

CITY OF UNION CITY
HUDSON COUNTY, NEW JERSEY
UNION CITY REDEVELOPMENT
AGENCY

REGULAR MEETING :
: TRANSCRIPT OF RECORDED
: PROCEEDINGS
: _____

City Hall
Conference Room, Third Floor
3715 Palisade Avenue
Union City, New Jersey

Tuesday, July 25, 2017
Commencing at 5:35 p.m.

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

VINCENT BONITO, COMMISSIONER
PAUL CASPER, COMMISSIONER
EVA FESTA, COMMISSIONER
WILMER IZQUIERDO, COMMISSIONER
RAFAEL NOVA, COMMISSIONER
CARLOS VALLEJO, COMMISSIONER
LUCIO FERNANDEZ, CHAIRMAN

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

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

LADY JIMENEZ-TORRES, ASSISTANT SECRETARY TO THE BOARD

KENNEDY NG, EXECUTIVE DIRECTOR

FLORIO, KENNY, RAVAL, LLP
BY: DAVID J. YANOTCHKO, ESQ.
Board Attorney

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1 MS. DILLON: Okay.

2 On the record.

3 THE ASSISTANT SECRETARY: Please take
4 notice that on Tuesday, July 25th, 2017, at
5 5:30 p.m., a Regular Meeting is scheduled for the
6 Union City Redevelopment Agency to be held in the
7 Third Floor Conference Room, located at City
8 Hall, 3715 Palisade Avenue, Union City, New
9 Jersey.

10 Now we'll do the Pledge of Allegiance.

11 MR. NG: Please stand.

12 THE ASSISTANT SECRETARY: Let's stand for
13 the Pledge of Allegiance.

14 MR. NG: And the little flag is by the
15 door. That one.

16

17 (Whereupon, the Pledge of Allegiance was
18 said by all.)

19

20 THE ASSISTANT SECRETARY: Okay.

21 Adequate notice of this meeting has been
22 provided as follows:

23 Notice of this meeting setting forth the
24 time, date, location and the agenda, to the
25 extent known, was forwarded to The Jersey

1 Journal, The Record, and the Hudson Reporter, has
2 been posted on the bulletin board in City Hall
3 and has been made available to the public in the
4 office of the Municipal Clerk.

5

6 **ROLL CALL:**

7

8 THE ASSISTANT SECRETARY: Roll call for the
9 Commissioners.

10 Commissioner Fernandez?

11 CHAIRMAN FERNANDEZ: Here.

12 THE ASSISTANT SECRETARY: Commissioner
13 Izquierdo?

14 COMMISSIONER IZQUIERDO: Here.

15 THE ASSISTANT SECRETARY: Commissioner
16 Nova?

17 COMMISSIONER NOVA: Here.

18 THE ASSISTANT SECRETARY: Commissioner
19 Festa?

20 COMMISSIONER FESTA: Here.

21 THE ASSISTANT SECRETARY: Commissioner
22 Casper?

23 COMMISSIONER CASPER: Here.

24 THE ASSISTANT SECRETARY: Commissioner
25 Bonito?

1 COMMISSIONER BONITO: Here.

2 THE ASSISTANT SECRETARY: And Commissioner
3 Vallejo?

4 COMMISSIONER VALLEJO: Here.

5 THE ASSISTANT SECRETARY: Okay.

6 MR. NG: So at this time --

7 THE ASSISTANT SECRETARY: Okay, at this
8 time I will pass on the meeting to Mr. David
9 Yanotchko.

10 MR. YANOTCHKO: Yanotchko.

11 MR. NG: Okay.

12 THE ASSISTANT SECRETARY: Yanotchko.

13 MR. NG: Yanotchko.

14 And before you handle the meeting, I just
15 wanted to -- to take a minute of silence for our
16 dear friend Dominick who's not with us anymore.

17

18 (Whereupon, there was a moment of silence
19 in memory of Dominick Cantatore.)

20

21 MR. NG: Thank you.

22 MR. YANOTCHKO: Thank you.

23

24 **1. APPROVAL OF THE MINUTES FROM THE MEETING OF**
25 **JUNE 20, 2017:**

1

2 MR. YANOTCHKO: The first item we have on
3 the agenda tonight is Approval of the Minutes
4 from our Meeting of June 20th, 2017.

5

Do I hear a motion?

6

COMMISSIONER FESTA: Motion.

