

*Town of West New York  
Hudson County, New Jersey*

*Minutes of Regular Meeting*  
*(Regular Session)*  
*August 7, 2024*

*Commissioner Marcos A. Arroyo*  
*Commissioner Victor M. Barrera*  
*Commissioner Marielka A. Diaz*  
*Commissioner Adam W. Parkinson*  
*Mayor Albio Sires*  
*Board of Commissioners*

*ATTEST:*            *ADELINNY PLAZA, RMC*  
*TOWN CLERK*

**August 7, 2024**  
**Regular Meeting**

Minutes of a regular stated meeting of the Board of Commissioners of the Town of West New York, in the County of Hudson, State of New Jersey, held via Teleconference, on **Wednesday, August 7, 2024 at 12:00 P.M. (No Work Session)**:

Present: Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
Absent: None  
Also Present: Town Clerk Adelinnny Plaza, Town Administrator Luis Baez, Deputy Town Administrator Jonathan Castaneda, Angelo Auteri, Esq. (Scarinci Hollenbeck)

Meeting commenced at 12:01 P.M.

Town Clerk Adelinnny Plaza made the following announcement:

As Presiding Officer of this **Regular Meeting** of the Board of Commissioners of the Town of West New York, held on **August 7, 2024 at 12:00 P.M (No Work Session)**, I do hereby publicly announce, and I direct that this announcement shall be placed in the minutes of this meeting, and that the Notice requirements provided for in the “Open Public Meetings Act” have been satisfied. Notice of this meeting was properly given by the Board of Commissioners in the **Resolution** dated and adopted on **July 3<sup>rd</sup>, 2024**. Said Resolution was transmitted by the Town Clerk to the Jersey Journal and the Bergen Record and publicly posted on the Municipal Bulletin Board, Town Hall, and filed with the Town Clerk. Notice of this meeting by the **July 31<sup>st</sup>, 2024** Sunshine Notice was transmitted to the aforementioned newspapers, posted on the municipal bulletin board in Town Hall, and on the Town Website.

Copies are available to the public in accordance with the law.

**Note:** Minutes were taken and transcribed by Town Clerk Adelinnny Plaza and Tyara Conil.

**Minutes of Previous Meetings:**

It was regularly moved by **Commissioner Parkinson**, seconded by **Mayor Sires** that the Minutes of Regular Meeting: **June 5, 2024 (Regular Meeting)**, **June 26, 2024 (Regular Meeting)** and **July 3, 2024 (Regular Meeting)** be approved. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**Payment of Claims: (Claims are available for public inspection in the Town Clerk’s Office)**

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Diaz** that the Payment of Claims of: **August 7, 2024** be approved. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**Note:** **Commissioner Parkinson abstained on Purchase Orders #44418, #44497, #44241. Commissioner Barrera abstained on Purchase Orders #44447, #44448, #44449, #44450, #44451, #44452, #44201, #44274. Commissioner Diaz abstained on Purchase Order #44563.**

**August 7, 2024**  
**Regular Meeting**

Closing Item No. 10

**MEMORANDUM**

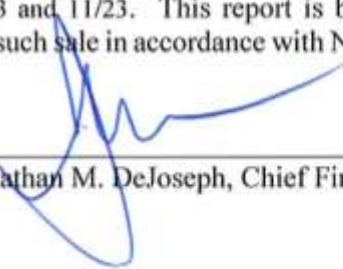
TO: Board of Commissioners of the Town of West New York, New Jersey  
FROM: Jonathan M. DeJoseph, Chief Financial Officer  
RE: Sale of \$57,647,000 Bond Anticipation Notes

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In accordance with N.J.S.A. 40A:2-28, the undersigned financial officer of the Town of West New York hereby reports to the governing body of the Town of West New York the principal amount, interest rate and maturity of the Notes sold, the price obtained and the name of the Purchaser:

PRINCIPAL AMOUNT:	\$57,647,000
INTEREST RATE:	Tax-Exempt Notes: 4.500% Taxable Notes: 6.000%
MATURITY DATE:	July 11, 2025*
PRICE OBTAINED:	\$57,874,109.36
NAME OF PURCHASER:	The Hudson County Improvement Authority

The undersigned sold the referenced Notes at a private sale pursuant to authority granted in Ordinances Nos. 12/19, 9/20, 24/20, 25/20, 3/21, 17/21 as amended by 4/24, 20/21, 21/21, 2/22, 3/22, 6/22 as amended by 03/24, 10/20, 5/23 and 11/23. This report is being made to the governing body at the next meeting thereof after such sale in accordance with N.J.S.A. 40A:2-28.

  
\_\_\_\_\_  
Jonathan M. DeJoseph, Chief Financial Officer

DATED: July 12, 2024

\* Per Notes, principal and interest is payable at least 10 days prior to 7/11/25 to TD Bank, N.A., HCIA's trustee.

August 7, 2024  
Regular Meeting

**Ratifying Proclamation**  
**Honoring Magdalena Garcia**



**TOWN of WEST NEW YORK**  
**in the County of Hudson, State of New Jersey**

*Proclamation*

**WHEREAS**, Mayor Albio Sires and the Board of Commissioners of the Town of West New York are pleased to honor and salute Magdalena Garcia for her 29 years of service to the Town of West New York; and,

**WHEREAS**, Magdalena Garcia began her career in the Town of West New York as one of the Town's first dispatchers and 911 operators; and,

**WHEREAS**, Magdalena Garcia served in various roles throughout her time with the WNY Police Department, such as telecommunication operator, 911 operator, department of records, and police matron; and,

**WHEREAS**, Magdalena Garcia's dedication to serving the Town of West New York led her to her position in the Police Director's Office. She worked in this position for twenty-six years, alongside nine Directors; and,

**NOW, THEREFORE, BE IT RESOLVED** by Mayor Albio Sires and the Board of Commissioners of the Town of West New York, that the citizens of the Town of West New York express their warmest appreciation and gratitude to Magdalena Garcia and best wishes on all her future endeavors.

**Presented on the 31<sup>st</sup> Day of July 2024 at the West New York Police Department, and memorialized on the 7<sup>th</sup> Day of August 2024 at the Board of Commissioners Meeting of the Town of West New York**

**ATTEST:**

\_\_\_\_\_  
**Adelanny Plaza, RMC**  
Town Clerk

\_\_\_\_\_  
**Albio Sires**  
Mayor

**Note:** Mayor Sires thanked Ms. Garcia for her years of services and wished her luck with her future endeavors.

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda:**

It was regularly moved by **Commissioner Barrera**, seconded by **Commissioner Arroyo** that the following Consent Agenda Items **Nos. R24-197 through R24-223 (excluding #R24-198 Re: Authorizing Town of West New York Annual Audit Report for Year Ending December 31, 2023 and #R24-224 Re: Approving the Corrective Action Plan for 2023 Audit Recommendations)** be adopted. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**Note:** Commissioner Parkinson abstained on Resolutions #R24-209 and #R24-210.

**RESOLUTION #R24-197**  
**RE: RAFFLE LICENSE #1854 (ST. JOSEPH OF THE PALISADES CHURCH)**

BE IT RESOLVED by the Mayor and Board of Commissioners of the Town of West New York that the following application for Raffle License is hereby granted:

<u>Name</u>	<u>Date</u>	<u>License #</u>
St. Joseph of the Palisades Church 320 – 64 <sup>th</sup> Street West New York, NJ 07093 (off premise merchandise raffle)	12/31/2024	RL 1854

**RESOLUTION #R24-199**  
**RE: ESTABLISHING NO PARKING LOADING ZONE FOR SAL'S OF WEST NEW YORK – 6127 BERGENLINE AVE., WEST NEW YORK, NJ**

WHEREAS, there exists in the vicinity 6127 Bergenline Ave. a condition relating to traffic congestion and difficulty of receiving, loading and discharging merchandise and supplies caused by the location of establishment in the building located, 6127 Bergenline Ave.; and

WHEREAS, the congestion in this area not only prevents the loading and unloading of necessary merchandise and supplies from trailer trucks and vehicles during business hours, but, in addition present hazards to safety and traffic by the impeding of the safe and regular flow of traffic through the said street areas during the loading and unloading operation and good cause appearing.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Board of Commissioners of the Town of West New York, N.J., pursuant to N.J.S.A. 39:4-197 (3) (b) that a "No Parking-Loading Zone" be and same is hereby authorized and established, at the said location, more particularly described hereafter, during business hours from Monday through Sunday twenty four (24) hours per day said area or zone to be used as a "No Parking-Loading Zone": during said hours so as to promote traffic and passage of vehicular traffic in the area, and to allow the prompt and safe loading and unloading of merchandise and supplies as aforesaid, and:

BE IT FURTHER RESOLVED that the said "No Parking-Loading Zone" shall be located and is hereby established and approved as follows:

BEGIN AT A POINT ALONG THE WEST SIDE OF VAN  
BUREN PLACE, 156 FEET FROM THE NORTH WEST  
CORNER OF 61<sup>ST</sup> STREET AND VAN BUREN PLACE; THEN  
44 FEET NORTH THERE FROM.

