

**MINUTES
GREEN TOWNSHIP COMMITTEE
REGULAR MEETING MAY 4, 2026**

CALL TO ORDER

Committee member Margaret “Peg” Phillips called the May 4, 2026, meeting of the Green Township Committee to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE

PUBLIC NOTICE: The Township Clerk read the statement of adequate notice.

ROLL CALL: Present: James DeYoung, Margaret “Peg” Phillips, and Bader Qarmout

Absent: Deputy Mayor Michael Rose and Mayor Virginia “Ginnie” Raffay

Qarmout motioned to excuse the absent members.

Seconded: DeYoung

Discussion: None

All were in favor.

Also present: Mark Zschack, Township Clerk and Ursula Leo, Esq., Township Attorney

APPROVAL OF AGENDA: Phillips requested a motion to approve the agenda for May 4, 2026

Motion: DeYoung

Seconded: Qarmout

Discussion: None

All were in favor.

OPEN PUBLIC SESSION #1: Phillips opened the meeting for questions or comments concerning items on the agenda for which no public discussion is provided. There being no public comments offered, Phillips closed Open Public Session #1.

PRESENTATION OF CERTIFICATES OF APPRECIATION TO THE CLEAN COMMUNITIES’ DAY PARTICIPANTS: Phillips presented the Certificates of Appreciation. Thank you to all the organizations who participated in Clean Communities Day!

CONSENT AGENDA:

1. RESOLUTIONS: *(Approval of the Following)*

None

2. CORRESPONDENCE: *(Acceptance for Filing of the Following)*

a. Final Equalization Table for County of Sussex for the Year 2026

b. Hampton Township Ordinance to Amend Code to Permit Horses, Ponies, and Fowl as Accessory Uses in Certain Zones Subject to Requirements

3. REPORTS: *(Acceptance for Filing of the Following)*

a. Treasurer’s Report - March 31, 2026

b. Andover Joint Municipal Court Cashbook Report - March 2026

c. Green Township Volunteer Fire Department Basic Incident Info - March 2026

Qarmout motioned to move Consent Agenda

Seconded: DeYoung

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Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

DISCUSSIONS: None

OLD BUSINESS:

a. Public Hearing Ordinance 2026-04 - Amending and Supplementing the Code of the Township of Green, Section 30-59, To Include Data Centers as Prohibited Use in All Zones Within the Township of Green
Phillips motioned to carry the ordinance to the next meeting as information from the Land Use Board has not been received to date for comments to be considered.

Seconded: Qarmout
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

b. Public Hearing Ordinance 2026-06 - Salary Ranges for Officers and Employees

Phillips opened the meeting for public comments.
There being no public comments offered, Phillips closed Public Hearing
Qarmout motioned to adopt the ordinance.
Seconded: DeYoung
Discussion: Qarmout commented that the ranges vary between 3-8 percent. The Township Clerk explained the salary range is meant to cover a few years of increases and is setting the maximum amount.
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

NEW BUSINESS:

a. Resolution 2026-101 - Release of Bond/Escrow - Block 31 Lot 4

Motion: DeYoung
Seconded: Qarmout
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

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b. Resolution 2026-102 - Bills List (04/16/2026 to 04/30/2026)

Motion: Qarmout
Seconded: DeYoung
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

c. Resolution 2026-103 - Opposing Senate Bill S-1836

Motion: DeYoung
Seconded: Qarmout
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

d. Resolution 2026-104 - Chapter 159 - Highlands Water Protection and Planning Grant Item of Revenue in the Budget

Motion: Qarmout
Seconded: DeYoung
Discussion: The Township Clerk noted that the grant money is for the drainage study.
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

e. Resolution 2026-105 - 2026 Annual Salaries

Motion: DeYoung
Seconded: Qarmout
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

f. Resolution 2026-106 - Accept 2026 Local Recreation Improvement Grant for \$63,200.00

Motion: DeYoung
Seconded: Qarmout
Discussion: The Township Clerk noted the grant is for the pickleball courts.
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips

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Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

g. Resolution 2026-107 - Accept 2026 Local Recreation Improvement Grant for \$81,000.00

Motion: Qarmout
Seconded: DeYoung
Discussion: The Township Clerk noted the grant is for the walking path at EverGreen Park
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

h. Resolution 2026-108 - Approval to Submit a 2026 Sussex County Trails Grant Application

Motion: DeYoung
Seconded: Qarmout
Discussion: The Township Clerk stated this grant is to improve the crossing of the County Connector Trail at Creek Road and to improve the end of the trail at Airport Road.
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

i. Minutes ready for approval - April 20, 2026, regular meeting and executive session

Motion: Qarmout
Seconded: DeYoung
Discussion: None
Upon roll call vote:
Ayes: DeYoung, Qarmout, Phillips
Nays: None
Abstentions: None
Absent: Rose, Mayor Raffay

MATTERS FROM THE TOWNSHIP CLERK: The Township Clerk provided no report.

