PUBLIC MEETING AGENDA
Township of West Orange
66 Main Street – 7:00 p.m.
Monday, November 23, 2026 - Meeting No. 28

This is to inform the general public that this meeting is being held in compliance with Section 5 of the Open Public Meetings Act, Chapter 231, Public Law 1975. The notice for this meeting was emailed to the West Orange Chronicle and the Star Ledger on October 30, 2025.

Statement of Decorum

In all matters not provided for in subsection 3-15.1 and except upon consent of the Council President, each person addressing the Council pursuant to this subsection shall be required to limit his or her remarks to five (5) minutes and shall at no time engage in any personally offensive or abusive remarks. The chair shall call any speaker to order who violates any provision of this rule. (1972 Code § 3-15.2)

Roll Call – Councilwoman Casalino, Councilman Krakoviak, Councilwoman Rudin, Councilwoman Williams, Council President Scarpa, Mayor McCartney

Pledge of Allegiance

1. Public Comment

2. *Consent Agenda

3. *Approval of Minutes of Previous Meeting – Special Meeting November 4, 2026

4. *Report of Township Officers – None

5. *Reading of Petitions and Communications and Bids

a. BID - Tree Removal Services

6. Bill List

7.*Resolution(s)

a. 308-26 Resolution Authorizing an Executive Session for the Purpose of Discussing a Matter of Personnel Specifically Contracts and Employee Terminal Leave; Litigation, Specifically Affordable Housing/Builder's Remedy Lawsuit (Semeraro)

b. **309-26** Resolution Authorizing the State of NJ, Department of Environmental Protection Green Acres Program Enabling Resolution (Colgate Park Playground) (Semeraro)

c. **310-26** Resolution Authorizing the State of NJ, Department of Environmental Protection Green Acres Program Enabling Resolution (WO Township Open Space Acquisition - Rock Spring) (Semeraro)

d. **311-26** Resolution Authorizing the Release of Escrow for Site Inspections at 606 Mt. Pleasant Avenue, West Orange, NJ to Creative Concepts Landscaping, LLC, 606 Mt. Pleasant Avenue, West Orange, NJ 07052 in the Amount of $6,164.50 (Carballo)

e. **312-26** Resolution Authorizing a One-year Extension Option for the Emergency Tree Services 2026 Contract, for the 2027 Calendar Year, in Accordance with the Specifications Filed in the Purchasing Office dated October 2025, to: (1) Rich Tree Service, Inc., as the Primary Contractor; and (2) SavaTree as the Secondary Contractor in an Amount NTE $45,000.00 (Semeraro)

f. **313-26** Resolution Authorizing the Extension of the Bid Contract for Armed/Unarmed Security Officers for the Township of West Orange Municipal Building to Sterling Securities, LLC, 155 Pompton Avenue, Verona, NJ 07044 in the Amount Specified in the Agreement (Reynolds)

g. **314-26** Resolution Authorizing the Township Administrator to Take All Necessary Steps to Effectuate the Terms Set Forth in the Settlement Agreement for Property at 12 Parson Drive, West Orange, NJ (Semeraro)

h. **315-26** Resolution Authorizing a Contract with Millennium Strategies, LLC, 60 Columbia Turnpike, Building B, Suite 230, Morristown, NJ 07960 for Grant Writing Services in an Amount NTE $74,736.00 for Calendar Year 2027 (Semeraro)

i. **316-26** Resolution Approving the Adoption of the Township of West Orange Personnel Policies and Procedures Manual Effective December 1, 2026 (Smeraldo)

j. **317-26** Resolution Authorizing the Release of Escrow for Application for Amended Final Site Plan Approval with Bulk Variance at 9 Schindler Terrace, West Orange, New Jersey (Semeraro)

k. **318-26** Resolution to Authorize the Purchase of a Spare Pump and Thermal Relays Through the Passaic Valley Sewage Commission Cooperative Purchasing (PVSC) in an Amount NTE $45,245.00 (Carballo)

l. **319-26** Resolution to Amend CY 2026 Budget (Ditinyak)

