REFUNDS

BE IT RESOLVED by the City Council of the City of Hackensack that the proper officers be and are hereby authorized to make the following refunds for the reasons stated:

<u>AMOUNT</u>	<u>BLOCK</u>	<u>LOT</u>	<u>NAME</u>	<u>YEAR</u>	<u>REASON</u> <u>PROP LOC</u>
\$20,517.98	518	26	Wolf Vespasiano LLC Attorney Trust Account And Tenworth Associates LLC 331 Main St Chatham, NJ 07928	2024	State Board Judgment 90 Grand Ave
\$3,690.35	518	26	Wolf Vespasiano LLC Attorney Trust Account And Tenworth Associates LLC 331 Main St Chatham, NJ 07928	2025	State Board Judgment 90 Grand Ave

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 276-26

**RESOLUTION AUTHORIZING 100% VETERAN TAX EXEMPTION FOR
448-50 WEST ANDERSON STREET**

WHEREAS, a property located in the City of Hackensack, known as 448-50 West Anderson Street, Hackensack, Block 454, Lot 18, is assessed to Wilson Tenezaca and;

WHEREAS, on July 13, 2026 Mr. Wilson Tenezaca was declared 100% exempt by the Department of Veterans Affairs; and

WHEREAS, according to the City of Hackensack Ordinance# 50-2023, the effective date of exemption is based on the date of the application of September 16, 2026; and

THEREFORE, BE IT RESOLVED, that the Tax Collector is hereby authorized to cancel taxes effective September 16, 2026 and issue a refund in the amount of \$504.32 prorated for 14 days. The refund check will be given to the Tax Collector for mailing. This property is 100% tax exempt for 2026 effective September 16, 2026.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 277-26

**RESOLUTION AUTHORIZING TAX RECORD ADJUSTMENT FOR
202 LEXINGTON AVE**

WHEREAS, Block 83, Lot 3, also known as 202 Lexington Ave, had a Tax Court Judgment for the 2025 tax year establishing an assessment of \$550,000; and

WHEREAS, the Tax Court Judgment was not reflected on the 2026 tax field; and

WHEREAS, the property tax account must be adjusted to reflect the Tax Court Judgment, and any resulting overpayment will need to be applied as a credit;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Hackensack that the appropriate adjustment be made to the tax records for Block 83, Lot 3, 202 Lexington Avenue, to reflect the 2025 Tax Court Judgment of \$550,000, and that any credit for 2026 be applied to the property tax account as appropriate.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 278-26

RESOLUTION AUTHORIZING TAX RECORD ADJUSTMENT FOR 145 LEXINGTON AVE

WHEREAS, Block 78, Lot 54, also known as 145 Lexington Avenue, had a Tax Court Judgment for the 2025 tax year establishing an assessment of \$450,000; and

WHEREAS, the Tax Court Judgment was not reflected on the 2026 tax field; and

WHEREAS, the property tax account must be adjusted to reflect the Tax Court Judgment, and any resulting overpayment will need to be applied as a credit;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Hackensack that the appropriate adjustment be made to the tax records for Block 78, Lot 54, 145 Lexington Avenue, to reflect the 2025 Tax Court Judgment of \$450,000, and that any resulting credit or refund be applied to the property tax account as appropriate.

BE IT FURTHER RESOLVED that the Tax Collector, is authorized to make the necessary adjustments to the tax account for tax year 2026.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 279-26

RESOLUTION AUTHORIZING RAFFLE LICENSES

BE IT RESOLVED, by the City Council of the City of Hackensack that the following organization(s) be granted permission to conduct a Raffle in accordance with the application on file in the office of the City Clerk:

RA #2026-18 LOOM #1971 Lodi Lodge

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 280-26

RESOLUTION AUTHORIZING THE MAYOR AND COUNCIL 2027 MEETING SCHEDULE

BE IT RESOLVED that the below is a listing of scheduled Mayor and Council meetings for 2027.

