

COUNCIL AGENDA

TOWNSHIP OF PARSIPPANY-TROY HILLS REGULAR TOWNSHIP COUNCIL MEETING OF SEPTEMBER 15, 2026

I. INTRODUCTION

A. POSTING OF NOTICE:

Adequate notice of this meeting has been provided in accordance with the requirements of the Open Public Meetings Law by filing the notice in the Office of the Township Clerk and by posting the meeting notice on the bulletin board at the Municipal Building on December 4, 2025, where it has remained posted since that date. A legal notice appeared in the *Daily Record* and the *Newark Star Ledger* on December 17, 2025.

B. FLAG SALUTE

C. ROLL CALL

D. UPCOMING MEETINGS:

1. 10/6/26 @ 7:00 PM Agenda Meeting
2. 10/20/26 @ 7:00 PM Regular Meeting

II. ORDINANCES - SECOND READING & PUBLIC HEARING

1. ORDINANCE 2026:32

AN ORDINANCE AMENDING CHAPTER 405, VEHICLES AND TRAFFIC, SECTION 11, STOPPING OR STANDING PROHIBITED ON CERTAIN STREETS, OF THE CODE OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, NEW JERSEY

The Notice for Ordinance 2026:32 was posted on the official website of the Township of Parsippany-Troy Hills on August 19, 2026, and introduced at the August 18, 2026, Regular Meeting.

Motion to accept Ordinance 2026:32 be heard in their second and final reading by title only, by _____, seconded by _____.

ROLL CALL

a. PUBLIC HEARING

Motion to open the public hearing for Ordinance 2026:32 by _____, seconded by _____.

ROLL CALL:

Motion to close the public hearing for Ordinance 2026:32

by _____, seconded by _____.
ROLL CALL:

WHEREAS, the above ordinance was read in title on second reading and a hearing held thereon;

NOW, THEREFORE, BE IT RESOLVED that said ordinance be passed on final reading and that Notice of Final Passage of said ordinance be published in the newspaper according to law.

Motion to approve the Resolution above for Ordinance 2026:32 by _____, seconded by _____.
ROLL CALL:

III. PUBLIC SESSION

OPEN: I'd like to entertain a motion to open the public session. Motion to open the public session by _____ Seconded by _____ ROLL CALL

CLOSE: I'd like to entertain a motion to close the public session. Motion to close the public session by _____ Seconded by _____ ROLL CALL

V. CONSENT AGENDA

BE IT RESOLVED, all items listed with an asterisk (*) are considered routine and noncontroversial by the Township Council and will be approved by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

Motion to approve the Consent Agenda by _____seconded by _____ . ROLL CALL

1. **R2026-207***Providing for the Insertion of Any Special Item of Revenue in the Budget of Any County or Municipality Pursuant to N.J.S.A. 40A:87 – Bulletproof Vest Program
2. **R2026-208***Authorizing the Release of a Performance Guarantee – Lexica, Block 136, Lots 44 & 76 – Major Soil Moving
3. **R2026-209***Authorizing the Release of a Performance Guarantee – Lexica, Block 136, Lots 44 & 76 – Site Improvements
4. **R2026-210***Authorizing the Cancellation and Refund of Property Taxes for Block 43, Lot 6 – 100% Permanently Disabled Veteran
5. **R2026-211***Authorizing the Cancellation and Refund of Property Taxes for Block 555, Lot 6 – 100% Permanently Disabled Veteran
6. **R2026-212***Authorizing an Agreement between Parsippany-Troy Hills and Police Athletic League of Parsippany-Troy Hills, for Recreation Services

7. **R2026-213***Authorizing the Execution of an Sanitary Sewer Easement Agreement between the Township and Toll NJ I, LLC for Block 175 Lot 52
8. **R2026-214***Authorizing an Amendment to the Contract between the Township of Parsippany-Troy Hills and Netta Architects
9. **R2026-215***Extending with Knoll Tennis Club, LLC for the Operation of Indoor Tennis Facility and Provision of Tennis Director/Professional and Related Services at Parsippany Community Center
10. **R2026-216***Authorizing the Release of a Performance – B10 Hilton Court Owner, LLC, Block 202, Lot 3.10
11. **R2026-217***Authorizing the Purchase of One T740 T4 Bobcat Compact Track Loader with Options
12. **R2026-218***Authorizing the Purchase of Five Leach Rearload Packer Bodies and Accessories
13. **R2026-219***Authorizing the Purchase of One Ravo R5 Street Sweeper with Options
14. **R2026-220***Providing for the Combination of Certain Issues of Notes of the Township of Parsippany-Troy Hills into a Single Bond Anticipation Note Aggregating \$55,225,000 in Principal Amount
15. **R2026-221***Determining the Form and Other Details of \$55,225,000 of Notes Consisting of a \$4,100,000 Bond Anticipation Note (General Improvement), a \$30,725,000 Bond Anticipation Note (Water Utility), a \$18,600,000 Bond Anticipation Note (Sewer Utility), and a \$1,800,000 Bond Anticipation Note (Golf Utility) of the Township of Parsippany-Troy Hills and Providing for Its Sale
16. **R2026-222***Authorizing the Execution of an Redevelopers Agreement between the Township and Toll NJ I, LLC for Block 175 Lot 52 Commonly Known as 4 Gatehall Drive
17. **R2026-223***Authorizing the Adoption of a “Vision Zero” Initiative and Creating a Vision Zero Task Force to Draft an Action Plan
18. **R2026-224***Authorizing the Planning Board to Conduct Preliminary Investigation of Certain Property Identified as Block 736 Lot 4, and Commonly Known as 5 Wood Hollow Road to Determine Whether Such Property Qualifies as a Non-Condemnation Area in Need of Redevelopment

