



special **END OF YEAR REPORT**

INNOVATIVE

INFORMED

INTENTIONAL

INCLUSIVE

IN TOUCH

INTEGRITY

FROM PROGRESS ACHIEVED
TO PRIORITIES AHEAD, THIS REPORT
HIGHLIGHTS YOUR BOROUGH GOVERNMENT'S
2025 ACCOMPLISHMENTS AND
THE GOALS GUIDING OUR WORK IN 2026.

WE ARE GRATEFUL FOR OUR COMMUNITY'S
CONTINUED PARTNERSHIP AND
VALUE YOUR ONGOING ENGAGEMENT
AND FEEDBACK AS WE WORK TOGETHER
TO SERVE ALLENDALE AND
PLAN FOR THE YEAR AHEAD.

www.allendalenj.gov

Mayor Amy
Wilczynski

Liz Homan
Council President

Joseph Daloisio
Councilman

Matt O'Toole
Councilman

Susanne Lovisolo
Councilwoman

Ed O'Connell
Councilman

Tyler Yaccarino
Councilman

AN END-OF-YEAR MESSAGE FROM MAYOR AMY WILCZYNSKI & THE COUNCIL

As the holiday season begins, we extend our warmest wishes to all our residents. This is a hectic time of year for most but also a time to reflect, gather with loved ones, and celebrate the spirit of community that makes Allendale such a special place to call home. We hope everyone is enjoying the **new lighted tree in Orchard Common Park** as you enter into town and the **new garland around our light posts** to give the Borough a warm and festive feel. **The Menorah lighting** is on the **16th** and the plan isH to **host all the holiday displays at Orchard Common Park**.

As we close out the year, the council and I are **reviewing our goals by committee from 2025** (see graphic below) and looking towards a great year in 2026. We have accomplished a lot last year, moving the Borough into a good position financially while keeping up the **infrastructure, character and services**.

Our purpose remains the same... **serving residents to make Allendale the best place to live**.

One of our overarching goals is always **transparency and communication**. We want you all to be in the know! We have accomplished this with **4 town halls**, meeting residents over **coffees and ice cream**, **bi-monthly mayor and council meetings**, **monthly newsletters**, **informational memos**, a **new website**, a **high social media profile** and **meeting with residents individually**.

This **end of year (EOY) newsletter** is also with the spirit of transparency and communication in mind. It is a high- level **overview of accomplishments** by committee in the past year. Many of the areas in the committees cross over, which is why we have monthly Department Head meetings. This encourages collaboration between all areas of the Borough. I sit on all of the committees, and the council acts as chair or co-chair for specific areas. Please read on for **each committee's End of Year Report**.

As we close out the year, we thank all our residents, volunteers, staff, and first responders for their continued commitment to our town. Wishing you and your families a joyful holiday season and a healthy, peaceful New Year.

Warm Regards,

Amy

Mayor Amy
and the Allendale Council



Please stay informed: [sign up for alerts and emails](#) and follow the [Mayor Amy Wilczynski Facebook](#) and [Instagram](#) pages as well as the [Borough Facebook](#) page. Also feel free to [contact any council member or myself](#).

IF YOU KNOW SOMEONE WHO DOES NOT HAVE ACCESS TO A COMPUTER,
PLEASE LET US KNOW SO WE CAN MAIL THEM BOROUGH UPDATES AND NEWSLETTERS.

WE ARE ALLENDALE

Transparent, Accountable & Responsible Government

Our Purpose: Serving residents to make Allendale the best place to live

Pillars of Progress 2025 Goals

Fiscally Conservative	Safe Place to Live	Character	Environment/ Infrastructure	Recreation/ Social	
2025 Committee Goals					
Admin/Finance/HR/IT <ul style="list-style-type: none">TEAMS integration for efficiency and records keepingLeadership training/wellnessO based budgeting--Budget newsletterNew website	Public Safety <ul style="list-style-type: none">Solutions for volunteer challenges230 trucksDowntown speeding<ul style="list-style-type: none">Crosswalk stickUber eats spotDispatch	Land Use <ul style="list-style-type: none">Fair Share HousingReview ordinancesHistoric preservation-muralLand preservationLUB PacketNew master planHVASDeer Study	DPW <ul style="list-style-type: none">Restructure: outsourcing vs in houseInfrastructure Upgrades (roads)Equipment inventoryFlooding-culverts	Utilities <ul style="list-style-type: none">Sewer budget-repairsSewer Agreement-Avalon Bay. SR & RamseyVeoliaSump Pump Program	Facilities, Parks & Rec <ul style="list-style-type: none">Concession StandCommunity CenterFields RehabTennis & Pickle CourtsSCOUTS