CITY OF HACKENSACK

2027 MAYOR AND COUNCIL MEETING SCHEDULE

65 CENTRAL AVENUE – 3RD FLOOR COUNCIL CHAMBERS

ALL DATES AND TIMES ARE SUBJECT TO CHANGE

TUESDAY, JANUARY 5	5:30 PM	TUESDAY, JULY 13	5:30 PM
TUESDAY, JANUARY 19	5:30 PM	TUESDAY, JULY 27	5:30 PM
TUESDAY, FEBRUARY 2	5:30 PM	TUESDAY, AUGUST 10	5:30 PM
TUESDAY, FEBRUARY 16	5:30 PM	TUESDAY, AUGUST 31	5:30 PM
TUESDAY, MARCH 2	5:30 PM	TUESDAY, SEPTEMBER 14	5:30 PM
TUESDAY, MARCH 16	5:30 PM	TUESDAY, SEPTEMBER 28	5:30 PM
TUESDAY, APRIL 6	5:30 PM	TUESDAY, OCTOBER 12	5:30 PM
TUESDAY, APRIL 20	5:30 PM	TUESDAY, OCTOBER 26	5:30 PM
TUESDAY, MAY 4	5:30 PM	TUESDAY, NOVEMBER 9	5:30 PM
TUESDAY, MAY 18	5:30 PM	TUESDAY, NOVEMBER 23	5:30 PM
TUESDAY, JUNE 1	5:30 PM	TUESDAY, DECEMBER 7	5:30 PM
TUESDAY, JUNE 22	5:30 PM	TUESDAY, DECEMBER 21	5:30 PM

Please note that the start time of 5:30 PM meeting includes executive session as needed, work session, and regular meetings of the City Council. The anticipated time for the public session will be between 6 PM and 6:30 PM.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 281-26

**RESOLUTION AUTHORIZING TREATMENT WORKS APPROVAL PERMIT
(TWA-1) SUBMISSION FOR 130 SUSSEX STREET**

WHEREAS, the New Jersey Department of Environmental Protection requires a resolution from a municipality to authorize Treatment Works Approval (TWA) Sewer Extension Permit Applications; and

WHEREAS, the City of Hackensack has received a TWA permit application for the construction of a new residential apartment building containing 46 units at 130 Sussex Street; and

WHEREAS, this project was approved by the City's Planning Board on June 12, 2024; and

WHEREAS, this project connects to the sanitary main via a 6-inch PVC lateral and is estimated to result in a total of 8,550 gallons per day, necessitating the submission of a TWA; and

WHEREAS, N.J.A.C 7:14A-22.6(a)5 and N.J.A.C. 7:14A-22.8(a)3 require the affected municipality where the wastewater conveyance system into which the project will directly connect to confirm the project conforms with the requirements of all municipal ordinances; and

WHEREAS, the TWA application for 130 Sussex Street has been reviewed and has been technically approved by Boswell Engineering and the City Licensed Operator;

NOW, THEREFORE BE IT RESOLVED by the Mayor and Council of the City of Hackensack, County of Bergen, that the Mayor be and is hereby

authorized to execute a Statement of Consent for the applicant known as 130 Sussex Street Residential Apartments, for permit application commonly known as NJDEP TWA-1 Treatment Works Approval Application which is prepared in connection with the construction of a project known as 130 Sussex Street in the City of Hackensack.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 282-26

RESOLUTION AUTHORIZING THE APPOINTMENT OF MUNICIPAL REPRESENTATIVES TO THE BERGEN COUNTY COMMUNITY DEVELOPMENT REGIONAL COMMITTEE

WHEREAS, the City of Hackensack has entered into a three-year Cooperative Agreement with the County of Bergen as provided under the Interlocal Services Act N.J.S.A. 40A:65-1 et seq. and Title 1 of the Housing and Community Development Act of 1974; and

WHEREAS, said Agreement requires that the Mayor and City Council appoint a representative and alternate and that the Mayor appoint a representative and alternate for the Program Year 2026-2027 term starting July 1, 2026 and ending on June 30, 2027.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and City Council hereby appoints Ryan Westra as its representative and City Manager Thomas Freeman as its alternate to serve on the Community Development Regional Committee for PY 2026-2027; and

BE IT FURTHER RESOLVED that an original, certified copy of this resolution be immediately emailed to Robert G. Esposito, Director; Bergen County Division of Community Development; One Bergen County Plaza, Fourth Floor; Hackensack, New Jersey 07601 resposito@co.bergen.nj.us as soon as possible and no later than Friday, October 23, 2026.

CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK HELD ON OCTOBER 6, 2026

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 283-26

RESOLUTION AUTHORIZING ENDORSEMENT OF PROPOSED BERGEN COUNTY COMMUNITY DEVELOPMENT GRANTS

WHEREAS, Bergen County Community Development Grants have been proposed by the following organization(s) located in the municipality of Hackensack, New Jersey; and

WHEREAS, pursuant to the State Inter-local Services Act, Community Development funds may not be spent in a municipality without authorization by the Mayor and City Council; and

WHEREAS, the aforesaid project is in the best interest of the residents of Hackensack; and

WHEREAS, this resolution does not obligate the financial resources of the municipality and is intended solely to expedite expenditure of the aforesaid Community Development Funds.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and City Council of the City of Hackensack hereby confirms endorsement of the following projects; and

BE IT FURTHER RESOLVED, that a copy of this resolution shall be sent to the Director of the Bergen County Community Development Program (Robert G. Esposito – resposito@co.bergen.nj.us) so that implementation of the aforesaid projects may be expedited.

<u>APPLICANT</u>	<u>PURPOSE</u>	<u>AMOUNT</u>
North Jersey Friendship House, Inc.	Demolition/Replacement Of Driveway Asphalt Loading Dock	\$35,000.00

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 284-26

**RESOLUTION AUTHORIZING MEMORANDUM OF UNDERSTANDING
BETWEEN BERGEN COUNTY DEPARTMENT OF HEALTH SERVICES
AND CITY OF HACKENSACK FOR A PERIOD OF
JULY 1, 2026 TO JUNE 30, 2027**

WHEREAS, the Bergen County Department of Health Services and City of Hackensack wish to enter into a Memorandum of Understanding (“MOU”); and

WHEREAS, the New Jersey Department of Health (NJDOH) awards grant monies to the Bergen County Department of Health Services (BCDHS) for offering/providing services related to the following grant programs that the BCDHS has applied and received state funding for:

1. Comprehensive Cancer Control Plan (CCCP)
2. Community Outreach Integrated Care Services Program (COIS)
3. New Jersey Cancer Education and Early Detection Program (CEED)
4. Public Health Emergency Preparedness Program (LINCS)
5. Tuberculosis Control Program (TB) and;

WHEREAS, the BCDHS serves as the lead agency for assisting all local health departments/jurisdictions within, and in certain instances, outside of Bergen County, to facilitate and continue to promote the program initiatives and services stemming from the above five (5) grant programs; and

WHEREAS, this is best served through a cooperative effort by both County and local health departments/jurisdictions; and

WHEREAS, each grant program has its own set of terms and conditions which are incorporated in this agreement (“MOU”) for the dates July 1, 2026 through June 30, 2027; and

WHEREAS, the City’s Health Officer, Susan McVeigh, has recommended the City enter into this agreement.

NOW, THEREFORE, BE IT RESOLVED that the Governing Body of the City of Hackensack hereby confirms that it agrees to the MOU between Bergen County Department of Health Services and the City of Hackensack Health Department.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 285-26

RESOLUTION AUTHORIZING MEMORANDUM OF UNDERSTANDING FOR CHILDHOOD LEAD EXPOSURE PREVENTION PROJECT BETWEEN BERGEN COUNTY DEPARTMENT OF HEALTH SERVICES AND CITY OF HACKENSACK

WHEREAS, the Bergen County Department of Health Services (BCDHS) serves as a lead agency for the Childhood Lead Exposure Prevention Project (CLEP) to provide county-wide lead case management and environmental interventions; and

WHEREAS, the New Jersey Department of Health (NJDOH) provides grant monies to BCDHS as part of CLEP to conduct activities in accordance with N.J.A.C. 8:51 and N.J.A.C. 8:51A; and

WHEREAS, the goal of CLEP activities is to conduct lead screening, case management, and environmental interventions for those children with elevated blood levels greater than or equal to 5 ug/dL; and

WHEREAS, the City of Hackensack will support CLEP activities by offering and conducting blood lead screenings to children less than 6 years of age at child health conferences (CHCs) in accordance with N.J.A.C 8:51A; and

WHEREAS, the City of Hackensack is responsible for follow-up in case management and environmental intervention activities for all open lead cases prior to MOU between BCDHS and City of Hackensack; and

WHEREAS, the City's Health Officer, Susan McVeigh, has recommended the City enter into this agreement.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Hackensack, County of Bergen, in consideration of the terms and conditions set forth in the “MOU”, the parties agree to a collaborative approach to Lead Case Management and Environmental Intervention Services within Bergen County for the period of July 1, 2026 to June 30, 2027.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

DRAFT

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 286-26

**RESOLUTION AUTHORIZING SHARED SERVICES AGREEMENT
BETWEEN THE CITY OF HACKENSACK AND THE COUNTY OF
BERGEN FOR ANIMAL CONTROL SERVICES FOR A FOUR (4) YEAR
TERM FROM JANUARY 1, 2027 THROUGH DECEMBER 31, 2030**

