

**TOWNSHIP OF BYRAM
COUNCIL AGENDA, TUESDAY, FEBRUARY 3, 2026
EXECUTIVE SESSION – 6:30 P.M.
REGULAR SESSION – 7:30 P.M.**

PLEASE TAKE NOTICE that the regular session part of the meeting starting at 7:30 p.m. will be held in person at 10 Mansfield Drive and via Zoom Webinar. The public may connect using a computer or smart device by clicking on the following link: <https://us02web.zoom.us/j/82117363001>, or by calling any of the following number's US: +1 646 518 9805 or +1 267 831 0333 to participate. When prompted, enter the Meeting ID Number: 821 1736 3001. The public will have the opportunity to comment at appropriate times during the meeting. Formal action will be taken.

1. CALL MEETING TO ORDER

2. OPEN PUBLIC MEETING STATEMENT

This meeting is called pursuant to the provisions of the Open Public Meetings Act. Both adequate and electronic notice of the meeting has been provided, specifying the time, place. In addition, a copy of this notice is available to the public and is on file in the office of the Municipal Clerk, posted on the main door, the bulletin board of the Municipal Building, on the Township website at: https://www.byramtp.org/index.php/town_hall/township_council, and has been forwarded to those persons requesting notice.

3. ROLL CALL

4. RESOLUTION FOR EXECUTIVE SESSION

- a. Attorney Client Privilege Communication
- General

5. LEDGE OF ALLEGIANCE AND MOMENT OF SILENT REFLECTION

6. APPROVAL OF AGENDA

7. REPORTS

- Township Manager
- Mayor and Council Members
- Township Attorney

8. PUBLIC PARTICIPATION I – Meeting open to the public for comments on matters not on the agenda or items on the agenda for which no public discussion is provided.

9. APPROVAL OF MINUTES

- January 20, 2026 Regular & Closed Session Meeting Minutes

10. CONSENT AGENDA: These items are considered to be routine by the Members of the Township Council and will be enacted on by one motion. There will be no separate discussion of these items unless a citizen or Council member so requests in which event the item may be removed from the general order of business and considered in its normal sequence on the agenda.

- A. Approval of Raffle & 50/50 license for Byram Township Volunteer Fire Department – April 18, 2026
- B. Resolution No. 045-2026 – Resolution to Amend the 2026 Temporary Budget for the Sewer Utility Fund
- C. Resolution No. 046-2026 – Resolution Authorizing the Refund of Redemption Monies to Outside Lien Holder
- D. Resolution No. 047-2026 – Resolution Authorizing Change Order No. I for the Leaf Dump Storage Building in the Township of Byram, Conty of Sussex, State of New Jersey – Net Increase of \$2,500
- E. Resolution No. 048-2026 – Resolution Authorizing the Refund of Redemption Monies to Outside Lien Holder
- F. Resolution No. 050-2026 – Resolution of the Township of Byram, County of Sussex, Sate of New Jersey Accepting a Scope of Work for the East Brookwood Stormwater Management Study Under the Highlands Plan Conformance Grant
- G. Resolution No. 051-2026 – Final Acceptance of Drainage Improvements to Belton Street

11. RESOLUTION NO. 049-2026 – DCA Local Recreation Improvement Grant – Football Field Lighting

12. APPROVAL OF FEBRUARY 3, 2026 BILL LIST

13. ORDINANCE – 2nd Reading / Public Hearing

- **ORDINANCE NO. 001-2026 - ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS AND TO ESTABLISH A CAP BANK (N.J.S.A. 40A: 4-45.14)**

Purpose Statement: The purpose of this ordinance is to exceed the State mandated COLA percentage of 2 % and increase to 3.5% and to bank the difference between the Township's final appropriation subject to the cap and 3.5%.

- **ORDINANCE NO. 002-2026 - AN ORDINANCE TO AUTHORIZE A CAPITAL EXPENDITURE FOR IMPROVEMENTS OF VARIOUS STREETS AND LOCATIONS IN AND BY THE TOWNSHIP AND TO PROVIDE FUNDING IN THE AMOUNT NOT TO EXCEED \$744,548.00**

Purpose Statement: Reconstruction and Resurfacing of Various Streets and Locations in and by the Township including without limitation, Sleepy Hollow Rd, Various Roads in the Forest Lakes Community, Roadways along Tamarack Road, Various Roads in the East Brookwood Community, Mountain Heights Dr, Mountain View Terr, Circle Dr and other streets and roads in the Township to be determined including reconstruction of culverts and headwalls and all curbing, drainage facilities/inlets, landscaping, reclamation, milling, structures, roadway surfaces including milling and paving, oil and stone, cape sealing or similar application, crack sealing, roadway striping and repairs, all materials, equipment, site work and engineering costs.

14. ITEMS FOR DISCUSSION

- Sussex County Board of Taxation - Extension of Reassessment

15. FUTURE AGENDA DISCUSSION ITEMS

16. PUBLIC PARTICIPATION II

17. EXECUTIVE SESSION – Session II (if necessary)

18. ANY OTHER BUSINESS THE COUNCIL DEEMS NECESSARY

19. ADJOURNMENT

**TOWNSHIP OF BYRAM
RESOLUTION NO. 045 – 2026**

**RESOLUTION TO AMEND THE 2026 TEMPORARY BUDGET FOR THE SEWER
UTILITY FUND**

WHEREAS, N.J.S.A. 40A:4-19 authorizes temporary appropriations to provide for the period between the beginning of the budget year and the adoption of the budget, where contracts, commitments or payments are to be made prior to the adoption of the budget for any fiscal year; and,

WHEREAS, contracts, commitments or payments are to be made by the Township of Byram for the purpose and amounts requested in the manner and time therein provided; and,

WHEREAS, the original temporary budget resolution was approved by Resolution No. 002-2026 at the January 6, 2026 meeting,

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Council of the Township of Byram, County of Sussex, State of New Jersey, that the Temporary Appropriations Amendments are hereby authorized to provide for contracts, commitments and payments prior to the adoption of the 2026 Sewer Utility Budget as follows:

Operating:		
DCRP	05-201-55-543-000	<u>\$300.00</u>
Total Temporary Budget Amendment		<u>\$300.00</u>

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST:

I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, Township Clerk

**TOWNSHIP OF BYRAM
RESOLUTION NO. 046– 2026**

**RESOLUTION AUTHORIZING THE REFUND OF REDEMPTION MONIES TO OUTSIDE LIEN
HOLDER**

WHEREAS, at the Municipal Tax Sale held on October 20, 2023, a lien was sold on Block 250 Lot 124, also known as 141 Lake Drive, for 2022 delinquent real estate taxes; and

WHEREAS, this lien which is known as Tax Sale Certificate #2023-005 was sold to WSFS CF Actlien Holding at 0% interest; and a Premium of \$22,600.00

WHEREAS, Alphaflow Transitional Mortgage TST, property owners, have effected a redemption of certificate #2023-005 in the amount of \$45,721.23

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Township of Byram, that the Governing Body acknowledges that WSFS CF Actlien Holding is entitled to the redemption in the amount of \$68,321.23; and

BE IT FURTHER RESOLVED, that the Chief Financial Officer be authorized to issue a check in the total amount of \$68,321.23 for the total redemption of certificate #2023-005 payable to WSFS CF Actlien Holding, PO Box 71539, Philadelphia, PA 19176

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST:

I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, RMC
Township Clerk

RESOLUTION NO. 047-2026

**RESOLUTION AUTHORIZING CHANGE ORDER NO. 1
FOR THE LEAF DUMP STORAGE BUILDING
IN THE TOWNSHIP OF BYRAM, COUNTY OF SUSSEX, STATE OF NEW JERSEY**

WHEREAS, by Resolution No. 155-2025, the Township Council of the Township of Byram awarded a contract for the Leaf Dump Storage Building with Tony's Concrete Construction Co., Inc.; and

WHEREAS, by Resolution No. 174-2025, the Township Council of the Township of Byram Authorized the purchase of a Tension Fabric Structure for Leaf Shed from Elemental Shelter Solutions, LLC; and

WHEREAS, by Resolution No. 191-2025, the Township Council accepted the completed Leaf Dump Storage Building; and

WHEREAS, during the course of the project, it became necessary to obtain additional engineering services not included in the original scope of work; and

WHEREAS, Elemental Shelter Solutions has submitted a request for a Change Order to cover additional engineering costs in the amount of Two Thousand Five Hundred Dollars (\$2,500.00); and

WHEREAS, the Township Engineer has reviewed the request and determined that the additional services were necessary for the proper completion of the project and that the costs are reasonable; and

WHEREAS, the proposed Change Order does not substantially alter the scope of the project but addresses unforeseen professional service requirements; and

WHEREAS, sufficient funds are available in Bond Ordinance 2023 DPW Facilities Improvements to cover this Change Order.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Byram, County of Sussex, State of New Jersey, that Change Order No. 1 for the Leaf Dump Storage Shed Project is hereby approved in the amount of \$2,500.00 for additional engineering services provided by Elemental Shelter Solutions.

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST: I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, RMC
Township Clerk



DATE	EXPIRATION	ESTIMATE #
28/2026	1/30/2026	11587

- Custom: Full Upon Receipt (100% Due Upon Receipt)
- PO NET15: Customer PO - 100% NET15 Upon Completion
- PO NET30: Customer PO - 100% NET30 Upon Completion



ESTIMATE

DATE	EXPIRATION	ESTIMATE #
1/28/2026	1/30/2026	11587

Signature

Elemental Shelter Solutions, LLC
12 Fuller Dr
Burgettstown PA 15021-2732 USA

- PO NET45: Customer PO - 100% NET45 Upon Completion
- Standard Delivery/Pick Up: 60% Down - 40% Due Prior to Shipping or Pick Up
- Standard Installation: 60% Down - 40% Due NET 15 Upon Completion

Notice: Deposit is subject to partial or complete non-refund (re-stocking fee) if the order is canceled after initiation.

Late Payment: A 2% monthly service fee will be imposed on the remainder of all overdue accounts.

3. Foundation and Anchorage

The foundation design and type of anchorage of the baseplate is the owner's responsibility unless noted on the invoice. Elemental will provide reaction data upon request for engineered buildings.

4. Change Orders

All changes to this contract must be documented and executed as a 'Change Order' signed by both parties.

5. Exclusions Unless Noted on Invoice

- Labor, installation, foundation
- Permits, inspections, or fees
- Anchor bolts
- Engineered design and related fees
- Bonds, guarantees
- Site work, paving, water management
- Sub-trade penetrations
- Site security, fire protection
- Safety items not related to OSHA
- Electrical, plumbing, HVAC
- Additional materials not listed in scope
- Warranty certificate submission by owner
- Building code compliance at the site (owner responsibility)

6. Customer Responsibilities Unless Noted on Invoice

- 50' level, solid ground around perimeter
- Excavation spoils removed
- Gas/electric/water line awareness



ESTIMATE

DATE	EXPIRATION	ESTIMATE #
1/28/2026	1/30/2026	11587

Signature

Elemental Shelter Solutions, LLC
12 Fuller Dr
Burgettstown PA 15021-2732 USA

- Easy delivery access and offload support
- Unrestricted schedule (weekends if needed)
- Spoilage and refuse disposal
- Full site possession by crew
- Level and square site/foundation (extra charges if not)
- Rock Clause: \$325/post hole if rock is encountered

7. Indemnification

Customer agrees to indemnify and hold harmless Elemental Shelter Solutions from any claims, damages, or liabilities arising from or related to the project site, except in cases of gross negligence.

8. Force Majeure

Neither party shall be liable for delays caused by circumstances beyond their control, including but not limited to weather, acts of God, strikes, or supply chain disruptions.

9. Termination

Either party may terminate the contract with written notice. Payment obligations will be based on:

- Prior to fabrication: 15% admin fee
- During fabrication: up to 50% retained
- During installation: full payment for completed work/materials

10. Seismic Design Disclaimer

Proposal assumes Seismic Design Category 'C'. If SDC 'D' or higher is later required, scope and cost may be adjusted.

11. Additional Legal Clauses for Enhanced Protection

11.1 Governing Law and Jurisdiction

This Agreement shall be governed by and construed in accordance with the laws of the Commonwealth of Pennsylvania. Any legal action or proceeding arising out of or relating to this Agreement shall be brought in the courts located in Washington County, PA.

11.2 Entire Agreement

This document constitutes the entire agreement between the parties. No verbal agreements, representations, or promises shall be binding unless set forth in a written amendment signed by both parties.



ESTIMATE

DATE	EXPIRATION	ESTIMATE #
1/28/2026	1/30/2026	11587

Signature

Elemental Shelter Solutions, LLC
12 Fuller Dr
Burgettstown PA 15021-2732 USA

11.3 Limitation of Liability

In no event shall Elemental Shelter Solutions' total liability under this agreement exceed the total amount paid by the customer for the services provided. Elemental shall not be liable for indirect, incidental, consequential, or punitive damages.