**Keep reading to see how each committee advanced our 2025 goals –
and what we're gearing up for in 2026.**

PUBLIC SAFETY COMMITTEE

CHAIR: MATT O'TOOLE
CO-CHAIR: JOE DALOISIO

Public safety remains a top priority in Allendale. **The Allendale Police Department**, led by Chief Mike Dillon, sets a high standard for community safety and service. The borough continues to provide its full support to the Allendale Police Department and takes great pride in its public safety partnership. We once again renewed our **Law Enforcement Accreditation** in 2025, reaffirming that we have one of the best departments in the area. This signifies a commitment to excellence, **improving performance, enhancing community trust, attracting quality recruits, and ensuring fair, effective internal systems.**

We spent several months negotiating a **fair police contract** which will enhance public safety and ensure that we are able to recruit and keep excellent officers.

The Public Safety Committee also encompasses Allendale's deeply appreciated and dedicated 100% **volunteer organizations**, including the **Allendale Fire Department**, led by Chief Greg Andersen, and the **Allendale Ambulance Corps**, led by Chief Daryl D'Amore. Each organization plays a vital role in emergency response and public safety. Additionally, the borough and its Public Safety organizations work collaboratively with volunteer emergency response partners, such as the **Community Emergency Response Team (CERT)**, led by Sharysse Frasco.

Allendale faces the same challenges as many other municipalities in **finding volunteers** for our critical organizations. Potential volunteers can reach out to the Fire Department of Ambulance Corps directly to learn more about how you can help. Daytime volunteers are needed for positions such as driving. **If you or someone you know have flexibility during the day, please let us know.** We can use you!

Pedestrian safety has been a key initiative all over town this year. The borough has installed new **illuminated pedestrian crossing signs** in various areas of town and completed the **restriping of all crosswalks downtown** to enhance visibility and traffic safety. **Automated parking enforcement technology** is being installed with **new pedestrian safety monitoring devices**, which will ticket illegally parked vehicles or those stopped in crosswalks on West Allendale Avenue reducing visibility for both pedestrians and motorists. We have also designated a **5 minute parking spot** for those picking up to-go food orders as well as **pickup zones for food delivery and ride share operators** to reduce unsafe double parking.

The Allendale Police Department is also responding to emerging safety concerns surrounding **e-bikes**. The department continues to take a proactive approach, working on **enacting a local ordinance**, launching a **community education campaign** for residents, and exploring a potential **voluntary e-bike registration program** aimed at improving safety awareness among children and parents.

LAND USE COMMITTEE

CHAIR: SUSANNE LOVISOLO
CO-CHAIR: TYLER YACCARINO

In the Land Use committee, we constantly review resident applications to see how we can incorporate current uses and what we can streamline to **make processes easier for residents** – all while ensuring that we keep the **character of Allendale**. We **expanded our use of GovPilot**, our comprehensive cloud-based operating system to automate and streamline government processes. We now **take credit cards** for most building operations. We've also **expanded our building department hours** for residents who need to come to borough hall for these services.

Fair Share Housing mandates are in the forefront of this committee; we have been preparing for this 4th round mandate long before we received our numbers. We assembled a team of experts in the field to ensure we had all mechanisms available to us ready and in place such as **conducting a hazard vulnerability study (HVS)** and **upgrading our master plan**. This set us up to be fully prepared with back up data on our town. Like many municipalities, we felt **our numbers are not realistic**. The truth is, we want to provide affordable housing and should, yet the challenge remains that the high-density numbers are not feasible given the number of units that have already been developed in the area and the constraints on the infrastructure. **The formula and process is broken** and give developers the advantage. Towns are forced to approve projects with only a small percentage dedicated to anything affordable. The rest are top dollar market rates that are driving out the middle class. **The environment, schools, public safety, infrastructure, zoning and character** are all at risk in our town and every town.