WHEREAS, the Uniform Shared Services and Consolidation Act, N.J.S.A. 40A:65-1 et seq. authorizes local units of this State to enter into agreements with any other local unit or units to provide or receive any service that each local unit participating in the Agreement is empowered to provide or receive in its own jurisdiction; and,

WHEREAS, there exists a need for the Health Department of the City of Hackensack to provide animal control services in accordance with State Laws including P.L. 2017, c. 331, which improves enforcement of the States animal welfare and animal cruelty statutes; and

WHEREAS, the County of Bergen, presently operating the Bergen County Animal Shelter at 100 United Way, Teterboro, New Jersey, has agreed to provide such services for the period of January 1, 2027 through December 31, 2030 as authorized by Resolution 745-26 of the Board of County Commissioners; and

WHEREAS, the City's Health Officer, Susan McVeigh, has recommended the City enter into this agreement; and

WHEREAS, the Chief Financial Officer has certified that funds will be available in the first year of the agreement in account **6-01-27-340-340-204**; and

WHEREAS, the Chief Financial Officer further certifies that this agreement shall be subject to the availability and appropriation annually

of sufficient funds as may be required to meet the extended obligation of this agreement.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the City of Hackensack, County of Bergen, that:

1. The Mayor and City Clerk be and are hereby authorized and directed to execute a shared services agreement with the County of Bergen to provide animal control services for the period of January 1, 2027 through December 31, 2030.
2. This contract is awarded without competitive bidding pursuant to N.J.S.A. 40A:11-5.(2) as it is made between subdivisions of the State and is exempt from public bidding and advertisement.
3. Pursuant to N.J.S.A 40A65-4, upon execution, a copy of the Shared Services Agreement and Adopted Resolution shall be filed with the Division of Local Government Services of the State of New Jersey.

BE IT FURTHER RESOLVED that the Mayor, City Manager, Health Officer, City Attorney, and Chief Financial Officer are authorized to take all appropriate actions so as to implement this Resolution.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 287-26

RESOLUTION AUTHORIZING THE CITY OF HACKENSACK TO ENTER INTO AN AGREEMENT WITH THE HACKENSACK PUBLIC SCHOOL DISTRICT FOR SCHOOL NURSE SERVICES FOR NON-PUBLIC SCHOOLS (BERGEN COUNTY CHRISTIAN ACADEMY)

WHEREAS, the City of Hackensack (“City”) desires to enter into an agreement (“Agreement”) with the Hackensack Public School District (“District”) for the City to provide school nurse services from the City of Hackensack’s Health Department to the District for non-public schools for the 2026-2027 school year; and

WHEREAS, the City has agreed to provide school nurse services for non-public schools in the District for the 2026-2027 school year upon the terms and conditions set forth in the Agreement; and

WHEREAS, the City and the District are authorized to enter into this Shared Services Agreement pursuant to the Uniform Shared Services and Consolidation Act, N.J.S.A. 40A:65-1, et seq.; and

WHEREAS, the City’s Health Officer, Susan McVeigh, has recommended the City enter into this agreement; and

WHEREAS, the Council finds it in the best interest of the City to enter this Agreement.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Hackensack, County of Bergen, that the Mayor be and is hereby authorized and directed to enter into an Agreement with the appropriate

authority of the Hackensack Public School District for the utilization of school nurse services for non-public schools from the Hackensack Health Department by the District for the 2026-2027 school year.

BE IT FURTHER RESOLVED that the City Clerk be and is hereby directed to retain a copy of the contract for public inspection.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 288-26

RESOLUTION AUTHORIZING DONATION OF OBSOLETE EQUIPMENT NO LONGER NEEDED BY THE HACKENSACK FIRE DEPARTMENT

WHEREAS, the Chief of the Hackensack Fire Department has determined that certain personal property is no longer needed for public use, specifically, two (2) positive pressure ventilation fans, which have a total estimated fair market value of less than \$200; and,

WHEREAS, the Local Public Contracts Law ("LPCL"), at N.J.S.A. 40A:11-36(2), authorizes the disposition of personal property without advertising for bids when a contracting unit makes any such disposition to the United States, the State of New Jersey, another contracting unit, any body politic to which it contributes tax raised funds, any foreign nation which has diplomatic relations with the United States, or any governmental unit in the United States; and,

WHEREAS, the City of Hackensack Fire Department wishes to provide the Bergen County Fire Academy with two (2) positive pressure ventilation fans; and,