7

MR. YANOTCHKO: Motion; --

8

COMMISSIONER NOVA: Second.

9

MR. YANOTCHKO: -- Commissioner Festa.

10

COMMISSIONER NOVA: Second.

11

MR. YANOTCHKO: Second from Commissioner

12

Nova.

13

Roll call.

14

Commissioner Fernandez?

15

CHAIRMAN FERNANDEZ: Yes.

16

MR. YANOTCHKO: Commissioner Izquierdo?

17

COMMISSIONER IZQUIERDO: Yes.

18

MR. YANOTCHKO: Commissioner Nova?

19

COMMISSIONER NOVA: Yes.

20

MR. YANOTCHKO: Commissioner Festa?

21

COMMISSIONER FESTA: Yes.

22

MR. YANOTCHKO: Commissioner Casper?

23

COMMISSIONER CASPER: Yes.

24

MR. YANOTCHKO: Commissioner Bonito?

25

COMMISSIONER BONITO: I'll abstain.

1 MR. YANOTCHKO: Abstain.

2 And Commissioner Vallejo?

3 COMMISSIONER VALLEJO: Yes.

4 MR. YANOTCHKO: Yes.

5

6 **2. RESOLUTION REGARDING ACCEPTANCE OF SUBSIDY**
7 **FROM THE CITY OF UNION CITY FOR FUNDING OF AGENCY**
8 **BUDGET:**

9

10 MR. YANOTCHKO: The next item on our agenda
11 tonight is the Resolution for the Acceptance of
12 the Subsidy from the City of Union City for
13 Funding the Agency Budget.

14 That is the Resolution that was just passed
15 out to you that as part of the Union City budget
16 Union City will give the UCRA a subsidy to
17 sustain its financial obligations for the -- this
18 coming year, from -- it's going to be from I
19 believe July 1st of 2017 through June 30th of
20 2018.

21 COMMISSIONER FESTA: I make a motion.

22 MR. YANOTCHKO: Commissioner Festa makes a
23 motion.

24 COMMISSIONER VALLEJO: Second the motion.

25 MR. YANOTCHKO: And second by Commissioner

1 Vallejo.

2 Roll call.

3 Commissioner Fernandez?

4 CHAIRMAN FERNANDEZ: Abstain.

5 MR. YANOTCHKO: Abstain.

6 Commissioner Izquierdo?

7 COMMISSIONER IZQUIERDO: Yes.

8 MR. YANOTCHKO: Commissioner Nova?

9 COMMISSIONER NOVA: Yes.

10 MR. YANOTCHKO: Commissioner Festa?

11 COMMISSIONER FESTA: Yes.

12 MR. YANOTCHKO: Commissioner Casper?

13 COMMISSIONER CASPER: Yes.

14 MR. YANOTCHKO: Commissioner Bonito?

15 COMMISSIONER BONITO: Yes.

16 MR. YANOTCHKO: And Commissioner Vallejo?

17 COMMISSIONER VALLEJO: Yes.

18 MR. YANOTCHKO: The ayes have it.

19

20 **3. APPROVAL AND RATIFICATION OF PRIOR PAYMENT**
21 **OF CLAIMS:**

22

23 MR. YANOTCHKO: The next item we have on
24 our agenda is the Resolution Approval,
25 Ratification of Prior Payment of Claims.

1 The prior claims are payroll for past
2 periods that are set forth on the Resolution.

3 Do I have a motion?

4 COMMISSIONER FESTA: Motion.

5 MR. YANOTCHKO: Motion from Commissioner
6 Festa.

7 CHAIRMAN FERNANDEZ: Second.

8 MR. YANOTCHKO: Second from --

9 CHAIRPERSON FERNANDEZ: Fernandez.

10 MR. YANOTCHKO: -- Chairperson Fernandez.

11 Yes.

12 Roll call.

13 Commissioner Fernandez?

14 CHAIRMAN FERNANDEZ: Yes.

15 MR. YANOTCHKO: Commissioner Izquierdo?

16 COMMISSIONER IZQUIERDO: Yes.

17 MR. YANOTCHKO: Commissioner Nova?

18 COMMISSIONER NOVA: Yes.

19 MR. YANOTCHKO: Commissioner Festa?

20 COMMISSIONER FESTA: Yes.

21 MR. YANOTCHKO: Commissioner Casper?

22 COMMISSIONER CASPER: Yes.

23 MR. YANOTCHKO: Commissioner Bonito?

24 COMMISSIONER BONITO: Yes.

25 MR. YANOTCHKO: And Commissioner Vallejo?

1 COMMISSIONER VALLEJO: Yes.

2

3 **4. APPROVAL FOR THE PAYMENT OF BILLS AND**
4 **PREPARATION OF CHECKS:**

5

6 MR. YANOTCHKO: And then next we have a
7 Resolution for -- to Approve Payment of Bills and
8 Claims Presented -- Authorize the Preparation of
9 Checks.