In Allendale, we are proposing a **realistic development potential of 4 units**. The rest go into a pool of 'unmet need' that overlay zoning must attempt to accommodate. Again, **Allendale is not against affordable housing**, we just believe the mandates should be about **building affordable units**, and not about a windfall for developers to build excessive market rate high density as part of the process.

We are in constant contact with NJDEP regarding the **overpopulation of deer**. They know Bergen County is a problem and have made it clear that a regional approach is needed for impact. We are participating in a **regional deer study** in the NW section of the county. We are hoping that this data is a step closer to a solution or a plan that will make a difference to this ever-growing concern.

We are working closely and meeting monthly with our newly formed **shade tree committee** and **Green Team** in the spirit of our goal to maintain sustainability in the Borough.

250 Year Anniversary planning has already begun. Councilwoman Lovisolo is organizing many fun events for the year ahead. Stay tuned!

FACILITIES, PARKS & RECREATION COMMITTEE

CHAIR: TYLER YACCARINO

CO-CHAIR: ED O'CONNELL

Community Center management has gone very smoothly this year. We rolled out many new programs and promoted **Amanda Richards** to **Community Services Coordinator** who is taking the lead to organize both fun and educational events for the entire community. The new community space is being used by all of our volunteer organizations, the library, and residents to gather for meetings or play mahjong. The gym side is constantly used by **pickle ball** players, the **Allendale Recreation Commission (ARC)**, our rec sports organization, and **open gym** for all. We are very grateful to have this new space available for residents.

The new **Crestwood Lake concession stand** was completed this year—a much-needed improvement, as the previous structure had significantly deteriorated. This project, partially funded by a grant, enhances both the functionality and the beauty of our town jewel, **Crestwood Lake**. Thanks to an **Allendale Enrichment and Opportunity Program (ALEOOOP)** donation, we also have new **kayaks** for lake members!

Another grant has allowed us to begin refreshing **Memorial Park**. We will be **replacing the pavers** around the park's perimeter, interior walkways, and **installing new benches** to create a more welcoming and comfortable space for residents.

Additional grant funding will support the **refurbishment of the tennis, pickleball, and basketball courts** in **Crestwood Park** near the Red Barn. We have already met with engineers and planners, and we expect to begin this major project in 2026.

This year, the Borough also **upgraded Fields 2, 3, 4, 5, and 6**. We continue to **work closely with ARC** to **prioritize the needs of our young athletes**. In the coming year, our focus will shift to **improvements at the Grandstand and Field F1**, along with the purchase of much-needed **equipment boxes**. In addition, in partnership with ARC, we have **established regular monthly attendance at ARC meetings** to stay up to date on ongoing projects, seasonal needs, and overall progress.

The **SCOUTS** have always been a major part of the Allendale community. **Ed O'Connell** manages all the scouts and their projects around town. We are thrilled that we have all the scouts plan, manage and build their projects in town. One of the projects that was completed this past summer were our new beautiful **garbage can enclosures** located at Crestwood Lake, a perfect to complement our new concession stand.

Finally, the **Allendale Mural Project** was completed. Thirty years after the original mural was installed, that same spirit was renewed, bringing the community together to create art and celebrate Allendale's history. Led by **Allendale resident and sculptor Simon Rigg**, hundreds of Allendale students participated in creating this beautiful addition to our downtown. The **pocket park** surrounding the mural is planned for installation in 2026.

DPW & UTILITIES COMMITTEE

CHAIRS: LIZ HOMAN & JOE DALOISIO

Our DPW department is always busy. We have just **restructured the department** and are evaluating what we outsource vs. keep in house. We have a great department that is led by **Superintendent Andy Agugliaro**. This department has a lot of crossovers with all the other departments especially **Land Use** and **Parks, Recreation and Facilities**.

Over the past year, several **long-time DPW employees retired**, and we welcomed **four new staff members**. This transition allowed us to step back and assess departmental functions to identify opportunities for **greater efficiency** and ensure the town is maintained at the highest standard. Having fresh perspectives and new boots on the ground has helped us develop a solid plan for the year ahead.

In 2026 the goal is **keeping the town in its best possible condition**. We have remained **fiscally responsible** in determining which tasks should be outsourced and will continue to **outsource work** where it is the most cost-effective option.

