

CITY OF UNION CITY.  
HUDSON COUNTY, NEW JERSEY  
BOARD OF COMMISSIONERS

REGULAR MEETING

TRANSCRIPT OF  
PROCEEDINGS

UNION CITY CITY HALL  
3715 Palisade Avenue  
Union City, New Jersey

Tuesday, June 17, 2025  
Commencing at 8:05 AM

M E M B E R S     P R E S E N T :

LUCIO P. FERNANDEZ, COMMISSIONER  
WENDY A. GRULLON, COMMISSIONER  
MARYURY A. MARTINETTI, COMMISSIONER  
BRIAN P. STACK, MAYOR

M E M B E R S     A B S E N T :

CELIN J. VALDIVIA, COMMISSIONER

A L S O     P R E S E N T :

SCARINCI HOLLENBECK  
BY: DONALD SCARINCI, ESQ.  
Corporation Counsel

HILDA ROSARIO, City Clerk

SUSAN BISCHOFF CCR CO.  
201-390-0583     SBischoffccr@yahoo.com

I N D E XPAGE

CALL TO ORDER  
SALUTE TO FLAG  
ROLL CALL

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3

CONSENT AGENDA

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CITIZENS ADDRESS THE BOARD

6

ADJOURNMENT

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1 (Whereupon, the Pledge of Allegiance was  
2 recited.)

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4 MS. ROSARIO: This is a regular public  
5 meeting of the Union City Board of Commissioners,  
6 being held on Tuesday, June 17, 2025, at 8:00 a.m.  
7 at the Union City Municipal Court, 3715 Palisade  
8 Avenue, Union City. This meeting has been called  
9 in accordance with the Open Public Meetings Act.  
10 Adequate notice of this meeting has been forwarded  
11 to The Bergen Record and The Star Ledger, has been  
12 posted on the bulletin board in City Hall and has  
13 been made available to the public in the office of  
14 the Municipal Clerk.

15  
16 **ROLL CALL:**

17  
18 MS. ROSARIO: Commissioner Fernandez.

19 COMMISSIONER FERNANDEZ: Here.

20 MS. ROSARIO: Commissioner Grullon.

21 COMMISSIONER GRULLON: Here.

22 MS. ROSARIO: Commissioner Martinetti.

23 COMMISSIONER MARTINETTI: Here.

24 MS. ROSARIO: Mayor Stack.

25 MAYOR STACK: Here.

1 MS. ROSARIO: Commissioner Valdivia is  
2 absent.

3 MAYOR STACK: Commissioner Valdivia  
4 won't be here today, he had a graduation for his  
5 nephew.

6 MS. ROSARIO: Thank you.  
7

8 (Whereupon, the Board discussed and took  
9 action on the following items in total:

10 **CONSENT AGENDA:**

11 ( 1) Resolution Authorizing the City of Union  
12 City Tax Collector to Prepare and Mail Estimated  
13 Tax Bills in Accordance With P.L. 1994 C. 72.

14 ( 2) Resolution Amending Resolution Number  
15 3/18-36 Authorizing Lease Agreement For the Bruce  
16 D. Walter Recreation Center With the Union City  
17 Board of Education From 2025-2027.

18 ( 3) Resolution Authorizing the Placement of a  
19 Lien on the Property Known As 408 35th Street,  
20 Union City, New Jersey 07087, Block 209, Lot 10,  
21 in the City of Union City For Emergency Repair  
22 Costs.)

23

24 MS. ROSARIO: We have three items on the  
25 consent agenda.

1           One, resolution authorizing the City of  
2           Union City Tax Collector to prepare and mail  
3           estimated tax bills in accordance with P.L. 1994  
4           C. 72.

5           Two, resolution amending Resolution  
6           number 3/18-36 authorizing lease agreement for the  
7           Bruce D. Walter Recreation Center with the Union  
8           City Board of Education from 2025-2027.

9           Three, resolution authorizing the  
10          placement of a lien on the property known as 408  
11          35th Street, Union City, New Jersey 07087, Block  
12          209, Lot 10, in the City of Union City for  
13          emergency repair costs.

14          Mayor, would you like to take public  
15          comment?

16          MAYOR STACK: Sure. Anyone wishing to  
17          comment at this time, please step forward, state  
18          your name and address for the record.

19          Seeing none, I'll make a motion to close.

20          MS. ROSARIO: Motion made by Mayor Stack.

21          COMMISSIONER FERNANDEZ: Second.

22          MS. ROSARIO: Second by Commissioner  
23          Fernandez.

24          Commissioner Fernandez.

25          COMMISSIONER FERNANDEZ: Yes.

1 MS. ROSARIO: Commissioner Grullon.

2 COMMISSIONER GRULLON: Yes.

3 MS. ROSARIO: Commissioner Martinetti.

4 COMMISSIONER MARTINETTI: Yes.

5 MS. ROSARIO: Mayor Stack.

6 MAYOR STACK: Yes.

7 MS. ROSARIO: May I have a motion to  
8 approve all items on the consent agenda?

9 MAYOR STACK: Motion.

10 MS. ROSARIO: Motion made by Mayor Stack.

11 COMMISSIONER FERNANDEZ: Second.

12 MS. ROSARIO: Second, Commissioner  
13 Fernandez.

14 Commissioner Fernandez.

15 COMMISSIONER FERNANDEZ: Yes.

16 MS. ROSARIO: Commissioner Grullon.

17 COMMISSIONER GRULLON: Yes.

18 MS. ROSARIO: Commissioner Martinetti.

19 COMMISSIONER MARTINETTI: Yes.

20 MS. ROSARIO: Mayor Stack.

21 MAYOR STACK: Yes.

22

23 **OPPORTUNITY FOR CITIZENS TO ADDRESS THE BOARD:**

24

25 MS. ROSARIO: Mayor, at this time, would

1 you like to take public comment on any portion of  
2 this meeting?

3 MAYOR STACK: Anyone wishing to comment  
4 at this time on any matter concerning municipal  
5 government in the City of Union City, please step  
6 forward, state your name and address for the  
7 record.

8 Seeing no one, motion to close.

9 MS. ROSARIO: Motion made by Mayor Stack.

10 COMMISSIONER MARTINETTI: Second.

11 MS. ROSARIO: Second by Commissioner  
12 Martinetti.

13 Commissioner Fernandez.

14 COMMISSIONER FERNANDEZ: Yes.

15 MS. ROSARIO: Commissioner Grullon.

16 COMMISSIONER GRULLON: Yes.

17 MS. ROSARIO: Commissioner Martinetti.

18 COMMISSIONER MARTINETTI: Yes.

19 MS. ROSARIO: Mayor Stack.

20 MAYOR STACK: Yes.

21

22 **ADJOURNMENT:**

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24 MS. ROSARIO: May I have a motion to  
25 adjourn?

1 COMMISSIONER MARTINETTI: Motion.

2 MS. ROSARIO: Motion made by

3 Commissioner Martinetti.

4 COMMISSIONER FERNANDEZ: Second.

5 MS. ROSARIO: Second, Commissioner

6 Fernandez. All in favor?

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8 (All Board Members indicate in the  
9 affirmative.)

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11 (Whereupon the meeting was adjourned at  
12 8:08 AM.)

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Brian P. Stack

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Lucio P. Fernandez

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Maryury A. Martinetti

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Wendy A. Grullon

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**Board of Commissioners**

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**Attest:**

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**Donald Scarinci, Esq.,**

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**Corporation Counsel**

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C E R T I F I C A T E

I HEREBY CERTIFY that the foregoing is a true and accurate transcript of the testimony and proceedings as taken stenographically by me at the time, place, and on the date hereinbefore set forth.

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SUSAN BISCHOFF, CCR, RPR  
LICENSE NO. 30XI00233700