BE IT FURTHER RESOLVED that appropriate markings and sign shall be located at said "No Parking-Loading Zone" area according to law.

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**Consent Agenda (Cont.):**

**RESOLUTION #R24-200**

**RE: REPEALING RESOLUTION ADOPTED ON SEPTEMBER 21<sup>ST</sup>, 2017 FOR  
RESTRICTED PARKING FOR HANDICAPPED RESIDENT AT 5701 BLVD. EAST,  
APT. 14H, WEST NEW YORK (JUAN CARLOS PUIG)**

WHEREAS, the governing body of the Town of West New York adopted a Resolution establishing restricted parking for use by a handicapped resident; and

WHEREAS, the handicapped person involved has either died or moved since the implementation of the above-mentioned resolution;

NOW, THEREFORE BE IT RESOLVED by the Mayor and Board of Commissioners of the Town of West New York that the above resolution is hereby repealed:

5701 Blvd. East, Apt. 14H, West New York  
(Juan Carlos Puig)

BE IT FURTHER RESOLVED that the Department of Public Safety is directed to remove all signage for the spaces as directed by this resolution.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon passage.

**RESOLUTION #R24-201**

**RE: REPEALING RESOLUTION ADOPTED ON FEBRUARY 20<sup>TH</sup>, 2013 FOR  
RESTRICTED PARKING FOR HANDICAPPED RESIDENT AT 411 51<sup>ST</sup> STREET,  
APT. 2, WEST NEW YORK (WALDO NIN-PERALTA)**

WHEREAS, the governing body of the Town of West New York adopted a Resolution establishing restricted parking for use by a handicapped resident; and

WHEREAS, the handicapped person involved has either died or moved since the implementation of the above-mentioned resolution;

NOW, THEREFORE BE IT RESOLVED by the Mayor and Board of Commissioners of the Town of West New York that the above resolution is hereby repealed:

411 51<sup>st</sup> Street, Apt. 2, West New York  
(Waldo Nin-Peralta)

BE IT FURTHER RESOLVED that the Department of Public Safety is directed to remove all signage for the spaces as directed by this resolution.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon passage.

**RESOLUTION #R24-202**

**RE: APPROVING RELEASE OF MAINTENANCE BOND FOR DEVELOPMENT  
PROJECT AT 6113 BUCHANAN PLACE, WEST NEW YORK, NEW JERSEY 07093  
BLOCK 41, LOT 17**

WHEREAS, the Town of West New York (the "Town") required a maintenance guarantee to be furnished until the improvements in connection with the development project at 6113 Buchanan Place, West New York, NJ 07093 (Block 41, Lot 17) were satisfactorily completed; and escrow account in the amount of \$1,082.46 and engineering escrow account in the amount of \$111.45 and

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**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, Behar Bajraktari, with offices located at 331 Claremont Avenue Jersey City NJ 07305, (“Developer”) is the developer for the project at 6113 Buchanan Place, West New York, NJ 07093 (Block 41, Lot 17), and has made an application to the Town for the release of the maintenance guarantee in the amount of \$711.45 furnished in connection with that development project; and escrow account in the amount of \$1,082.46 and engineering escrow account in the amount of \$111.45 and

WHEREAS, the Town Engineer for the project, Remington & Vernick Engineers (“RVE”), has reviewed the application and recommends the release of the maintenance guarantee to the Developer furnished for the project in the amount of \$711.45 escrow account in the amount of \$1,082.46 and engineering escrow account in the amount of \$111.45 and

NOW THEREFORE, BE IT RESOLVED that the Mayor and Board of Commissioners of the Town of West New York, do hereby approve the release of the maintenance bond/guarantee in the amount of \$711.45 posted by the Developer for the project at 6113 Buchanan Place, West New York, NJ 07093 (Block 41, Lot 7) and escrow account in the amount of \$1,082.46 and engineering escrow account in the amount of \$111.45 and

BE IT FURTHER RESOLVED that the Mayor, the Town Administrator, and the Town Clerk are hereby authorized to take any necessary steps to release the maintenance bond in connection with 6113 Buchanan Place, West New York, NJ 07093 (Block 41, Lot 7) escrow account in the amount of \$1,082.46 and engineering escrow account in the amount of \$111.45 and

BE IT FURTHER RESOLVED that a copy of this Resolution shall be provided to:

1. Behar Bajraktari (Applicant/Developer)
2. Construction Code Official for the Town of West New York
3. Chief Municipal Finance Office

**RESOLUTION #R24-203**

**RE: APPROVING THE RELEASE OF ENGINEERING ESCROW ACCOUNTS FOR THE PROPERTY LOCATED AT 582-586 66<sup>TH</sup> STREET, BLOCK 163, LOTS 12 & 13**

WHEREAS, there are unused engineering funds for property located at 582-586 66<sup>th</sup> Street and recommends the release of the remaining engineering escrow funds in the amount of \$4,331.70 and \$620.74 and

WHEREAS, Mars Equities, LLC is the developer for the project at 583-586 66<sup>th</sup> Street, Block 163, Lots 12-13, and has made an application to the Town for the release of the remaining engineering escrow funds in the amount of \$4,331.70 and \$620.74;

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and the Board of Commissioners of the Town of West New York, County of Hudson hereby authorizes the release of the remaining engineering escrow funds in the amount of \$4,331.70 and \$620.74;

BE IT FURTHER RESOLVED that the Mayor, the Town Administrator, and the Town Clerk are hereby authorized to take any necessary steps to release the remaining engineering escrow funds in the amount of \$4,331.70 and \$620.74;

BE IT FURTHER RESOLVED that a copy of this Resolution shall be provided to:

1. Mars Equities, LLC (Applicant/Developer)
2. Construction Code Official for the Town of West New York
3. Chief Municipal Finance Officer

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**

**RESOLUTION #R24-204**  
**RE: CANCELLATION OF STALE DATED OUTSTANDING CHECKS**

WHEREAS, various Bank Reconciliations of the Town of West New York reflect stale dated Outstanding Checks which are six months old or greater; and

WHEREAS, it is desirous of the Chief Financial Officer to cancel Outstanding Checks which are six months old or greater; and

WHEREAS, the amounts being cancelled from each Bank Account shall be accounted for as a Miscellaneous Revenue in the corresponding Fund of the Town of West New York; and

WHEREAS, the lists that are attached to this resolution reflect the specific Check Numbers and Amounts;

NOW THEREFORE BE IT RESOLVED by the Mayor and Board of Commissioners, to cancel the old outstanding checks as recommended by the Chief Financial Officer;

Outstanding Check - Kearny Bank - Central Distribution

Date	Check #	Description/Paid To	Amount
12/31/2023	10582	RAMIREZ, ANA R	50.17
12/31/2023	10575	GAVRANCIC, BRANE	736.90
11/1/2023	10036	ARTURO AMIGON ARISTA	50.00
9/28/2023	9747	ATUL K SINGH & CHAITANYA A SINGH	3,772.55
7/19/2023	9116	TIRZO QUINTERO	50.00
6/28/2023	8872	LUIS FIGUEROA	50.00
6/28/2023	8822	CHRIS KELSEY	1,437.00
2/10/2023	7431	SEDAR INC	144.22

**RESOLUTION #R24-205**  
**RE: TO RE-APPOINT MARIE PUMA TO THE TOWN OF WEST NEW YORK RENT CONTROL BOARD FOR 2024-2025**  
**(Term: June 18, 2024 – June 17, 2025)**

WHEREAS, pursuant to Section 312-14 of the Code of the Town of West New York (the "Town"), the Board of Commissioners for the Town of West New York is responsible for the appointment of members to the West New York Rent Control Board; and

WHEREAS, Marie Puma was appointed to serve as a member of the Town of West New York Rent Control Board for a one-year term which expired on June 17, 2024; and

WHEREAS, Marie Puma is qualified and eligible for reappointment to serve as a member of the Town of West New York Rent Control Board for a one-year term, retroactively effective as of June 18, 2024 through June 17, 2025;



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**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, the Mayor and the Board of Commissioners of the Town of West New York seek to reappoint Marie Puma to serve as a member on the Town of West New York Rent Control Board for a one-year term, retroactively effective as of June 18, 2024 through June 17, 2025.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, do hereby authorize as follows:

1. Marie Puma is reappointed to serve as a member of the Town of West New York Rent Control Board for a one (1) year term, commencing retroactively as of June 18, 2024 and expiring on June 17, 2025.