11.4 Retention of Title

All materials supplied remain the property of Elemental Shelter Solutions until full payment has been received. In the event of non-payment, Elemental reserves the right to recover any materials provided.

11.5 Dispute Resolution

In the event of a dispute, both parties agree to attempt resolution through good-faith mediation prior to initiating litigation.

11.6 Safety Compliance

The customer shall ensure that the work site complies with all applicable local, state, and federal safety regulations. Elemental Shelter Solutions reserves the right to pause work if site conditions pose a safety hazard to personnel.

12. Additional Clauses for Municipal or Large-Scale Projects

12.1 Insurance Requirements

Elemental Shelter Solutions maintains general liability and worker's compensation insurance. Upon request, certificates of insurance will be provided. The customer may request to be named as an additional insured for the duration of the project.

12.2 Prevailing Wage Clause

If applicable, Elemental Shelter Solutions agrees to comply with prevailing wage requirements as mandated by federal, state, or local law.

12.3 Subcontractor Rights

Elemental Shelter Solutions reserves the right to use qualified subcontractors to perform any portion of the work. All subcontractors will be required to adhere to the same standards and obligations outlined in this contract.

12.4 Performance Deadlines and Liquidated Damages

If a specific completion date is stated on the invoice or agreed in writing, Elemental Shelter Solutions will make reasonable efforts to meet that date. However, the company shall not be held liable for delays due to



ESTIMATE

DATE	EXPIRATION	ESTIMATE #
1/28/2026	1/30/2026	11587

Signature

Elemental Shelter Solutions, LLC
12 Fuller Dr
Burgettstown PA 15021-2732 USA

unforeseen circumstances. Any agreed-upon penalties for delays must be expressly outlined in writing.

13. Acceptance and Signatures

By signing below, the parties agree to the terms and conditions outlined in this agreement:

Customer Name:

Customer Signature:

Date:

Elemental Shelter Solutions
Representative:

****Contractor reserves the right to photograph completed work for marketing and portfolio purposes****

**TOWNSHIP OF BYRAM
RESOLUTION NO. 048 - 2026**

**RESOLUTION AUTHORIZING THE REFUND OF REDEMPTION MONIES TO
OUTSIDE LIEN HOLDER**

WHEREAS, at the Municipal Tax Sale held on October 18, 2024, a lien was sold on Block 344 Lot 20, also known as 328 Amity Road, for 2023 delinquent real estate taxes; and

WHEREAS, this lien which is known as Tax Sale Certificate #2024-00016 was sold to NJSL 301 LLC at 0% interest; and a Premium of \$600.00

WHEREAS, Margaret E. Rowe, property owner, has effected a redemption of certificate #2024-00016 in the amount of \$10,469.66.

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the Township of Byram, that the Governing Body acknowledges that NJSL 301 LLC is entitled to the redemption in the amount of \$11,069.66; and

BE IT FURTHER RESOLVED, that the Chief Financial Officer be authorized to issue a check in the total amount of \$11,069.66 for the total redemption of certificate #2024-00016 payable to NJSL 301 LLC, 650 E Palisade Avenue, Suite 2 #258, Englewood Cliffs, NJ, 07632.

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST:

I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, RMC
Township Clerk

**TOWNSHIP OF BYRAM
RESOLUTION NO. 050- 2026**

**RESOLUTION OF THE TOWNSHIP OF BYRAM, COUNTY OF SUSSEX, STATE OF
NEW JERSEY ACCEPTING A SCOPE OF WORK FOR THE EAST BROOKWOOD
STORMWATER MANAGEMENT STUDY UNDER THE HIGHLANDS PLAN
CONFORMANCE GRANT**

WHEREAS, the Township of Byram is a participant in the Highlands Water Protection and Planning Council Plan Conformance Grant Program; and

WHEREAS, the Township has identified significant stormwater management and drainage issues within the East Brookwood section of the Township, including flooding, erosion, impacts to private property, and potential impacts to environmentally sensitive areas; and

WHEREAS, Harold E. Pellow & Associates, Inc., Township Engineer, has prepared a Scope of Work for a Stormwater Management Study for the East Brookwood section of the Township, dated June 30, 2025 and updated July 8, 2025; and

WHEREAS, the Scope of Work includes, but is not limited to, preparation of base mapping, environmental constraints mapping, drainage area mapping, system capacity analysis, conceptual stormwater management designs, engineering cost estimates, and preparation of a final Stormwater Management Report; and

WHEREAS, the total cost of the proposed Scope of Work is \$40,000.00, which is fully funded through the Highlands Plan Conformance Grant, with no cost to the Township; and

WHEREAS, by letter dated August 11, 2025, the Highlands Water Protection and Planning Council approved the Scope of Work and authorized the Township to proceed with the project, with grant funding expiring on March 31, 2026; and

WHEREAS, the Township Council finds it to be in the best interest of the Township to formally accept the Scope of Work in order to advance stormwater planning efforts and protect public infrastructure, private property, and environmental resources.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Byram, County of Sussex, State of New Jersey, as follows:

1. The Scope of Work prepared by Harold E. Pellow & Associates, Inc. for the East Brookwood Stormwater Management Study, in the amount of \$40,000.00, is hereby accepted and approved.
2. The Township Manager and Township Engineer are hereby authorized to take all necessary actions to implement the Scope of Work in accordance with the Highlands Plan Conformance Grant requirements.
3. All costs associated with this Scope of Work shall be funded through the Highlands Plan Conformance Grant, subject to grant terms and conditions.
4. A certified copy of this Resolution shall be forwarded to the Highlands Water Protection and Planning Council, the Township Engineer, and other parties as necessary.

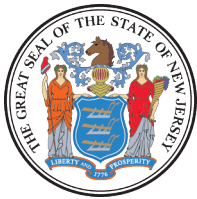
BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon adoption.

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST: I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, RMC
Township Clerk



PHILIP D. MURPHY
Governor

TAHESHA L. WAY
Lieutenant Governor

State of New Jersey

HIGHLANDS WATER PROTECTION AND PLANNING COUNCIL

100 North Road (Route 513)
Chester, New Jersey 07930-2322
(908) 879-6737
(908) 879-4205 (fax)
www.nj.gov/njhighlands



CARL J. RICHKO
Chairman

BENJAMIN L. SPINELLI, ESQ.
Executive Director

August 11, 2025

VIA EMAIL ONLY:

The Honorable Alex Rubenstein
Township of Byram
10 Mansfield Drive
Stanhope, NJ 07874

Subject: Amended Plan Conformance Grant Agreement 09-033-011-1904
Task 14: Stormwater Management Study, East Brookwood

Dear Mayor Rubenstein:

On behalf of the Highlands Water Protection and Planning Council (Highlands Council), thank you for submitting the scope of work (SOW) prepared by Harold E. Pellow & Associates, Inc. for completion of a Stormwater Management Study for the East Brookwood section of the Township. The total proposed cost to complete the project is \$40,000. Upon completion of the draft plan, a copy shall be submitted to the Highlands Council for review.

Additional funds totaling \$40,000 have been encumbered at the Department of the Treasury for the Township's use in this effort and included in the Township's Plan Conformance contract for the identified work. The approved SOW and revised page 6 budget detail of the Township's Supplemental Amended Grant Agreement are attached for your records. The Township may authorize your professionals to begin work immediately upon receipt of this letter. Please note that grant funding for this work will expire on March 31, 2026.

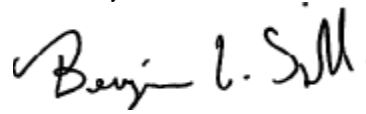
Please coordinate with Allison Bittner, Highlands Municipal Liaison to Byram Township (ext. 131, allison.bittner@highlands.nj.gov) regarding questions about the Highlands Plan Conformance grant program. Please contact Kelley Curran, Science Manager (ext. 116, kelly.curran@highlands.nj.gov) regarding completed deliverables and technical questions about this SOW. All questions regarding reimbursement for completed tasks should go to Herb August, Grants Manager (ext. 102, herbert.august@highlands.nj.gov). Should you or other municipal officials wish to discuss any other Highlands-related matter, I remain available to you as well and can be reached by telephone at



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extension 101 or by e-mail at ben.spinelli@highlands.nj.gov. We look forward to our continued collaboration in the important efforts to protect and preserve the Highlands Region.

Sincerely,

A handwritten signature in black ink, appearing to read "Benjamin L. Spinelli". The signature is fluid and cursive, with the first name "Benjamin" and last name "Spinelli" clearly distinguishable.

Benjamin L. Spinelli, Esq.
Executive Director

Enc: Approved Scope of Work
Replacement Page 6 of the Amended Grant Agreement

C: Joseph W. Sabatini, Township Manager
Philip Crosson, Jr., Township Deputy Manager
Cindy Church, Township Clerk
Cory L. Stoner, P.E., C.M.E., Township Engineer (Harold E. Pellow & Associates, Inc.)



HAROLD E. PELLOW & ASSOCIATES, INC.

CONSULTING ENGINEERS · PLANNERS · LAND SURVEYORS

ESTABLISHED 1969

HAROLD E. PELLOW, PRESIDENT
*2022 Distinguished Engineering Service Award
from the NJ Society of Professional Engineers
NJ – P.E. & L.S., NJ – P.P., NJ – C.M.E.*

CORY L. STONER, EXEC. VICE PRESIDENT
NJ – P.E., NJ – P.P., NJ – C.M.E.

ANN PELLOW WAGNER
NJ – C.L.A., VA – C.L.A., PA – C.L.A.
(5/26/84 – 7/27/89)

MATTHEW J. MORRIS
NJ – L.L.A., NJ – P.P.

DAVID B. SIMMONS, JR., VICE PRESIDENT
NJ – P.E. & L.S., NJ – P.P., NJ – C.M.E.
NY – P.E. & L.S., PA – P.E. & L.S.

THOMAS G. KNUTELSKY, ASSOCIATE
NJ – P.E., NJ – P.P.

June 30, 2025

Updated: July 8, 2025

Via Email (jsabatini@byramtwp.org)

MEMORANDUM TO: Mr. Joseph Sabatini, Byram Township Manager

FROM: Cory L. Stoner, P.E., C.M.E., Byram Township Engineer

SUBJECT: New Jersey Highlands Council Grant Request
East Brookwood Stormwater Management Study
Byram Township, Sussex County

Dear Joe:

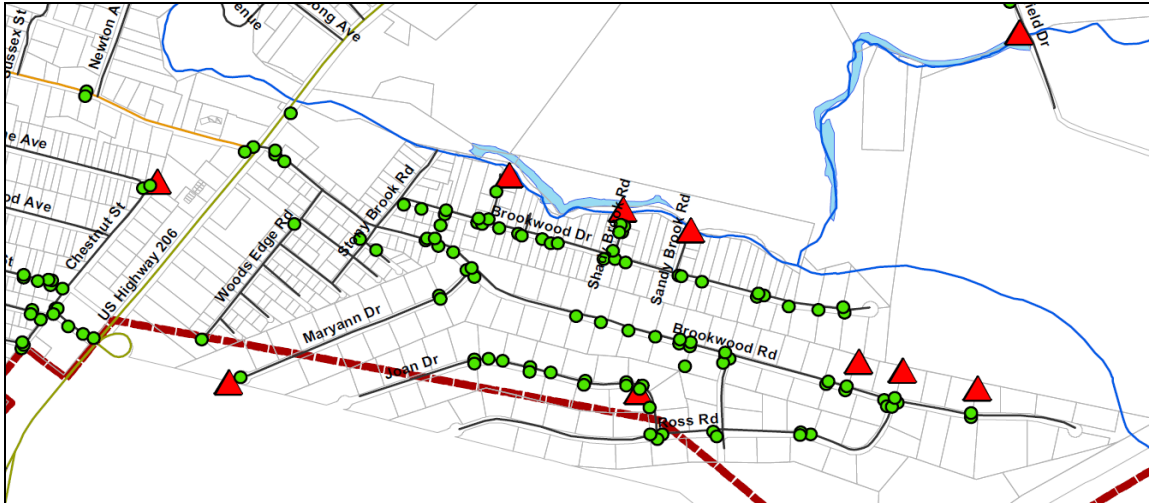
As you are aware, Byram Township is a mix of older plan developments (East Brookwood and West Brookwood), lake communities (Lake Lackawanna, Cranberry Lake, and Forest Lake), and newer communities (Fieldstone Trail, Lynn Drive, etc...) which all have varying types of stormwater issues. These issues include but are not limited to problems with wet and flooded residential properties, drainage pipe outfall soil erosion, siltation of community lakes, and the deterioration of municipal roadways.

The newer communities located in the northern portion of the Township have curbed lined roadways, significant roadway collection systems and stormwater management facilities that were designed to properly control stormwater runoff. These communities have isolated issues but were much better designed than the older plan communities that were developed decades ago. The older communities have little defined infrastructure and have drainage systems that are not complete. Most of the drainage issues in the Township exist in these older communities.