8. Ordinance(s) on Second and Final Reading

a. **2990-26** AN ORDINANCE AMENDING THE CODE OF THE TOWNSHIP OF WEST ORANGE, CHAPTER 25, “LAND USE REGULATIONS”, TO ESTABLISH THE AFFORDABLE HOUSING (AH-1) DISTRICT AT BLOCK 113, LOTS 262, 264, AND 308 TO ESTABLISH STANDARDS AND REGULATIONS FOR THE AH-1 ZONE (Semeraro)

b. **2999-26** AN ORDINANCE AMENDING THE CODE OF THE TOWNSHIP OF WEST ORANGE, CHAPTER 25, "LAND USE REGULATIONS", TO ESTABLISH THE CONTINUING CARE RETIREMENT COMMUNITY DISTRICT (CCRC) AT BLOCK 171 LOT 12 AND TO ESTABLISH STANDARDS AND REGULATIONS FOR CCRC DEVELOPMENT AND OPERATIONS (Semeraro)

c. **3001-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7, TRAFFIC, SUBSECTIONS 7-20 STOP INTERSECTIONS OF THE MUNICIPAL CODE OF THE TOWNSHIP OF WEST ORANGE (Carballo)

d. **3002-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7, TRAFFIC, SUBSECTIONS 7-21.1 MULTI-WAY STOPS NEAR SCHOOLS, ET.AL. OF THE MUNICIPAL CODE OF THE TOWNSHIP OF WEST ORANGE (Carballo)

e. **This Ordinance amends and supplements Chapter 7 Traffic, Subsection 21.1, Multi-Way Stops Near Schools, Playgrounds, and Youth Recreational Facilities of the West Orange Municipal Code. Professional Traffic Engineers have investigated the intersections in the Redwood School vicinity and found that these two intersections warrant the installation of Multi-Way Stops under the criteria of the Manual for Uniform Traffic Control Devices (MUTCD). This installation is part of a safety upgrade around Redwood School.**

f. **3003-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7, "TRAFFIC," SECTIONS 14.2A PARKING PROHIBITED ON CERTAIN STREETS DURING CERTAIN HOURS OF CERTAIN DAYS; 32.1 HANDICAPPED PARKING ON STREETS, AND 32.2, "RESTRICTED PARKING ZONES," OF THE MUNICIPAL CODE OF THE TOWNSHIP OF WEST ORANGE (Carballo)

This Ordinance amends and supplements Chapter 7 Traffic. The Property Management company from 300 Main Street has requested that we provide a No Parking Zone adjacent to their property to facilitate refuse and recycling pickup. Accordingly, we have moved an existing General Handicapped Parking stall and created a No Parking Zone limited to garbage and recycling pickup times twice a week. At all other times parking will be available to any local resident.

Additionally, Restricted Parking Stalls will be established in front of 108 Watson Avenue, and 150 Chestnut Street for the exclusive use of the residents who are in possession of a NJMVC Disability ID and Parking Placard. These Stalls were requested by the residents of each location and are permissible under NJ Statutes Annotated (N.J.S.A.) 39:4-197.7. Parking is permitted in the restricted parking zone except when prohibited by other sections of Chapter 7 of the Revised General Ordinances. A Restricted Parking Stall once assigned to the resident of 8 Elm Street will be removed, as the Placard holder no longer resides at this address.