BE IT FURTHER RESOLVED that a copy of this Resolution shall be forwarded to the West New York Rent Control Board.

**RESOLUTION #R24-206**

**RE: AUTHORIZING THE APPOINTMENT OF STEVEN FERRALES TO SERVE AS CLASS IV MEMBER OF THE TOWN OF WEST NEW YORK PLANNING BOARD**  
**(Term: January 17, 2023 – January 16, 2027)**

WHEREAS, pursuant to N.J.S.A. 40:55D-23 the Mayor is responsible for the appointment of Class IV members to serve on the Town of West New York Planning Board; and

WHEREAS, Calixto Leon was previously appointed to serve as a Class IV member of the West New York Planning Board, for a four (4) year term, commencing January 17, 2023 through January 16, 2027; and

WHEREAS, a vacancy exists in the Class IV membership position on the Town of West New York Planning Board due to the resignation of Calixto Leon; and

WHEREAS, Steven Ferrales, residing at 5903 Jefferson Street, Apt. 201, in the Town of West New York, is qualified and eligible for appointment to serve as a Class IV member of the West New York Planning Board, for the remainder of Calixto Leon's unexpired four (4) term, effective until January 16, 2027 in accordance with N.J.S.A. 40:55D-23; and

WHEREAS, the Mayor seeks to authorize the appointment of Steven Ferrales, to fill the vacancy and serve as a Class IV member of the West New York Planning Board, for the remainder of Calixto Leon's unexpired four (4) year term, valid until January 16, 2027.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York do hereby authorize the appointment of Steven Ferrales, residing at 5903 Jefferson Street, Apt. 201, West New York, NJ 07093, to fill the vacancy and serve as a Class IV member of the West New York Planning Board, for the remainder of Calixto Leon's unexpired four (4) term, between January 17, 2023 and January 16, 2027.

**RESOLUTION #R24-207**

**RE: APPOINTING MARELIN BURGOS AS ALTERNATE NO. II MEMBER TO THE TOWN OF WEST NEW YORK PLANNING BOARD**  
**(Term: May 10, 2024 – May 9, 2025)**

WHEREAS, the Board of Commissioners is responsible for the appointment of members to the Town of West New York Planning Board; and

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**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, Marlon G. Monzon Molina was previously appointed to serve as the Alternate No. II member on the West New York Planning Board for a one (1) year term which expired on May 9, 2024; and

WHEREAS, a vacancy exists on the West New York Planning Board in the position of Alternate No. II member; and

WHEREAS, the Board of Commissioners now seeks to appoint Marelin Burgos, a municipal resident of the Town of West New York, to fill the vacancy and serve as the Alternate No. II member of the Town of West New York Planning Board, for a one (1) year term, retroactively effective as of May 10, 2024 and expiring on May 9, 2025; and

WHEREAS, Marelin Burgos is qualified and eligible for appointment to serve as Alternate No. II member of the West New York Planning Board.

NOW THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York do hereby authorize the appointment of Marelin Burgos, a municipal resident of the Town of West New York, to fill the vacancy and serve as the Alternate No. II member of the Town of West New York Planning Board, for a one (1) year term, retroactively effective as of May 10, 2024 and expiring on May 9, 2025.

**RESOLUTION #R24-208**

**RE: RE-APPOINTING COMMISSIONER MARCOS ARROYO TO SERVE AS CLASS III MEMBER OF THE TOWN OF WEST NEW YORK PLANNING BOARD**  
**(Term: June 8, 2024 – June 7, 2025)**

WHEREAS, by prior Resolution, the Mayor and the Board of Commissioners of the Town of West New York authorized the appointment of Commissioner Marcos Arroyo to serve as the Class III member of the Town of West New York Planning Board for a one (1) year term, which expired on June 7, 2024; and

WHEREAS, Commissioner Arroyo is qualified and eligible for reappointment to serve as the Class III member of the Town of West New York Planning Board, for an additional one (1) year term, retroactively effective as of June 8, 2024 and expiring June 7, 2025; and

WHEREAS, the Mayor and the Board of Commissioners seek to reappoint Commissioner Marcos Arroyo to serve as the Class III member of the Town of West New York Planning Board for an additional one-year term, retroactively effective from June 8, 2024 until June 7, 2025.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, do hereby authorize the reappointment of Commissioner Marcos Arroyo to serve as the Class III member of the Town of West New York Planning Board for an additional one (1) year term, retroactively effective from June 8, 2024 until June 7, 2025.

August 7, 2024  
Regular Meeting

**Consent Agenda (Cont.):**

**RESOLUTION #R24-209**

**RE: AUTHORIZING THE REAPPOINTMENT OF CLARA BRITO-HERRERA AS CLASS IV MEMBER OF THE TOWN OF WEST NEW YORK PLANNING BOARD**

**2023-2027**

**(Term: January 21, 2023 – January 20, 2027)**

WHEREAS, pursuant to N.J.S.A. 40:55D-23 the Mayor is responsible for the appointment of Class IV members to the Town of West New York Planning Board; and

WHEREAS, Clara Brito-Herrera, currently serves as Class IV member of the West New York Planning Board, which term expired on January 20, 2023; and

WHEREAS, Clara Brito-Herrera is a municipal resident and remains eligible to serve as a Class IV member of the Planning Board pursuant to N.J.S.A. 40:55D-23; and

WHEREAS, the Mayor seeks to reappoint a Clara Brito-Herrera as a Class IV member.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Board of Commissioners of the Town of West New York that Clara Brito-Herrera is hereby reappointed to serve as Class IV Member of the Planning Board commencing for a four (4) year term, commencing January 21, 2023 and expiring January 20, 2027.

**RESOLUTION #R24-210**

**RE: RE-APPOINTING JONATHAN CASTANEDA TO SERVE AS CLASS I MEMBER OF THE TOWN OF WEST NEW YORK PLANNING BOARD**

**(Term: May 18, 2024 – May 17, 2028)**

WHEREAS, the Board of Commissioners is responsible for the appointment of members to serve on the Town of West New York Planning Board in accordance with N.J.S.A. 40:55D-23; and

WHEREAS, pursuant to N.J.S.A. 40:55D-23, the Class I member of a municipal planning board is appointed as the Mayor's designee and serves for a term that corresponds to the Mayor's official tenure; and

WHEREAS, Jonathan Castaneda was appointed to serve as the Class I member of the Town of West New York Planning Board for a four (4) year term which expired on May 18, 2024; and

WHEREAS, the Mayor seeks to reappoint Jonathan Castaneda to serve as the Class I member of the Town of West New York Planning Board (i.e. the Mayor's designee) for a four (4) year term (corresponding to the Mayor's official tenure), retroactively effective as of May 18, 2024 and expiring on May 17, 2028; and

WHEREAS, Jonathan Castaneda is qualified and eligible to serve as the Class I member of the Town of West New York Planning Board pursuant to N.J.S.A. 40:55D-23.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York do hereby authorize the reappointment of Jonathan Castaneda to serve as the Class I member of the Town of West New York Planning Board for a four (4) year term (corresponding to the Mayor's official tenure), retroactively effective as of May 18, 2024 and expiring May 17, 2028 in accordance with N.J.S.A. 40:55D-23.

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**Consent Agenda (Cont.):**

**RESOLUTION #R24-211**

**RE: CONCERNING PAYMENT OF CLAIMS FOR WORKERS COMPENSATION AND GENERAL LIABILITY FOR THE MONTH OF AUGUST 2024**

WHEREAS the Town of West New York has claims for bills to be paid under workers compensation and general liability; and

WHEREAS the Town of West New York is self-insured and participates with other communities in the Public Entity Joint Insurance Fund; and

WHEREAS the PE JIF, and Claims Administrator and the Town Administrator have reviewed all claims and recommend payment, and

WHEREAS the Chief Financial Officer has certified that funds are available for payment of these claims in account 21-75012 for Workers Compensation claims and account 21-75022 for General Liability claims, and

WHEREAS, the Board of Commissioners must approve payment of these claims; and

NOW THEREFORE, BE IT RESOLVED that the Mayor and Commissioners of the Town of West New York do hereby approve of the payment of the following claims:

Workers Compensation:	\$ 231,483.71
General Liability:	\$ 102,364.65

**RESOLUTION #R24-212**

**RE: AUTHORIZING ONE-YEAR EXTENSION OPTION TO CONTRACT WITH NEW JERSEY HUMANE SOCIETY, LLC FOR ANIMAL CONTROL SERVICES FOR 2024-2025**

WHEREAS, by prior Resolution dated September 15, 2021, the Town of West New York (the "Town") awarded a contract to the New Jersey Humane Society, LLC, located at 6412 Dewey Avenue, West New York, NJ, 07093, for the provision of animal control services as required by the Town for the term beginning October 1, 2021 and expiring on September 30, 2022; and

WHEREAS, the Town's contract with the New Jersey Humane Society, LLC allows these services to be extended for up to four (4) additional one (1) year extensions pursuant to the same terms and provisions set forth in the original contract dated November 19, 2021; and

WHEREAS, by prior Resolution #R22-278, the Town authorized the first one (1) year extension option to the contract with the New Jersey Humane Society, LLC for the provision of animal control services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2022 and expiring on September 30, 2023; and

WHEREAS, by prior Resolution #R23-228, the Town authorized the second one (1) year extension option to the contract with the New Jersey Humane Society, LLC for the provision of animal control services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2023 and expiring on September 30, 2024; and

WHEREAS, the Town now seeks to authorize the third of four (4) total one (1) year extension options to the contract with the New Jersey Humane Society, LLC for the provision of animal control services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2024 and expiring on September 30, 2025.