10 We have four items on this agenda.

11 Audio -- Audio-Digital, our transcription
12 minutes service.

13 Alpha Dog.

14 Florio, Kenny, Raval for legal.

15 And then Community Housing and Planning
16 Associates, David Spatz's company, for planning
17 and services.

18 Do I have a motion?

19 COMMISSIONER FESTA: Motion.

20 MR. YANOTCHKO: Motion from Commissioner
21 Festa.

22 COMMISSIONER VALLEJO: Second.

23 MR. YANOTCHKO: Second from Commissioner
24 Vallejo.

25 Roll call.

1 Chairman Fernandez?

2 CHAIRMAN FERNANDEZ: Yes.

3 MR. YANOTCHKO: Commissioner Izquierdo?

4 COMMISSIONER IZQUIERDO: Yes.

5 MR. YANOTCHKO: Commissioner Nova?

6 COMMISSIONER NOVA: Yes.

7 MR. YANOTCHKO: Commissioner Festa?

8 COMMISSIONER FESTA: Yes.

9 MR. YANOTCHKO: Commissioner Casper?

10 COMMISSIONER CASPER: Yes.

11 MR. YANOTCHKO: Commissioner Bonito?

12 COMMISSIONER BONITO: Yes.

13 MR. YANOTCHKO: And Commissioner Vallejo?

14 COMMISSIONER VALLEJO: Yes.

15

16 **5. REPORT ON STATUS OF PROJECTS:**

17

18 MR. YANOTCHKO: And at this stage, number

19 5, this is the Report on Status of Projects.

20 The basic report I've got is that we have
21 recently received another bit of communication
22 from PBG Realty's lawyer about a proposal with
23 another amount of units for the building that we
24 previously appro-- that we previously approved at
25 2207 Summit Avenue.

1 That's something that we'll take a look at
2 but I've -- I've got to discuss a little more
3 with Kennedy and also discuss with the City.

4 So, there's been a little -- little
5 progress there and we'll see if it's a proposal
6 that could work going forward.

7 MR. NG: It's still the same developer?

8 MR. YANOTCHKO: Same developer. Yeah.
9 They -- they suggested a different amount of
10 units, perhaps to comply with the -- their defeat
11 at the trial court level.

12 MR. NG: But the same height?

13 MR. YANOTCHKO: Same -- and the same height
14 that we -- we talked about before.

15 MR. NG: Okay.

16 MR. YANOTCHKO: As -- as it stands right
17 now --

18 MR. NG: Um-hum.

19 MR. YANOTCHKO: -- the proposal was 18
20 stories and 208 units. It's dropping down from
21 about 260.

22 MR. NG: Okay.

23 MR. YANOTCHKO: So lowering the amount of
24 units.

25 So, --

1 COMMISSIONER FESTA: Two hundred and eighty
2 from 260?

3 MR. YANOTCHKO: Oh. No. Two hundred
4 eight. I'm sorry.

5 COMMISSIONER FESTA: Oh.

6 MR. YANOTCHKO: Two hundred and eight.

7 So, less -- less amount of units. Yes.

8 COMMISSIONER FESTA: Okay.

9 MR. NG: This is the -- the building close
10 the parking lot -- the parking lot --

11 COMMISSIONER FESTA: The factory.

12 MR. NG: -- for the high school.

13 COMMISSIONER FESTA: Right. Right.

14 CHAIRMAN FERNANDEZ: How tall is Bella
15 Vista? How tall is --

16 COMMISSIONER FESTA: Twenty-two.

17 CHAIRMAN FERNANDEZ: Twenty-two. This
18 would be 18. Wow.

19 MR. NG: Bella Vista?

20 CHAIRMAN FERNANDEZ: Is 22.

21 MR. NG: Twenty-three.

22 COMMISSIONER FESTA: Twenty-three?

23 MR. NG: Yeah.

24 COMMISSIONER VALLEJO: Are -- are the
25 Resolution is still valid?

1 MR. YANOTCHKO: I -- well, no, because the
2 -- the court knocked it down.

3 So they would have to go back. Yeah. They
4 would -- they would have to go back. If they go
5 with this deal. They could also try to win on
6 appeal, too, is their other --

7 They've got two avenues. They can proceed
8 with the appellate court or change their
9 application.

10 MR. NG: Commissioner Fernandez, the
11 difference now -- now is like -- like Bella Vista
12 has 23 floors but remember years back the height
13 of the apartments is -- they were very high.