MATTERS FROM THE GOVERNING BODY:

Qarmout provided no report.
DeYoung provided no report.
Phillips provided no report.

MATTERS FROM THE TOWNSHIP ATTORNEY: The Township Attorney provided no report.

MATTERS FROM THE SUPERINTENDENT OF PUBLIC WORKS: Not in attendance.

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OPEN PUBLIC SESSION #2: Phillips opened the meeting for public questions or comments. Elly Lessin commented on the ordinance for data centers. Elly stated the ordinance is well researched and commented that she hopes it passes.

Austin Neary commented that he supports the ordinance on data centers. Austin thanked the First Aid Squad for saving his life five years ago after going into anaphylaxis shock.

There being no further public comments offered, Phillips closed Open Public Session #2.

EXECUTIVE SESSION: Resolution ES2026-09
- Personnel - Zoning Official

Phillips noted that action is anticipated to be taken when the Committee returns to public session.

DeYoung motioned to enter Executive Session at 7:16 p.m.

Seconded: Qarmout

Discussion: None

All were in favor.

Phillips stated that the Committee will be returning to Open Public Session.

DeYoung closed Executive Session and returned to Open Public Session

Seconded: Qarmout

Discussion: None

All were in favor.

Phillips requested a corrected motion for Resolution ES2026-09 for Personnel Matter for Zoning Official.

Phillips stated that Deputy Mayor Rose and Mayor Raffay will join Executive Session via conference call.

DeYoung motioned to enter Executive Session at 7:18 p.m.

Seconded: Qarmout

Discussion: None

All were in favor.

The Committee returned to Open Public Session at 7:40 p.m.

DeYoung motioned to adjourn Executive Session and return to Open Public Session

Seconded: Qarmout

Discussion: None

All were in favor.

Phillips requested a motion for Resolution 2026-100 Appointment of Provisional Zoning Official

Motion: Qarmout

Seconded: DeYoung

Discussion: None

Upon roll call vote:

Ayes: DeYoung, Qarmout, Phillips

Nays: None

Abstentions: None

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Absent: Rose, Mayor Raffay

Phillips noted the next Township Committee Meeting is scheduled for Monday, May 18, 2026, at 7:00 p.m.

ADJOURNMENT:


DeYoung motioned to adjourn at 7:40 p.m.

Seconded: Qarmout

Discussion: None

All were in favor.

*ALL RESOLUTIONS AND ORDINANCES ARE ATTACHED TO AND MADE PART OF THESE MINUTES



Mark Zschack, RMC
Township Clerk

Date Approved: May 18, 2026

ORDINANCE NO. 2026-06
TOWNSHIP OF GREEN, COUNTY OF SUSSEX, STATE OF NJ

**“AN ORDINANCE FIXING SALARY RANGES FOR OFFICERS AND EMPLOYEES
OF THE TOWNSHIP OF GREEN IN THE COUNTY OF SUSSEX
AND STATE OF NEW JERSEY”**

BE IT ORDAINED by the Township Committee of the Township of Green that effective January 1, 2026, the salary ranges for officers and employees shall be as hereinafter specified:

Section 1. The minimum and maximum salary range for officers or employees of the Township of Green who are employed on an annual salary basis shall be and is hereby fixed as follows:

POSITION	MINIMUM	MAXIMUM
Member, Township Committee	\$ 0.	\$ 2,000.
Mayor, Township Committee	0.	2,500.
Municipal Clerk/Registrar	45,000.	146,000.
Deputy Clerk	15,000.	40,000.
Deputy Registrar	3,000.	7,500.
Deputy Clerk/Deputy Registrar	10,000.	69,000.
Receptionist	7,500.	35,000.
Clerk/Typist	2,000.	50,000.
Chief Financial Officer/Treasurer	25,000.	119,000.
Tax Assessor	25,000.	62,000.
Certified Property Lists (Tax Assessor)	2,000.	5,500.
Tax Collector/Tax Search Officer	25,000.	60,000.
Fire Prevention Official	0.	5,000.
Municipal Department Head (DPW Manager)	25,000	92,000.
Secretary Board/Committee	3,500.	64,000.
Court Treasurer	1,000.	5,000.
Animal Control Officer	3,000.	12,000.

Section 2. The minimum and maximum rates of compensation for each employee or class of employees who are employed on an hourly basis shall be and are hereby fixed as follows:

POSITION	MIN. PER HR	MAX. PER HR
Supervisor Roads	\$ 20.00	\$ 50.00
Road Repairer	N.J. Min. Wage	42.00
Superintendent of Public Works	30.00	45.00
Laborer	N.J. Min. Wage	35.00
Park Attendant	N.J. Min. Wage	75.00
Building Maintenance Worker/Messenger	N.J. Min. Wage	30.00
Grant Writer	N.J. Min. Wage	35.00
Clerk/Typist	N.J. Min. Wage	25.00
Tax Collector	20.00	40.00
Secretary Board/Committee	N.J. Min. Wage	30.00
Zoning Officer	N.J. Min. Wage	45.00
Seasonal/Road Repairer	N.J. Min. Wage	30.00

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POSITION	MIN. PER HR	MAX. PER HR
Seasonal/Truck Driver	N.J. Min. Wage	\$ 30.00
Recreation Director	N.J. Min. Wage	25.00
Seasonal/Recreation Sr. Counselors	N.J. Min. Wage	15.00
Seasonal/Lawn Maintenance	N.J. Min. Wage	20.00
Seasonal/Recreation Property Maintenance	N.J. Min. Wage	25.00

Section 3. The minimum and maximum rates of compensation for each employee or class of employee who are employed on a basis other than annually or hourly shall be and are hereby fixed as follows:

POSITION	MINIMUM	MAXIMUM
Grant Administrator (stipend)	500	\$ 3,000.
Certified Recycling Coordinator (stipend)	500	5,000.
Inspector (per smoke cert inspection)	20.00	80.00
Emergency Management Coordinator (stipend)	.00	5,000.
Emergency Management Coordinator (per diem with Township Committee approval)	.00	250.
Deputy Emergency Management Coordinator (stipend)	.00	1000.
Secretarial (per meeting for attendance at Township Committee, Land Use Board, Open Space, Recreation, Environmental and other miscellaneous meetings)	40.00	100.
Seasonal/Recreation Program Coordinator (stipend)	500.	2,000.
Seasonal/Recreation Sports Coordinator (stipend)	500.	1,500.
Seasonal/Recreation Arts & Crafts Coordinator (stipend)	500.	1,500.
Seasonal/Recreation – other special programs	250.	1,500.
Municipal Housing Liaison (stipend)	.00	2,000.00
Alternate Deputy Registrar (stipend)	500.	1,000.
Fleet Manager (stipend)	.00	3,000
IT Consultant (stipend)	.00	1,000
Clean Communities Coordinator (stipend)	500.	1,200.
Special Project (per project)	100.	10,000.

Section 4. No officer or employee shall be entitled to receive an additional increment of salary until the same has been approved by resolution of the Township Committee.

Section 5. The Township Committee reserves the right to pay a salary to any new employee during his or her probationary period of ninety (90) days which may be less than the minimum rate of salary or compensation as herein above provided. However, upon the satisfactory completion of such probationary period said employee shall be paid not less than the minimum salary provided for the particular office or employment.

Section 6. The Township Committee further reserves the right to pay a salary to any new employee at any figure between the minimum and maximum salary provided for such office or position and not necessarily the minimum salary.

Section 7. The adoption of this Ordinance shall not operate to either increase or decrease the present pay of any officer or employee of the Township of Green, and the salaries or compensations provided

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by existing ordinances shall remain in full force and effect until such time as the Township Committee may grant and approve such additional increments of salary as may be deemed advisable pursuant to the terms of this Ordinance. A resolution of the Township Committee establishing specific salaries or wages may be made retroactive to January 1st of the year in which the resolution is adopted or may establish the date on which salary shall take effect.

Section 8. Salaries shall be paid in the manner and the same time as heretofore provided by ordinance.

Section 9. This ordinance shall take effect after final passage and publication as prescribed by law.

Section 10. All ordinances or parts of ordinances which may be inconsistent with the terms of this ordinance, are to the extent of such inconsistency hereby repealed.

NOTICE

The above-entitled Ordinance was introduced and passed at first reading by the Green Township Committee at a meeting held on April 20, 2026, and after publication and a public hearing was finally adopted by the Green Township Committee at a meeting held on May 4, 2026.

ATTEST:

TOWNSHIP OF GREEN,
IN THE COUNTY OF SUSSEX

Mark Zschack, RMC, Township Clerk

Virginia Raffay, Mayor

Record of Vote - Introduction:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung		√	√			
Phillips	√		√			
Qarmout			√			
Rose			√			
Mayor Raffay			√			

Record of Vote - Adoption:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung						
Phillips						
Qarmout						
Rose						
Mayor Raffay						

INTRODUCED: April 20, 2026

ADVERTISED: April 21, 2026

ADOPTED:

ADVERTISED:

**RESOLUTION 2026-101
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ**

RELEASE OF BOND / ESCROW

WHEREAS, the attached request has been received for the release of a bond /escrow;

WHEREAS, the application mentioned below has proceeded according to approvals granted; and,

WHEREAS, this office has obtained notices from the appropriate Township Officials (attached), authorizing the release of the bond/escrow accounts listed below.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF GREEN IN THE COUNTY OF SUSSEX AND STATE OF NEW JERSEY, is hereby authorized to refund said escrow / bond fund:

BLOCK	LOT	NAME AND ACCOUNT #	AMOUNT
31	4	Passantino – 14-288-70-2605-00	\$38.50

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a meeting held on May 4, 2026.