**August 7, 2024**  
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**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey do hereby authorize the third of four total one-year extension options to the Contract with the New Jersey Humane Society, LLC for the provision of animal control services in the amount of \$3,333.33 per month, for a total contract amount not to exceed \$40,000.00, for a contract term to commencing October 1, 2024 and terminating September 30, 2025.

BE IT FURTHER RESOLVED that all other applicable terms and conditions of the extension shall be the same as the underlying contract.

BE IT FURTHER RESOLVED that the Purchasing Agent, Mayor, Town Clerk, or other appropriate officials, are authorized to execute a one-year extension to the contract for animal control services and such other documents as may be necessary in order to effectuate the purposes as set forth in this Resolution.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that the necessary funds are available for these payments from account 01-201-21-706-020-99.

**RESOLUTION #R24-213**  
**RE: AUTHORIZING ONE-YEAR EXTENSION OPTION TO CONTRACT WITH NEW**  
**JERSEY HUMANE SOCIETY, LLC FOR ANIMAL SHELTER SERVICES FOR 2024-**  
**2025**

WHEREAS, by prior Resolution dated September 15, 2021, the Town of West New York (the "Town") awarded a contract to the New Jersey Humane Society, LLC, located at 6412 Dewey Avenue, West New York, NJ, 07093, for the provision of animal shelter services as required by the Town for the term beginning October 1, 2021 and expiring on September 30, 2022; and

WHEREAS, the Town's contract with the New Jersey Humane Society, LLC allows these services to be extended for up to four (4) additional one (1) year extensions pursuant to the same terms and provisions set forth in the original contract dated November 19, 2021; and

WHEREAS, by prior Resolution #R22-276, the Town authorized the first one (1) year extension option to the contract with the New Jersey Humane Society, LLC for the provision of animal shelter services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2022 and expiring on September 30, 2023.

WHEREAS, by prior Resolution #R23-227, the Town authorized the second one (1) year extension option to the contract with the New Jersey Humane Society, LLC for the provision of animal shelter services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2023 and expiring on September 30, 2024; and

WHEREAS, the Town now seeks to authorize the third of four total one (1) year extension options to the contract with the New Jersey Humane Society, LLC for the provision of animal shelter services in the amount of \$3,333.33 per month, for a total annual contract amount not to exceed \$40,000.00 for the term commencing on October 1, 2024 and expiring on September 30, 2025.

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey do hereby authorize the third of four total one-year extension options to the Contract with the New Jersey Humane Society, LLC for the provision of animal shelter services in the amount of \$3,333.33 per month, for a total contract amount not to exceed \$40,000.00, for a contract term to commencing October 1, 2024 and terminating September 30, 2025.

BE IT FURTHER RESOLVED that all other applicable terms and conditions of the extension shall be the same as the underlying contract.

BE IT FURTHER RESOLVED that the Purchasing Agent, Mayor, Town Clerk, or other appropriate officials, are authorized to execute a one-year extension to the contract for animal shelter services and such other documents as may be necessary in order to effectuate the purposes as set forth in this Resolution.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that the necessary funds are available for these payments from account 01-201-21-706-020-99.

**RESOLUTION #R24-214**  
**RE: REFERRING THE PROPOSED REDEVELOPMENT PLAN FOR**  
**BLOCK 4, LOTS 1 AND 2 ON THE OFFICIAL TAX MAPS OF THE TOWN**  
**TO THE TOWN OF WEST NEW YORK PLANNING BOARD PURSUANT**  
**TO THE LOCAL REDEVELOPMENT AND HOUSING LAW**

WHEREAS, the Town of West New York (the “Town”) is a political subdivision of the State of New Jersey (the “State”), located in the County of Hudson (the “County”); and

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* as amended and supplemented (the “Redevelopment Law”), authorizes municipalities to determine whether certain parcels of land located therein constitute areas in need of redevelopment; and

WHEREAS, on April 3, 2024, the Board of Commissioners of the Town (the “Board of Commissioners”) adopted Resolution #R24-115, authorizing and directing the Town of West New York Planning Board (the “Planning Board”) to undertake a preliminary investigation to determine whether Block 4, Lots 1 and 2 on the official tax maps of the Town (the “Study Area”) qualify as a non-condemnation area in need of redevelopment pursuant to the criteria set forth in the Redevelopment Law; and

WHEREAS, on May 14, 2024, the Planning Board conducted such investigation, held a public hearing and determined that the Study Area met one or more criteria set forth in the Redevelopment Law to designate the Study Area as a non-condemnation area in need of redevelopment; and

WHEREAS, on May 15, 2024, the Board of Commissioners adopted Resolution #R24-156, designating the Study Area (the “Redevelopment Area”), as a non-condemnation area in need of redevelopment according to the criteria set forth in the Redevelopment Law; and

WHEREAS, on behalf of the Town and pursuant to the Redevelopment Law, DMR Architects (the “Planner”) has prepared a redevelopment plan for the Redevelopment Area, entitled, “6600-14 Park Avenue Miralto Redevelopment Plan” (in the form on file in the office of the Town Clerk and available for public inspection, the “Redevelopment Plan”); and

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, pursuant to the Redevelopment Law, specifically *N.J.S.A. 40A:12A-7(e)*, prior to the adoption of a redevelopment plan, the municipality's planning board shall provide to the governing body of the municipality a report containing the planning board's recommendations concerning the redevelopment plan pursuant to *N.J.S.A. 40A:12A-7(e)*; and

WHEREAS, the Board of Commissioners desire to authorize and direct the Planning Board to review the proposed Redevelopment Plan and provide a report to the Board of Commissioners pursuant to *N.J.S.A. 40A:12A-7(e)*.

NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Town of West New York, in the County of Hudson, New Jersey, as follows:

Section 1. The aforementioned recitals hereof are incorporated herein as though set forth at length herein.

Section 2. The Planning Board is authorized and directed to review the Redevelopment Plan and to advise the Board of Commissioners of its findings in connection therewith in accordance with *N.J.S.A. 40A:12A-7(e)*.

Section 3. The Town Clerk shall immediately forward a certified copy of this Resolution and the Redevelopment Plan to the Planning Board for review.

Section 4. This Resolution shall take effect immediately.

**RESOLUTION #R24-215**  
**RE: REFERRING THE PROPOSED REDEVELOPMENT PLAN FOR**  
**BLOCK 125, LOT 1 ON THE OFFICIAL TAX MAPS OF THE TOWN TO**  
**THE TOWN OF WEST NEW YORK PLANNING BOARD PURSUANT**  
**TO THE LOCAL REDEVELOPMENT AND HOUSING LAW**

WHEREAS, the Town of West New York (the "Town") is a political subdivision of the State of New Jersey (the "State"), located in the County of Hudson (the "County"); and

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.* as amended and supplemented (the "Redevelopment Law"), authorizes municipalities to determine whether certain parcels of land located therein constitute areas in need of redevelopment; and

WHEREAS, on September 6, 2023, the Board of Commissioners of the Town (the "Board of Commissioners") adopted Resolution #R23-281, authorizing and directing the Town of West New York Planning Board (the "Planning Board") to undertake a preliminary investigation to determine whether Block 125, Lot 1 on the official tax maps of the Town (the "Study Area") qualifies as a non-condemnation area in need of redevelopment pursuant to the criteria set forth in the Redevelopment Law; and

WHEREAS, on November 7, 2023, the Planning Board conducted such investigation, held a public hearing and determined that the Study Area met one or more criteria set forth in the Redevelopment Law to designate the Study Area as a non-condemnation area in need of redevelopment; and

WHEREAS, on December 12, 2023, the Board of Commissioners adopted Resolution #R23-441, designating the Study Area (the "Redevelopment Area"), as a non-condemnation area in need of redevelopment according to the criteria set forth in the Redevelopment Law; and

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, on behalf of the Town and pursuant to the Redevelopment Law, DMR Architects (the “Planner”) has prepared a redevelopment plan for the Redevelopment Area, entitled, “Madison Street Redevelopment Plan” (in the form on file in the office of the Town Clerk and available for public inspection, the “Redevelopment Plan”); and

WHEREAS, pursuant to the Redevelopment Law, specifically *N.J.S.A. 40A:12A-7(e)*, prior to the adoption of a redevelopment plan, the municipality’s planning board shall provide to the governing body of the municipality a report containing the planning board’s recommendations concerning the redevelopment plan pursuant to *N.J.S.A. 40A:12A-7(e)*; and

WHEREAS, the Board of Commissioners desire to authorize and direct the Planning Board to review the proposed Redevelopment Plan and provide a report to the Board of Commissioners pursuant to *N.J.S.A. 40A:12A-7(e)*.

NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Town of West New York, in the County of Hudson, New Jersey, as follows:

Section 5. The aforementioned recitals hereof are incorporated herein as though set forth at length herein.

Section 6. The Planning Board is authorized and directed to review the Redevelopment Plan and to advise the Board of Commissioners of its findings in connection therewith in accordance with *N.J.S.A. 40A:12A-7(e)*.

Section 7. The Town Clerk shall immediately forward a certified copy of this Resolution and the Redevelopment Plan to the Planning Board for review.

Section 8. This Resolution shall take effect immediately.

**RESOLUTION #R24-216**  
**RE: AUTHORIZING THE EXECUTION OF A SITE ACCESS**  
**AGREEMENT FOR VARIOUS TOWN-OWNED PROPERTIES**

WHEREAS, the Town of West New York (the “Town”) is a political subdivision of the State of New Jersey (the “State”), located in the County of Hudson (the “County”); and

WHEREAS, the Local Redevelopment and Housing Law, *N.J.S.A. 40A:12A-1 et seq.*, as amended from time to time (the “Redevelopment Law”), provides a process for municipalities to participate in the redevelopment and improvement of areas in need of redevelopment; and

WHEREAS, on September 6, 2023, the Board of Commissioners of the Town of West New York (the “Board of Commissioners”) adopted Resolution #R23-281, authorizing and directing the Town of West New York Planning Board (the “Planning Board”) to undertake a preliminary investigation to determine whether, among others, Block 125, Lot 1 on the official tax maps of the Town (the “Madison Avenue Study Area”) qualifies as a non-condemnation area in need of redevelopment pursuant to the criteria set forth in the Redevelopment Law; and

WHEREAS, on November 7, 2023, the Planning Board conducted such investigation, held a public hearing and determined that the Madison Avenue Study Area met one or more criteria set forth in the Redevelopment Law to designate the Madison Avenue Study Area as a non-condemnation area in need of redevelopment; and



**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, on December 13, 2023, the Board of Commissioners adopted Resolution #R23-441, designating the Madison Avenue Study Area (the “Madison Avenue Redevelopment Area”), as a non-condemnation area in need of redevelopment according to the criteria set forth in the Redevelopment Law; and

WHEREAS, on April 3, 2024, the Board of Commissioners adopted Resolution #R24-115, authorizing and directing the Planning Board to undertake a preliminary investigation to determine whether Block 4, Lots 1 and 2 on the official tax maps of the Town (the “67<sup>th</sup> Street Study Area”) qualify as a non-condemnation area in need of redevelopment pursuant to the criteria set forth in the Redevelopment Law; and

WHEREAS, on May 14, 2024, the Planning Board conducted such investigation, held a public hearing and determined that the 67<sup>th</sup> Street Study Area met one or more criteria set forth in the Redevelopment Law to designate the 67<sup>th</sup> Street Study Area as a non-condemnation area in need of redevelopment; and

WHEREAS, on May 15, 2024, the Board of Commissioners adopted Resolution #R24-156, designating the 67<sup>th</sup> Street Study Area (the “67<sup>th</sup> Street Redevelopment Area” and, together with the Madison Avenue Redevelopment Area, the “Redevelopment Areas”), as a non-condemnation area in need of redevelopment according to the criteria set forth in the Redevelopment Law; and

WHEREAS, in anticipation of the redevelopment of the Redevelopment Areas, the Town wishes to grant Capodagli Property Company, LLC (the “Entrant”) access to the Redevelopment Areas solely for the purpose of performing certain testing, including but not limited to environmental and geotechnical testing and surveying on the Redevelopment Areas (collectively, the “Site Tests”), and for no purpose, subject to the terms of a Site Access Agreement (in the form on file in the office of the Town Clerk and available for public inspection, the “Site Access Agreement”).

NOW, THEREFORE BE IT RESOLVED by the Board of Commissioners of the Town of West New York, in the County of Hudson, New Jersey, as follows:

Section 1. The aforementioned recitals hereof are incorporated herein as though set forth at length herein.

Section 2. The Site Access Agreement is hereby approved and the Mayor is hereby authorized and directed to execute the Site Access Agreement in substantially the form on file in the office of the Town Clerk, with such additions, deletions and modifications as may be necessary or desirable in consultation with counsel and other professionals. The Town Clerk is hereby authorized and directed to attest to the signature of the Mayor and to affix the seal of the Town to the Site Access Agreement, if applicable, and to deliver a executed copy of the Site Access Agreement to the Entrant.

Section 3. The Mayor and Business Administrator of the Town, or their designees, are each hereby authorized and directed to take all other necessary or appropriate action to effectuate the terms of the Site Access Agreement.

Section 4. A copy of this resolution and the Site Access Agreement shall be available for public inspection at the offices of the Town Clerk.

Section 5. This Resolution shall take effect immediately.

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**

**RESOLUTION #R24-217**

**RE: AUTHORIZING REFUND OF TAX LIEN REDEMPTIONS AND TAX LIEN PREMIUMS**

WHEREAS, the investors named below have previously purchased Tax Sale Certificates from the Town of West New York; and

WHEREAS, the Tax Collector for the said Tax Sale Certificates has received the full amount for redemption pursuant to N.J.S.A. 54:5-60; and

WHEREAS, the Certificates have now been redeemed and the investor is entitled to a refund of said redemption amounts and premium amounts pursuant to N.J.S.A. 54:5-33 and N.J.S.A 54:5-33; and

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, that the below listed redemption and premium amounts be paid to the investors in the following amounts, and the Department of Revenue and Finance is hereby authorized to issue said refunds:

LIEN HOLDER				TAX	REDEMPTION	PREMIUM
BOC AUG 7	BLK	LOT	QUAL	CERTIFICATE		
BALA PARTNERS LLC	103	7		23-0368	\$ 5,444.27	\$ 5,100.00
BALA PARTNERS LLC	103	13		23-0370	\$ 10,097.38	\$ 3,600.00
CHRISTIANA T C/F CE1/ FIRSTRUST	97	20.01		23-0357	\$ 2,693.89	\$ 1,900.00
FIG CUST FIGNJ19LLC & SEC PTY	94	3		20-0292	\$ 3,354.27	\$ 2,000.00
FIG CUST FIGNJ19LLC & SEC PTY	96	24		20-0301	\$ 4,001.76	\$ 1,400.00
FUNDPALITY 2023 LLC	152	7		22-0245	\$ 14,556.42	\$ 13,100.00
FUNDPALITY 2023 LLC	5	32	C0904	22-0014	\$ 3,319.71	\$ 8,000.00
FUNDPALITY 2023 LLC	85	15	C0011	22-00158	\$ 9,449.25	\$ 10,500.00
FUNDPALITY 2023 LLC	103	13		22-0186	\$ 9,785.47	\$ 12,400.00
LB-HONEY BADGER SBMUNI CUST	5	32	C0904	23-0016	\$ 1,582.61	\$ 1,100.00
PRO CAP 8 FBO FIRSTRUST BANK	86	20		22-0162	\$ 22,682.30	\$ 8,400.00
PRO CAP 8 FBO FIRSTRUST BANK	69	12		23-0253	\$ 2,251.16	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	111	18		23-0387	\$ 4,406.73	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	131	7		23-0441	\$ 1,262.41	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	134	6		23-0449	\$ 3,224.09	\$ 1,800.00
PRO CAP 8 FBO FIRSTRUST BANK	130	5.01	C0203	21-0287	\$ 903.04	\$ 1,800.00
PRO CAP 8 FBO FIRSTRUST BANK	59	18		21-0152	\$ 1,655.90	\$ 1,800.00
PRO CAP 8 FBO FIRSTRUST BANK	16	41		23-0061	\$ 560.14	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	143	11		23-0479	\$ 956.00	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	15	15		23-0055	\$ 559.66	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	85	30		23-0322	\$ 651.78	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	23	12		23-0105	\$ 4,396.73	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	123	17.01		23-0415	\$ 2,025.61	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	150	10		23-0493	\$ 570.92	\$ -
PRO CAP 8 FBO FIRSTRUST BANK	108	20		23-0380	\$ 3,610.24	\$ -
US BK AS CUST ACTLIEN HOLDING	36	33	C0023	21-0100	\$ 18,987.76	\$ 22,500.00
WSFS AS CUST LVTLOPS/FIRSTRUST	51	22		23-0206	\$ 12,388.15	\$ 100.00
WSFS AS CUST LVTLOPS/FIRSTRUST	85	15	C0004	23-0318	\$ 7,217.08	\$ 900.00
WSFS AS CUST LVTLOPS/FIRSTRUST	67	37		23-0249	\$ 24,730.88	\$ 100.00
WSFS CUST TOWER DBXIII	85	15	C0011	23-0319	\$ 3,772.90	\$ 100.00
WSFS CUST TOWER DBXIII	168.01	1	C0270	23-0568	\$ 5,412.27	\$ 100.00
SUBTOTAL:					\$ 186,510.78	\$ 96,700.00
TOTAL:					\$	283,210.78