14 CHAIRMAN FERNANDEZ: Yeah.

15 MR. NG: That was the -- probably I will
16 say like a quarter of that. The -- the
17 apartments are not high from the ceiling to the
18 floor.

19 You could have like just say the number 20
20 floors and probably is half of -- of Bella --
21 Bella Vista project.

22 CHAIRMAN FERNANDEZ: Right, right, right.

23 COMMISSIONER BONITO: Inside you mean?
24 Internally?

25 MR. NG: The height.

1 COMMISSIONER BONITO: Right.

2 COMMISSIONER FESTA: The height of each
3 floor.

4 COMMISSIONER BONITO: Yeah.

5 MR. NG: Yeah.

6 COMMISSIONER BONITO: Yeah. Yeah.

7 MR. NG: You -- you could -- you could say
8 22 floors --

9 COMMISSIONER BONITO: Um-hum.

10 MR. NG: -- but you think it would be like
11 Bella Vista.

12 CHAIRMAN FERNANDEZ: Right, right.

13 MR. NG: But actually the 20, --

14 COMMISSIONER BONITO: Right.

15 MR. NG: You know, different -- different
16 time now, different --

17 CHAIRMAN FERNANDEZ: I never thought about
18 that.

19 MR. NG: Yeah.

20 COMMISSIONER BONITO: That's a valid point.
21 That's -- that's true. Yeah.

22 MR. NG: No, because when you say 20 --

23 COMMISSIONER FESTA: Is there a --

24 MR. NG: -- 20 --

25 COMMISSIONER FESTA: -- height restriction

1 on this -- on each floor?

2 MR. NG: -- 20 --

3 MR. YANOTCHKO: Oh, yeah. Well, it's --
4 it's more of a height restriction for the total
5 building. So it's about a -- it will say
6 something like this many feet and then this many
7 stories.

8 COMMISSIONER FESTA: Because of the zone
9 that they're in?

10 MR. YANOTCHKO: Yes.

11 MR. NG: Um-hum.

12 MR. YANOTCHKO: Yes. That's --

13 COMMISSIONER BONITO: And -- and also it's
14 -- not to get technical but there's a different
15 way of building buildings today, --

16 MR. NG: Exactly.

17 COMMISSIONER BONITO: -- in general.

18 MR. NG: Um-hum.

19 COMMISSIONER FESTA: Okay.

20 MR. NG: What about the -- the Yardley
21 project? Any -- any movement --

22 MR. YANOTCHKO: It's been -- it's been
23 quiet --

24 MR. NG: It's been quiet.

25 MR. YANOTCHKO: -- on that one. Yes. Very

1 quiet.

2 MR. NG: So from the last meeting that we
3 have with Scarinci, nothing more?

4 MR. YANOTCHKO: No. Not --

5 CHAIRMAN FERNANDEZ: Do you think they'll
6 build -- they will build?

7 Some people in that area were asking that.

8 MR. NG: I know. I know. This is -- this
9 is the -- the answer that we all looking for.
10 Because we've been meeting --

11 I mean I've been here in this Board for
12 about six years and I'm -- we've been meeting
13 with them.

14 To tell you the truth, the only Agency that
15 is -- that's -- that's my personal opinion,
16 that's losing money is us because we investing
17 money in the legal side, our administration, my
18 salary and all the things and I don't see like a
19 real movement. I don't know, probably, I don't
20 know.

21 COMMISSIONER BONITO: So, bottom line,
22 where is Yardley at, basically?

23 MR. YANOTCHKO: There's -- there's still
24 some negotiation over -- over either affordable
25 housing and a couple -- and a couple issues that

1 are still -- still holding it up.