We've started mapping out a **5-year strategic plan** for **road paving and sidewalks** and are looking into software to help us track the **conditions of our roads** and other related issues such as potholes, dirty street signs, sunken storm drains etc. Our **streetscape project** (all funded by grants) is near completion. Our last phase at the end of DeMercurio will begin shortly.

On the Utility side, **Veolia water company** is working to install **new smart meters** (AMI meters) throughout Allendale. So far, 578 meters have been successfully replaced. If you haven't had your meter changed yet, Veolia is reaching out to residents through postcards and phone calls to schedule appointments. You can **contact Veolia directly** to arrange a convenient time for the installation.

New Jersey's new Lead and Copper Rule (LCR) mandates that all community water systems **identify and replace all lead and galvanized service lines** by 2031. The goal is to reduce lead exposure through better identification, public education, and line replacement programs. Veolia has done extensive "dig and identify" throughout the Borough to ensure Allendale has identified and replaced lead lines for residents **free of charge**. Veolia has performed over 1,300 test pits to identify lead or galvanized steel service lines and conducted over 140 in-home inspections. Work is ongoing to identify the remaining unknowns. In total, **Veolia has invested over \$4 million** for this project in Allendale.

The Borough is actively working to improve our **sewer system**. We continue to **test pipes for water infiltration** (when groundwater enters the pipes). This testing helps identify problems so they can be fixed. Based on what is learned from this year's testing, the Borough may **conduct more extensive testing next year** to ensure our sewer system stays in good condition. We will then determine where restoration projects need to be implemented.

REMINDER - It is **illegal** to **empty your sump pumps** into the sewer system.

FINANCE, ADMINISTRATION, HUMAN RESOURCES AND INFO TECHNOLOGY

CHAIR: SUSANNE LOVISOLO, CO-CHAIR: LIZ HOMAN

Keeping the Borough **fiscally sound** is always this committee's top priority. Our **CFO, Alison Altano**, is also fiscally prudent and aligned with our values. We **look at every purchase** line by line, **get multiple quotes**, **securitize overtime** and **apply for every grant** that is available to us to **stretch the tax dollar** as far as it can go. We have **instituted a 3- and 5-year capital plan**, so the infrastructure, equipment and overall appearance of the borough remain top notch.

Recently we made an organizational change and **combined the borough's Chief Financial Officer (CFO) with the role of Borough Administrator**, a change that improved efficiency and benefits an entire community. By having one person, Alison Altano, oversee both financial decisions and day-to-day operations across all departments, the borough has gained a leader with a comprehensive understanding of how each department functions, allowing for **smarter spending decisions** that prioritize the borough's most pressing needs rather than approving purchases in isolation. This **restructuring** also produced **immediate cost savings** by **eliminating the salary and administrative expenses of maintaining two separate positions**, freeing up resources that can be redirected toward services that directly benefit residents. Beyond the financial advantages, combining these roles has **improved communication** throughout the organization, since departments can now share information more easily with a single administrator who is connected to all areas of the borough, making financial planning more coordinated and efficient. The positive ripple effects of this change are visible across the entire organization — **departments operate more smoothly**, financial resources are used more strategically, and the borough functions more effectively overall.

Driving innovation was another important goal of this committee. We integrated the **TEAMS software platform** to make all departments more efficient in planning and executing, and most importantly, keeping organized files for the Borough and residents. Other major innovation changes were **expanding GOV PILOT** to streamline processes in the **building department, admin and DPW offices**. Now residents can access most of our **applications online** and **pay online** for various permits and licenses.

Leadership development is always top of mind- we want the employees to grow personally and professionally in their positions and have the most recent certifications and knowledge to support residents. We encourage growth and learning with all departments.

The Borough continually plans for the years ahead by **monitoring trends in both revenue opportunities and cost-saving measures**. The **rising cost of health insurance** has placed a significant strain on municipalities across the State. Over the past year, this committee met several times with our CFO and insurance brokers to identify ways to reduce costs for both the Borough and our employees in light of the **projected 35% premium increase for 2026**. As a result, we are now offering employees the option to enroll in the **Difference Card**, which allows them to select **plans with lower premiums**, generating savings for both the Borough and our staff.