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**

**RESOLUTION #R24-218**  
**RE: AMENDING #R24-117 AUTHORIZING REFUND OF TAX LIEN REDEMPTIONS**  
**AND TAX LIEN PREMIUMS**

WHEREAS, the investors named below have previously purchased Tax Sale Certificates from the Town of West New York; and

WHEREAS, the Tax Collector for the said Tax Sale Certificates has received the full amount for redemption pursuant to N.J.S.A. 54:5-60; and

WHEREAS, the Certificates have now been redeemed and the investor is entitled to a refund of said redemption amounts and premium amounts pursuant to N.J.S.A. 54:5-33 and N.J.S.A. 54:5-33; and

NOW THEREFORE, BE IT RESOLVED, by the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, that the below listed redemption and premium amounts be paid to the investors in the following amounts, and the Department of Revenue and Finance is hereby authorized to issue said refunds:

LIEN HOLDER				TAX	REDEMPTION	PREMIUM
FEBRUARY 21 MEETING	BLK	LOT	QUAL	CERTIFICATE		
WSFS AS CUST TOWER DBXIII	168.01	7.08	C1219	23-0550	\$4,011.61	\$100.00

**RESOLUTION #R24-219**  
**RE: AMENDING CONTRACT WITH JLT CONSULTING LLC FOR GENERAL**  
**ACCOUNTING SERVICES FOR 2024**

WHEREAS, by prior Resolution #R23-367, the Town of West New York authorized a contract with JLT Consulting LLC, located at 85 Club House Road, Brick, NJ 08723, for the provision of the required General Accounting Services for the Town of West New York for the period ending December 31, 2024, for a total contract amount not to exceed \$75,000.00; and

WHEREAS, the Town seeks to amend the contract with JLT Consulting LLC, to authorize an increase in the amount of \$40,000.00 for the provision of general accounting services, for an amended total contract amount not to exceed \$115,000.00, for the period between January 1, 2024 and December 31, 2024.

NOW THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York do hereby authorize an amendment to the contract with JLT Consulting LLC, for the provision of general accounting services as required by the Town of West New York, to authorize an increase in the amount of \$40,000.00 for the period between January 1, 2024 and December 31, 2024, for an amended total contract amount not to exceed \$115,000.00.

BE IT FURTHER RESOLVED that the Mayor and/or Business Administrator are hereby authorized to execute and deliver an amendment to this contract on behalf of the Town, and the Town Clerk is hereby authorized and directed to attest to the execution of this contract, to affix the corporate seal of the Town thereto, and to further effectuate the purposes as set forth in this Resolution.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that the funds necessary for this contract are available from account 01-201-21-742-020-99.

August 7, 2024  
Regular Meeting

**Consent Agenda (Cont.):**

**RESOLUTION #R24-220**

**RE: AUTHORIZING EXTENSION OF PARKING LICENSE AGREEMENT WITH A.J. RICHARD & SONS FOR USE OF PARKING FACILITY FOR 2024-2025**

WHEREAS, during the construction of the parking deck at 51<sup>st</sup> Street, the Town of West New York (the "Town"), entered into an agreement (the "Agreement"), authorized by resolution #R21-262, with A.J. Richard & Sons ("Licensor"), to supply parking to Town residents being displaced from their parking spots; and

WHEREAS, by prior Resolution #R23-273, the Town authorized an extension to the parking license agreement, for the period between August 10, 2023 through August 9, 2024, for a total annual agreement amount not to exceed \$38,500.00; and

WHEREAS, the Town seeks to authorize an extension for one (1) year to continue providing these parking spaces to the residents for the period between August 10, 2024 through August 9, 2025, for a total annual agreement amount not to exceed \$38,500.00; and

WHEREAS, subject to all other terms and conditions as fully set forth in the agreement, the Town agrees to pay the monthly sum of \$3,208.33 per month for use of the eighty parking spaces for a grand annual total of not more than \$38,500.00 for the period between August 10, 2024 to August 9, 2025.

NOW THEREFORE, BE IT RESOLVED that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, do hereby approve of the extension to the monthly parking license agreement with A.J. Richard & Sons, subject to all other terms and conditions as fully set forth in the agreement, to pay the monthly sum of \$3,208.33 per month for use of the eighty parking spaces for a grand annual total not to exceed \$38,500.00, for the period of August 10, 2024 to August 9, 2025.

BE IT FURTHER RESOLVED that the Mayor, Municipal Administrator, and Town Clerk are authorized to execute any and all documents and take any and all necessary actions to complete and realize the intent and purpose of this resolution.

**RESOLUTION #R24-221**

**RE: AUTHORIZE ONE-YEAR EXTENSION TO THE CONTRACT FOR SNOW REMOVAL SERVICES FOR 2024-2025**

WHEREAS, by prior Resolution #R23-218, the Board of Commissioners of the Town of West New York (the "Town") authorized a contract with Persistent Construction, Inc., located at 58 Industrial Avenue, Fairview, NJ 07022, for the provision of snow removal services for the Town for the period between November 1, 2023 and October 31, 2024, for a total contract amount not to exceed \$93,000.00; and

WHEREAS, the Town of West New York requires snow removal services throughout the Town for the 2024-2025 term; and

WHEREAS, the Town seeks to authorize a one-year extension to the contract with Persistent Construction for the provision of snow removal services throughout the Town, between November 1, 2024 and October 31, 2025, for a total amount not to exceed \$93,000.00.

NOW THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York do hereby authorize a one-year extension to the contract with Persistent Construction, Inc., located at 58 Industrial Avenue, Fairview, NJ 07022, for the provision of snow removal services for the Town for the period between November 1, 2024 and October 31, 2025, for a total contract amount not to exceed \$93,000.00.

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

BE IT FURTHER RESOLVED that the Mayor and Town Administrator for the Town of West New York are authorized to complete all documents and any other steps necessary to effectuate the extension of the contract with Persistent Construction, Inc. for the provision of snow removal services as set forth herein.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that the necessary funds are available for this contract from account number 01-201-23-783-020-99.

**RESOLUTION #R24-222**  
**RE: AMENDING RESOLUTION #R24-166 TO APPROVE THE PURCHASE OF ELECTRIC VEHICLE CHARGING STATIONS FOR THE TOWN OF WEST NEW YORK DPW PURSUANT TO HUNTERDON COUNTY EDUCATIONAL SERVICES COMMISSION COOPERATIVE PURCHASING PROGRAM**

WHEREAS, by prior Resolution #R24-166, the Town of West New York (“Town”) authorized a contract with Troller Electric, LLC for the purchase and installation of electric vehicle charging stations at the Town of WNY DPW, located at 6200 Dewey Avenue, West New York, NJ 07093, for a total purchase amount not to exceed \$251,873.00, pursuant to HCESC Co-Op Contract #HCESC-Ser-23-05.; and

WHEREAS, the Town seeks to amend Resolution #R24-166 to increase the total purchase amount from \$251,873.00 for the purchase and installation of the electric vehicle charging stations for the WNY DPW, for an amended total purchase amount of \$446,059.40.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and the Board of Commissioners of the Town of West New York hereby authorize the amendment of Resolution #R24-166 to amend the contract with Troller Electric, LLC for the purchase and installation of electric vehicle charging stations for the WNY DPW, for an amended total contract amount not to exceed \$446,059.40.

BE IT FURTHER RESOLVED that the Mayor and/or Town Administrator are hereby authorized to execute all documents and any additional steps necessary to effectuate the purchase of the required parking meters and related services from Troller Electric, LLC as set forth herein.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that the necessary funds are available for this payment from account number 04-215-55-932-003.

**RESOLUTION #R24-223**  
**RE: AUTHORIZING CONTRACT FOR THE PURCHASE OF THREE (3) 2024 HARLEY DAVIDSON MOTORCYCLES**

WHEREAS, the Town of West New York (“Town”) sought proposals for the release/trade-in of three (3) 2006 Harley Davidson motorcycles which are no longer be utilized by the West New York Police Department; and

WHEREAS, the Town seeks to authorize the trade-in/disposal of the following three (3) motorcycles:

<u>VIN</u>	<u>Make</u>	<u>Model</u>
1HD1FMW136Y613765	HD	FLHTPI
1HD1FMW176Y616846	HD	FLHTPI
1HD1FMW196Y617500	HD	FLHTPI

**August 7, 2024**  
**Regular Meeting**

**Consent Agenda (Cont.):**  
**Resolution (Cont.):**

WHEREAS, the Town solicited quotations for the aforementioned trade-in/disposal services, and received one (1) proposal submitted by Hannum's Mt. Holly Sales (D/B/A Liberty Harley-Davidson) located at 12 West Milton Avenue, Rahway, NJ 07065, for a trade-in allowance of \$14,000.00 for the three (3) motorcycles listed herein; and

WHEREAS, Hannum's Mt. Holly Sales (D/B/A Liberty Harley-Davidson) provided the Town with a quote for the purchase of three (3) 2024 Harley Davidson motorcycles, for a total purchase amount of \$43,228.00; and

WHEREAS, the Mayor and the Board of Commissioners of the Town of West New York seek to authorize a contract with Hannum's Mt. Holly Sales (D/B/A Liberty Harley-Davidson) located at 12 West Milton Avenue, Rahway, NJ 07065, to authorize the trade-in of three (3) 2006 Harley Davidson Motorcycles for a credit of \$14,000.00; and

WHEREAS, the Mayor and the Board of Commissioners of the Town of West New York seek to utilize the \$14,000.00 trade-in allowance towards the purchase of three (3) 2024 Harley Davidson motorcycles from Hannum's Mt. Holly Sales (D/B/A Liberty Harley-Davidson), for a total purchase amount not to exceed \$43,228.00.

NOW THEREFORE, BE IT RESOLVED, that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey do hereby authorize a contract with Hannum's Mt. Holly Sales (D/B/A Liberty Harley-Davidson) located at 12 West Milton Avenue, Rahway, NJ 07065 to trade in the foregoing three (3) 2006 Harley Davidson motorcycles for a trade-in allowance of \$14,000.00, to be utilized towards the purchase of three (3) 2024 Harley Davidson Motorcycles for a total purchase amount not to exceed \$43,228.00.

BE IT FURTHER RESOLVED that the Mayor, the Municipal Administrator, and the Chief Financial Officer are authorized to take any additional steps necessary to effectuate the purposes set forth in this Resolution.

BE IT FURTHER RESOLVED that the Chief Financial Officer certifies that sufficient funds are available for this contract in budget account 13-286-56-103-000.

**August 7, 2024**  
**Regular Meeting**

**RESOLUTION #R24-198**  
**RE: AUTHORIZING TOWN OF WEST NEW YORK ANNUAL AUDIT REPORT FOR**  
**YEAR ENDING DECEMBER 31, 2023**

WHEREAS, N.J.S.A. 40A:5-4 provides that the governing body of every local municipality to maintain an annual audit of its books, accounts and financial transactions; and

WHEREAS, the Annual Report of Audit for the Town of West New York for the year ending December 31, 2023 has been filed by a Registered Municipal Accountant with the Municipal Clerk in accordance with N.J.S.A. 40A:5-6, and a copy has been provided to each member of the governing body; and

WHEREAS, pursuant to N.J.A.C. 5:30-6.5, the governing body of every municipality is required by the Local Finance Board of the State of New Jersey to certify, by resolution, that all members of the governing body have reviewed, at a minimum, the sections of the annual audit entitled: "Comments and Recommendations"; and

WHEREAS, the R.S. 52:27BB-34 authorizes the Local Finance Board of the State of New Jersey to prescribe reports pertaining to the local fiscal affairs; and

WHEREAS, the members of the governing body of the Town of West New York have reviewed the Annual Report of Audit for the year ending December 31, 2023, and specifically the sections of the Annual Audit entitled "Comments and Recommendations", as evidenced by the group affidavit form attached hereto; and

WHEREAS, the Mayor and the Board of Commissioners of the Town of West New York have reviewed the minimum requirements of the Local Finance Board of the State of New Jersey and have subscribed to the affidavit, as required by the Local Finance Board, and

WHEREAS, failure to comply with the regulations promulgated by the Local Finance Board of the State of New Jersey may subject the members of the local governing body to the penalty provisions of R.S. 52:27BB-52, to wit:

R.S. 52:27BB-52: "A local officer or member of a local governing body who, after a date fixed for compliance, fails or refuses to obey an order of the director (Director of Local Government Services), under the provisions of this Article, shall be guilty of a misdemeanor and, upon conviction, may be fined not more than one thousand dollars (\$1,000.00) or imprisoned for not more than one year, or both, in addition shall forfeit his office".

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey do hereby submit a certified copy of this Resolution and the required affidavit to the Local Finance Board of the State of New Jersey certifying the Town's compliance with N.J.A.C. 5:30-6.5.

It was regularly moved by **Commissioner Parkinson**, seconded by **Commissioner Arroyo**, to **adopt the foregoing Resolution**. The motion was carried by the following vote:

AYES	- Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires
NAYS	- None
ABSENT	- None

**August 7, 2024**  
***Regular Meeting***

**RESOLUTION #R24-224**  
**RE: APPROVING THE CORRECTIVE ACTION PLAN FOR 2023 AUDIT**  
**RECOMMENDATIONS**

WHEREAS, the Town of West New York has received a report of audit for the year ending December 31, 2023; and

WHEREAS, the New Jersey Division of Local Government Services requires that the Chief Financial Officer submits a Corrective Action Plan for all recommendations in the audit within 60 days of receipt of the report of Audit; and

WHEREAS, the Chief Financial Officer, in accordance with the requirements promulgated by the Division of Local Government Services, has developed a plan to address the recommendations listed by the auditor.

NOW THEREFORE, BE IT RESOLVED by the Mayor and the Board of Commissioners of the Town of West New York, County of Hudson, State of New Jersey, that the Corrective Action plan for the 2023 Annual Audit is hereby approved; and

BE IT FURTHER RESOLVED that the Municipal Clerk is hereby directed to transmit a certified copy of this resolution and its attachments to the New Jersey Division of Local Government Services.



**Resolution (Cont.):**

**TOWN OF WEST NEW YORK  
CORRECTIVE ACTION REPORT**

**TYPE OF AUDIT:** Annual Audit – Year Ended December 31, 2023

**DATE OF BOARD MTG:** August 7, 2024

**CONTACT PERSON:** Jonathan M. DeJoseph, CMFO

**TELEPHONE NUMBER:** 201.295.5280

Finding/Comment Number:	Corrective Action Approved by the Board:	Method of Implementation:	Person responsible for Implementation	Completion date of Implementation
<p><b>#2023-1</b></p> <p>The audit determined the Town is in the process of addressing, but has not yet undertaken full corrective action as required by the Office of the State Comptroller, by conducting an independent assessment of its sick and vacation leave accrual records to determine compliance with certain State laws, N.J.S.A. 11A:6-19.2.</p>	<p>The Town conduct an independent assessment of its sick and vacation accrual records to determine compliance with certain State laws.</p>	<p>The Town will work to ensure compliance with N.J.S.A. 11A:6-19.2. The Town will engage an independent auditor to review past practice.</p>	<p>CFO</p>	<p>10/31/2024</p>

**August 7, 2024**  
**Regular Meeting**

**Resolution (Cont.):**

**TOWN OF WEST NEW YORK**

<b>CORRECTIVE ACTION REPORT</b>				
<p>During the audit it was noted that the billings for retiree health care coverage were not reviewed by Town personnel with respect to New Jersey Chapter 78 requirements for retiree contributions.</p>	<p>The Town perform periodic reviews of billings for retiree health care coverage to determine compliance with New Jersey Chapter 78 requirements for retiree contributions.</p>	<p>The Town will work with the Division of Pension and benefits to ensure the appropriate deductions are being made. In addition, perform periodic reviews of billings for retiree health care coverage to determine compliance with New Jersey Chapter 78 requirements for retiree contributions.</p>	<p>CFO</p>	<p>9/30/2024</p>
<b>#2023-3</b>				
<p>The audit indicated that various purchase orders for goods and services were not encumbered prior to the goods being received, the services being rendered or contracts being awarded.</p>	<p>The Town review and enhance its internal controls over the Town's encumbrance accounting system.</p>	<p>Reinforcement of utilizing the encumbrance system with a memo from the Administrator to Town staff on May 20, 2024 and provide training for staff.</p>	<p>CFO</p>	<p>9/30/2024</p>

**August 7, 2024**  
**Regular Meeting**

**Resolution (Cont.):**

**TOWN OF WEST NEW YORK**

<b>CORRECTIVE ACTION REPORT</b>				
Our audit of the Construction Code Department revealed the required annual Uniform Construction Code Annual Report was not filed with the State of New Jersey.	Uniform Construction Code Annual Report be prepared and filed with the State, as required.	The data in the UCC annual report is redundant since its already included in the annual audit.		

