



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, December 3, 2024 at 7:00 PM at the Colin Powell Elementary School, 1500 New York Avenue, 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 November 6, 2024 and November 19, 2024 Board of Commissioners’ Meeting

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 Tuesday, December 17, 2024 at Veterans’ Memorial Elementary School, 1401 Central Avenue, Union City, New Jersey at 7:00 p.m.

1. AN ORDINANCE AMENDING CHAPTER 16 OF THE CODE OF THE CITY OF UNION CITY TO REVISE CERTAIN MONTHLY PARKING PERMIT FEE REQUIREMENTS

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 City Payroll 11/09/2024 -11/22/2024
4. Resolution Approving the Library Payroll 11/09/2024 -11/22/2024
5. Resolution Authorizing the Refund of Premium Monies Collected at the Tax Sale
6. Resolution Authorizing Refund of Redemption Monies to Outside Lienholders

- 7. Resolution Approving the Form of Special Emergencies- N.J.S.A. 40A:4-53 (5-year Special Emergencies)
- 8. Resolution Authorizing Chapter:159 ARP/ Coronavirus State Fiscal Recovery Funds
- 9. Resolution Authorizing Chapter:159 Green Acres-4100 Palisade Avenue Acquisition
- 10. Resolution Authorizing Chapter:159 ISA Off- Duty Police Officers Salaries & Wages
- 11. Resolution Authorizing Appointment of Fund Commissioners for the ACR Health Insurance Fund
- 12. Resolution R-Appointing Idaly Pozo to Union City Rent Stabilization Board 2024-2029
- 13. Resolution Re-Appointing Norma Guevara to Union City Rent Stabilization Board 2024-2029
- 14. Resolution Re-Appointing Commissioner Celin J. Valdivia to the City of Union City Board of School Estimate for 2025
- 15. Resolution Re- Appointing Commissioner Wendy Grullon to the City of Union City Board of School Estimate for 2025
- 16. Resolution to Re-Appoint Martin Martinetti as Member of the North Hudson Regional Fire and Rescue Board for 2025 (January 1, 2025- December 31, 2025)
- 17. Resolution Re-Appointing Carolina Fernandez to the Planning Board
- 18. Resolution Re-Appointing Victor Sebastiani to the Redevelopment Agency

****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: _____

REGULAR AGENDA

- 1. Resolution Approving Grace Theater 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: _____

ORDINANCES FOR HEARING AND ADOPTION CONSIDERATION

- 1. **AN ORDINANCE AUTHORIZING A SPECIAL EMERGENCY APPROPRIATION PURSUANT TO N.J.S.A. 40A:4-53(h) TO FUND THE COSTS ASSOCIATED WITH THE PAYMENT OF CERTAIN CONTRACUTALLY REQUIRED SEVERANCE LIABILITIES OF THE CITY OF UNION CITY, COUNTY OF HUDSON, NEW JERSEY**

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 OF THE CITY OF UNION CITY, COUNTY OF HUDSON, NEW JERSEY, APPROPRIATING THE SUM OF \$975,000 IN FUNDING FROM THE CAPITAL IMPROVEMENT FUND FOR THE COMPLETION OF VARIOUS CAPITAL IMPROVEMENTS

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: _____

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 _____

LIQUORS LICENCES HEARINGS

1. Niel Ashkar Inc.
t/a Reuben Liquors
2117 Summit Avenue
0910-32-178-005

Motion to be 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. Graciela’s Cactus LLC
t/a Graciela’s Cactus Restaurant
426 32nd Street
0910-33-227-006

Motion to be 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. Pramukh Swami Krupa Inc.
t/a Payano Wine & Liquor
1411 Summit Avenue
0910-44-121-011

Motion to be 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. Pramukh Varni LLC
t/a Los Laureles Liquors
4625 Broadway

0910-44-026-014

Motion to be 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. JAI Rancchod LLC
t/a Good Time Liquor
1314 New York Avenue
0910-44-045-008

Motion to be 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 _____

6. Breezi’s Bar & Chill LLC
t/a Breezi’s Bar & Chill
1709 Bergenline Avenue
0910-33-106-007

Motion to be Approve or Deny Item 6:

Motion made by_____ seconded by _____

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

Vote on the motion: AYES: _____ NAYS _____ABSENT _____

7. Bambinas Bar & Restaurant LLC
t/a Milagros Bar
2906 Bergenline Avenue
0910-33-040-009

Motion to be Approve or Deny Item 7:

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 _____