We have continued to **generate additional revenue** by **taking back ownership of our cell tower**, and we expect this to increase in 2026 with our second round of bidding scheduled for December. We have been presented with several new opportunities related to the tower and plan to expand on them over the next few years.

Crestwood Lake has also remained **an important source of revenue**. Our primary goal is to ensure that the fees collected are sufficient to cover the cost of operating the lake. In 2025, we increased membership fees, and at the close of the season we conducted a deeper review of both revenue and expenses to ensure that the lake is being managed as efficiently as possible.

The Borough has been meeting with the staff and Board of **Lee Memorial Library** regularly in support of their ongoing efforts to bring programs to residents of all ages in Allendale. We look forward to working with them in future endeavors.

As we near the close of the 2025 budget year, we can confidently say that we have continued to operate with strong fiscal responsibility. New procedures implemented by the CFO have helped **prevent potential overspending** within departments, prioritization has remained central to our decision-making, and our team has worked collaboratively to ensure that **every purchasing decision reflects the best interests of our residents**. This has resulted in the Borough being in a very healthy financial position and **maintaining our AAA rating**.

Looking ahead to 2026, we anticipate **budgeting for additional improvements to our roads, parks, and public grounds** to further beautify the Borough. We also plan to invest in **expanded programming at the Community Center** and to continue refining our budgeting practices to ensure greater efficiency and stronger outcomes.

Administration, Clerks Office, Board of Health

201-818-4400

Alison Altano, CFO & Borough Administrator

AlisonAltano@Allendalenj.gov OR Ext. 205

Linda L. Cervino, Clerk

LindaCervino@Allendalenj.gov OR Ext. 216

**Amanda Richards, Administrative Assistant
& Health Department Secretary**

AmandaRichards@Allendalenj.gov OR Ext. 218

Dottie Blitzer, Administrative Assistant

DottieBlitzer@allendaleNJ.gov OR Ext. 214

Julia Margagliotta, Director of Communication

JuliaMargagliotta@Allendalenj.gov

Vital Statistics Records

Marriage Licenses, Death & Birth Certificates

Northwest Bergen Regional Health Commission

201-445-7217

Building Dept, Land Use, Property Maintenance

Anthony Hackett, Construction Official

CodeOfficial@Allendalenj.gov OR Ext. 208

Linda Garofalo, Land Use Administrator

LindaGarofalo@Allendalenj.gov OR Ext. 201

Mike Limatola, Property Maintenance Officer

MikeLimatola@allendalenj.gov OR Ext. 202

Department of Public Works

Andrew J. Agugliaro, Superintendent

AndrewAgugliaro@Allendalenj.gov OR Ext. 501

Kim Olivieri, Administrative Assistant

KimOlivieri@Allendalenj.gov OR Ext. 213

Tax & Finance Office

Gina Wittmaack, Tax Collector

GinaWittmaack@Allendalenj.gov OR Ext. 206

Angela Mattiace, Tax Assessor

AngelaMattiace@Allendalenj.gov OR Ext. 210

Allendale Municipal Court

Rose Novelli-Salyer, Court Administrator

novellir@ho-ho-kusboro.com OR 201-652-0699

Mayor & Council

Amy Wilczynski, Mayor

AmyWilczynski@AllendaleNJ.gov

Liz Homan, Council President

LizHoman@AllendaleNJ.gov

Co-Chair - Public Works & Public Utilities
Committee

Member of Finance, Human Resources,
Administration & Information Technology
Committee

Matt O'Toole

MatthewOToole@AllendaleNJ.gov

Chair – Public Safety Committee

Joseph Daloisio, Councilman

JosephDaloisio@AllendaleNJ.gov

*Chair – Public Works & Public Utilities
Committee*

Member of Public Safety Committee

Susanne Lovisolo, Councilwoman

SusanneLovisolo@AllendaleNJ.gov

*Chair – Land Use & Construction Code
Committee*

*Member of Finance, Human Resources,
Administration & Information Technology
Committee*

Ed O'Connell, Councilman

EdwardOConnell@AllendaleNJ.gov

*Member of Facilities, Parks and Recreation
Committee*

Tyler Yaccarino, Councilman

TylerYaccarino@AllendaleNJ.gov

*Chair – Facilities, Parks and Recreation
Committee*

*Member of Land Use & Construction Code
Committee*



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