VI. APPROVAL OF MINUTES

1. Agenda Meeting – 8/4/26
2. Regular Meeting - 8/18/26

Motion to approve the minutes above by _____, seconded by _____.

ROLL CALL:

VII. PRESENTATION(S)/REPORTS

1. MAYOR
2. TOWNSHIP COUNCIL
3. TOWNSHIP ATTORNEY
4. BUSINESS ADMINISTRATOR
5. TOWNSHIP CLERK

VIII. ORDINANCES - FIRST READING

1. ORDINANCE 2026:33

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, NEW JERSEY AMENDING AND SUPPLEMENTING CHAPTER 91 ANIMALS ARTICLE 1 ANIMAL CONTROL; LICENSING OF DOGS, OF THE CODE OF PARSIPPANY-TROY HILLS

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of ParsIPPany-Troy Hills held on September 15, 2026 and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on October 20, 2026 at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

2. ORDINANCE 2026:34

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, AMENDING AND SUPPLEMENTING CHAPTER 169, FIRE PREVENTION, OF THE CODE OF PARSIPPANY-TROY HILLS

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of ParsIPPany-Troy Hills held on September 15, 2026 and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on October 20, 2026 at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

3. **ORDINANCE 2026:35**

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, AMENDING AND SUPPLEMENTING CHAPTER 124, SECTION 5, TITLED CONSTRUCTION CODES, FEES OF THE CODE OF PARSIPPANY-TROY HILLS

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of Parsippany-Troy Hills held on **September 15, 2026** and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on **October 20, 2026** at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

4. **ORDINANCE 2026:36**

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, AMENDING AND SUPPLEMENTING CHAPTER 124 SECTION 5, TITLED CONSTRUCTION CODES, FEES OF THE CODE OF PARSIPPANY-TROY HILLS (PLUMBING SUBCODE FEES)

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of Parsippany-Troy Hills held on **September 15, 2026** and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on **October 20, 2026** at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

5. **ORDINANCE 2026:37**

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, AMENDING AND SUPPLEMENTING CHAPTER 124 SECTION 5, TITLED CONSTRUCTION CODES, FEES OF THE CODE OF PARSIPPANY-TROY HILLS (ELECTRICAL SUBCODE FEES)

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of Parsippany-Troy Hills held on **September 15, 2026** and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on **October 20, 2026** at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

6. **ORDINANCE 2026:38**

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, NEW JERSEY AMENDING AND SUPPLEMENTING CHAPTER 4 ADMINISTRATION OF GOVERNMENT ARTICLE XVII TOWNSHIP COUNCIL RULES OF PROCEDURES, OF THE CODE OF PARSIPPANY-TROY HILLS

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of Parsippany-Troy Hills held on **September 15, 2026** and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on **October 20, 2026** at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

7. **ORDINANCE 2026-39**

ORDINANCE APPROPRIATING \$2,000,000 AVAILABLE IN THE PFAS LITIGATION FUND TO PROVIDE FOR THE 2026 WATER TANK IMPROVEMENTS PROJECT BY THE TOWNSHIP OF PARSIPPANY-TROY HILLS

BE IT RESOLVED that the above Ordinance be introduced, read by title, and passed on first reading at a Meeting of the Township Council of the Township of Parsippany-Troy Hills held on **September 15, 2026** and that said Ordinance be further considered for second reading and final passage at a Meeting to be held on **October 20, 2026** at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township, at which time all persons interested shall be given an opportunity to be heard concerning said Ordinance.

BE IT FURTHER RESOLVED that the Clerk be authorized and directed to publicize said Ordinance with the Notice of Introduction thereof being posted on the official Township website according to law.

Motion to approve the above Resolution by _____,
seconded by _____. ROLL CALL

IX. NON-CONSENT AGENDA

1. **R2026-225** Approving a New Limousine License for Mount Everest Limo Service, LLC

Motion to approve the above Resolution by _____,
seconded by _____.
ROLL CALL:

X. APPROVAL OF PAYROLL AND BILLS LIST

A. CFO Angelica Sabatini recommends authorization for payment:

1. Authorize payment of the September 25, 2026, regular and miscellaneous payroll estimated at \$1,650,000.00
2. Payment of bills from voucher list of 9/15/26 is estimated to be \$2,931,067.89

Motion to approve the authorization for payment above by
_____, seconded by _____.

ROLL CALL:

XI. ADJOURNMENT

Motion to Adjourn the Meeting by _____ Seconded by _____

ROLL CALL: