

CITY OF UNION CITY
HUDSON COUNTY, NEW JERSEY
PLANNING BOARD

SPECIAL MEETING : TRANSCRIPT OF RECORDED
: PROCEEDINGS
:
:

City Hall
3715 Palisade Avenue
Union City, New Jersey

Tuesday, November 12, 2019
Commencing at 6:02 p.m.

M E M B E R S P R E S E N T:

YDALIA GENAO, Mayor's Designee
ALICIA MOREJON
FRANKLIN MEDINA
ALEJANDRO VELAZQUEZ, Alternate No. 1
JOSE GUARENO, Alternate No. 2
DIANE CAPIZZI, Chairperson

M E M B E R S A B S E N T:

BRIAN P. STACK, Mayor
CELIN VALDIVIA, Commissioner
CAROLINA FERNANDEZ
RUDY RIVERO
JEANNE KOEHLER, Vice Chairperson

A L S O P R E S E N T:

CARLOS VALLEJO, Secretary to the Board

I N D E X

	<u>PAGE</u>
CALL TO ORDER	3
SALUTE TO FLAG	3
ROLL CALL	4
RESOLUTION	6
HEARINGS	
Whispering Woods Hearing	8
Re: Hudson Yards West, LLC	
ADJOURNMENT	11

1 MS. DILLON: On the record.

2 THE SECRETARY: Please notice that on
3 Tuesday, November 12, 2019, at six p.m., a
4 Special Meeting is scheduled for the City of
5 Union City Planning Board, to be held in
6 Municipal Chambers of the City Hall, 3715
7 Palisade Avenue, Union City, New Jersey.

8 Opening statement.

9 This is a meeting called in compliance with
10 Chapter 231, Public Law 1975, Open Public
11 Meetings Act.

12 Adequate notice of this meeting has been
13 provided as follow:

14 Notice of this meeting, setting forth the
15 time, date, location and the agenda, to the
16 extent known, was forwarded to The Jersey
17 Journal, The Record, and The Hudson Reporter, has
18 been posted on the bulletin board in City Hall,
19 has been made available to the public in the
20 Office of the Municipal Clerk.

21 Before we call roll for this evening, will
22 everybody kindly rise to salute the flag?

23

24 (Whereupon, the Pledge of Allegiance was
25 said by all.)

1

2 THE SECRETARY: Thank you.

3

4 **ROLL CALL:**

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6 THE SECRETARY: Roll call for tonight's
7 meeting.

8 Mayor Brian P. Stack? Absent.

9 Diane Capizzi?

10 CHAIRPERSON CAPIZZI: Here.

11 THE SECRETARY: Jeanne Koehler? Absent.

12 Ydalia Genao?

13 MS. GENAO: Yes.

14 THE SECRETARY: Commissioner Celin
15 Valdivia? Absent.

16 Carolina Fernandez? Absent.

17 Rudy Rivero? Absent.

18 Franklin Medina?

19 MR. MEDINA: Here.

20 THE SECRETARY: Alicia Morejon?

21 MS. MOREJON: Here.

22 THE SECRETARY: Alejandro Velazquez?

23 MR. VELAZQUEZ: Here.

24 THE SECRETARY: Jose Guareno?

25 MR. GUARENO: Here.

1 THE SECRETARY: Let the record indicate
2 there are six present.

3 We have a full quorum for tonight's
4 meeting.

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1 **RESOLUTION:**

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3 (1) Resolution to appoint the Attorney to the
4 Planning Board; retroactive on November 1, 2019
5 through June 30, 2020

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7 THE SECRETARY: We are going to Resolution.

8 Adoption of Resolution to appoint the
9 Attorney to the Planning Board, retroactive on
10 November 1st, 2019 through June 30, 2020.