One such older development is the East Brookwood community in the southern section of the Township. This community was developed over the years with limited drainage systems and has stormwater discharged directly onto private properties in multiple areas. Drainage structures and pipes have been added over the years to try to address the many problems that exist, but a comprehensive stormwater management system has not been implemented. In some locations like along Briar Lane, Joan Drive and Ross Road, drainage collection systems were constructed but no stormwater retention facilities were provided and the systems were tied directly into undersized drainage networks in the older section of the community. It is my opinion that the East Brookwood section of the Township has the largest concerns when it comes to drainage system capacity, damage to private property, and impacts to environmentally sensitive areas located near outfall discharges.

A map illustrating the location of catch basins (green circles) and outfall structures (red triangles) in much of this community is shown below.

East Brookwood – Stormwater Inlets & Outfall Structures



With the above being stated, it is my recommendation that a stormwater management study of the East Brookwood community be completed. This study will define existing drainage areas and system capacities, determine whether redirecting stormwater would be practical or whether system capacity upgrades were warranted, outline impacts to private properties under existing and proposed conditions, develop stormwater management facilities to meet current NJDEP BMP requirements, outline possible green infrastructure improvements that could be implemented, and determine what environmental permits may be required. The work would also include determining if any easements or land acquisitions will be needed to install any recommended drainage or stormwater management improvements.

The final product of the study will be a Stormwater Management Report that will summarize the findings of the study and will include a list of recommended projects that the Township may implement to address the issues that exist today. This study will also include a discussion of how the implementation of the recommended improvements will assist Byram Township in being consistent with the goals and objectives of the Highlands Regional Master Plan (RMP). A key focus of this discussion will be how any improvement proposed as part of this study will agree with the main objectives of the RMP to protect, restore, and enhance the quality and quantity of surface and groundwater while preserving and natural resources.

The tasks anticipated with this study and the estimated cost for each task are summarized below:

- **Task #1- Prepare East Brookwood Drainage Systems Base Mapping:** A base map will be prepared of the East Brookwood section of the Township. This map will be prepared utilizing available aerial mapping, GIS parcel data, MS4 stormwater inlet and outfall mapping, and various NJDEP GIS data information. Field Survey work by HPA will also be performed to obtain detailed elevations of pipes, stormwater inlets and existing detention basin facilities.

Cost to Complete: Engineer = 16 hours x \$150 = \$2,400.00
GIS/CADD = 14 hours x \$100 = \$1,400.00
Field Survey Crew = 16 hours x \$200 = \$3,200
Total Cost = \$7,000.00

- **Task #2- Prepare Environmental Constraints Mapping:** HPA will prepare mapping to show the environmental constraints that are located in and near the study area. It is anticipated that the constraints will consist of flood hazard areas, freshwater wetlands and associated transition areas, and various animal habitat that may be located in the area. This information is needed to determine environmental permits that may be required for various improvements options that will be reviewed with this study.

Cost to Complete: Engineer = 10 hours x \$150 = \$1,500.00
GIS/CADD = 10 hours x \$100 = \$1,000.00
Total Cost = \$2,500.00

- **Task #3 - Prepare System Drainage Area Maps:** With base mapping in hand, HPA will then prepare a detailed drainage area map that will illustrate drainage areas to each inlet and/or drainage system that exists today. These drainage areas will assist in the next step of the study which will involve system capacities by determining how much stormwater is flowing to each collection point.

Cost to Complete: Engineer = 16 hours x \$150 = \$2,400.00
GIS/CADD = 6 hours x \$100 = \$600.00
Total Cost = \$3,000.00

- **Task #4 - Prepare Drainage System Capacities and Flows:** With drainage areas being delineated, and inlet/pipes/basins being located with elevations, HPA will then prepare a model of the stormwater system to determine the capacity of the system and outline the flows that are being experienced at every pipe outfall.

Cost to Complete: Engineer = 20 hours x \$150 = \$3,000.00
GIS/CADD = 5 hours x \$100 = \$500.00
Total Cost = \$3,500.00

- **Task #5 - Develop Stormwater Management Conceptual Designs:** HPA will prepare alternatives that could be considered as part of future stormwater management improvement projects. Conceptual designs will be prepared for chosen alternatives that will serve to address undersized drainage pipes, damage that occurs to privately owned property, inadequate stormwater retention, and soil erosion that is occurring at outfall locations located near Lubbers Run. The focus of these alternatives will be to address stormwater flow management while enhancing water quality, promote the infiltration of stormwater into the ground and minimize any additional impacts to environmentally sensitive areas.

Cost to Complete: Engineer = 80 hours x \$150 = \$12,000.00
GIS/CADD = 30 hours x \$100 = \$3,000.00
Total Cost = \$15,000.00

- **Task #6 - Prepare Engineering Cost Estimates:** An engineering cost estimate will be prepared for each conceptual design prepared by HPA. These costs will include estimated construction costs, permit costs, engineering design, and construction inspection and management costs.

Cost to Complete: Engineer = 20 hours x \$150 = \$3,000.00

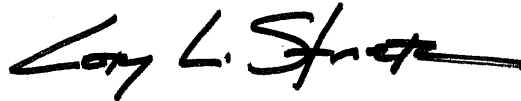
- **Task #7 - Prepare Stormwater Management Report:** HPA will prepare a final stormwater management report for this study project. This report will provide copies of all the maps prepared for the study, a summary of the system deficiencies, a discussion of recommended alternatives and a review of the costs for recommended projects. This report will also include a discussion of how the implementation of the recommended improvements will assist Byram Township in being consistent with the goals and objectives of the Highlands Regional Master Plan (RMP).

Cost to Complete: Engineer = 30 hours x \$150 = \$4,500.00
GIS/CADD = 15 hours x \$100 = \$1,500.00
Total Cost = \$6,000.00

The estimated cost for the seven (7) tasks discussed above will be **\$40,000.00**. This cost will include reviews, inspections, investigations, meetings, searches, research and other incidental tasks necessary for the preparation of this study. Work activities related to this study will start within 30 days of authorization and a final Stormwater Management Report will be provided within 6 months of that authorization.

I trust the above summary will be found to be satisfactory. If you have any questions regarding any of the items discussed above, please do not hesitate to contact me.

Very truly yours,



Cory L. Stoner, P.E., C.M.E.
HAROLD E. PELLOW & ASSOCIATES, INC.
Byram Township Engineer

CLS:cls

P:\PROPOSALS\BYRAM\HIGHLANDS GRANT - EAST BROOKWOOD STORMWATER MANAGEMENT\SABATINI - EAST BROOKWOOD STORMWATER MANAGEMENT STUDY.DOC

8. Budget	
Amount of Previous Grant Reimbursements	\$332,472.16
Amount of Active Programmatic Grant Funds	\$356,992.98
Project Cost Breakdown	
Project Components	Cost Estimate
Task 1 – Housing Element and Fair Share Plan	\$36,000.00
Task 11b – Wastewater Management Plan	\$9,260.00
Task 14 – Stormwater Plan	\$133,942.98
Task 15 – Open Space & Recreation Plan; Long-Term Asset Management Plan; Economic Dev.	<u>\$177,790.00</u>
Total (All Tasks)	\$356,992.98
<i>The above figures are appropriations and not balances as several tasks have been partially reimbursed to date.</i>	
Source of Estimates	
As approved by the Highlands Council in the Highlands Implementation Plan and Schedule pursuant to Highlands Council Resolutions 2014-31, December 4, 2014; 2018-17, December 6, 2018; 2021-28, October 21, 2021; 2022-2, December 1, 2022 (modified July 10, 2023); 2023-18, September 21, 2023; 2024-27, October 17, 2024; 2024-32, December 12, 2024; and, 2025-19, July 17, 2025.	
Revised August 8, 2025	

**TOWNSHIP OF BYRAM
RESOLUTION NO. 051-2026**

**FINAL ACCEPTANCE OF DRAINAGE IMPROVEMENTS TO BELTON
STREET**

WHEREAS, on August 12, 2025, by adoption of Resolution No. 156-2025 the Byram Township Council, County of Sussex, State of New Jersey, awarded Portofino Builders, LLC for proposed drainage improvements to Belton Street for an amount not to exceed \$119,133.00; and

WHEREAS, on November 17, 2025 by adoption of Resolution No. 193-2025 the Byram Township Council, County of Sussex, State of New Jersey authorized Change Order No. 1 resulting in a net increase of \$22,752.50; and

WHEREAS, in the Township Engineer's memo dated January 26, 2026, he recommended that said project be accepted.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor & Council of the Township of Byram, County of Sussex, State of New Jersey, that it hereby concurs with the Township Engineer's recommendation and accepts the drainage improvements to Belton Street

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

ATTEST: I certify that the foregoing resolution was adopted by the Byram Township Council at a meeting held on February 3, 2026.

Cynthia Church, RMC
Municipal Clerk



HAROLD E. PELLOW & ASSOCIATES, INC.

CONSULTING ENGINEERS · PLANNERS · LAND SURVEYORS

ESTABLISHED 1969

HAROLD E. PELLOW, PRESIDENT
*2022 Distinguished Engineering Service Award
from the NJ Society of Professional Engineers*
NJ – P.E. & L.S., NJ – P.P., NJ – C.M.E.

ANN PELLOW WAGNER
NJ – C.L.A., VA – C.L.A., PA – C.L.A.
(5/26/84 – 7/27/89)

DAVID B. SIMMONS, JR., VICE PRESIDENT
NJ – P.E. & L.S., NJ – P.P., NJ – C.M.E.
NY – P.E. & L.S., PA – P.E. & L.S.

CORY L. STONER, EXEC. VICE PRESIDENT
NJ – P.E., NJ – P.P., NJ – C.M.E.

MATTHEW J. MORRIS
NJ – L.L.A., NJ – P.P.

THOMAS G. KNUTELSKY, ASSOCIATE
NJ – P.E., NJ – P.P.

January 26, 2026

VIA E-MAIL (jsabatini@byramtwp.org)

MEMORANDUM TO: Mr. Joseph Sabatini, Byram Township Manager

FROM: Cory L. Stoner, P.E., C.M.E., Byram Township Engineer

SUBJECT: RECOMMENDATION TO ACCEPT PROJECT
Proposed Drainage Improvements to Belton Street
Byram Township, Sussex County
HPA No. 25-346

Dear Joe,

The above-referenced project has been completed. I now recommend that this project be accepted by the Mayor and Township Council by resolution. Once accepted, our office will have Portofino Builders LLC secure the project maintenance bond and provide final documents for the closeout of the project.

If you have any questions, please feel free to contact me

Very truly yours,

Cory L. Stoner, P.E., C.M.E.
HAROLD E. PELLOW & ASSOCIATES, INC.
Byram Township Engineer

CLS:cls

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Enclosures:

cc: VIA E-MAIL
Ashleigh Frueholz - Township CFO afrueholz@byramtwp.org
Miguel Carreira – Portofino Builders LLC portofinobuilders@gmail.com

Byram Township, Sussex County, New Jersey

RESOLUTION NO. 049-2026

DCA Local Recreation Improvement Grant – Football Field Lighting

Whereas, the Township of Byram desires to apply for and obtain a grant from the New Jersey Department of Community Affairs for approximately \$150,000.00 to carry out a project to Replace the lights at the Football Field at CO Johnson Field.

Be it therefore RESOLVED,

- 1) that the Township of Byram does hereby authorize the application for such a grant; and,
- 2) recognizes and accepts that the Department may offer a lesser or greater amount and therefore, upon receipt of the grant agreement from the New Jersey Department of Community Affairs, does further authorize the execution of any such grant agreement; and also, upon receipt of the fully executed agreement from the Department, does further authorize the expenditure of funds pursuant to the terms of the agreement between Byram Township and the New Jersey Department of Community Affairs.

Be it further RESOLVED, that the persons whose names, titles, and signatures appear below are authorized to sign the application, and that they or their successors in said titles are authorized to sign the agreement, and any other documents necessary in connection therewith:

X _____
Joseph Sabatini, Township Manager

X _____
Alexander Rubenstein, Mayor

CERTIFICATION:

I, Cynthia Church, the Township Clerk, of the Township of Byram hereby certify that at a meeting of the Board of Directors / Governing Body held on February 3, 2026 the above RESOLUTION was duly adopted.

