

BOROUGH OF BERNARDSVILLE
Mayor & Borough Council Meeting Minutes
March 12, 2026

Mayor Canose called this meeting to order at 7:00 p.m. on Zoom only. Present were Council Members Al Ribeiro, Jeff Roos, Charlie Szrom, Rich Traynor, Christine Zamarra, and Ross Zazzarino. Also present were John Pidgeon, Borough Attorney, Nancy Malool, Administrator, and Anthony Suriano, Borough Clerk.

STATEMENT OF PRESIDING OFFICER

Notice of this meeting was provided to the Bernardsville News and Courier News, filed with the Municipal Clerk and posted on the Municipal Bulletin Board on February 25, 2026.

PLEDGE OF ALLEGIANCE

OPEN SESSION

Mayor Canose opened the meeting to the public. Hearing no comments from the public, Mayor Canose closed the open session.

ORDINANCES (Public Hearing)

Mayor Canose opened the public hearing on Ordinance #2026-2044, **BOND ORDINANCE PROVIDING FOR THE ACQUISITION OF LANDS FOR AFFORDABLE HOUSING PURPOSES IN AND BY THE BOROUGH OF BERNARDSVILLE, IN THE COUNTY OF SOMERSET, NEW JERSEY, APPROPRIATING \$1,238,000 THEREFOR AND AUTHORIZING THE ISSUANCE OF \$1,176,100 BONDS OR NOTES OF THE BOROUGH FOR FINANCING SUCH APPROPRIATION.** Hearing no comments, Mayor Canose closed the public hearing.

Mr. Pidgeon said that the property at 210 North Finley Avenue was acquired by the borough through condemnation as part of its third-round affordable housing obligation. He noted that the site had been included in the borough's affordable housing plan since approximately 2012 when the plan was originally prepared. The borough deposited \$650,000 with the court at the time of the taking, and a subsequent condemnation commissioners' hearing determined compensation of approximately \$1.7 million for the property owner. He said that the ordinance would finance the purchase of the property, which is intended to be developed as a 100% affordable senior housing project.

Mr. Ribeiro moved to pass Ordinance #2026-2044 on final reading and adopt as published. Mr. Zazzarino seconded and the motion was approved with the following roll call vote: Mr. Ribeiro, Mr. Roos, Mr. Szrom, Mr. Traynor, and Mr. Zazzarino voted yes. Ms. Zamarra abstained.

ADJOURNMENT

The meeting was adjourned at 7:08pm.