11 Can I have a motion?

12 CHAIRPERSON CAPIZZI: I'll make a motion.

13 THE SECRETARY: Motion by Ms. Capizzi.

14 MR. GUARENO: Second.

15 MS. MOREJON: Second.

16 THE SECRETARY: Seconded by Mr. Guareno.

17 Roll call on the motion.

18 Ms. Capizzi?

19 CHAIRPERSON CAPIZZI: Yes.

20 THE SECRETARY: Ms. Genao?

21 MS. GENAO: Yes.

22 THE SECRETARY: Mr. Medina?

23 MR. MEDINA: Yes.

24 THE SECRETARY: Ms. Morejon?

25 MS. MOREJON: Yes.

1 THE SECRETARY: Mr. Velazquez?

2 MR. VELAZQUEZ: Yes.

3 THE SECRETARY: Mr. Guareno?

4 MR. GUARENO: Yes.

5 THE SECRETARY: Six in favor.

6 Motion carries.

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1 **Whispering Woods Hearing in the matters of Hudson**
2 **Yards West, LLC vs. City of Union City Planning**
3 **Board, et al.:**

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5 THE SECRETARY: Hearings and application.
6 Number 1.

7 Whispering Woods, hearing in the matter of
8 Hudson Yards West, LLC. versus the -- of the City
9 of Union City Planning Board.

10 All right.

11 I receive an email from -- from the
12 applicant's attorney. The affidavit of
13 publication and certification of mailing are
14 attached, and the original be overnight. I
15 receive this email on November 5th 2019 at 10:10
16 a.m.

17 And this is the overnight package for
18 notice and publication that will be open on the
19 Regular Meeting on the 26th due to emergency of
20 the Board Attorney, he cannot be here. That's
21 why this matter is going to be adjourned to
22 November 26, 2019 at six p.m.

23 Can I have a motion to adjourn this
24 application?

25 MS. MOREJON: Motion. Motion.

1 THE SECRETARY: Motion by Ms. Morejon.

2 MR. VELAZQUEZ: Second.

3 THE SECRETARY: Seconded by Mr. Velazquez.

4 Roll call on the motion.

5 Ms. Capizzi?

6 CHAIRPERSON CAPIZZI: Yes.

7 THE SECRETARY: Ms. Genao?

8 MS. GENAO: Yes.

9 THE SECRETARY: Mr. Medina?

10 MR. MEDINA: Yes.

11 THE SECRETARY: Ms. Morejon?

12 MS. MOREJON: Yes.

13 THE SECRETARY: Mr. Velazquez?

14 MR. VELAZQUEZ: Yes.

15 THE SECRETARY: Mr. Guareno?

16 MR. GUARENO: Yes.

17 THE SECRETARY: Six in favor.

18 Motion carries.

19 Like I mention before, the notices in the
20 overnight mail, I receive. And that would be
21 open on the next meeting date. It will be on
22 November 26.

23 * * *

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1 **ADJOURNMENT :**

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3 THE SECRETARY: See no other business on
4 tonight's agenda, can I have a motion to close
5 tonight's meeting?

6 MS. MOREJON: Motion.

7 THE SECRETARY: Motion by Ms. Morejon.

8 MS. GENAO: I second.

9 THE SECRETARY: Seconded by Ms. Genao.
10 Ms. Capizzi?

11 CHAIRPERSON CAPIZZI: Yes.

12 THE SECRETARY: Ms. Genao?

13 MS. GENAO: Yes.

14 THE SECRETARY: Mr. Medina?

15 MR. MEDINA: Yes.

16 THE SECRETARY: Ms. Morejon?

17 MS. MOREJON: Yes.

18 THE SECRETARY: Mr. Velazquez?

19 MR. VELAZQUEZ: Yes.

20 THE SECRETARY: Mr. Guareno?

21 MR. GUARENO: Yes.

22 THE SECRETARY: Six in favor.

23 Motion carries.

24 Let the record show that the meeting has
25 ended.

1 Thank you.

2 Good night, everyone.

3 CHAIRPERSON CAPIZZI: Good night.

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5 (Whereupon, the proceedings were concluded
6 at 6:07 p.m.)

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1 STATE OF NEW JERSEY :

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3 COUNTY OF ESSEX :

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6 I, DEBRA A. KASZNIAK, assigned transcriber,
7 do hereby affirm that the foregoing is a true and
8 accurate transcript in the matter of the SPECIAL
9 MEETING of the UNION CITY PLANNING BOARD heard on
10 Tuesday, November 12, 2019 and digitally
11 recorded.

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25 Monitored and proofread by: Deborah Dillon