(TOWNSHIP SEAL)

Cynthia Church, RMC
Byram Township Clerk

List of Bills - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Vendor	Description	Payment	Check Total
Claims Account			
2255 - ANDOVER, TOWNSHIP OF	PO 31645 1ST QUARTER 2026 JOINT MUNICIPAL COURT	38,092.44	38,092.44
106 - ATLANTIC COMMUNICATIONS, INC	PO 31412 Fire Dept - Modem Antenna Replacement fr	720.00	
	PO 31425 FIRE DEPT - RADIO INSTALLTION: ASSISTANT	835.50	
	PO 31700 POLICE - CAR #6 & #8 - RADIO & SIREN REP	312.50	1,868.00
3961 - BROADVOICE - LOCKBOX #913150	PO 31611 1ST QUARTER 2026 SERVICE FEES FOR PHONE	832.34	832.34
189 - BYRAM ANIMAL HOSPITAL	PO 31749 2026 RABIES CLINIC - SYRINGES	31.50	31.50
2858 - BYRAM, TOWNSHIP OF - PETTY CASH	PO 31758 ESTABLISH 2026 PETTY CASH FUND - APPROVE	150.00	150.00
3994 - COLBY WATER COMPANY	PO 31745 ESCROW RELEASE	1,887.50	1,887.50
2392 - COUNTY OF SUSSEX	PO 30081 FIRE DEPT - ANNUAL FIT TESTING - QT DATE	750.00	750.00
2104 - DOVER BRAKE & CLUTCH CO., INC.	PO 31566 2026 Blanket for Supplies	550.52	550.52
448 - EDMUNDS GOVTECH, INC.	PO 31696 2026 FUND ACCOUNTING - SUPPORT & MAINTEN	3,841.30	
	PO 31696 2026 FUND ACCOUNTING - SUPPORT & MAINTEN	677.88	
	PO 31732 2026 TAX SYSTEM SUPPORT & MAINTENANCE	4,906.13	
	PO 31732 2026 TAX SYSTEM SUPPORT & MAINTENANCE	4,906.12	14,331.43
3345 - EM ELECTRICAL CONTRACTORS, LLC	PO 31722 2026 Fire Alarm Monitoring	135.00	
	PO 31723 Fire Alarm Maintenance & Monitoring	1,049.00	1,184.00
3860 - ERIC M. BERNSTEIN & ASSOCIATES, LLC	PO 31494 SPECIAL PROSECUTOR - NOVEMBER 2025 SERVI	157.50	
	PO 31731 SPECIAL PROSECUTOR - DECEMBER 2025 SERVI	105.00	262.50
524 - FIREFIGHTER ONE, LLC	PO 31216 POLICE - ROAD FLARES - QUOTE #SQ-0030154	1,308.00	1,308.00
542 - FOREST LAKES WATER CO	PO 30059 2025 BLANKET - WATER SERVICE	125.00	125.00
3484 - FOVEONICS IMAGING TECHNOLOGIES, INC.	PO 31699 2025 OFF-SITE WEB BASED STORAGE ANNUAL C	9,144.00	9,144.00
3700 - FRED BEANS FORD OF WASHINGTON	PO 31565 2026 Blanket for Parts	6,482.53	6,482.53
607 - GFOA OF NJ	PO 31759 2026 Membership Dues - Frueholz	100.00	100.00
3535 - GRACIE & HARRIGAN CONSULTING FORESTERS,	PO 30140 COMMUNITY FORESTRY MANAGEMENT PLAN - APP	1,250.00	
	PO 30140 COMMUNITY FORESTRY MANAGEMENT PLAN - APP	1,750.00	3,000.00
1786 - GROUP SALES BOX OFFICE, LLC	PO 31730 RECREATION - MJ THE MUSICAL	7,120.00	7,120.00
649 - HAROLD E. PELLOW & ASSOCIATES,	PO 30055 1ST QUARTER 2025 BLANKET PURCHASE ORDER	450.00	
	PO 31683 ESCROW - AUGUST 2025 SERVICES - LANDSCAP	57.75	
	PO 31684 ESCROW - OCTOBER 2025 SERVICES - LANDSCA	115.50	
	PO 31686 ESCROW - OCTOBER 2025 SERVICES - LOWRIE	362.50	
	PO 31687 ESCROW - OCTOBER 2025 SERVICES - GUERRA	217.50	
	PO 31688 ESCROW - OCTOBER 2025 SERVICES - SHRENSE	108.75	
	PO 31689 ESCROW - OCTOBER 2025 SERVICES - PRESTIA	360.00	1,672.00
649 - HAROLD E. PELLOW & ASSOCIATES,	PO 31690 ESCROW - OCTOBER 2025 SERVICES - LISK	480.00	
	PO 31705 ESCROW - SEPTEMBER 2025 SERVICES - VALLE	145.00	
	PO 31706 ESCROW - NOVEMBER 2025 SERVICES - PIRNOS	260.50	
	PO 31707 ESCROW - NOVEMBER 2025 SERVICES - VENTUR	852.50	1,738.00
3077 - HARRAH'S RESORT ATLANTIC CITY	PO 31715 NJRPA CONFERENCE LODING - CONFIRMATION #	292.62	292.62
160 - HOPATCONG, BOROUGH OF	PO 31632 1ST-2ND QUARTER 2026 ANIMAL CONTROL SERV	3,251.25	3,251.25
3378 - IDEMIA IDENTITY & SECURITY USA, LLC	PO 31118 POLICE - LIVE SCAN SYSTEM UPGRADE - NJ S	3,082.00	3,082.00
751 - JCP&L	PO 31741 MONTHLY SERVICE	454.95	454.95
751 - JCP&L	PO 31742 MONTHLY SERVICE	2,106.84	2,106.84
751 - JCP&L	PO 31754 MONTHLY SERVICE	298.48	298.48
751 - JCP&L	PO 31755 MONTHLY SERVICE	94.26	94.26
751 - JCP&L	PO 31756 MONTHLY SERVICE	123.89	123.89
751 - JCP&L	PO 31762 MONTHLY SERVICES	2,328.28	2,328.28
3412 - KONICA MINOLTA PREMIER FINANCE	PO 31638 JAN-APRIL 2026 BLANKET PURCHASE ORDER -	147.30	147.30
3412 - KONICA MINOLTA PREMIER FINANCE	PO 31639 JAN-APRIL 2026 BLANKET PURCHASE ORDER -	130.19	130.19
3921 - LAWSON PRODUCTS, INC.	PO 31324 FIRE DEPT - NEW TOOLS - QUOTE #22561831	7,498.19	
	PO 31579 2026 Blanket for Supplies	231.77	7,729.96
892 - LENAPE VALLEY REGIONAL H S	PO 31714 MAC GRANT - MOVIE NIGHT: AUDITORIUM USAG	382.50	382.50
3699 - MARAZITI FALCON, LLP	PO 31685 ESCROW - NOVEMBER 2025 SERVICES - CARKHU	105.00	
	PO 31703 ESCROW - MAY 2024 SERVICES - L&A CONSTRU	46.00	
	PO 31703 ESCROW - MAY 2024 SERVICES - L&A CONSTRU	59.00	
	PO 31704 ESCROW - JUNE 2024 SERVICES - L&A CONSTR	175.00	
	PO 31734 AFFORDABLE HOUSING - DECEMBER 2025 SERVI	52.50	
	PO 31746 ESCROW - DECEMBER 2025 SERVICES - VENTUR	122.50	560.00
3822 - MOBILE WELLNESS TRAINING, LLC	PO 31695 OCTOBER-DECEMBER 2025 SENIOR EXERCISE CL	4,000.00	4,000.00
2875 - MORTON SALT, INC.	PO 31512 2025 BLANKET PURCHASE ORDER - ROCK SALT	23,161.58	23,161.58

List of Bills - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Vendor	Description	Payment	Check Total
3824 - MUNCO	PO 31648 UCC - 2026 CONSTRUCTION OFFICIAL MEMBERS	100.00	100.00
1147 - N.W.J.T.A.A.	PO 31747 CONSTRUCTION - TECHNICAL ASSISTANT 2026	50.00	50.00
2437 - NAVITEND	PO 31311 ADMIN/ASSESSOR - NEW LAPTOP SETUP & WIND	630.00	
	PO 31620 1ST QUARTER 2026 - COMPUTER SERVICES - B	9,172.91	9,802.91
1209 - NJRPA	PO 31737 ANNUAL CONFERENCE	470.00	470.00
3440 - NJSL 301, LLC	PO 31757 TSC #24-00016 - Lien Redemption - 328 Am	600.00	
	PO 31757 TSC #24-00016 - Lien Redemption - 328 Am	10,469.66	11,069.66
1151 - NTOA	PO 31561 POLICE - CRISIS NEGOTIATION TRAINING - P	801.00	801.00
1301 - PERFORMANCE TRAILERS, INC.	PO 31608 Trailer Repair Parts	78.00	78.00
1315 - PITNEY BOWES, INC.	PO 31609 2026 BLANKET PURCHASE ORDER - METER RENT	478.59	478.59
1327 - POWERCO, INC.	PO 31672 2026 Blanket for Parts	45.92	45.92
3794 - PRUDENTIAL CENTER - GROUP SALES	PO 31751 RECREATION - RINGLING BROTHERS TICKETS	1,879.28	1,879.28
3569 - RELIANT FIRE HOSE TESTING, INC.	PO 30953 FIRE DEPT - HOSE TESTING - ESTIMATE #251	3,970.80	3,970.80
1432 - RONETCO SUPERMARKETS, INC	PO 31693 REFRESHMENTS - REORG COUNCIL MEETING	28.98	28.98
3652 - ROYALTY CLEANING SERVICES, LLC	PO 31719 1ST QUARTER 2026 BLANKET PURCHASE ORDER	567.32	567.32
1468 - SCMUA	PO 31571 2026 Blanket for Leaf & Brush Disposal	948.10	
	PO 31658 1ST QUARTER 2026 BLANKET PURCHASE ORDER	14,023.90	14,972.00
1554 - STATE OF NEW JERSEY	PO 31752 FEBRUARY 2026 HEALTH INSURANCE PREMIUMS	2,814.98	
	PO 31752 FEBRUARY 2026 HEALTH INSURANCE PREMIUMS	170,623.87	
	PO 31752 FEBRUARY 2026 HEALTH INSURANCE PREMIUMS	1,446.49	174,885.34
2699 - STATE TREASURER	PO 31694 CTC CERTIFICATION RENEWAL	50.00	50.00
1558 - STATEWIDE C/O PKF O’CONNOR DAVIES	PO 31724 1st Qtr 2026 Workers Compensation & Liab	86,491.00	86,491.00
2511 - STUART B. KLEPESCH, ESQ.	PO 29907 IN-REM FORECLOSURE - ESTIMATE DATE: 10/3	1,445.00	1,445.00
2511 - STUART B. KLEPESCH, ESQ.	PO 31269 BANKRUPTCY FILING ASSISTANCE RE: STONEWO	1,312.50	1,312.50
1045 - TCTA MEMBERSHIP SERVICES	PO 31702 2026 MEMBERSHIP DUES - MCELROY	125.00	
	PO 31727 2026 MEMBERSHIP DUES - FRUEHOLZ	125.00	250.00
1646 - TCTA OF SUSSEX & WARREN CNTY	PO 31692 2026 ANNUAL MEMBERSHIP DUES	40.00	40.00
2151 - THE STANDARD INSURANCE CO.	PO 31594 1ST QUARTER 2026 LIFE INSURANCE PREMIUMS	1,721.47	1,721.47
2291 - TREE KING, INC.	PO 31380 Tree Removal - School House - Qt Date: 1	2,925.00	2,925.00
1884 - VERIZON	PO 31743 Monthly Service	278.97	278.97
1889 - VERIZON WIRELESS	PO 31760 MONTHLY SERVICE	76.70	
	PO 31761 MONTHLY SERVICE	165.10	241.80
1902 - VOGEL, CHAIT, COLLINS AND SCHNEIDER	PO 31521 AFFORDABLE HOUSING - NOVEMBER 2025 SERVI	360.00	360.00
3753 - W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LL	PO 31711 DPW - D-2 Repairs	1,979.07	1,979.07
1926 - WB MASON CO., INC.	PO 31390 DPW - JANITORIAL SUPPLIES - ORDER #S1577	176.67	
	PO 31559 FINANCE/TAX - OFFICE SUPPLIES - ORDER #S	139.75	316.42
1954 - WITMER PUBLIC SAFETY GROUP, INC.	PO 31346 FIRE DEPT - SCBA BOTTLE REPLACEMENT - QU	16,151.20	16,151.20
3996 - WSFS CF ACTLIEN HOLDING	PO 31753 Lien Redemption - TSC #2023-005 - 141 La	45,721.23	
	PO 31753 Lien Redemption - TSC #2023-005 - 141 La	22,600.00	68,321.23
TOTAL			539,857.32

Summary By Account

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT
01-103-01-000-001	Petty Cash			150.00	
01-201-20-100-020	GENERAL ADMIN OE	18,871.52			
01-201-20-110-020	MAYOR & COUNCIL OE	28.98			
01-201-20-130-020	FINANCE ADMINISTRATION OE	6,247.13			
01-201-20-145-020	TAX COLLECTION OE	3,191.75			
01-201-21-185-020	ZONING COMMISSION OE	38.01			
01-201-23-210-020	GENERAL LIABILITY	63,653.25			
01-201-23-215-020	WORKERS COMP	22,837.75			
01-201-23-220-020	GROUP INSURANCE	170,267.29			
01-201-25-240-020	POLICE OE	1,007.89			
01-201-25-253-020	MUNICIPAL COURT OE	38,092.44			
01-201-26-290-020	ROAD REPAIR & MAINT OE	1,023.49			
01-201-26-292-020	FLEET MAINTENANCE	7,156.97			
01-201-26-310-020	PUBLIC BLDGS & GROUNDS OE	1,301.32			
01-201-26-335-030	GARBAGE CONTRACT	13,641.43			