Mark Zschack, RMC, Township Clerk

cc: Kim Mantz, Land Use Board Secretary
Linda Di Lorenzo, CMFO

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Phillips			√			
Qarmout		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-102
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ**

BILLS LIST (04/16/2026 to 04/30/2026)

BE IT RESOLVED BY THE TOWNSHIP COMMITTEE OF THE TOWNSHIP OF GREEN IN THE COUNTY OF SUSSEX AND STATE OF NEW JERSEY that the List of Bills dated from 04/16/2026 to 04/30/2026 attached to and made a part of this Resolution is hereby accepted and approved for payment.

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a regular meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung		√	√			
Phillips			√			
Qarmout	√		√			
Rose						√
Mayor Raffay						√

List of Bills - CLEARING ACCOUNT (FUND 01 02 04 12 19)

Meeting Date: 05/04/2026 For bills from 04/16/2026 to 04/30/2026

Check#	Vendor	Description	Payment	Check Total
10	167 - ALLAMUCHY-GREEN FIRST AID SQUAD	PO 17555 2026 Clean Communities Program	400.00	400.00
14211	541 - APPRAISAL SYSTEMS, INC.	PO 17568 2027 Reassessment	3,000.00	3,000.00
14212	1625 - AQUA NEW JERSEY	PO 17419 Fire Hydrant Service 2026	2,897.10	2,897.10
14213	2075 - BE SECURE ALARMS, LLC	PO 17318 Security Camera repair	75.00	75.00
14214	498 - BLUE RIDGE LUMBER CO., INC.	PO 17359 2026 Hardware, Small Tools, Supplies	257.34	257.34
14215	1952 - CONTRAL SECURITY CORPORATION	PO 17535 Annual Burglar/Fire Alarm System Monitor	290.00	
		PO 17535 Annual Burglar/Fire Alarm System Monitor	373.00	663.00
14216	62 - COUNTY OF SUSSEX - TREASURY	PO 17485 2026 County Purpose Tax	736,411.47	736,411.47
14217	64 - COUNTY OF SUSSEX - TREASURY	PO 17486 2026 County Library Tax	59,948.49	59,948.49
14218	65 - COUNTY OF SUSSEX - TREASURY	PO 17487 2026 County Open Space Tax	2,798.72	2,798.72
14219	2113 - ELECTRONIC RECYCLERS INTERNATIONAL	PO 17582 Clean Communities Program 2026	111.00	111.00
14220	2241 - GANNETT NEW YORK-NEW JERSEY LOCALIQ	PO 17335 Legal Ads 2026	101.01	101.01
14221	1380 - GARDEN STATE LABS, INC.	PO 17401 Water Testing at Municipal Building 2026	165.00	165.00
14222	2046 - GENERAL CODE, LLC	PO 17539 2026 Codification Services/Annual Mainte	215.00	215.00
14223	2302 - GIRL SCOUT TROOP 99021	PO 17560 Clean Communities Program 2026	400.00	400.00
14224	2301 - GIRL SCOUT TROOP 99062	PO 17561 Clean Communities Program 2026	400.00	400.00
14225	1398 - GREEN HILLS SCHOOL - 5TH GRADE	PO 17558 Clean Communities Day 2026	400.00	400.00
14226	171 - GREEN TOWNSHIP SENIORS CLUB	PO 17556 2026 Clean Communities Program	400.00	400.00
14227	176 - GREEN TWP HISTORICAL SOCIETY	PO 17559 Clean Communities Program 2026	400.00	400.00
14228	169 - GREEN TWP. VOLUNTEER FIRE DEPT.	PO 17575 Clean Communities Program 2026	400.00	400.00
14229	528 - GRIFFITH-ALLIED TRUCKING LLC	PO 17423 Gasoline Delivry 2026 Acct 10-7199868	663.78	663.78
14230	809 - HANOVER SUPPLY CO	PO 17366 Hardware, Small Tools and Supplies 2026	362.00	362.00
14231	188 - HOME DEPOT CREDIT SERVICES	PO 17361 Supplies, Hardware, Small Tools 2026	218.19	218.19
14232	1632 - LADDEY, CLARK & RYAN, LLP	PO 17577 March 2026 Legal Services	160.00	
		PO 17577 March 2026 Legal Services	3,850.00	4,010.00
14233	2258 - LAFAYETTE AUTO PARTS SUPPLY, LLC	PO 17429 2026 Motor Vehicle Parts	270.07	270.07