WHEREAS, the City of Hackensack may provide this equipment to the Bergen County Fire Academy at no cost in accordance with the provisions of N.J.S.A. 40A:11-36(2), as the County of Bergen is considered another contracting unit under the LPCL; and,

WHEREAS, it is in the best interests of the City of Hackensack and the Hackensack Fire Department to dispose of said property as set forth herein.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Hackensack, County of Bergen, that it hereby authorizes

the provision at no cost of two (2) positive pressure ventilation fans to the Bergen County Fire Academy in accordance with the provisions of N.J.S.A. 40A:11-36(2); and,

BE IT FURTHER RESOLVED that the equipment being donated is “as is” and without any warranties or guarantees; and,

BE IT FURTHER RESOLVED that a certified copy of this Resolution be provided to the Bergen County Fire Academy.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 289-26

RESOLUTION ADVOCATING FOR THE QUALITY OF LIFE OF HACKENSACK RESIDENTS AND NEIGHBORING COMMUNITIES BY URGING THE FEDERAL AVIATION ADMINISTRATION AND THE PORT AUTHORITY OF NEW YORK AND NEW JERSEY TO ENFORCE NOISE-MITIGATION ARRIVAL PROCEDURES AT TETERBORO AIRPORT

WHEREAS, the Mayor and Council of the City of Hackensack hold the fundamental responsibility to safeguard the health, well-being, peace, and overall quality of life of the residents who call Hackensack home; and

WHEREAS, the relentless frequency of low-flying aircraft arriving at Teterboro Airport subjects Hackensack neighborhoods to intense noise, ground vibrations, and localized exhaust emissions, disrupting everyday family life, peaceful residential enjoyment, and outdoor recreation; and

WHEREAS, these persistent aviation impacts are not felt by Hackensack alone, but place an unfair, compounded burden across residential neighborhoods throughout central Bergen County, disrupting the shared quiet enjoyment of our broader regional community; and

WHEREAS, air traffic data demonstrates a heavy overutilization of arrivals using the northern approach to the Airport, resulting in this approach being used over 67% of the time; and

WHEREAS, the aforementioned data further reflects an inequitable concentration of incoming flights over our most densely populated neighborhoods, with Runway 19 absorbing nearly 50% of all arrivals into Teterboro Airport over the past two years; and

WHEREAS, the Federal Aviation Administration (FAA) has already established and authorized an Alternate Approach to Runway 19 designed specifically to steer arriving aircraft along non-residential corridors and reduce the direct noise impact on homes, parks, and schools; and

WHEREAS, despite this common-sense measure being fully operational on paper, air traffic controllers and operators have utilized this protective alternate route less than 2% of the time over the past two years, effectively forcing residential neighborhoods to bear the brunt of flight traffic;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Hackensack, County of Bergen, State of New Jersey, that Hackensack stands firmly with its residents and surrounding municipal partners in demanding meaningful accountability and relief from excessive aviation disturbances; and

BE IT FURTHER RESOLVED that the Mayor and Council formally urge the Federal Aviation Administration and the Port Authority of New York and New Jersey to:

1. Maximize and strictly enforce the regular utilization of the designated Alternate Approach to Runway 19 for eligible arriving aircraft, prioritizing flight paths that avoid residential population centers; and
2. Implement immediate air traffic management strategies that equitably distribute arrivals, ending the concentrated overutilization of airspace directly above Hackensack and neighboring residential areas.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded to:

- The Administrator of the Federal Aviation Administration;
- The Executive Director of the Port Authority of New York and New Jersey;
- The Airport Manager of Teterboro Airport;
- The Governor of the State of New Jersey;
- The New Jersey Congressional Delegation representing Bergen County;
- The State Legislators representing the 37th Legislative District;
- The Bergen County Executive and the Board of County Commissioners; and
- The Mayors and Councils of all neighboring Bergen County municipalities impacted by Teterboro Airport flight paths.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD ON OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 290-26

**RESOLUTION AUTHORIZING THE AWARDING OF A CHANGE ORDER #1
FOR THE CO-OP CONTRACT TO PURCHASE BAR RAKE ASSEMBLIES FOR
THE EAST KENNEDY PUMP STATION**

WHEREAS, the City of Hackensack is committed to alleviating flooding conditions throughout the City, and is currently upgrading and improving the East Kennedy Pump Station by installing two (2) new Axial Flow Pumps, and now requires to replace and install two (2) Cont-Flo bar screen rake assemblies of said pumps as part of this upgrade; and

WHEREAS, the City of Hackensack awarded a Co-Op contract for this service to Rapid Pump and Meter Services, Co. on April 21, 2026, as per Resolution #120-26; and

WHEREAS, since that contract award an unexpected 50% U.S. tariff has been imposed on imported water treatment parts, necessitating a Change Order to said contract; and

WHEREAS, the City Manager now recommends the awarding of Change Order #1 in the amount not to exceed \$13,544.95 for the cost of this unexpected U.S. tariff.