2 MR. NG: I was thinking, David, if you -- I
3 know Commissioner Eva requested it like four
4 months ago -- and then you had vacation, you have
5 to travel -- and she requested like a resume,
6 like a little portion of whatever --

7 COMMISSIONER FESTA: Like all the steps
8 he's taken since they put in the application for
9 Yardley.

10 MR. YANOTCHKO: Um-hum.

11 MR. NG: Just to have an -- a general --

12 CHAIRMAN FERNANDEZ: Idea.

13 MR. NG: -- idea of all projects that we
14 have. The Yardley --

15 COMMISSIONER FESTA: An overview -- an
16 overview of --

17 MR. NG: -- and the PBG projects. In a --
18 in a couple paragraphs.

19 If you can write it, so for the next
20 meeting all the Commissioners have in writing
21 what's -- why we're meeting.

22 MR. YANOTCHKO: Exactly.

23 MR. NG: Because this -- this is the reason
24 of those meetings.

25 COMMISSIONER BONITO: Very good idea. Very

1 good.

2 MR. NG: I -- I know in the -- view of the
3 -- the Administration's -- the Commissioners, the
4 Mayor wants every Commissioners in every Board of
5 the City because if those projects become reality
6 we have to get involved in -- in the projects.

7 We just want -- don't want Commissioners to
8 vote without knowing what you are voting for.

9 Remember, when we build a big building you
10 can go outside and the press can ask the
11 questions. You better have a nice -- a decent
12 questions.

13 COMMISSIONER BONITO: Um-hum.

14 COMMISSIONER CASPER: Go see Lucio.

15 MR. NG: Because now -- now we don't have
16 like public in -- in our meetings. The moment
17 that we say --

18 COMMISSIONER FESTA: It's going to happen.

19 MR. NG: -- that Yardley project is going
20 to be reality, you will see. Commissioners --
21 you'll see a lot of people asking questions. So
22 we have to be educated on that.

23 COMMISSIONER BONITO: Um-hum. Absolutely.

24 No, I agree. We -- each one of us in
25 fairness has to be knowledgeable and on the same

1 page with what's going on so that we can digest
2 it and then, you know, give proper feedback.

3 COMMISSIONER FESTA: Um-hum.

4 COMMISSIONER BONITO: Definitely.
5 Definitely.

6 MR. NG: I think it's a good idea if David
7 -- Mr. David Yanotchko write a -- a little --

8 COMMISSIONER BONITO: Um-hum.

9 MR. NG: -- couple para-- paragraph about
10 the projects that we have pending.

11 COMMISSIONER BONITO: Absolutely.

12 MR. YANOTCHKO: Oh, yes. Yes. That's --
13 that's not a problem.

14 And our next meeting's going to be
15 September, of course. We --

16 MR. NG: No meeting in August.

17 MR. YANOTCHKO: -- take August off. So, --

18 MR. NG: Yeah. So, --

19 MR. YANOTCHKO: Yeah.

20 MR. NG: You have a little more time. See.

21 MR. YANOTCHKO: I have a little more time.

22 Well, we --

23 CHAIRMAN FERNANDEZ: Should we move --
24 should we vote on Report of Status of Projects
25 before we move on?

1 MR. YANOTCHKO: I would think so. Unless
2 there's --

3 MR. NG: No.

4 MR. YANOTCHKO: -- anymore questions?

5 MR. NG: No, I'm okay.

6 COMMISSIONER IZQUIERDO: Motion to approve
7 the report.

8 COMMISSIONER VALLEJO: Second.

9 MR. YANOTCHKO: Okay.

10 Roll call.

11 Commissioner Fernandez?

12 CHAIRMAN FERNANDEZ: Yes.

13 MR. YANOTCHKO: Commissioner Izquierdo?

14 COMMISSIONER IZQUIERDO: Yes.

15 MR. YANOTCHKO: Commissioner Nova?

16 COMMISSIONER NOVA: Yes.

17 MR. YANOTCHKO: Commissioner Festa?

18 COMMISSIONER FESTA: Yes.

19 MR. YANOTCHKO: Commissioner Casper?

20 COMMISSIONER CASPER: Yes.

21 MR. YANOTCHKO: Commissioner Bonito?

22 COMMISSIONER BONITO: Yes.

23 MR. YANOTCHKO: Commissioner Vallejo?

24 COMMISSIONER VALLEJO: Yes.

25 MR. YANOTCHKO: The ayes have it.

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6. PUBLIC COMMENT:

MR. YANOTCHKO: Next, number 6, is our Public Comment portion. So, --

COMMISSIONER VALLEJO: No comments.