14234	168 - LAKE TRANQUILITY COMMUNITY CLUB	PO 17557 Clean Communities Program 2026	400.00	400.00
14235	1948 - LAKE TRANQUILITY THUNDERBOLTS SWIM TEAM	PO 17567 Clean Communities Program 2026	400.00	400.00
14236	1153 - LOWE'S	PO 17363 Hardware, Small Tools & Supplies	243.84	243.84
14237	557 - MICROSYSTEMS-NJ.COM, L.L.C.	PO 17554 Online Services for 2026	1,400.00	1,400.00
14238	109 - MONTAGUE TOOL & SUPPLY CO., INC.	PO 17364 Small Tools and Supplies 2026	389.46	389.46
14239	1960 - NAVITEND	PO 17459 2026 Agreement Office 365 & Emails	1,714.40	1,714.40
14240	2197 - NEWTON BRAVES GOLF TEAM	PO 17566 2026 Clean Communities Program - Partici	400.00	400.00
14241	1889 - NEWTON BRAVES YOUTH CHEERLEADING	PO 17562 Clean Communities Day 2026	400.00	400.00
14242	2354 - NEWTON PRIDE EDUCATION FOUNDATION	PO 17576 Clean Communities Program 2026	400.00	400.00
14243	877 - PATTY DE CLESIS	PO 17569 Reimbursement for Supplies	200.00	200.00
14244	2141 - PRIMEPOINT, LLC	PO 17338 Time & Labor Management Program 2026	113.00	113.00
14245	177 - RONECO SUPERMARKETS, INC.	PO 17510 Refreshments or Student Government Day A	41.30	
		PO 17570 Refreshments for Clean Communities Day 2	430.29	471.59
14246	1210 - SK PAPER SHRED, INC.	PO 17427 Document Shredding 2026	75.00	75.00
14247	1210 - SK PAPER SHRED, INC.	PO 17465 Shred Service at Clean Communities Day 2	1,200.00	1,200.00
14248	123 - STAPLES ADVANTAGE	PO 17574 Office Supplies	292.28	292.28
14249	1152 - STATEWIDE INSURANCE FUND	PO 17473 Workers Compensation/All Lines Insurance	40,934.50	40,934.50
14250	624 - SUBURBAN PROPANE	PO 17422 2026 Propane-DPW Bulding Acct 2232-10594	238.56	238.56
14251	114 - SUSSEX COUNTY MUA	PO 17400 Solid Waste Disposal/Household 2026	9,739.40	9,739.40
14252	2009 - THE CANNING GROUP. LLC	PO 17441 QPA 1/01/2026-12/31/2026	458.33	458.33
14253	2154 - THE WEEKEND BAG PROGRAM, INC.	PO 17565 2026 Clean Communities Program	400.00	400.00
14254	1400 - TRANQUILITY UNITED METHODIST CHURCH	PO 17563 Clean Communities Program 2026	400.00	400.00
14255	100 - TREASURER, STATE OF NJ	PO 17578 DCA Fees	1,902.00	1,902.00
14256	2078 - UNIFIRST CORPORATION	PO 17349 Uniform Rentals 2026	334.80	334.80
14257	381 - US POSTAL SERVICE (POSTAGE--ON-CALL)	PO 17058 Postage Account #45830642	2,500.00	2,500.00
14258	499 - VARIABLE ANNUITY LIFE INS. CO.	PO 17552 2025 LOSAP Plan #45948	16,887.36	16,887.36
14259	34 - VERIZON	PO 17420 Alarm Phone lines 2026	280.08	280.08
14260	1236 - W.W.GRAINGER, INC.	PO 17368 Supplies, Samll Tools, Hardware 2026	24.60	24.60
14261	172 - WESTERN HILLS CHRISTIAN CHURCH	PO 17564 Clean Communities Program 2026	400.00	400.00
14262	2034 - WIELKROTZ & COMPANY LLC	PO 17102 2025 Audit	7,125.00	7,125.00

TOTAL

904,691.37

Total to be paid from Fund 01 CURRENT FUND	894,813.08
Total to be paid from Fund 02 FEDERAL & STATE GRANTS	7,816.29
Total to be paid from Fund 16 AFFORDABLE HOUSING TRUST FUND	160.00
Total to be paid from Fund 19 TRUST FUND	1,902.00

904,691.37

List of Bills - CLEARING ACCOUNT (FUND 01 02 04 12 19)

Meeting Date: 05/04/2026 For bills from 04/16/2026 to 04/30/2026

Check#	Vendor	Description	Payment	Check Total
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Checks Previously Disbursed

9999	PAYROLL ACCOUNT	4/30/2026	41,664.78	4/29/2026
14209	IL GUSTO PIZZERIA RESTORANTE ITALIANO	PO# 17508 Student Government Day 2026	215.35	4/21/2026

