

A regular meeting of the Bergen County Board of Taxation was held on Wednesday, May 6, 2026, in person at Two Bergen County Plaza. The meeting was called to order by Commissioner Calabrese at 9:33 A.M. and compliance with the Sunshine Law was indicated. The roll call was taken:

Present: President Calabrese, Commissioners O'Connor, Hummel, Belgiovine, Toscano & Administrator Layton and Assistant Administrator McCarthy were in person. Commissioners Eilert and Lonzifero attended the meeting via teleconference.

The April 15, 2026, minutes were approved. The motion was made by Commissioner Belgiovine and seconded by Commissioner Hummel; all were in favor.

1. Revaluations/Reassessments

2027

Allendale – Waiting for State approval.

Bergenfield – No report.

Carlstadt – Waiting for State approval.

Cliffside Park – No report.

Closter – Waiting for State approval.

Cresskill – Waiting for State approval.

Dumont – Waiting for State approval.

East Rutherford – Waiting for State approval.

Edgewater – No AFR & contract. Tax Assessor Arthur Carlson Jr. stated the mayor and council have approved the contract and the Board should receive a copy within the next week. Commissioner O'Connor recused.

Emerson – No report.

Englewood – Residential and commercial inspections started.

Fair Lawn – Extension request to 2028. Tax Assessor Timothy Henderson stated the Borough was able to transition to a Reassessment. After having conversations with head of ASI, Rick Delguercio, the Reassessment will not be complete for 2027 due to the high demand of services. Commissioner Belgiovine made a motion to approve the requested extension to 2028, seconded by Commissioner Calabrese. All were in favor.

Fairview – Waiting for State approval.

Fort Lee – No report. Tax Assessor Anthony Mazzola reported that the Borough Administrator is budgeting the monies for the Tax Maps. A contract is to be signed by July to begin the maps. Tax Assessor stated a written extension request will be submitted.

Franklin Lakes – Updating tax maps. Commissioner Hummel recused.

Garfield – Waiting for State approval.

Glen Rock – No report. Tax Assessor William Yirce reported the Borough's tax maps are not done yet. Tax Assessor stated after speaking with head of Appraisal Systems, Rick Delguercio, it is not believed the Revaluation will be complete for 2027. Tax Assessor informed the Board that a written extension request for 2028 will be submitted.

Hackensack – No report. Tax Assessor Arthur Carlson Jr. stated there are delays with the 2027 Revaluation order due to the market. Tax Assessor requested the 2027 Revaluation order be amended and extended to a 2028 Reassessment order. Administrator Layton stated he has received said request in formal writing. Commissioner O'Connor made a motion to approve the request, seconded by Commissioner Belgiovine. Commissioner Calabrese and Toscano recused and all others were in favor.

Harrington Park – No report. Tax Assessor Patrick Wilkins stated the Borough has an advertised RFP and has received one response. The Tax map is currently being reviewed by the State. Tax Assessor hopes the Borough will be under contract within the month. Administrator Layton requested a monthly report be sent in.

Hasbrouck Heights – Waiting for State approval.

Haworth – Seeking bids.

Hillsdale – No report. Tax Assessor Patrick Wilkins stated he spoke with the Borough Administrator. The Borough has expressed serious budget concerns. Tax Assessor informed the Board that a written extension request for 2028 will be submitted.

Little Ferry – Waiting for State approval.

Lodi – Waiting for State approval.

Lyndhurst – Waiting for State approval.

Mahwah – Residential inspections ongoing.

Maywood – Waiting for State approval.

Midland Park – RFP out for bids.

Montvale – No report.

Moonachie – Waiting for State approval.

Oakland – No contract.

Palisades Park – Waiting for State approval.

Paramus – Waiting for State approval.

Park Ridge – No report. Tax Assessor Anthony Rinaldi Jr. stated the Borough is digitizing the Tax maps which is causing delays in their completion. Tax Assessor informed the Board that a written extension request will be submitted.

Ramsey – Waiting for State approval.

Ridgewood – Intro letters mailed; residential inspections began. Commissioner Belgiovine recused.

River Edge – Waiting for State approval.