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT

01-201-27-340-020	ANIMAL CONTROL OE	3,251.25			
01-201-28-375-020	PARKS & PLAYGROUNDS OE	762.62			
01-201-31-440-020	TELEPHONE	1,111.31			
01-201-32-465-000	RECYCLING TAX APPROP.	382.47			
01-203-20-100-020	(2025) GENERAL ADMIN OE		420.00		
01-203-20-130-020	(2025) FINANCE ADMINISTRATION OE		35.60		
01-203-20-150-020	(2025) TAX ASSESSMENT OE		210.00		
01-203-20-155-020	(2025) LEGAL SERVICES		1,575.00		
01-203-20-165-020	(2025) ENGINEERING		450.00		
01-203-21-180-020	(2025) PLANNING BD OE		646.50		
01-203-23-220-020	(2025) GROUP INSURANCE		2,078.05		
01-203-25-240-020	(2025) POLICE OE		4,390.00		
01-203-25-265-020	(2025) FIRE OE		13,054.49		
01-203-26-290-020	(2025) ROAD REPAIR & MAINT OE		26,086.58		
01-203-26-292-020	(2025) FLEET MAINTENANCE		3,011.57		
01-203-26-310-020	(2025) PUBLIC BLDGS & GROUNDS OE		751.67		
01-203-31-430-020	(2025) ELECTRICITY		2,750.65		
01-203-31-435-020	(2025) STREET LIGHTING		2,656.05		
01-204-55-000	Accounts Payable			1,445.00	
01-213-07-000-000	RESERVE - FEDERAL/STATE GRANTS			2,339.95	
01-216-55-000-000	Third Party Liens			56,190.89	
01-260-05-100	Due to Claims			0.00	471,108.87

TOTALS FOR	Current fund	352,866.87	58,116.16	60,125.84	471,108.87
=====					
04-215-55-061-000	ACQUISITION OF SCBA EQUIPMENT (014-2025)			16,151.20	
04-260-05-100	Due to Claims			0.00	16,151.20

TOTALS FOR	Capital	0.00	0.00	16,151.20	16,151.20
=====					
05-201-55-502-020	OPERATING OE	7,030.49			
05-260-05-100	Due to Claims			0.00	7,030.49

TOTALS FOR	Sewer	7,030.49	0.00	0.00	7,030.49
=====					
12-260-05-100	Due to Claims			0.00	31.50
12-286-56-000-001	Reserve - Dog Trust			31.50	

TOTALS FOR	Animal Trust	0.00	0.00	31.50	31.50
=====					
17-260-05-100	Due to Claims			0.00	1,250.00
17-286-56-000-001	Reserve - Open Space			1,250.00	

TOTALS FOR	Open Space Trust	0.00	0.00	1,250.00	1,250.00
=====					
18-260-05-100	Due to Claims			0.00	975.00
18-280-56-000	Reserve For Developers Deposits			975.00	

TOTALS FOR	Developers Escrow Fund Fulton Bank	0.00	0.00	975.00	975.00
=====					
19-260-05-100	Due to Claims			0.00	26,164.98
19-286-56-000-015	Reserve - Tax Sale Premiums			23,200.00	
19-286-56-000-400	Reserve - Uniform Construction Code			2,964.98	

TOTALS FOR	Other Trust	0.00	0.00	26,164.98	26,164.98
=====					
20-260-05-100	Due to Claims			0.00	12,999.28
20-286-56-009-000	Recreation Programs OLD			3,400.00	
20-286-56-011-000	TRIPS			8,999.28	
20-286-56-300-000	PROGRAMMING			600.00	

TOTALS FOR	Recreation Trust	0.00	0.00	12,999.28	12,999.28
=====					

ACCOUNT	DESCRIPTION	CURRENT YR	APPROP. YEAR	NON-BUDGETARY	CREDIT

24-260-05-100	Due to Claims			0.00	4,146.00
24-280-56-000	Reserve for Developers Escrow Deposits			4,146.00	

TOTALS FOR	Developers Escrow - VNB	0.00	0.00	4,146.00	4,146.00
		=====	=====	=====	=====

Total to be paid from Fund 01 Current fund	471,108.87
Total to be paid from Fund 04 Capital	16,151.20
Total to be paid from Fund 05 Sewer	7,030.49
Total to be paid from Fund 12 Animal Trust	31.50
Total to be paid from Fund 17 Open Space Trust	1,250.00
Total to be paid from Fund 18 Developers Escrow Fund Fulton Bank	975.00
Total to be paid from Fund 19 Other Trust	26,164.98
Total to be paid from Fund 20 Recreation Trust	12,999.28
Total to be paid from Fund 24 Developers Escrow - VNB	4,146.00
	=====
	539,857.32

Checks Previously Disbursed

9011526	BYRAM TWP PAYROLL ACCT	01/15/2026 Payroll	224,824.85	1/13/2026
9123125	BYRAM TWP PAYROLL ACCT	12/31/2025 Payroll Adjustment	229.50	1/22/2026

			225,054.35	

Totals by fund	Previous Checks/Voids	Current Payments	Total

Fund 01 Current fund	225,054.35	471,108.87	696,163.22
Fund 04 Capital		16,151.20	16,151.20
Fund 05 Sewer		7,030.49	7,030.49
Fund 12 Animal Trust		31.50	31.50
Fund 17 Open Space Trust		1,250.00	1,250.00
Fund 18 Developers Escrow Fund Fulton Bank		975.00	975.00
Fund 19 Other Trust		26,164.98	26,164.98
Fund 20 Recreation Trust		12,999.28	12,999.28
Fund 24 Developers Escrow - VNB		4,146.00	4,146.00

BILLS LIST TOTALS	225,054.35	539,857.32	764,911.67
			=====

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
Current fund					
DEPARTMENT 000					
01-103-01-000-001	31758 BYRAM, TOWNSHIP OF - PETTY CASH	ESTABLISH 2025 PETTY CASH FUND - APPROVE	150.00		
	Petty Cash	TOTAL FOR ACCOUNT			150.00
01-204-55-000	29907 STUART B. KLEPESCH, ESQ.	JANUARY 2025- JANUARY 2026 SERVICES FOR	1,445.00		
	Accounts Payable	TOTAL FOR ACCOUNT			1,445.00
01-216-55-000-001	31753 WSFS CF ACTLIEN HOLDING	Lien Redemption - TSC #2023-005 - 141 La	35,244.20		
	31757 NJSL 301, LLC	TSC #24-00016 - Lien Redemption - 328 Am	9,342.93		
	Principal	TOTAL FOR ACCOUNT			44,587.13
01-216-55-000-002	31757 NJSL 301, LLC	TSC #24-00016 - Lien Redemption - 328 Am	1,126.73		
	31753 WSFS CF ACTLIEN HOLDING	Lien Redemption - TSC #2023-005 - 141 La	10,477.03		
	Interest & Costs	TOTAL FOR ACCOUNT			11,603.76
					=====
TOTAL for DEPARTMENT 000					57,785.89
DEPARTMENT 100					
01-201-20-100-201	31609 PITNEY BOWES, INC.	1ST QUARTER 2026 METER RENTAL	478.59		
	Postage	TOTAL FOR ACCOUNT			478.59
01-201-20-100-216	31620 NAVITEND	FEBRUARY 2026 COMPUTER SERVICES	4,578.94		
	31620 NAVITEND	JANUARY 2026 COMPUTER SERVICES	4,593.97		
	Computer Services	TOTAL FOR ACCOUNT			9,172.91
01-201-20-100-250	31761 VERIZON WIRELESS	Community Relations - iPad - Acct #28217	38.01		
	31761 VERIZON WIRELESS	Administration - iPad - Acct #282179761-	38.01		
	Cell Phone -Administration	TOTAL FOR ACCOUNT			76.02
01-201-20-100-272	31699 FOVEONICS IMAGING TECHNOLOGIES, INC.	6 REPOSITORIES	2,520.00		
	31699 FOVEONICS IMAGING TECHNOLOGIES, INC.	55.2 GB X 12 MOS X \$10	6,624.00		
	Miscellaneous	TOTAL FOR ACCOUNT			9,144.00
01-203-20-100-272	31311 NAVITEND	NEW WORKSTATION - CONFIGURATION & DEPLOY	420.00		
	(2025) Miscellaneous	TOTAL FOR ACCOUNT			420.00
					=====
TOTAL for DEPARTMENT 100					19,291.52
DEPARTMENT 110					
01-201-20-110-200	31693 RONETCO SUPERMARKETS, INC	REORG MEETING - REFRESHMENTS	28.98		
	Office Supplies	TOTAL FOR ACCOUNT			28.98
					=====
TOTAL for DEPARTMENT 110					28.98

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 130					
01-201-20-130-200	31559	WB MASON CO., INC.	ITEM #ASP30498 - ALLSOP ADJUSTABLE CURVE	49.69	
	31559	WB MASON CO., INC.	ITEM #FEL00703 - BANKERS BOX STOR/FILE S	90.06	
	Office Supplies		TOTAL FOR ACCOUNT		139.75
01-201-20-130-202	31727	TCTA MEMBERSHIP SERVICES	2026 MEMBERSHIP DUES - ASHLEIGH FRUEHOLZ	125.00	
	31759	GFOA OF NJ	2026 MEMBERSHIP DUES - FRUEHOLZ	100.00	
	Dues & Memberships		TOTAL FOR ACCOUNT		225.00
01-201-20-130-209	31638	KONICA MINOLTA PREMIER FINANCE	JANUARY 2026 LEASE PAYMENT	111.70	
	Copy Machine		TOTAL FOR ACCOUNT		111.70
01-201-20-130-216	31696	EDMUNDS GOVTECH, INC.	WEB REQUISITION SUPPORT	850.00	
	31732	EDMUNDS GOVTECH, INC.	MSI TO MCSJ HOSTING FEES	1,929.38	
	31696	EDMUNDS GOVTECH, INC.	FUND ACCOUNTING SYSTEM SUPPORT (2-3 USER	2,991.30	
	Computer Services		TOTAL FOR ACCOUNT		5,770.68
01-203-20-130-209	31638	KONICA MINOLTA PREMIER FINANCE	4TH QUARTER 2025 CLICKS	35.60	
	(2025) Copy Machine		TOTAL FOR ACCOUNT		35.60
				=====	
TOTAL for DEPARTMENT 130					6,282.73

DEPARTMENT 145				
01-201-20-145-202	31694	STATE TREASURER	CTC CERTIFICATION RENEWAL - MICHELE MCEL	50.00
	31692	TCTA OF SUSSEX & WARREN CNTY	2026 REGULAR MEMBERSHIP DUES - MICHELE M	40.00
	31702	TCTA MEMBERSHIP SERVICES	2026 MEMBERSHIP DUES - MICHELE MCELROY	125.00
	Dues & Memberships		TOTAL FOR ACCOUNT	215.00
01-201-20-145-216	31732	EDMUNDS GOVTECH, INC.	MCSJ REAL PROPERTY TAX BILLING MAINTENAN	2,205.00
	31732	EDMUNDS GOVTECH, INC.	WIPP - TAX MAINTENANCE	771.75
	Computer Services		TOTAL FOR ACCOUNT	2,976.75
TOTAL for DEPARTMENT 145				3,191.75

DEPARTMENT 150				
	31311	NAVITEND	EXISTING WORKSTATION - UPDATE TO WINDOWS	210.00
01-203-20-150-272	(2025) Miscellaneous		TOTAL FOR ACCOUNT	210.00
				=====
TOTAL for DEPARTMENT 150				210.00

DEPARTMENT 155					
	31731	ERIC M. BERNSTEIN & ASSOCIATES, LLC	CORRESPONDENCE TO JOE SABATINI RE: MOVIN	52.50	
	31269	STUART B. KLEPESCH, ESQ.	AUGUST-DECEMBER 2025 SERVICES - BANKRUPT	1,312.50	
	31731	ERIC M. BERNSTEIN & ASSOCIATES, LLC	TELEPHONE CONFERENCE W/JOSEPH SABATINI R	52.50	
	31494	ERIC M. BERNSTEIN & ASSOCIATES, LLC	TELEPHONE CONFERENCE W/JOSEPH SABATINI R	105.00	