			41,880.13	

Totals by fund	Previous Checks/Voids	Current Payments	Total
Fund 01 CURRENT FUND	41,880.13	894,813.08	936,693.21
Fund 02 FEDERAL & STATE GRANTS		7,816.29	7,816.29
Fund 16 AFFORDABLE HOUSING TRUST FUND		160.00	160.00
Fund 19 TRUST FUND		1,902.00	1,902.00

BILLS LIST TOTALS	41,880.13	904,691.37	<u>946,571.50</u>

RESOLUTION 2026-103
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NEW JERSEY

RESOLUTION OPPOSING SENATE BILL S-1836

WHEREAS, municipalities are required to establish a Municipal Master Plan with a combination of mandatory and optional elements including Goals and Objectives, Land Use, Circulation, Housing, Community Facilities, Downtown Economic Development, Historic Preservation, and Sustainability; and

WHEREAS, municipalities are also required to reexamine the Municipal Master Plan every 10 years to ensure that the master plan meets the community needs and is relevant as communities, evolve, grow, and change; and

WHEREAS, municipalities complete this effort at great cost and community input to ensure their community has a roadmap for growth; and

WHEREAS, a municipality is best suited to plan for and understand their community's needs, the existing infrastructure to address the municipality's public safety, health, traffic, and character and the ability to expand such infrastructure for desired growth; and

WHEREAS, there are many mechanisms for exceptions and variances to the local planning process; and

WHEREAS, municipalities have been diligently working to comply with the changes outlined in the passage of A-4/S-50 in 2024 that made substantial changes to the 4th Round of Affordable Housing obligations; and

WHEREAS, affordable housing construction has generally comprised between 10 – 20 % of a total development, but municipalities will end up constructing far more units during this current round of affordable housing; and

WHEREAS, recent legislative proposals that preempt the planning process by permitting the conversion of underutilized properties into mixed used developments, reducing the number of parking spaces required for new developments near transit, making Accessory Dwelling Units permissible, and most recently, legislation that enhances the ability of religious and nonprofit organizations to convert certain property to inclusionary developments with affordable housing undermine the careful planning process outlined in the Municipal Land Use Law; and

WHEREAS, this proposal, S-1836 is particularly egregious because the required percentage of affordable housing units is only 20% with the remaining 80% at market rate as more than 400 municipalities have adopted plans to fulfill their 4th Round Affordable Housing obligations far in advance of previous rounds; and

RESOLUTION 2026-103
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NEW JERSEY

WHEREAS, this legislation bypasses local planning for increased density and height, regardless of a municipality's ability to ensure safety; and

WHEREAS, a worthy project could, and should participate in the local planning and zoning process to engage with the public; and

WHEREAS, S-1836 permits the bypassing of the local planning process which is an egregious assault on municipal autonomy and local decision making.

NOW, THEREFORE, BE IT RESOLVED by the Township of Green, urges the legislature to defeat S-1836 and similar legislation that denies local autonomy in land use planning and ignores the well thought out master plan; and

BE IT FURTHER RESOLVED that a copy of this resolution is forwarded to Senator Parker Space, Assemblymember Dawn Fantasia, Assemblymember Michael Inganamort, Governor Mikie Sherrill, and the New Jersey State League of Municipalities.

May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a Resolution adopted by the Township Committee at a meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Phillips			√			
Qarmout		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-104
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
SUSSEX COUNTY, NEW JERSEY**

**CHAPTER 159 –HIGHLANDS WATER PROTECTION AND PLANNING GRANT
ITEM OF REVENUE IN THE BUDGET OF TOWNSHIP OF GREEN
PURSUANT TO N.J.S.A. 40A: 4-87 (CHAPTER 159, P.L. 1948)**

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

WHEREAS, said Director may also approve the insertion of an item of appropriation for an equal amount, and

WHEREAS, the Township has been allocated to receive the not-to-exceed sum of \$27,010.00 reimbursement funding from the Highlands Water Protection and Planning Council, State of New Jersey and wishes to amend its 2026 Budget to include this amount as revenue.

NOW, THEREFORE, BE IT RESOLVED that the Township hereby requests the Director of the Division of Local Government Services to approve the insertion of an item of revenue in the Budget of the year 2026 for a sum of \$27,010.00 which item is now available as a revenue from:

Miscellaneous Revenues

Special Items of General Revenue Anticipated with Prior Written
Consent of the Director of Local Government Services:
Public and Private Revenues Offset with Appropriation
Highlands Water Protection and Planning Council

BE IT FURTHER RESOLVED that a like sum of \$27,010.00 be and the same is hereby appropriated under the caption of:

General Appropriations

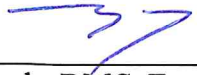
(a) Operations Excluded from 5% Caps
Public and Private Revenues Off-Set by Revenue
Highland Water Protection and Planning Council

BE IT FURTHER RESOLVED that the CFO electronically files this resolution with the Director of Local Government Services.

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a meeting held on May 4, 2026.