River Vale – No report. Tax Assessor Joanne Allgor stated the Borough is waiting for the State's approval to transition from a Revaluation to a Reassessment order. Tax Assessor reported the Tax maps are progressing with a new company. Administrator Layton requested a monthly report be sent in.

Rutherford – No report.

South Hackensack – No contract. Commissioner Eilert recused.

Tenafly – Tax maps being updated.

Teterboro – Waiting for State approval.

Upper Saddle River – No report. Tax Assessor Anthony Rinaldi Jr. stated the Borough's Tax maps have been approved. Letters will be sent out next week and inspections will begin June 1st. Administrator Layton requested a monthly report be sent in.

Washington Township – Waiting for State approval.

Westwood – No contract.

Woodcliff Lake – No contract. Commissioner Belgiovine recused.

Wyckoff – No report.

Administrator Layton stated a written request for the Tax Assessor's who did not submit a monthly report be present at the next Board Meeting.

2. SR1A's – 1 month behind.
3. Resolution #26-07 Assessment Correction Recommendations on the 2026 Tax Lists filed by Assessors for corrections were received for all 70 districts. The board Members have reviewed the recommendations as set forth on said assessment corrections. As of May 6,

2026, the Bergen County Board of Taxation hereby approves said recommendations as set forth on each assessment correction for the 2026 Tax List. A motion to approve was made by Commissioner O'Connor and seconded by Commissioner Hummel. All were in favor with their respected recusals.

4. 2026 Final Equalization Table – Administrator Layton requested a motion for the approval of the 2026 Final Equalization Table. Commissioner Belgiovine made a motion to approve the 2026 Final Equalization Table, seconded by Commissioner O'Connor and approved by all.
5. Resolution #26-08 River Vale Reassessment Transition – At the request of Joanne Allgor, Tax Assessor of the Borough of River Vale, to amend the order from a district wide Revaluation to a district wide Reassessment is hereby approved and to be completed by October 1, 2026, for the 2027 Tax Year. The motion to approve was made by Commissioner Belgiovine and seconded by Commissioner Toscano; all were in favor.
6. Appeal #63-26001000D Late Filed – Commissioner Belgiovine made a motion to dismiss the case for late filing, the motion was seconded by Commissioner Hummel and approved by all.
7. Appeal #21-2601000L Late Filed – Commissioner O'Connor made a motion to dismiss the case for late filing, the motion was seconded by Commissioner Calabrese and approved by all.

CORRESPONDENCE: None

OLD BUSINESS: None

NEW BUSINESS: None

Next general meeting is June 3, 2026.

A motion to open the meeting to the public was made by Commissioner Belgiovine at 9:47 A.M. seconded by Commissioner O'Connor, all were in favor.

There being no further business before the Board, Commissioner Belgiovine made a motion to close the meeting at 9:47 A.M., seconded by Commissioner Hummel and approved by all.



Robert F. Layton, Tax Administrator

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Wednesday, May 6, 2026

The 2026 Reorganization Meeting of the Bergen County Board of Taxation was held on Wednesday, May 6, 2026, at Two Bergen County Plaza, in person. The meeting was called to order by President Calabrese at 9:30 A.M., and compliance with the Sunshine Law was indicated. The roll call was taken:


Present: President Calabrese, Commissioners O'Connor, Hummel, Belgiovine, Toscano & Administrator Layton and Assistant Administrator McCarthy were in person. Commissioners Eilert and Lonzifero attended the meeting via teleconference.

Commissioner O'Connor nominated President Gerald A. Calabrese, Jr. to the position of the President of the Board. The motion was seconded by Commissioner Belgiovine. All were in favor.

Commissioner Eilert nominated Robert F. Layton, Tax Administrator, as the Custodian of Records and Dawn McCarthy, Assistant Tax Administrator as Assistant Custodian of Records. Commissioner O'Connor seconded the motion, and all were in favor.

Administrator Layton requested a motion to adopt the public meetings for the 2026-2027 calendar year. Commissioner Belgiovine made a motion to approve the 2026-2027 public meeting dates, seconded by Commissioner Hummel and approved by all.

There being no further business before the Board for the Reorganization Meeting, President Calabrese closed the meeting at 9:33 A.M.



Robert F. Layton, Tax Administrator

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