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 155					
01-203-20-155-808	31494	ERIC M. BERNSTEIN & ASSOCIATES, LLC	CORRESPONDENCE TO JOSEPH SABATINI RE: VI	52.50	
		(2025) Legal Retainer	TOTAL FOR ACCOUNT		1,575.00
					=====
TOTAL for DEPARTMENT 155					1,575.00
DEPARTMENT 165					
01-203-20-165-020	30055	HAROLD E. PELLOW & ASSOCIATES,	DECEMBER 2025 ENGINEERING SERVICES - 202	360.00	
	30055	HAROLD E. PELLOW & ASSOCIATES,	DECEMBER 2025 ENGINEERING SERVICES	90.00	
		(2025) ENGINEERING	TOTAL FOR ACCOUNT		450.00
					=====
TOTAL for DEPARTMENT 165					450.00
DEPARTMENT 180					
01-203-21-180-215	31703	MARAZITI FALCON, LLP	COMMUNICATIONS W/C. PHILLIPS REGARDING H	35.00	
	31703	MARAZITI FALCON, LLP	REVIEW & ANALYSIS OF RULES OF PROCEDURE;	24.00	
	31704	MARAZITI FALCON, LLP	REVIEW DRAFT NOTICE FOR TIERNAN DISMISSA	35.00	
	31704	MARAZITI FALCON, LLP	REVISIONS TO TIERNAN RESOLUTION; COMMUNI	17.50	
	31704	MARAZITI FALCON, LLP	DRAFT RESOLUTION FOR TIERNAN FOR DISMISS	122.50	
		(2025) Legal Services	TOTAL FOR ACCOUNT		234.00
01-203-21-180-224	31521	VOGEL, CHAIT, COLLINS AND SCHNEIDER	DRAFTING OF E-MAIL REGARDING STATUS OF H	180.00	
	31521	VOGEL, CHAIT, COLLINS AND SCHNEIDER	DRAFTING OF E-MAIL REGARDING CONSENT ORD	90.00	
	31521	VOGEL, CHAIT, COLLINS AND SCHNEIDER	TELEPHONE CONFERENCE REGARDING AHR DISPU	90.00	
	31734	MARAZITI FALCON, LLP	REVIEW COMMUNICATION REGARDING APPLICABI	52.50	
			(2025) Affordable Housing	TOTAL FOR ACCOUNT	
					=====
TOTAL for DEPARTMENT 180					646.50
DEPARTMENT 185					
01-201-21-185-272	31761	VERIZON WIRELESS	Zoning - iPad - Acct #282179761-0002	38.01	
		Miscellaneous	TOTAL FOR ACCOUNT		38.01
					=====
TOTAL for DEPARTMENT 185					38.01
DEPARTMENT 210					
01-201-23-210-233	31724	STATEWIDE C/O PKF O'CONNOR DAVIES	1st Qtr 2026 - All Lines Installment	63,653.25	
		Other Insurance	TOTAL FOR ACCOUNT		63,653.25
					=====
TOTAL for DEPARTMENT 210					63,653.25

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 215					
01-201-23-215-020	31724 STATEWIDE C/O PKF O'CONNOR DAVIES WORKERS COMP	1st Qtr 2026 - Workers Compensation Inst		22,837.75	
		TOTAL FOR ACCOUNT			22,837.75
					=====
TOTAL for DEPARTMENT 215					22,837.75
DEPARTMENT 220					
01-201-23-220-230	31594 THE STANDARD INSURANCE CO. 31752 STATE OF NEW JERSEY 31752 STATE OF NEW JERSEY Group Plans	FEBRUARY 2026 LIFE INSURANCE PREMIUMS FEBRUARY 2026 HEALTH INSURANCE PREMIUMS FEBRUARY 2026 HEALTH INSURANCE PREMIUMS TOTAL FOR ACCOUNT		1,721.47 69,354.48 99,191.34	
					170,267.29
01-203-23-220-230	31752 STATE OF NEW JERSEY (2025) Group Plans	DECEMBER 2025 HEALTH INSURANCE PREMIUMS TOTAL FOR ACCOUNT		2,078.05	
					2,078.05
					=====
TOTAL for DEPARTMENT 220					172,345.34
DEPARTMENT 240					
01-201-25-240-209	31639 KONICA MINOLTA PREMIER FINANCE Copy Machine	JANUARY 2026 LEASE PAYMENT TOTAL FOR ACCOUNT		130.19	
					130.19
01-201-25-240-250	31760 VERIZON WIRELESS Cell Phone - Police	DETECTIVE PHONE - ACCT #282179761-00001 TOTAL FOR ACCOUNT		76.70	
					76.70
01-201-25-240-271	31561 NTOA Police & Fire Training	ONLINE: BASIC CRISIS NEGOTIATIONS - FEBR TOTAL FOR ACCOUNT		801.00	
					801.00
01-203-25-240-255	31216 FIREFIGHTER ONE, LLC 31216 FIREFIGHTER ONE, LLC (2025) Road Safety	ITEM #30WS - 30 MINUTE ROAD FLARES W/WIR WAREHOUSE DELIVERY TOTAL FOR ACCOUNT		1,238.00 70.00	
					1,308.00
01-203-25-240-452	31118 IDEMIA IDENTITY & SECURITY USA, LLC (2025) Special Items	ITEM #0043 - LIVE SCAN SYSTEM UPGRADE SE TOTAL FOR ACCOUNT		3,082.00	
					3,082.00
					=====
TOTAL for DEPARTMENT 240					5,397.89
DEPARTMENT 253					
01-201-25-253-503	31645 ANDOVER, TOWNSHIP OF Contractual Services	1ST QUARTER 2026 JOINT MUNICIPAL COURT TOTAL FOR ACCOUNT		38,092.44	
					38,092.44
					=====
TOTAL for DEPARTMENT 253					38,092.44

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Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 265					
01-203-25-265-211	(2025) Service/Maintenance	30953 RELIANT FIRE HOSE TESTING, INC.	2025 HARD SUCTION TESTING IN ACCORDANCE	350.00	
		30953 RELIANT FIRE HOSE TESTING, INC.	2025 HOSE TESTING IN ACCORDANCE W/NFPA 1	3,320.80	
		30953 RELIANT FIRE HOSE TESTING, INC.	2025 GROUND LADDER TESTING IN ACCORDANCE	300.00	
		30081 COUNTY OF SUSSEX	ANNUAL FIT TESTING - MEDIUM DEPARTMENT F	750.00	
			TOTAL FOR ACCOUNT		4,720.80
01-203-25-265-266	(2025) Radio Repairs Upgrade	31425 ATLANTIC COMMUNICATIONS, INC	MINI UHF CONNECTOR	21.00	
		31425 ATLANTIC COMMUNICATIONS, INC	PROFIT ANTENNA FENDER MOUNT	32.00	
		31425 ATLANTIC COMMUNICATIONS, INC	HOOKUP WIRE FOR SIREN	65.00	
		31425 ATLANTIC COMMUNICATIONS, INC	LABOR	687.50	
		31425 ATLANTIC COMMUNICATIONS, INC	MB8 ANTENNA CABLE	30.00	
	TOTAL FOR ACCOUNT		835.50		
01-203-25-265-283	(2025) New Equipment	31324 LAWSON PRODUCTS, INC.	ITEM #900130319 - MILWAUKEE 2827-22 CHAI	1,112.87	
		31324 LAWSON PRODUCTS, INC.	ITEM #900130320 - MILWAUKEE 3697-27 7-TO	1,508.49	
		31324 LAWSON PRODUCTS, INC.	ITEM #900064767 - BATTERY FOR 2808-20 3	1,496.64	
		31324 LAWSON PRODUCTS, INC.	ITEM #900058113 - M18 ONE KEY 9" CUT-OFF	3,103.92	
		31324 LAWSON PRODUCTS, INC.	ITEM #900065028 - 4-1/2/5" BRAKING GRIND	276.27	
	TOTAL FOR ACCOUNT		7,498.19		
TOTAL for DEPARTMENT 265				=====	13,054.49
DEPARTMENT 290					
01-201-26-290-220	Operating Maintenance	31579 LAWSON PRODUCTS, INC.	#8X3/4 HEX WASH HD SELF-DRILL SCREW	13.90	
		31579 LAWSON PRODUCTS, INC.	#14X2 HEX WASH HD SELF-DRILL SCREW	37.50	
		31579 LAWSON PRODUCTS, INC.	#10X1 HEX WASH HD SELF DRILL SCREW	16.70	
		31579 LAWSON PRODUCTS, INC.	PATCH PALM STRIPPED FABRIC	36.36	
		31579 LAWSON PRODUCTS, INC.	#10x1-3/4 HEX WASH HD SELF-DRILL SCREW	27.00	
		31579 LAWSON PRODUCTS, INC.	#14X3/4 HEX WASH HD SELF-DRILL SCREW (10	18.85	
		31579 LAWSON PRODUCTS, INC.	11.75 NYLON CABLE TIES (100 QUANTITY)	26.46	
		31579 LAWSON PRODUCTS, INC.	15.25 NYLON CABLE TIES	55.00	
			TOTAL FOR ACCOUNT		231.77
01-201-26-290-250	Cell Phone - DPW	31761 VERIZON WIRELESS	DPW - Assistant Supervisor Acct #2821797	51.07	
			TOTAL FOR ACCOUNT		51.07
01-201-26-290-461	Park Maintenance	31571 SCMUA	01/13/2026 BRUSH DISPOSAL	211.05	
		31571 SCMUA	01/14/2026 BRUSH DISPOSAL	410.85	
		31571 SCMUA	01/15/2026 STUMPS	118.75	
			TOTAL FOR ACCOUNT		740.65
01-203-26-290-251	(2025) Salt	31512 MORTON SALT, INC.	01/15/2026 - ROCK SALT DELIVERY	23,161.58	
			TOTAL FOR ACCOUNT		23,161.58
01-203-26-290-292	(2025) Miscellaneous	31380 TREE KING, INC.	Tree Removal around School House per Quo	2,925.00	
			TOTAL FOR ACCOUNT		2,925.00
TOTAL for DEPARTMENT 290				=====	27,110.07

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DEPARTMENT 292						
01-201-26-292-260	31566	DOVER BRAKE & CLUTCH CO., INC.	CAMERAS ECCK7000B	439.46		
		Fire Department	TOTAL FOR ACCOUNT		439.46	
01-201-26-292-270	31565	FRED BEANS FORD OF WASHINGTON	087D COIL ASY	267.27		
	31565	FRED BEANS FORD OF WASHINGTON	SNS CALIPER	995.45		
	31672	POWERCO, INC.	ITEM #801304024 - 1/2 10FO	45.92		
	31565	FRED BEANS FORD OF WASHINGTON	LAMP ASY	228.09		
	31565	FRED BEANS FORD OF WASHINGTON	CORE DEPOSIT	50.00		
	31565	FRED BEANS FORD OF WASHINGTON	KIT - BR	205.00		
	31565	FRED BEANS FORD OF WASHINGTON	ROTOR	2,922.50		
	31565	FRED BEANS FORD OF WASHINGTON	GASKET	47.18		
	31565	FRED BEANS FORD OF WASHINGTON	007K2 WIRE ASY	46.65		
	31565	FRED BEANS FORD OF WASHINGTON	016H7 SPARK PL	47.60		
	31565	FRED BEANS FORD OF WASHINGTON	CORE DEPOSIT	50.00		
	31566	DOVER BRAKE & CLUTCH CO., INC.	MARKERS, NYLON, FLUORESENT	35.24		
	31608	PERFORMANCE TRAILERS, INC.	Jack	78.00		
	31566	DOVER BRAKE & CLUTCH CO., INC.	AUGER BEARING	44.78		
	31566	DOVER BRAKE & CLUTCH CO., INC.	MARKERS, NYLON	31.04		
	31565	FRED BEANS FORD OF WASHINGTON	SEAL	230.70		
	31565	FRED BEANS FORD OF WASHINGTON	WIRE ASY	87.27		
	31565	FRED BEANS FORD OF WASHINGTON	CALIPER	867.27		
			DPW Fleet	TOTAL FOR ACCOUNT		6,279.96
	01-201-26-292-280	31565	FRED BEANS FORD OF WASHINGTON	CORE DEPOSIT	50.00	
31565		FRED BEANS FORD OF WASHINGTON	032E BRACKET	106.22		
31565		FRED BEANS FORD OF WASHINGTON	SNS HOUSING	118.63		
31565		FRED BEANS FORD OF WASHINGTON	KIT-BR	162.70		
			Police Dept. Fleet	TOTAL FOR ACCOUNT		437.55
01-203-26-292-260	31412	ATLANTIC COMMUNICATIONS, INC	Mobile Mark MXFG402-3C3C3C2C-BLK-204 Mod	345.00		
	31412	ATLANTIC COMMUNICATIONS, INC	Labor - NJ State Contact #83927	375.00		
		(2025) Fire Department	TOTAL FOR ACCOUNT		720.00	
01-203-26-292-270	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	DIAGNOSTIC	50.00		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	ITEM #005C/4376837 - KIT, HARDWARE	66.58		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	SHOP SUPPLIES	25.00		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	ITEM #005C/2888173NX - INJECTOR, DOSER	626.84		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	005F/04-28527-000 - CONNECTOR-STRAIGHT,	32.84		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	ITEM #005C/2888173NX-CORE - (2871878D) I	7.81		
	31711	W. CAMPBELL SUPPLY CO. OF SUSSEX CTY, LLC	LABOR	1,170.00		
			(2025) DPW Fleet	TOTAL FOR ACCOUNT		1,979.07
01-203-26-292-280	31700	ATLANTIC COMMUNICATIONS, INC	CAR #6 - COMPLETE CHECK OF RADIO; FOUND	312.50		
		(2025) Police Dept. Fleet	TOTAL FOR ACCOUNT		312.50	
TOTAL for DEPARTMENT 292					10,168.54	

