



CITY OF UNION CITY
County of Hudson, State of New Jersey

Board of Commissioners Meeting Agenda

REGULAR PUBLIC MEETING of the Union City Board of Commissioners being held on **Tuesday, July 23, 2019** at 7:00 PM at the **Bruce D. Walter Recreation Center, 507 West Street, Union City, New Jersey.**

PLEDGE OF ALLEGIANCE

OPENING STATEMENT

This meeting has been called in accordance with Chapter 231, Public Law of 1975, the “Open Public Meetings Act.” Adequate notice of this Meeting has been provided as follows: Notice of this meeting setting forth the time, date, location, and the agenda, to the extent known, was forwarded to THE JERSEY JOURNAL, THE RECORD, and THE HUDSON REPORTER, has been posted on the bulletin board in City Hall and has been made available to the public in the Office of the Municipal Clerk.

ROLL CALL: COMMISSIONERS FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

CONSENT AGENDA

1. Resolution Approving the Payment of Claims
2. Resolution Approving the Payment of Concurring Claims
3. Resolution Approving the Escrow Refunds
4. Resolution Approving the City Payroll for the Period of July 6, 2019 through July 19, 2019
5. Resolution Approving the Library Payroll for the Period of July 6, 2019 through July 19, 2019
6. Resolution Authorizing the City Clerk to Advertise for Bids for Elevator Repair for City Hall Elevators
7. Resolution Authorizing the City Clerk to Advertise for Bids for Firefighters’ Memorial Park Painting
8. Resolution Authorizing the City Clerk to Advertise for Bids for 38th Street Park Improvements
9. Resolution Authorizing the Award of a Contract for Counsel for the Rent Stabilization Board to Marotta & Garvey
10. Resolution Authorizing the Award of Contract to for Engineering Services to Maser Consulting, CME Associates, Suburban Consulting, LS Engineering Associates, Neglia Engineering (all proposals accepted)
11. Resolution Authorizing the Award of a Contract for Personnel Consultant with Jason Michael Consultants
12. Resolution Authorizing the Award of Contract for Architectural Services for Community Development Agency to RSC Architects, ENV Architects, Mount Vernon Group, Beccia Associates & Musial Group (all proposals accepted)
13. Resolution Authorizing the Award of Contract for Corporation Counsel Services to Scarinici Hollenbeck
14. Resolution Authorizing the Award of Contract for Planning Consultant for Affordable Housing Matters to Heyer Gruel & Associates

15. Resolution Authorizing the Award of Contract for State and Federal Grants Consultant to Millennium Strategies LLC
16. Resolution Authorizing the Award of Contract for Transcription Services for Union City Boards to Audio-Digital Transcription Services
17. Resolution Authorizing the Award of Contract for Special Construction Code Litigation Services to Chasen, Lamparello, Mallon and Cappuzzo and Scarinci Hollenbeck (all proposals accepted)
18. Resolution Authorizing the Award of Contract for ABC Prosecutor with Gregory Farmer
19. Resolution Authorizing the Award of Contract for Substitute Public Defender to Yaker Glatt Law Firm & Lopez Norris, LLC (all proposals accepted)
20. Resolution Authorizing the Award of Contract for Zoning Board of Adjustment Counsel to Tomas R. Paneque
21. Resolution Authorizing the Award of Contract for Auditing and Accounting Services to Donahue, Gironde, Doria & Tompkins
22. Resolution Authorizing the Award of Contract for Labor Counsel to O'Toole, Scrivo Fernandez
23. Resolution Authorizing the Award of Contract for Public Defenders to Yaker Glatt, Dario, Albert, Metz & Eyeran, Aristides Hernandez, Steven Sciancalepore (all proposals accepted)
24. Resolution Authorizing the Award of Contract for Special Counsel to Florio, Kenny, Raval, LLP, Barry Sarkisian, O'Toole, Scrivo, Fernandez, Scrivo, Chasen, Lamparello, Mallon and Cappuzzo, DeCotiis, Fitzpatrick, Cole & Giblin and Marotta Garvey (all proposals accepted)
25. Resolution Authorizing the Award of Contract for Bond Counsel to Parker McCay
26. Resolution Authorizing the Award of Contract for Substitute Municipal Court Prosecutor to Norman Albert, Craig Kojac and Moshood Muftau
27. Resolution Authorizing the Award of a Contract for Chief Municipal Court Prosecutor to TJ Legg Law Firm
28. Resolution Authorizing the Award of Contract for Accounting Services to Business Accounting Services LLC
29. Resolution Authorizing the Award of General Counsel to the Community Development Agency to Scarinci Hollenbeck
30. Resolution Authorizing the Award of a Contract for Engineering Services for the Community Development Agency to Maser Engineering and CME Engineering
31. Resolution Authorizing the Award of a Contract for Planning Consultant for Land Use Ordinance to Heyer Gruel & Associates
32. Resolution Authorizing the Award of a Contract for Planning Consultant to the Community Development Agency to Community Housing and Planning Associates
33. Resolution Authorizing an Award of a Contract for Planning Board Attorney to Dario, Albert, Metz, Eyeran
34. Resolution Authorizing the Award of a Contract for Planning Consultant to the Planning Board and Board of Adjustment to Community Housing and Planning Associates
35. Resolution Authorizing the Award of a Contract for Library Board Counsel to De La Cruz Associates, LLC
36. Resolution Authorizing the Award of a Contract for Consultant for Green Acres and Open Space to Community Housing and Planning Associates
37. Resolution Authorizing the Award of a Contract for Special Counsel Tax Appeals to Marotta Garvey
38. Resolution Authorizing the Award of a Contract for Special Hearing Officer to Florio, Kenny, Raval LLP
39. Resolution Authorizing the Award of a Contract for Substitute Engineering Services to Suburban Consulting Engineers
40. Resolution Approving an Award of a Contract for Tax Appeal Expert to Hallmark Real Estate and Integra Realty Resources (all proposals accepted)
41. Resolution Approving a Raffle License for Holy Cross Armenian Church
42. Resolution Accepting the Planning Board's Recommendation Approving a Redevelopment Plan for 720-8th Street, also known as Block 42, Lot 9 Resolution Cancelling Abatements Due to Sale of Property
43. Resolution Authorizing Tax Refund in a Tax Appeal Decision by the Tax Court of New Jersey
44. Resolution Cancelling First Half of Taxes and 3rd Quarter Overbill for Block 156, Lot 5.01 also known as 822-27th Street

- 45. Resolution Authorizing the Refund of Premium Monies Collected at the Tax Sale
- 46. Resolution Authorizing the Refund of Redemption Monies to Outside Lienholders

****Opportunity for Citizens to Address the Board on Consent Agenda Items****

Motion to Close Public Comment

Motion made by _____ seconded by _____.
ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

Motion to Approve All Items on the Consent Agenda:

Motion made by _____ seconded by _____.
ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

ORDINANCE(S) FOR INTRODUCTION

Adoption on first reading authorizes the Municipal Clerk to advertise the Ordinance(s) with a notice of the introduction, together with a notice of the time and place when the Ordinances will be considered for final passage. The Ordinance(s) will be further considered, unless otherwise prescribed by law, at a meeting of the Board of Commissioners to be held on **Wednesday, August 7, 2019 at Sara M. Gilmore Academy, 1600 Kerrigan Avenue, Union City, New Jersey.**

1. ORDINANCE AMENDING CHAPTER 4 “ADMINISTRATION OF GOVERNMENT” ARTICLE XIII OF THE CODE OF THE CITY OF UNION CITY ENTITLED “POLICE DEPARTMENT”

Motion to Introduce:
Motion made by _____ seconded by _____.
ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

2. ORDINANCE AMENDING CHAPTER 223 “LAND DEVELOPMENT” OF THE CODE OF THE CITY OF UNION CITY

Motion to Introduce:
Motion made by _____ seconded by _____.
ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

3. ORDINANCE OF THE CITY OF UNION CITY, COUNTY OF HUDSON, NEW JERSEY, APPROPRIATING THE SUM OF \$200,000 IN FUNDING FROM THE CAPITAL IMPROVEMENT FUND FOR THE REPLACEMENT OF LEAD WATER SERVICES

Motion to Introduce:
Motion made by _____ seconded by _____.
ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

4. ORDINANCE ADOPTING A REDEVELOPMENT PLAN FOR THE PROPERTY KNOWN AS 720 8TH STREET, CITY OF UNION CITY, NEW JERSEY AND IDENTIFIED ON THE TAX MAP OF THE CITY AS BLOCK 42, LOT 9

Motion to Introduce:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

5. ORDINANCE AMENDING CHAPTER 284 TO PROHIBIT THE SALE AND/OR SUBLEASING OF OFF-STREET PARKING SPACES IN RESIDENTIAL ZONES

Motion to Introduce:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

6. ORDINANCE AMENDING SECURITY DEPOSIT FEES

Motion to Introduce:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

REGULAR AGENDA

1. Resolution Approving a Payment of Claim for the Union City Board of Education

Motion to Approve Item 1 on the Regular Agenda:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

2. Resolution Approving a Payment of Claim for the Union City Daycare

Motion to Approve Item 2 on the Regular Agenda:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

3. Resolution Approving a Payment of Claim for the Hudson County Improvement Authority

Motion to Approve Item 3 on the Regular Agenda:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

4. Resolution Approving a Payment of Claim for Grace Theatre Workshop

Motion to Approve Item 4 on the Regular Agenda:

Motion made by _____ seconded by _____.

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

OPPORTUNITY FOR CITIZENS TO ADDRESS THE BOARD

Names and addresses need to be provided for the record.

Motion to Close the Public Comment Portion of the Meeting

Motion made by _____ seconded by _____

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

LIQUOR LICENSE PUBLIC HEARING

- 1. A & C 2004 Corp.**
T/A Adoro Café & Lounge
(Union City Social Eatery & Lounge)
Location: 414 38th Street
Liquor License No.: 0910-33-149-005

Motion to Approve

Motion made by _____ seconded by _____

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

- 2. Wendy C. Diaz**
T/A Tropical Bar & Restaurant
Location: 4100C Bergenline Avenue
Liquor License No.: 0910-33-060-003
(Leonard J. Altamura, Esq.)

Motion to Approve

Motion made by _____ seconded by _____

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____ ABSENT: _____

ADJOURNMENT

Motion must be duly made and seconded

Motion made by _____ seconded by _____

ROLL CALL: FERNANDEZ; GRULLON; VALDIVIA; MARTINETTI; MAYOR STACK

Vote on the motion: AYES: _____ NAYS: _____