RESOLUTION 2026-104
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
SUSSEX COUNTY, NEW JERSEY



Mark Zschack, RMC, Township Clerk

cc: Linda Di Lorenzo, CMFO

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung		√	√			
Phillips			√			
Qarmout	√		√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-105
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ**

**2026 SALARIES AND WAGES WITHIN THE GUIDELINES SET FORTH IN
SALARY ORDINANCE 2026-06**

BE IT RESOLVED by the Township Committee of the Township of Green, County of Sussex, State of New Jersey that the following salaries are hereby set for the year 2026:

<u>ANNUAL SALARIES:</u>		<u>2026</u>
Mayor, Township Committee	Raffay	\$1,750.00
Township Committee Member	DeYoung, Qarmout, Phillips, Rose	\$1,500.00
Municipal Clerk/Registrar	Zschack	\$139,506.00
Deputy Municipal Clerk/Deputy Registrar	DeClesis	\$65,809.00
Chief Financial Officer/Treasurer	Di Lorenzo	\$114,133.00
Court Treasurer	Di Lorenzo	\$2,771.00
Tax Assessor	Holenstein	\$61,610.00
Certified Lists	Holenstein	\$5,479.00
Tax Collector/Tax Search Official	Ferrone	\$57,469.00
Secretary (Recreation & Land Use)	Mantz	\$61,156.00
Clerk Typist (Office Clerk)	Santos	\$40,945.00
<u>HOURLY WAGE:</u>		
Superintendent of Public Works	Miller	\$43.23
Road Repairer	Gould	\$40.20
Laborer	Caton	\$31.49
Laborer	Korbylo	\$26.83
Laborer	Giller	\$20.80
Laborer	Giller (Effective April 14, 2026)	\$25.80
Laborer	Keller (Effective April 21, 2026)	\$20.00
Seasonal Truck Driver (with CDL)	(DPW)	\$25.00
Park Attendant	(DPW)	\$45.00
Maintenance of Public Building	Caruso	\$30.43
Zoning Officer	Bollmann	\$42.62
<u>OTHER:</u>		
Secretarial (Open Space, Recreation, Environmental, Township Committee)	DeClesis//Mantz/Santos	\$60.00 per Meeting
Secretarial (Land Use, TRC)	Mantz	\$85.00 per Meeting
Grant Writer/Management	Santos	\$1,000.00 Stipend
Clean Communities Coordinator	DeClesis	\$1,200.00 Stipend
OEM Coordinator	Lopanik	\$1,200.00 Stipend
Municipal Housing Liaison	Santos	\$2,000.00 Stipend
Information Technology Consultant	Pachnos	\$1,000.00 Stipend

RESOLUTION 2026-105
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ

BE IT FURTHER RESOLVED that the Township Committee establishes the reimbursement for mileage expense at 2026 IRS Mileage Rate (\$0.72.5) per mile only after approval by Township Committee.

BE IT FURTHER RESOLVED by the Township Committee of the Township of Green that all salaries shall be retroactive as of January 1, 2026, except if noted above.

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

cc: Linda Di Lorenzo, CMFO

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Qarmout			√			
Phillips		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-106
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NEW JERSEY**

**AUTHORIZING THE ACCEPTANCE OF A GRANT FROM
THE STATE OF NEW JERSEY, DEPARTMENT OF COMMUNITY AFFAIRS
2026 LOCAL RECREATION IMPROVEMENT GRANT**

WHEREAS, the Township of has received notification of award from the NJ Department of Community Affairs for its 2026 Local Recreation Improvement grant; and

WHEREAS, the funds in the amount of \$63,200.00 are to be used to construct pickleball courts in EverGreen Park.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Green, does hereby authorize the application for such a grant.

BE IT FURTHER RESOLVED by the Township Committee of the Township of Green, 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.

BE IT FURTHER RESOLVED that the appropriate municipal officials are authorized to execute such documents in order to effectuate receipt of said funds.

May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a Resolution adopted by the Township Committee at a meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Phillips			√			
Qarmout		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-107
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NEW JERSEY**

**AUTHORIZING THE ACCEPTANCE OF A GRANT FROM
THE STATE OF NEW JERSEY, DEPARTMENT OF COMMUNITY AFFAIRS
2025 LOCAL RECREATION IMPROVEMENT GRANT**

WHEREAS, the Township of has received notification of award from the NJ Department of Community Affairs for its 2025 Local Recreation Improvement grant; and

WHEREAS, the funds in the amount of \$81,000.00 are to be used to construct a walking path in EverGreen Park.

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Green, does hereby authorize the application for such a grant.

BE IT FURTHER RESOLVED by the Township Committee of the Township of Green, 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.

BE IT FURTHER RESOLVED that the appropriate municipal officials are authorized to execute such documents in order to effectuate receipt of said funds.

May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a Resolution adopted by the Township Committee at a meeting held on May 4, 2026.

Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung		√	√			
Phillips			√			
Qarmout	√		√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-108
TOWNSHIP COMMITTEE – TOWNSHIP OF GREEN
SUSSEX COUNTY, NEW JERSEY**

**APPROVAL TO SUBMIT A
2026 SUSSEX COUNTY TRAILS GRANT PROGRAM APPLICATION**

WHEREAS, Sussex County has announced an opportunity to apply for the Trails Grant Program to fund improvements to publicly owned trails and provide quality outdoor recreational space; and

WHEREAS, the grant application submission in the amount not to exceed \$23,866.00 to pay for improvements to the County Connector Trail.

NOW, THEREFORE, BE IT RESOLVED that the Green Township Committee of the Township of Green, County of Sussex, State of New Jersey formally approves the grant application submittal to the County of Sussex.

BE IT FURTHER RESOLVED that the Mayor and/or Township Clerk are hereby authorized to sign and submit the grant application on behalf of Green Township and that their signatures constitute acceptance of the terms and conditions of the grant application.

May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a Resolution adopted by the Township Committee at a meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Phillips			√			
Qarmout		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION ES2026-09
TOWNSHIP COMMITTEE - TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ**

WHEREAS, Section 8 of the Open Public Meetings Act, Chapter 231 P.L. 1975 (N.J.S.A. 10:13-12) permits the exclusion of the public from a meeting in certain circumstances; and

WHEREAS, this public body is of the opinion that such circumstances presently exist; and

WHEREAS, N.J.S.A. 10:4-13 requires the adoption of a resolution prior to the Township Committee going into Closed Session stating the general nature of the subject matter to be discussed and generally the time and circumstances under which the discussion conducted in Closed Session can be disclosed to the public;

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

1. The public shall be excluded from discussion of and action upon and hereinafter specified subject matter(s)
2. The general nature of the subject matter(s) to be discussed is as follows:

<u> X </u> Personnel	<u> </u> Contract Negotiation	<u> </u> Real Property
<u> </u> Public Safety	<u> </u> Litigation/Potential Litigation	<u> </u> Attorney-Client
3. It is anticipated at this time that the above stated subject matter(s) will be made public at the conclusion of each individual specified subject matter.
4. This resolution shall take effect immediately.

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a regular meeting held on May 4, 2026.



 Mark Zschack, RMC, Township Clerk

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung	√		√			
Phillips			√			
Qarmout		√	√			
Rose						√
Mayor Raffay						√

**RESOLUTION 2026-100
TOWNSHIP COMMITTEE -TOWNSHIP OF GREEN
COUNTY OF SUSSEX, STATE OF NJ**

AUTHORIZE APPOINTMENT OF PROVISIONAL ZONING OFFICER

WHEREAS, Craig Bollmann resigned his position as the Zoning Officer for the Township of Green effective April 30, 2026; and

WHEREAS, it has been determined that it is in the best interest of the Township to hire a provisional Zoning Officer pending open-competitive testing through Civil Service; and

WHEREAS, it has been determined that it is in the best interest of the Township to appoint Kimberlee Mantz as provisional Zoning Officer.

NOW, THEREFORE, BE IT RESOLVED that the Township Committee of the Township of Green in the County of Sussex and State of New Jersey confirms the provisional appointment of Kimberlee Mantz to the provisional Zoning Officer position subject to the following terms and conditions:

1. The appointment is to be effective May 5, 2026.
2. Ms. Mantz will be paid a stipend of \$10,000.00 per year prorated and paid bi-weekly in accordance with Township payroll procedures.
3. Ms. Mantz will handle Zoning Officer functions throughout the course of her daily duties, as well as having (3) additional hours outside of and in addition to general operating hours to fulfill the obligations of the Zoning Officer
4. Ms. Mantz will perform Zoning Officer duties as outlined in the General Ordinances of the Township.
5. Ms. Mantz's Zoning Officer training costs, up to a maximum of \$2,000.00 shall be paid by the Township, subject to repayment per the Township Policy Manual. No additional compensation will be provided upon completion of course(s) of certification.

BE IT FURTHER RESOLVED that this employment is subject to the usual terms and conditions as set forth in the Township of Green Personnel Policy Manual, as well as New Jersey Court Rules and Civil Service Law.

DATED: May 4, 2026

I, Mark Zschack, Township Clerk of the Township of Green, County of Sussex, State of New Jersey, do hereby certify the foregoing resolution to be a true and correct copy of a resolution adopted by the Township Committee at a meeting held on May 4, 2026.



Mark Zschack, RMC, Township Clerk

cc: Linda Di Lorenzo, CFO

Record of Vote:

	MOTION	SECOND	AYE	NAY	ABSTAIN	ABSENT
DeYoung		√	√			
Phillips			√			
Qarmout	√		√			
Rose						√
Mayor Raffay						√