DEPARTMENT 310

01-201-26-310-220	31722	EM ELECTRICAL CONTRACTORS, LLC	1st Quarter 2026 Fire Alarm Monitoring	135.00	
		EM ELECTRICAL CONTRACTORS, LLC	2026 Fire Alarm Maintenance Contract	599.00	
		ROYALTY CLEANING SERVICES, LLC	JANUARY 2026 JANITORIAL SERVICES	567.32	
		<i>Operating Maintenance</i>	TOTAL FOR ACCOUNT		1,301.32
	31723	EM ELECTRICAL CONTRACTORS, LLC	2025 Fire Alarm Monitoring	450.00	

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DEPARTMENT 310					
01-203-26-310-220	30059	FOREST LAKES WATER CO	4TH QUARTER 2025 WATER SERVICE	125.00	
	(2025)	Operating Maintenance	TOTAL FOR ACCOUNT		575.00
01-203-26-310-244	31390	WB MASON CO., INC.	ITEM #BGD6668 - BIG D INDUSTIRES DEO-GAR	176.67	
	(2025)	Janitorial Supplies	TOTAL FOR ACCOUNT		176.67
					=====
TOTAL for DEPARTMENT 310					2,052.99
DEPARTMENT 335					
01-201-26-335-030	31658	SCMUA	01/06/2026 GARBAGE DISPOSAL	7,146.53	
	31658	SCMUA	01/13/2026 GARBAGE DISPOSAL	6,494.90	
	GARBAGE CONTRACT		TOTAL FOR ACCOUNT		13,641.43
					=====
TOTAL for DEPARTMENT 335					13,641.43
DEPARTMENT 340					
01-201-27-340-206	31632	HOPATCONG, BOROUGH OF	1ST QUARTER 2026 ANIMAL CONTROL SERVICES	3,251.25	
		Animal Contract	TOTAL FOR ACCOUNT		3,251.25
					=====
TOTAL for DEPARTMENT 340					3,251.25
DEPARTMENT 375					
01-201-28-375-203	31737	NJRPA	51ST NJRPA ANNUAL CONFERENCE DELEGATES R	470.00	
	31715	HARRAH'S RESORT ATLANTIC CITY	NJRPA CONFERENCE LODGING - CHECK-IN: 02/	292.62	
	Seminars & Meetings		TOTAL FOR ACCOUNT		762.62
					=====
TOTAL for DEPARTMENT 375					762.62
DEPARTMENT 430					
01-203-31-430-661	31754	JCP&L	BALLFIELD WELL, ROSEVILLE RD. - ACCT #10	298.48	
	31756	JCP&L	TAMARACK PARK - ACCT #100116096270	123.89	
	(2025) P & R Utilities		TOTAL FOR ACCOUNT		422.37
01-203-31-430-675	31762	JCP&L	FIRE DEPT - ACCT #200000053062	2,328.28	
	(2025) Fire Dept Utilities		TOTAL FOR ACCOUNT		2,328.28
					=====
TOTAL for DEPARTMENT 430					2,750.65

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Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 435					
	31755	JCP&L	RT. 206/TAMARACK RD - ACCT #100128762331	94.26	
	31741	JCP&L	STREET LIGHTING ACCT #100000676716	454.95	
	31742	JCP&L	STREET LIGHTING ACCT #100000676781	2,106.84	
01-203-31-435-020		(2025) STREET LIGHTING	TOTAL FOR ACCOUNT		2,656.05
					=====
TOTAL for DEPARTMENT 435					2,656.05
DEPARTMENT 440					
	31611	BROADVOICE - LOCKBOX #913150	FEBRUARY 2026 SERVICE FEES FOR PHONE SYS	832.34	
01-201-31-440-601		A&E Utilities	TOTAL FOR ACCOUNT		832.34
	31743	VERIZON	DPW - Account #251-256-346-0001-55	178.38	
01-201-31-440-670		DPW Utilities	TOTAL FOR ACCOUNT		178.38
	31743	VERIZON	Police - Account #751-663-306-0001-55	100.59	
01-201-31-440-680		Public Safety	TOTAL FOR ACCOUNT		100.59
					=====
TOTAL for DEPARTMENT 440					1,111.31
DEPARTMENT 465					
	31658	SCMUA	01/13/2026 RECYCLING TAX	182.10	
	31658	SCMUA	01/06/2026 RECYCLING TAX	200.37	
01-201-32-465-000		RECYCLING TAX APPROP.	TOTAL FOR ACCOUNT		382.47
					=====
TOTAL for DEPARTMENT 465					382.47
DEPARTMENT 723					
	30140	GRACIE & HARRIGAN CONSULTING FORESTERS, INC.	FINAL DRAFT OF CFMP	1,750.00	
01-213-07-723-001		Green Communities	TOTAL FOR ACCOUNT		1,750.00
					=====
TOTAL for DEPARTMENT 723					1,750.00
DEPARTMENT 776					
	31571	SCMUA	01/09/2026 BRUSH DISPOSAL	117.90	
	31571	SCMUA	01/15/2026 BRUSH DISPOSAL	89.55	
01-214-25-776-004		2025 - Clean Communities	TOTAL FOR ACCOUNT		207.45
	31714	LENAPE VALLEY REGIONAL H S	SECURITY	97.50	

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 776					
	31714	LENAPE VALLEY REGIONAL H S	CUSTODIAN	105.00	
	31714	LENAPE VALLEY REGIONAL H S	SOUND BOARD	180.00	
01-214-25-776-005	2025-2026 - MAC Grant		TOTAL FOR ACCOUNT		382.50
					=====
TOTAL for DEPARTMENT 776					589.95
Capital					
DEPARTMENT 061					
	31346	WITMER PUBLIC SAFETY GROUP, INC.	ITEM #MSA-10156423 - MSA G1 SCBA CYLINDE	16,151.20	
04-215-55-061-000	ACQUISITION OF SCBA EQUIPMENT (014-2025)		TOTAL FOR ACCOUNT		16,151.20
					=====
TOTAL for DEPARTMENT 061					16,151.20
Sewer					
DEPARTMENT 502					
	31696	EDMUNDS GOVTECH, INC.	FUND ACCOUNTING SYSTEM SUPPORT (2-3 USER	527.88	
	31732	EDMUNDS GOVTECH, INC.	MSI TO MCSJ HOSTING FEES	1,929.37	
	31696	EDMUNDS GOVTECH, INC.	WEB REQUISITION SUPPORT	150.00	
	31732	EDMUNDS GOVTECH, INC.	MCSJ UTILITY BILLING & COLLECTIONS MAINT	2,205.00	
	31732	EDMUNDS GOVTECH, INC.	WIPP - UTILITY MAINTENANCE	771.75	
05-201-55-502-216	Computer Services		TOTAL FOR ACCOUNT		5,584.00
	31752	STATE OF NEW JERSEY	FEBRUARY 2026 HEALTH INSURANCE PREMIUMS	1,446.49	
05-201-55-502-230	Group Insurance		TOTAL FOR ACCOUNT		1,446.49
					=====
TOTAL for DEPARTMENT 502					7,030.49
Animal Trust					
DEPARTMENT 000					
	31749	BYRAM ANIMAL HOSPITAL	2026 RABIES CLINIC - SYRINGES	31.50	
12-286-56-000-001	Reserve - Dog Trust		TOTAL FOR ACCOUNT		31.50
					=====
TOTAL for DEPARTMENT 000					31.50
Open Space Trust					
DEPARTMENT 000					
	30140	GRACIE & HARRIGAN CONSULTING FORESTERS, INC.	FINAL DRAFT OF CFMP	1,250.00	
17-286-56-000-001	Reserve - Open Space		TOTAL FOR ACCOUNT		1,250.00

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
Open Space Trust					
DEPARTMENT 000					
TOTAL for DEPARTMENT 000					=====
					1,250.00
Developers Escrow Fund Fulton Bank					
DEPARTMENT 042					
18-280-56-042	31746	MARAZITI FALCON, LLP	COMMUNICATIONS W/BOARD PROFESSIONALS REG	35.00	
	31746	MARAZITI FALCON, LLP	REVIEW FILE, COMMUNICATIONS, ECT. FOR VE	87.50	
	31707	HAROLD E. PELLOW & ASSOCIATES,	PREPARE REPORTS/MEMOS	72.50	
	31707	HAROLD E. PELLOW & ASSOCIATES,	APPLICATION & PLAN REVIEW	780.00	
		Venture II, LLC - #1101154815	TOTAL FOR ACCOUNT		975.00
TOTAL for DEPARTMENT 042					=====
					975.00
Other Trust					
DEPARTMENT 000					
19-286-56-000-015	31753	WSFS CF ACTLIEN HOLDING	Lien Redemption - TSC #2023-005 - 141 La	22,600.00	
	31757	NJSL 301, LLC	TSC #24-00016 - Lien Redemption - 328 Am	600.00	
		Reserve - Tax Sale Premiums	TOTAL FOR ACCOUNT		23,200.00
19-286-56-000-421	31747	N.W.J.T.A.A.	2026 RENEWAL MEMEBERSHIP - OSCOVITCH	50.00	
	31648	MUNCO	2026 ANNUAL MEMBERSHIP DUES - PETER KARC	100.00	
		Uniform Construction Code - Other Expenses	TOTAL FOR ACCOUNT		150.00
19-286-56-000-422	31752	STATE OF NEW JERSEY	FEBRUARY 2026 HEALTH INSURANCE PREMIUMS	2,814.98	
		Uniform Construction Code - Fringe Benefits	TOTAL FOR ACCOUNT		2,814.98
TOTAL for DEPARTMENT 000					=====
					26,164.98
Recreation Trust					
DEPARTMENT 011					
20-286-56-011-001	31730	GROUP SALES BOX OFFICE, LLC	MJ THE MUSICAL - 04/26/2026	7,095.00	
	31730	GROUP SALES BOX OFFICE, LLC	HANDLING CHARGE	25.00	
	31751	PRUDENTIAL CENTER - GROUP SALES	RINGLING BROTHERS TICKETS 03/21/2026	1,979.28	
	31751	PRUDENTIAL CENTER - GROUP SALES	LESS: DEPOSIT PD - P0 #31303	-100.00	
		CONSIGNMENT TICKETS	TOTAL FOR ACCOUNT		8,999.28
TOTAL for DEPARTMENT 011					=====
					8,999.28

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 300					
20-286-56-300-006	31695	MOBILE WELLNESS TRAINING, LLC	COUNTRY LINE DANCING CLASSES - FRIDAYS (	600.00	
		COUNTRY LINE DANCING	TOTAL FOR ACCOUNT		600.00
					=====
TOTAL for DEPARTMENT 300					600.00
DEPARTMENT 700					
20-286-56-700-000	31695	MOBILE WELLNESS TRAINING, LLC	SENIOR FITNESS CLASSES (10/01/25, 10/03/	3,400.00	
		FITNESS	TOTAL FOR ACCOUNT		3,400.00
					=====
TOTAL for DEPARTMENT 700					3,400.00
Developers Escrow - VNB					
DEPARTMENT 078					
24-280-56-078	31683	HAROLD E. PELLOW & ASSOCIATES,	INSPECT SITE PLAN/SUBDIVISION	57.75	
	31684	HAROLD E. PELLOW & ASSOCIATES,	INSPECT SITE PLAN/SUBDIVISION	115.50	
		Landscapes By Lou, LLC - #9707758364	TOTAL FOR ACCOUNT		173.25
					=====
TOTAL for DEPARTMENT 078					173.25
DEPARTMENT 118					
24-280-56-118	31706	HAROLD E. PELLOW & ASSOCIATES,	INSPECT SITE PLAN/SUBDIVISION	115.50	
	31706	HAROLD E. PELLOW & ASSOCIATES,	PREPARE REPORTS/MEMOS	145.00	
		Chad Pirnos - #9707754679	TOTAL FOR ACCOUNT		260.50
					=====
TOTAL for DEPARTMENT 118					260.50
DEPARTMENT 141					
24-280-56-141	31685	MARAZITI FALCON, LLP	COMMUNICATIONS W/TOWNSHIP OFFICIALS REGA	70.00	
	31685	MARAZITI FALCON, LLP	COMMUNICATIONS REGARDING COMPLIANCE W/AF	35.00	
		Diane Carkhuff - #9707752551	TOTAL FOR ACCOUNT		105.00
					=====
TOTAL for DEPARTMENT 141					105.00