g. **3008-26** CAPITAL ORDINANCE PROVIDING FOR THE COSTS RELATING TO THE DESIGN OF THE SAFE ROUTES TO SCHOOL – DESIGN ASSISTANCE PROGRAM FOR VARIOUS TOWNSHIP SCHOOLS AND THE PLEASANTDALE STREETSCAPE PROJECT, BY AND IN THE TOWNSHIP OF WEST ORANGE, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY; APPROPRIATING $688,679 THEREFOR TO PAY FOR THE COST THEREOF (WHICH AMOUNT WILL BE FUNDED BY TWO (2) GRANTS TOTALING $688,679 RECEIVED OR EXPECTED TO BE RECEIVED FROM THE NEW JERSEY DEPARTMENT OF TRANSPORTATION) (Ditinyak)

h. **3009-26** BOND ORDINANCE PROVIDING FOR IMPROVEMENTS IN THE TOWNSHIP IN ORDER TO COMPLY WITH CERTAIN NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION ("NJDEP") REGULATIONS, BY AND IN THE TOWNSHIP OF WEST ORANGE, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY, APPROPRIATING $420,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $399,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF (Ditinyak)

9. Ordinance(s) on First Reading

a. **3010-26** BOND ORDINANCE PROVIDING FOR VARIOUS IMPROVEMENTS RELATED TO THE WEST ORANGE PUBLIC LIBRARY PROPERTY, BY AND IN THE TOWNSHIP OF WEST ORANGE, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY; APPROPRIATING $1,100,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $1,047,000 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COSTS THEREOF

b. **3011-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7 "TRAFFIC," SECTION 46, "RESTRICTED PARKING STREET; PERMIT REQUIRED," OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF WEST ORANGE TO INCLUDE PERMIT PARKING ZONE #12 AND TO CREATE CONSISTENT PROCEDURES FOR APPLYING FOR AND OBTAINING PERMITS FOR ALL PERMIT PARKING ZONES WITHIN THE TOWNSHIP OF WEST ORANGE (Smeraldo)

c. **3012-26** ORDINANCE OF THE TOWNSHIP OF WEST ORANGE, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY PROVIDING FOR A SPECIAL EMERGENCY APPROPRIATION IN AN AMOUNT NOT TO EXCEED $2,070,000 TO FUND CONTRACTUALLY REQUIRED SEVERANCE LIABILITIES RESULTING FROM THE LAYOFF OR RETIREMENT OF EMPLOYEES IN THE TOWNSHIP (Ditinyak)

d. **3013-26** BOND ORDINANCE PROVIDING FOR THE ACQUISITION OF AN AMBULANCE FOR THE WEST ORANGE FIRE DEPARTMENT, BY AND IN THE TOWNSHIP OF WEST ORANGE, IN THE COUNTY OF ESSEX, STATE OF NEW JERSEY, APPROPRIATING $425,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF $404,761 BONDS OR NOTES OF THE TOWNSHIP TO FINANCE PART OF THE COST THEREOF (Ditinyak)

e. **3014-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7, "TRAFFIC," ARTICLE I, "ON-STREET REGULATIONS," SUBSECTION 32, "HANDICAPPED PARKING," OF THE MUNICIPAL CODE OF THE TOWNSHIP OF WEST ORANGE (Semeraro)

f. **3015-26** AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 7, "TRAFFIC," SECTION 32.2, "RESTRICTED PARKING ZONES," OF THE MUNICIPAL CODE OF THE TOWNSHIP OF WEST ORANGE (Carballo)

10. Pending Matters/New Matters/Council Discussion

11. ABC Hearing(s) - None

12. Adjournment

The Council President may at his/her discretion modify with consent the order of business at any meeting of the Council if he/she deems it necessary and appropriate.
(1972 Code § 3-8; Ord. No. 726-84; Ord. No. 1157-93; Ord. No. 2128-07 § II)

Please click the link below to join the webinar:

ZOOM LINK:

https://us02web.zoom.us/j/88301075853?pwd=gh1UWAuP90GLImiMKOGBkgnhR2y12V.1

Webinar ID: 883 0107 5853
Passcode: 162958
Dial in: 646 931 3860

Next Meeting Date(s):

Monday, November 30, 2026

Monday, December 7, 2026

The agenda is subject to change.