



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 **Wednesday, August 6, 2025 at 7:00 PM** at the **Robert Waters School, 2800 Summit 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 BERGEN RECORD, and THE STAR LEDGER, 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 THE PREVIOUS MEETING MINUTES

Motion to approve previous meeting minutes for the July 22, 2025 Board of Commissioners’ Meeting

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 07/19/2025-08/01/2025
4. Resolution Approving the Library Payroll 07/19/2025-08/01/2025
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 Authorizing Refund of Payment (Firearm Permit)
8. Resolution Authorizing Refund of Payment (Copy of Vital Statistics Record)
9. Resolution Authorizing the Refund of Duplicate Payment
10. Resolution of the City of Union City, County of Hudson, New Jersey Authorizing an Agreement to Reimburse Carrying Costs to the Owner of 4100 Palisade Avenue, Union City, New Jersey
11. Resolution Agreement for Reimbursement of Holding Costs to Seller Essential to Agreement for Purchase Green Acres Program
12. Resolution Amending Contract with Parker McCay P.A. for Bond Special Counsel Services for 2025
13. Resolution Amending Contract for Substitute Municipal Court Prosecutor Services with Norman W. Albert, Esq. for 2025
14. Resolution Amending Contract for Chief Municipal Court Prosecutor Services with the Legg Law Firm, LLC for 2025

- 15. Resolution Amending Contract for Tenant Advocacy Attorney Services for 2025
- 16. Resolution Rescinding Resolution #7/22-11 Adopted by the Governing Body of the City of Union City on July 22, 2025
- 17. Resolution to Increase the Bid and Quote Thresholds for the Awarding of Contracts Pursuant to the Local Public Contracts Law, N.J.S.A. 40A:11-1 ET. Seq. Effective July 1, 2025
- 18. Resolution of the Governing Body of the City of Union City Adopting the 2025 Hudson County Hazard Mitigation Plan
- 19. Resolution to Authorize 5-Year Lease Purchase Agreement with Leasing 2, Inc. to Finance the Purchase of Two (2) Elgin Pelican Street Sweeper Vehicles
- 20. Resolution Authorizing Contract for the Lease/Purchase of Two (2) Elgin Pelican Street Sweeper Vehicles Through the Educational Services Commission of New Jersey
- 21. Resolution Authorizing Contract for 36th Street to 39th Street (Bergenline Avenue to John F. Kennedy Boulevard) Improvements Project (Phase II)
- 22. Resolution to Authorize Bidding for Portable Bathroom Services Throughout the City of Union City for 2025
- 23. Resolution Authorizing Contract for Traffic Signal Pole Painting Project at Various Locations Throughout the City of Union City (2025)
- 24. Resolution Authorizing Contract for Rubber Surfacing Project at Peru Park in the City of Union City Pursuant to NJ State Contract #16-Fleet-00130 (2025)
- 25. Resolution to Authorize Bidding for the City of Union City 2025 Sidewalk Repair Program, Phase II
- 26. Resolution Authorizing Contract for Parking Lot Improvements Project at 2700 Bergenline Avenue
- 27. Resolution to Reappoint Lucio Fernandez as Chairman of the Union City Redevelopment Agency 2025 – 2027
- 28. Resolution Reappointing Laura Espinal to the Union City Public Library Board of Trustees 2025 – 2030
- 29. Resolution Reappointing Lauren Sosa-Herrera to the Union City Public Library Board of Trustees 2025 – 2026

****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 FOR HEARING AND ADOPTION CONSIDERATION

1. AN ORDINANCE AMENDING CHAPTER 244 OF THE CODE OF THE CITY OF UNION CITY TO REVISE THE REGISTRATION REQUIREMENTS FOR VACANT LOTS

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: _____

LIQUOR LICENSE HEARING

- 1. El Idolo LLC
t/a Coromoto
4215 Park Avenue
0910-33-111-008
(Robert Mayerovic, Esq.)

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 _____

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 _____