



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, October 22, 2024 at 7:00 PM at the William V. Musto Cultural Center, 420 15th Street, Union City, NJ 07087**

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, and THE RECORD, 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

APPROVING OF MEETING MINUTES

Motion to approve meeting minutes for the September 24, 2024 Board of Commissioners’ Meeting

Motion to Introduce:

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 Ordinance(s) will be considered for the final passage. The Ordinance(s) will be further considered at a meeting of the Board of Commissioners to be held on Wednesday, November 6, 2024 at St. Anthony School, 700 Central Avenue, Union City, New Jersey at 7:00 p.m.

1. AN ORDINANCE OF THE CITY OF UNION CITY, COUNTY OF HUDSON, STATE OF NEW JERSEY, ADOPTING THE REDEVELOPMENT PLAN FOR SILK MILL COMPLEX REDEVELOPMENT PLAN FOR BLOCK 229, LOTS 4, 5 & 6

Motion to Introduce:

Motion made by _____ seconded by _____.

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

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

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 Amending the City Payroll 08/17/2024-08/30/2024
5. Resolution Amending the Library Payroll 08/17/2024-08/30/2024
6. Resolution Approving the City Payroll 08/31/2024-09/13/2024
7. Resolution Approving the Library Payroll 08/31/2024-09/13/2024
8. Resolution Approving the City Payroll 09/14/2024-09/27/2024
9. Resolution Approving the Library Payroll 09/14/2024-09/27/2024
10. Resolution Authorizing Refund of Redemption Monies to Outside Lienholders
11. Resolution Cancelling Taxes on New Condominium Buildings
12. Resolution Authorizing the Refund of Tax Appeals Issued by the Hudson County Board of Taxation
13. Resolution Cancelling Taxes on Property Deemed Exempt for 100% Disabled Veteran
14. Resolution Cancelling Cell Tower Bill
15. Resolution Authorizing the Refund of Premium Monies Collected at the Tax Sale
16. Resolution Cancelling Taxes on Property Deemed Exempt
17. Resolution Cancelling Taxes and Creating Taxes on a Subdivision
18. Resolution Approving Chapter 159 NIBRS Compliance Program
19. Resolution Approving Chapter 159 Hudson County Space Liberty –Place Playground
20. Resolution Approving Chapter 159 Drug Free Communities
21. Resolution Approving Chapter 159 Hudson County Open Space-4100 Palisade Avenue Soccer Field
22. Resolution Approving Chapter 159 Bulletproof Vest Program
23. Resolution Approving Chapter 159 National Opioid Settlement Funds
24. Resolution Approving Chapter 159 2025 UEZ Assistance Funds
25. Resolution Approving Chapter 159 2024 Justice Assistance Program
26. Resolution Approving Grant Agreement Between City of Union City and State of New Jersey by and for the Department of Environmental Protection Grant Identifier: EVLVL-2022-City of Union City-00804
27. Resolution Approving Grant Agreement Between City of Union City and State of New Jersey by and for the Department of Environmental Protection Grant Identifier: EVLVL-2022-City of Union City-00802
28. Resolution Authorizing the City of Union City to Join the ACR Health Insurance Fund
29. Resolution Approving an Agreement with ACR Health Insurance Indemnity and Trust Fund
30. Resolution Approving Agreement Between the City of Union City and Housing Authority of the City of Union City
31. Resolution Authorizing Contracts for Additional Snow Removal & Post Storm Services for the 2024-2025 Winter Season
32. Resolution Authorizing Emergency Contract with Windsor Mechanical, LLC for Emergency Boiler Repairs at Union City Hall
33. Resolution Authorizing Emergency Contract for Salt Storage Shed Construction Project at 2700 Bergenline Avenue
34. Resolution Amending Contract with Ramon M. Gonzalez, Esq. for Alcoholic Beverage Control Prosecutor Services for 2024

****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: _____

ORDINANCES FOR HEARING AND ADOPTION CONSIDERATION

**1. AN ORDINANCE AMENDING CHAPTER 334, SECTION 2(B) (1),
“APPLICABILITY; EXCEPTIONS**

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 Adopt:

Motion made by _____ seconded by _____.

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

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

**2. AN ORDINANCE TO BAN POULTRY SHOPS AS A PRINCIPAL PERMITTED
USE IN ANY ZONE DISRICT IN THE CITY OF UNION CITY**

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 Adopt:

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 HCIA payments

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: _____

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

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

LIQUOR LICENSE HEARINGS

1. Ceviche Time LLC
t/a Ceviche Time by Marcelo
4538 Bergenline Avenue
0910-33-047-005
(Ivan Paneque, Esq.)

Motion to Approve or Deny Item 1:

Motion made by_____ seconded by _____

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

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

2. Agave Restaurant LLC
t/a Agave Restaurant
4317 Bergenline Avenue

Motion to Approve or Deny Item 2:

Motion made by_____ seconded by _____

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

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

3. Pupusa No. 2 Inc,
t/a La Pupusa Loca 2
4709 Bergenline Avenue
0910-33-174-008

Motion to Approve or Deny Item 3:

Motion made by_____ seconded by _____

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

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

4. Salvadorian Bar & Restaurant Inc.
t/a El Centro Americano Bar & Restaurant
4212 New York Avenue
0910-33-051-006

Motion to Approve or Deny Item 4:

Motion made by_____ seconded by _____

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

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

5. JRV Restaurant Inc.
t/a El Papaturro
1018 Summit Avenue
0910-33-137-005

Motion to Approve or Deny Item 5:

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 _____ ABSENT _____