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 177					
24-280-56-177	31689	HAROLD E. PELLOW & ASSOCIATES,	APPLICATION & PLAN REVIEW	360.00	
		Philip Prestia - #9707751072	TOTAL FOR ACCOUNT		360.00
					=====
TOTAL for DEPARTMENT 177					360.00
DEPARTMENT 213					
24-280-56-213	31703	MARAZITI FALCON, LLP	COMMUNICATIONS W/C. PHILLIPS REGARDING H	35.00	
	31703	MARAZITI FALCON, LLP	REVIEW & ANALYSIS OF RULES OF PROCEDURE;	11.00	
		L&A Construction Mgmt, LLC - #3649389900	TOTAL FOR ACCOUNT		46.00
					=====
TOTAL for DEPARTMENT 213					46.00
DEPARTMENT 232					
24-280-56-232	31705	HAROLD E. PELLOW & ASSOCIATES,	APPLICATION & PLAN REVIEW	145.00	
		Valley View House, LLC - #6573335569	TOTAL FOR ACCOUNT		145.00
					=====
TOTAL for DEPARTMENT 232					145.00
DEPARTMENT 256					
24-280-56-256	31686	HAROLD E. PELLOW & ASSOCIATES,	PREPARE REPORTS/MEMOS	362.50	
		Leah Lowrie - #6321977802	TOTAL FOR ACCOUNT		362.50
					=====
TOTAL for DEPARTMENT 256					362.50
DEPARTMENT 260					
24-280-56-260	31687	HAROLD E. PELLOW & ASSOCIATES,	ATTENDANCE AT MEETING - 10/16/2026	217.50	
		Joshua Ascii Guerra - #1137546903	TOTAL FOR ACCOUNT		217.50
					=====
TOTAL for DEPARTMENT 260					217.50
DEPARTMENT 268					
24-280-56-268	31688	HAROLD E. PELLOW & ASSOCIATES,	PREPARE REPORTS/MEMOS	108.75	
		Aaron Shrensel - #6265689907	TOTAL FOR ACCOUNT		108.75

List of Bills (Department/Account Detail) - (All Funds)

Meeting Date: 02/03/2026 For bills from 01/17/2026 to 01/30/2026

Account	P0 #	Vendor	Description	Payment	Account Total
DEPARTMENT 268					
TOTAL for DEPARTMENT 268					=====108.75
DEPARTMENT 271					
24-280-56-271	31745	COLBY WATER COMPANY	ESCROW RELEASE	1,887.50	
		DPS Pump Service (Colby Water) - #6801	TOTAL FOR ACCOUNT		1,887.50
TOTAL for DEPARTMENT 271					=====1,887.50
DEPARTMENT 272					
	31690	HAROLD E. PELLOW & ASSOCIATES,	APPLICATION & PLAN REVIEW	262.50	
24-280-56-272	31690	HAROLD E. PELLOW & ASSOCIATES,	APPLICATION & PLAN REVIEW	217.50	
		David M. Lisk - #8575410203	TOTAL FOR ACCOUNT		480.00
TOTAL for DEPARTMENT 272					=====480.00

**TOWNSHIP OF BYRAM
ORDINANCE NO. 001 - 2026**

CALENDAR YEAR 2026

**ORDINANCE TO EXCEED THE MUNICIPAL BUDGET APPROPRIATION LIMITS
AND TO ESTABLISH A CAP BANK
(N.J.S.A. 40A: 4-45.14)**

Purpose Statement: The purpose of this ordinance is to exceed the State mandated COLA percentage of 2% and increase to 3.5% and to bank the difference between the Township's final appropriation subject to the cap and 3.5%.

WHEREAS, the Local Government Cap Law, N.J.S.A. 40A: 4-45.1 et seq., provides that in the preparation of its annual budget, a municipality shall limit any increase in said budget up to 2% unless authorized by ordinance to increase it to 3.5% over the previous year's final appropriations, subject to certain exceptions; and,

WHEREAS, N.J.S.A. 40A: 4-45.15a provides that a municipality may, when authorized by ordinance, appropriate the difference between the amount of its actual final appropriation and the 3.5% percentage rate as an exception to its final appropriations in either of the next two succeeding years; and,

WHEREAS, the Mayor and Council of the Township of Byram in the County of Sussex finds it advisable and necessary to increase its CY 2026 budget by up to 3.5% over the previous year's final appropriations, in the interest of promoting the health, safety and welfare of the citizens; and,

WHEREAS, the Mayor and Council hereby determines that a 1.5% increase in the budget for said year, amounting to \$159,463.47 in excess of the increase in final appropriations otherwise permitted by the Local Government Cap Law, is advisable and necessary; and,

WHEREAS, the Mayor and Council hereby determines that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years.

NOW THEREFORE BE IT ORDAINED, by the Mayor and Council of Township of Byram, in the County of Sussex a majority of the full authorized membership of this governing body affirmatively concurring, that, in the CY 2026 budget year, the final appropriations of the Township of Byram shall, in accordance with this ordinance and N.J.S.A. 40A: 4-45.14, be increased by 3.5%, amounting to \$372,081.43 and that the CY 2026 municipal budget for the Township of Byram be approved and adopted in accordance with this ordinance; and,

BE IT FURTHER ORDAINED, that any amount authorized hereinabove that is not appropriated as part of the final budget shall be retained as an exception to final appropriation in either of the next two succeeding years; and,

BE IT FURTHER ORDAINED, that a certified copy of this ordinance as introduced be filed with the Director of the Division of Local Government Services within 5 days of introduction; and,

BE IT FURTHER ORDAINED, that this ordinance takes effect immediately upon adoption; and

BE IT FURTHER ORDAINED, that a certified copy of this ordinance upon adoption, with the recorded vote included thereon, be filed with said Director within 5 days after such adoption.

Introduced: 01/20/2026

Adopted: 02/03/2026

Cynthia Church, RMC
Township Clerk

Alexander Rubenstein
Mayor

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

NOTICE OF ADOPTION

NOTICE is hereby given that Ordinance 001-2026 was introduced and passed first reading at a meeting of the Township Council of the Township of Byram, held at the Byram Township Municipal Building, Mansfield Drive, Byram Township, New Jersey, on the 20th day of January 2026. The said ordinance was further considered for final adoption at a meeting of the Township Council of The Township of Byram, held at the Byram Municipal Building, 10 Mansfield Drive, Byram Township, New Jersey, on the 3rd day of February at 7:30 p.m. at which time all persons were given the opportunity to be heard. It was finally passed and adopted and will be in full force in the Township according to law.

Cynthia Church, RMC
Township Clerk

**TOWNSHIP OF BYRAM
SUSSEX COUNTY, NEW JERSEY
ORDINANCE NO. 002 – 2025**

**AN ORDINANCE TO AUTHORIZE A CAPITAL EXPENDITURE FOR
IMPROVEMENTS OF VARIOUS STREETS AND LOCATIONS IN AND BY THE
TOWNSHIP AND TO PROVIDE FUNDING IN THE AMOUNT NOT TO EXCEED
\$744,548.00**

Purpose Statement: Reconstruction and Resurfacing of Various Streets and Locations in and by the Township including without limitation, Sleepy Hollow Rd, Various Roads in the Forest Lakes Community, Roadways along Tamarack Road, Various Roads in the East Brookwood Community, Mountain Heights Dr, Mountain View Terr, Circle Dr and other streets and roads in the Township to be determined including reconstruction of culverts and headwalls and all curbing, drainage facilities/inlets, landscaping, reclamation, milling, structures, roadway surfaces including milling and paving, oil and stone, cape sealing or similar application, crack sealing, roadway striping and repairs, all materials, equipment, site work and engineering costs.

WHEREAS, the Township of Byram is planning to complete improvements of various streets and locations in and by the Township including without limitation, Sleepy Hollow Rd, Various Roads in the Forest Lakes Community, Roadways along Tamarack Road, Various Roads in the East Brookwood Community, Mountain Heights Dr, Mountain View Terr, Circle Dr and other streets and roads in the Township to be determined; and

WHEREAS, these improvements may include reconstruction of culverts and headwalls and all curbing, drainage facilities/inlets, landscaping, reclamation, milling, structures, roadway surfaces including paving, oil and stone, cape sealing or similar application, crack sealing, roadway striping and repairs, all materials, equipment, site work and engineering costs; and

WHEREAS, the 2026 Municipal Budget will include \$100,000 as a Capital Improvement Appropriation as a Supplement to the Road Improvement Program, \$225,500 as an Appropriation for Improvements to Streets and Roads and \$144,652 for the 2026 Municipal Aid Program (NJDOT Grant); and

WHEREAS, other funding sources are available via prior ordinances adopted and Capital Reserves established; and

WHEREAS, the total cost for these projects amount to \$1,811,000, \$225,500 to be funded from the 2026 Municipal Budget Appropriation for Improvements to Streets and Roads, \$144,652 to be funded from the 2026 Municipal Aid Program (NJDOT Grant), \$696,300 from prior ordinances adopted, and \$744,548 to be funded as stipulated below.

NOW, THEREFORE BE IT ORDAINED and enacted by the Council of the Township of Byram, County of Sussex, and State of New Jersey, as follows:

Section 1 – The Manager and Municipal Clerk are authorized to execute road improvements as set forth in plans prepared by the Municipal Engineer. All actions shall

be taken in accordance with the Local Public Contracts Law and other applicable regulations.

Section 2 – This ordinance shall be funded as follows:

\$601,650.00 Capital Fund – Reserve for Road Resurfacing
\$142,898.00 Capital Improvement Fund

Section 3 – This Ordinance shall take effect twenty (20) days after final adoption and publication as required by law.

Introduced: 01/20/2026

Adopted: 02/03/2026

Cynthia Church, RMC
Township Clerk

Alexander Rubenstein
Mayor

BYRAM TOWNSHIP COUNCIL

	Councilwoman Franco	Councilman Gallagher	Councilman Proctor	Councilman Roseff	Mayor Rubenstein
Motion					
2nd					
Yes					
No					
Abstain					
Absent					

NOTICE OF ADOPTION

NOTICE is hereby given that Ordinance 002-2026 was introduced and passed first reading at a meeting of the Township Council of the Township of Byram, held at the Byram Township Municipal Building, Mansfield Drive, Byram Township, New Jersey, on the 20th day of January 2026. The said ordinance was further considered for final adoption at a meeting of the Township Council of The Township of Byram, held at the Byram Municipal Building, 10 Mansfield Drive, Byram Township, New Jersey, on the 3rd day of February at 7:30 p.m. at which time all persons were given the opportunity to be heard. It was finally passed and adopted and will be in full force in the Township according to law.

Cynthia Church, RMC
Township Clerk



BOARD OF TAXATION
83 Spring Street
Suite 301
Newton, New Jersey 07860
(973) 579-0970
FAX: (973) 579-0977

Melissa Rockwell
Tax Administrator

County of Sussex

January 21, 2026

Marita R. Sciarrotta, Acting Director
Division of Taxation/Department of the Treasury
P.O. Box 240
Trenton, NJ 08695-0240

Re: Resolution to Extend Reassessment
Township of Byram, County of Sussex

Dear Ms. Sciarrotta,

On March 21, 2024, the Sussex County Board of Taxation received your approval on an Order for the reassessment of all real property in the Township of Byram, Sussex County, to be completed October 1, 2025 for the 2026 Tax Year.

On January 21, 2026, at the regularly scheduled meeting of the Sussex County Board of Taxation, the Commissioners by Order of Resolution have extended the district wide reassessment for the Township of Byram to be completed on or before November 1, 2027 for the 2028 tax year.

Thank you for your assistance in this matter, and please do not hesitate to contact me if you have any questions or concerns.

Sincerely,

Melissa Rockwell
County Tax Administrator

MAR:mlh

attachment

cc: Penny Holenstein, Tax Assessor
Thomas Collins, Esq.
Cynthia Church, Municipal Clerk
Jessica Larned, Property Administration



BOARD OF TAXATION
83 Spring Street
Suite 301
Newton, New Jersey 07860
(973) 579-0970
FAX: (973) 579-0977

Melissa Rockwell
Tax Administrator

County of Sussex

Resolution to Extend Byram Township Reassessment 01-012126

Whereas; the Sussex County Board of Taxation by order of resolution is extending the district wide reassessment for the Township of Byram to be completed on or before November 1, 2027 for the 2028 tax year and;

Whereas; the original reassessment order was signed and approved by the Director of the Division of Taxation to be completed October 1 2024 for the 2025 tax year;

Therefore be it resolved; the Sussex County Board of Taxation is extending the deadline for the district wide reassessment for the Township of Byram to be completed the 2028 tax year.

Done the 21st day of January.

President:

Vice President:

Commissioner:

Commissioner:

Commissioner:

Attest:

Melissa A. Rockwell, CTA
County Tax Administrator

County of Sussex is an Equal Opportunity Employer