NOW, THEREFORE BE IT RESOLVED, by the Mayor and Council of the City of Hackensack, County of Bergen, as follows:

1. Rapid Pump & Meter Services, Co. of 285 Straight St., Paterson, NJ 07509 is hereby awarded Change Order #1 in the amount not to exceed \$13,544.95, bringing the total contract award to \$109,244.95 for the purchase of two (2) Cont-Flo bar screen rake assemblies, in accordance with attached proposal.
2. A Certification of Funds has been prepared by the Chief Financial Officer for the said contract assuring that a sufficient appropriation in budget account C-04-25-021-000-700 exists to

fund the purchases authorized in this resolution as an express and mandatory condition of the award of this contract.

3. The Mayor and City Clerk are hereby authorized to sign the contract documents necessary to effectuate the award of this contract. The City Attorney shall review any and all contractual documents prepared in the furtherance of this award.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 291-26

RESOLUTION AUTHORIZING PARKING PERMIT REFUNDS

BE IT RESOLVED by the Mayor and Council of the City of Hackensack that the proper officers be and are hereby authorized to make the following refunds for the reasons stated:

Chips Construction

Amount: \$345.00

24 Tamarack Lane
Pomona, NY 109070

Shnitzle Builders

Amount: \$345.00

111 The Circle
Passaic, NJ 07055

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HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 292-26

RESOLUTION AUTHORIZING THE RELEASE OF MAINTENANCE BOND & ESCROW FUNDS – 320-324 MAIN STREET

WHEREAS, a request has been received for the release of the Maintenance Bond and any remaining escrow funds held for the project known as **320-324 Main St.**; and

WHEREAS, the Chief Financial Officer has determined that the cash portion of the Maintenance Bond held is **\$17,822.70** and the balance of escrow funds remaining for this project is **\$857.65**; and

WHEREAS, the City is in receipt of a certification as to the completeness of the project from the Building / Land Use Department; and

WHEREAS, the City is in receipt of a letter from the City Engineer attesting to the completeness of the project and authorizing the release of said Maintenance Bond.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the City of Hackensack, County of Bergen that the Chief Financial Officer is hereby directed to release the Maintenance Bond, including the cash portion of \$17,822.70 and the sum of \$857.65 in held escrow funds to D&J Enterprises, LLC of 324 Main St., Hackensack, NJ 07601.

**CERTIFIED TO BE A TRUE COPY OF THE RESOLUTION PASSED AT
THE CITY COUNCIL MEETING OF THE CITY OF HACKENSACK
HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK

Council Member	Intro	Second	Yes	No	Abstain	Absent	Recused
Deputy Mayor Toomey							
Clark-Collins							
Carroll							
Diaz							
Mayor Gaines							

CITY OF HACKENSACK

RESOLUTION NO. 293-26

RESOLUTION AUTHORIZING RELEASE OF ESCROW FUNDS FOR VARIOUS PROPERTIES

WHEREAS, requests have been received for the release of any remaining escrow funds for the various projects identified below; and

WHEREAS, the Chief Financial Officer has determined that the balance of escrow funds remaining for these projects is similarly listed below; and

WHEREAS, the City is in receipt of certifications as to the completeness of the project from the Building / Land Use Department.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the City of Hackensack, County of Bergen that the Chief Financial Officer is hereby directed to release the remaining escrow funds in the amounts listed below to the various developers, also similarly listed:

855 Main St.	\$939.40	Evan Sotnek 124 Prospect St. Paramus, NJ 07652-4323
159 Summit Ave.	\$2,206.25	Bergen Dermatology 159 Summit Ave. Hackensack, NJ 07601
380-390 Hackensack Ave	\$2,698.75	VCR Riverside Management 390 Hackensack Ave. #185A Hackensack, NJ 07601

361 Route 17

\$1,473.88

RB 17, LLC
361 Route 17 South
Hackensack, NJ 07601

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HELD OCTOBER 6, 2026**

TIMOTHY J. HOFFMAN, ACTING CITY CLERK