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Diaz**, to **adopt the foregoing Resolution**. The motion was carried by the following vote:

- AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires
- NAYS - None
- ABSENT - None

August 7, 2024  
Regular Meeting

**ORDINANCE #22/24**

**AN ORDINANCE OF THE BOARD OF COMMISSIONERS OF THE TOWN OF WEST NEW YORK APPROVING AND AUTHORIZING THE EXECUTION OF AMENDMENTS TO AGREEMENTS BETWEEN THE TOWN OF WEST NEW YORK AND OVERLOOK TERRACE URBAN RENEWAL CORPORATION FOR PROPERTY COMMONLY REFERRED TO AS OVERLOOK TERRACE APARTMENTS FOR EXECUTION OF PAYMENT IN LIEU OF TAXES**

**Note:** Town Clerk Adelanny Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by **Commissioner Barrera**, seconded by **Commissioner Diaz**, to **open the public hearing** on this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Parkinson**, to **close the public hearing and adopt** this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**ORDINANCE #23/24**

**AN ORDINANCE TO AMEND CHAPTER 312-1 TO DEFINE “RENT”**

**Note:** Town Clerk Adelanny Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Diaz**, to **open the public hearing** on this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

It was regularly moved by **Commissioner Parkinson**, seconded by **Commissioner Barrera**, to **close the public hearing and adopt** this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**ORDINANCE #24/24**

**AN ORDINANCE AMENDING CHAPTER 93 ENTITLED “SALARIES AND COMPENSATION” WITHIN THE TOWN OF WEST NEW YORK MUNICIPAL CODE**

**Note:** Town Clerk Adelanny Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Barrera**, to **open the public hearing** on this Ordinance. The motion was carried by the following vote:

**August 7, 2024**  
**Regular Meeting**

**Ordinance (Cont.):**

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Diaz**, to close the public hearing and adopt this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**ORDINANCE #25/24**

**AN ORDINANCE OF THE TOWN OF WEST NEW YORK, IN THE COUNTY OF HUDSON, NEW JERSEY, AMENDING BOND ORDINANCE NO. 5/23 OF THE TOWN FINALLY ADOPTED JULY 19, 2023, PROVIDING FOR VARIOUS CAPITAL IMPROVEMENTS FOR THE TOWN OF WEST NEW YORK AND APPROPRIATING \$3,435,000 THEREFOR, AND PROVIDING FOR THE ISSUANCE OF \$3,271,345 IN BONDS OR NOTES OF THE TOWN OF WEST NEW YORK TO FINANCE THE SAME**

**Note:** Town Clerk Adeliny Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Parkinson**, to open the public hearing on this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Diaz**, to close the public hearing and adopt this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**ORDINANCE #26/24**

**ORDINANCE TO AMEND THE CODE TO ADD SECTION §277-42 TO REGULATE MOTORCYCLE PARKING**

**Note:** Town Clerk Adeliny Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by **Commissioner Parkinson**, seconded by **Commissioner Diaz**, to open the public hearing on this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

It was regularly moved by **Mayor Sires**, seconded by **Commissioner Parkinson**, to close the public hearing and adopt this Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

August 7, 2024  
Regular Meeting

**ORDINANCE #27/24**

**AN ORDINANCE OF THE TOWN OF WEST NEW YORK, IN THE COUNTY HUDSON,  
NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR BLOCK 4, LOTS 1  
AND 2 ON THE OFFICIAL TAX MAPS OF THE TOWN**

**Note:** Town Clerk Adelinn Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by Commissioner Diaz, seconded by Commissioner Arroyo, to Adopt the introduction of the foregoing Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**NOTICE**  
**ORDINANCE #27/24**

**AN ORDINANCE OF THE TOWN OF WEST NEW YORK, IN THE COUNTY  
HUDSON, NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR BLOCK 4,  
LOTS 1 AND 2 ON THE OFFICIAL TAX MAPS OF THE TOWN**

**Note:** Town Clerk Adelinn Plaza read notice of the foregoing Ordinance aloud.

The foregoing Ordinance was adopted for first reading by the Mayor and Board of Commissioners of the Town of West New York, New Jersey, on August 7, 2024 and ordered published, for consideration before final passage at a public hearing on August 21, 2024 at 12:00 p.m. held remotely or in person. Instructions regarding attendance and participation in the meeting will be posted on the Town's website: <http://www.westnewyorknj.org/>. A copy of this Ordinance has been posted on the bulletin board upon which public notices are customarily posted on in the Town Hall of the Town of West New York, and a copy (at no charge) is available up to and including the time of such meeting to the members of the public of the Town who shall request such copies, at the Office of the Town Clerk in said Town Hall in West New York, N.J.

**ORDINANCE #28/24**

**AN ORDINANCE OF THE TOWN OF WEST NEW YORK, IN THE COUNTY  
HUDSON, NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR BLOCK  
125, LOT 1 ON THE OFFICIAL TAX MAPS OF THE TOWN**

**Note:** Town Clerk Adelinn Plaza read the title of the foregoing Ordinance aloud.

It was regularly moved by Mayor Sires, seconded by Commissioner Arroyo, to Adopt the introduction of the foregoing Ordinance. The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

August 7, 2024  
Regular Meeting

**Ordinance (Cont.):**

**NOTICE**  
**ORDINANCE #28/24**

**AN ORDINANCE OF THE TOWN OF WEST NEW YORK, IN THE COUNTY**  
**HUDSON, NEW JERSEY ADOPTING A REDEVELOPMENT PLAN FOR BLOCK 125,**  
**LOT 1 ON THE OFFICIAL TAX MAPS OF THE TOWN**

**Note:** Town Clerk Adelinn Plaza read notice of the foregoing Ordinance aloud.

The foregoing Ordinance was adopted for first reading by the Mayor and Board of Commissioners of the Town of West New York, New Jersey, on **August 7, 2024** and ordered published, for consideration before final passage at a public hearing on **August 21, 2024 at 12:00 p.m.** held remotely or in person. Instructions regarding attendance and participation in the meeting will be posted on the Town's website: <http://www.westnewyorknj.org/> . A copy of this Ordinance has been posted on the bulletin board upon which public notices are customarily posted on in the Town Hall of the Town of West New York, and a copy (at no charge) is available up to and including the time of such meeting to the members of the public of the Town who shall request such copies, at the Office of the Town Clerk in said Town Hall in West New York, N.J.

**Public Portion:**

It was regularly moved by **Commissioner Parkinson** and seconded by **Commissioner Arroyo**, to open **Public Portion of meeting at 12:15 p.m.** The motion was carried by the following vote:

AYES - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS - None  
ABSENT - None

**1. Giles Gilbert: 112 – 56<sup>th</sup> Street, West New York, NJ:**

Mr. Gilbert wanted an update on a complaint regarding his neighbor who built an illegal and unauthorized four-season extension as well as a fireplace at 112A – 56<sup>th</sup> Street. Mayor Sires requested an updated. Corporation Counsel Samantha Blake advised that the Town was ready to file a lawsuit to compel the owners to redo or remove the structure.

**August 7, 2024**  
**Regular Meeting**

**Public Portion (Cont.):**

It was regularly moved by **Commissioner Parkinson** and seconded by **Mayor Sires, to close the Public Portion of the meeting and Adjourn at 12:18 p.m.** The motion was carried by the following vote:

AYES           - Commissioners Arroyo, Barrera, Diaz, Parkinson, and Mayor Sires  
NAYS           - None  
ABSENT        - None

\_\_\_\_\_  
Commissioner Marcos A. Arroyo

\_\_\_\_\_  
Commissioner Victor M. Barrera

\_\_\_\_\_  
Commissioner Marielka A. Diaz

\_\_\_\_\_  
Commissioner Adam W. Parkinson

\_\_\_\_\_  
Mayor Albio Sires  
Board of Commissioners

Attest: \_\_\_\_\_  
Adelinny Plaza, RMC  
Town Clerk