

A regular meeting of the Bergen County Board of Taxation was held Wednesday, March 5, 2025, in person at Two Bergen County Plaza. The meeting was called to order by President Calabrese at 9:34 A.M. and compliance with the Sunshine Law was indicated. The roll call was taken:

Present: President Calabrese, Commissioners Schuster and Lonziser & Assistant Administrator McCarthy were in person. Commissioners Eilert and O'Connor attended via teleconference.

The February 5, 2025, minutes were approved. The motion was made by Commissioner Lonziser and seconded by Commissioner Schuster; all were in favor.

ADMINISTRATOR'S REPORT

1. 2025 Revaluations/Reassessments

Allendale – Reassessment: Value letters sent; taxpayer meeting held. Final values are ready.

Bergenfield – Revaluation: Extension to 2026.

Carlstadt – Reassessment: Value letters sent; taxpayer reviews have taken place. Final values ready.

Closter – Reassessment: Value letters mailed; taxpayer reviews have taken place. Final values ready.

Cresskill – Reassessment: Value letters mailed; taxpayer reviews have taken place. Final values ready.

Demarest – Reassessment: Taxpayer hearing concluded. Final values have been ascertained.

Dumont – Reassessment: Value letters mailed; taxpayer meetings wrapping up.

East Rutherford – Reassessment: Res. & Comm. Value letters mailed; taxpayer meetings being held.

Edgewater – Reassessment: Res. & Comm. Values have been finalized.

Fairview – Reassessment: Res. & Comm. Value letters mailed; taxpayer reviews were held. Values have been finalized.

Little Ferry – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Lyndhurst – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Maywood – Reassessment: Value letters have been mailed; taxpayer meetings were held. Final values are ready.

Moonachie – Reassessment: Value letters were mailed; taxpayer meetings were held. Final values are ready.

New Milford – Revaluation: Taxpayer meetings have been completed. Final values have been established. Change/no change letters are ready to be mailed.

North Arlington – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Oakland – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Oradell – Reassessment: Value letters have been mailed. Currently holding taxpayer meetings.

Palisades Park – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Paramus – Reassessment: Values have been sent to the assessor and are awaiting approval.

Ramsey – Reassessment: Reassessment complete and final Tax List created on 03/01/2025.

Ridgefield – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

River Edge – Reassessment: Value letters have been mailed. Currently holding taxpayer meetings.

Saddle Brook – Reassessment: Res. & Comm. Values have been prepared and finalized.

South Hackensack – Reassessment: Res. & Comm. Value letters mailed; taxpayer meetings being held. Final values are ready.

Teterboro – Reassessment: Values have been finalized and submitted.

Wallington – Revaluation: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Westwood – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

Woodcliff Lake – Reassessment: Value letters have been mailed; taxpayer reviews have taken place. Final values are ready.

2. SR1-A's – Approximately 7 weeks behind due to new sampling period.
3. Resolution #25-1 – Bergenfield Revaluation Extension. The Bergen County Board of Taxation on August 18, 2022, issued an order to the Borough of Bergenfield to perform a district wide revaluation to be completed by October 1, 2023, for the 2024 Tax Year. The Division of Taxation approved said order on September 14, 2022. The Bergenfield Tax Assessor, by letter dated September 8, 2022, requested a one-year extension for the completion of the Revaluation program due to the updating of the Tax Maps and review by the Division of Taxation. And whereas, the Bergenfield Tax Assessor at the February 5, 2025 Board Meeting requested a further one-year extension for the completion of the Revaluation due to the updating of the Tax Maps and review by the Division of Taxation. Whereas since the Tax Map update has not been granted, a further one-year extension is necessary to complete the Revaluation program. The Bergen County Board of Taxation hereby approves the request by Bergenfield Tax Assessor for the Revaluation to be

completed by October 1, 2025, for the 2026 Tax Year. A copy of the Resolution will be filed with and approved by the Director of the Division of Taxation. A motion to approve was made by Commissioner Schuster and seconded by Commissioner Eilert, all were in favor.

4. Resolution #25-2 – Assessor Correction Recommendations on the 2025 Tax Lists filed by Assessors for decreases were received for all 70 districts. The Board Members have reviewed the recommendations as set forth on said assessment corrections. As of March 5, 2025, the Bergen County Board of Taxation hereby approves said recommendations as set forth on each assessment correction for the 2025 Tax List. A motion to approve was made by Commissioner Schuster and seconded by Commissioner Eilert, all were in favor.
5. James Tighe Retirement – Assistant Administrator McCarthy stated the Board has received a letter of resignation from Tax Assessor, James Tighe, from his municipalities: Teaneck, Garfield, and Rochelle Park; as of April 1st. President Calabrese asked how many years of service the Tax Assessor has provided to Bergen County, to which James Tighe stated 27 years. The Board thanked the Tax Assessor for his years of dedicated service to the municipalities and wished him the best in retirement. James Tighe thanked the Board and the County Board of Taxation for all their help over the years.

CORRESPONDENCE:

NONE

OLD BUSINESS:

NONE

NEW BUSINESS:

NONE

Next general meeting: April 2, 2025

A motion to open the meeting to the public was made by Commissioner Schuster at 9:46 A.M., seconded by Commissioner Lonzisero, all were in favor.

Tax Assessor James Tighe approached the Board. The Tax Assessor reported that Rochelle Park had the Tax Map approved and signed a contract with Appraisal Systems, Inc. The Tax Assessor stated Garfield's Tax Map is being worked on by Boswell but is unsure of the status of the map. President Calabrese asked if Teaneck had interviewed for the vacancy yet, to which James Tighe stated there have been four candidates interviewed and the municipality is looking to hire as soon as possible.

There being no further business before the Board, Commissioner Schuster made a motion to close the meeting at 9:48 A.M., seconded by Commissioner Eilert and approved by all.

A handwritten signature in black ink, appearing to read "R. F. Layton", is written over a horizontal line.

Robert F. Layton, Tax Administrator

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