



**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 16, 2025 at 7:00 PM at the Veterans' Memorial Elementary School, 1401 Central 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 November 6, 2025, November 18, 2025 and the December 2, 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 Escrow Refunds
4. Resolution Approving the City Payroll 11/22/2025-12/05/2025
5. Resolution Approving the Library Payroll 11/22/2025-12/05/2025
6. Resolution Cancelling First and Second Quarter Taxes
7. Resolution Authorizing Refund of Redemption Monies to Outside Lienholders
8. Resolution Authorizing the Refund of Premium Monies Collected at the Tax Sale
9. Resolution Authorizing Payment Plan for Delinquent Taxes Block 27, Lot 7, 619 New York Avenue, Union City
10. Resolution Authorizing Payment Plan for Delinquent Taxes Block 56, Lot 14, 818 11<sup>th</sup> Street, Union City
11. Resolution Authorizing Payment Plan for Delinquent Taxes Block 266, Lot 38, 521 48<sup>th</sup> Street, Union City
12. Resolution Amending Contract for Additional Special Construction Code Litigation Counsel Services for 2025
13. Resolution Amending Contract for Corporation Counsel Services for the City of Union City for 2025

14. Resolution Appointing Emergency Management Coordinators for the City of Union City Office of Emergency Management for 2026
15. Resolution Authorizing Renewal of Contract for Federal and State Grant Consultant Services for 2026
16. Resolution Authorizing Renewal of Contract for IT Consultant Services for 2026
17. Resolution Authorizing the Renewal of Contract for Animal Control Officer, Animal Control Officer, Animal Shelter Services and Animal Cruelty Investigations for the City of Union City for 2026
18. Resolution of the Board of Commissioners of the City of Union City, County of Hudson, New Jersey Authorizing the Submission of an Application to the New Jersey Local Finance Board Pursuant to N.J.S.A. 40A:3-1. ET SEQ.
19. Resolution Authorizing the Renewal of Contract for Feral Cat Trapping, Spaying, And Neutering Services for 2026
20. Resolution Authorizing the Renewal of the Contract for Personnel Consultant Services for the City of Union City for 2026
21. Resolution to Apply for and Obtain a Grant from the New Jersey Department of Community Affairs for Approximately \$500.000 to Carry Out a Project to Make Improvements to the Indoor Pool at the Ronald Dario Aquatic Center
22. Resolution Approving the Five-Year Special Emergency Appropriation-N.J.S.A 40A:4-53
23. Resolution Authorizing the Use of Competitive Contracting for Financial Consultant Services for 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: \_\_\_\_\_

**REGULAR AGENDA**

1. Resolution Approving the Payment of Claims to the Union City Board of Education- Part A

**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 the Payment of Claims to the Union City Board of Education: Part B

**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: \_\_\_\_\_

**ORDINANCE FOR HEARING AND ADOPTION CONSIDERATION**

1. **REFUNDING BOND ORDINANCE PROVIDING FUNDS TO PAY AN EMERGENCY APPROPRIATION; AUTHORIZING THE ISSUANCE OF UP TO \$4,100,000 OF REFUNDING BONDS OF THE CITY OF UNION CITY, COUNTY OF HUDSON, NEW JERSEY, TO FINANCE THE COSTS THEREOF; MAKING CERTAIN DETERMINATIONS AND COVENANTS IN CONNECTION THEREWITH; AND AUTHORIZING CERTAIN RELATED ACTIONS IN CONNECTION WITH THE FOREGOING**

**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 AUTHORIZING A SPECIAL EMERGENCY APPROPRIATION PURSUANT TO N.J.S.A. 40A:4:53(h) TO FUND THE COSTS ASSOICATED WITH THE PAYMENT FO CERTAIN CONTRACTUALLY 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: \_\_\_\_\_

**LIQUOR LICENSE HEARING**

1. Jor Per Corp.  
t/a Cucalambe  
4418 Bergenline Avenue  
0910-33-110-010

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. Transfer Application**

**Person-to-person and place-to-place**

0910-33-148-007

A & A Entertainment Corp.

t/a Lena Y Carbon

4546 Bergenline Avenue

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 \_\_\_\_\_

**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: \_\_\_\_\_