MR. YANOTCHKO: No comments.

So, --

7. OTHER BUSINESS:

MR. NG: Number 7.

MR. YANOTCHKO: Number 7 we're on to any such business that may come --

MR. NG: Yes. Yes.

MR. YANOTCHKO: -- before the Board.

MR. NG: I just want to thank every Commissioners to come today because I know that we cancel it last week for the reasons that we all know.

And I just want to remind the -- that we change -- or you guys change the time of the meeting to -- to 5:30 now. It used to be at six o'clock. Because I have conflicts with other meetings that I have and other Commissioners have

1 | some conflicts.

2 | Eva Festa -- Commissioner Eva was not here
3 | and I think Commissioner Bonito was not present.
4 | And I just want to know, if you don't have any
5 | problem coming the same day, the same -- you
6 | know, it's the second week of --

7 | Second Tuesday.

8 | MR. YANOTCHKO: It's going to be third
9 | Tuesday.

10 | MR. NG: Yeah.

11 | MR. YANOTCHKO: Third Tuesday.

12 | MR. NG: The third Tuesday at 5:30 --

13 | MR. YANOTCHKO: Third.

14 | MR. NG: -- instead of being at six.

15 | COMMISSIONER FESTA: Okay. Yeah, I'm fine.

16 | MR. NG: Um-hum.

17 | Remember the commitment that the
18 | Administration wants is in every meeting to be
19 | all in the meeting. Unless you have vacation or
20 | -- (indiscernible) -- things. You know, like --
21 | you let me know.

22 | You -- you can call Lady, the new
23 | Secretary. If she's not around, you can call me.
24 | You can call David Yanotchko or Lucio Fernandez.
25 | Just to keep, you know, -- family thing.

1 COMMISSIONER BONITO: Also I just want to
2 ask for clarification, outside of the regular
3 meetings, if we have any questions or thoughts
4 regarding any of the issues that we're dealing
5 with, we're free to -- to reach out to you.

6 MR. NG: Yes. Of course.

7 COMMISSIONER BONITO: Yeah.

8 MR. NG: If I am not around --

9 COMMISSIONER BONITO: Not just wait until
10 we come to the table.

11 MR. NG: -- you can communicate with Lady.

12 COMMISSIONER BONITO: Sure.

13 MR. NG: And I pass through the -- if I
14 don't have the answer, I -- I will --

15 COMMISSIONER BONITO: Okay.

16 MR. NG: -- speak to our attorney.

17 COMMISSIONER BONITO: That's just a --

18 MR. NG: Yeah.

19 COMMISSIONER BONITO: -- clarification that
20 we can reach out even --

21 MR. NG: Um-hum.

22 COMMISSIONER BONITO: -- outside of
23 meetings of course.

24 MR. NG: That -- that's what the --

25 The Mayor and -- and the Commissioner want

1 every member of any Board to be involved.

2 So - so, we know why we are here.

3 It's not like just saying or yes or no. We
4 have to know. It's not like we should know; it's
5 we have to know. Because we're voting it.

6 COMMISSIONER FESTA: Right.

7 MR. NG: People investing a lot of money,
8 millions of dollars, we have to know.

9 COMMISSIONER FESTA: Thank you.

10 CHAIRMAN FERNANDEZ: Thank you.

11 MR. NG: That's all I have.

12 CHAIRMAN FERNANDEZ: Okay, there's no other
13 matter.

14

15 **ADJOURNMENT:**

16

17 CHAIRMAN FERNANDEZ: I -- I make a motion
18 to close -- close the meeting.

19 COMMISSIONER VALLEJO: Second the motion.

20 MR. YANOTCHKO: Second the motion.

21 Roll call.

22 Commissioner Fernandez?

23 CHAIRMAN FERNANDEZ: Yes.

24 MR. YANOTCHKO: Commissioner Izquierdo?

25 COMMISSIONER IZQUIERDO: Yes.

1 MR. YANOTCHKO: Commissioner Nova?

2 COMMISSIONER NOVA: Yes.

3 MR. YANOTCHKO: Commissioner Festa?

4 COMMISSIONER FESTA: Yes.

5 MR. YANOTCHKO: Commissioner Casper?

6 COMMISSIONER CASPER: Yes.

7 MR. YANOTCHKO: Commissioner Bonito?

8 COMMISSIONER BONITO: Yes.

9 MR. YANOTCHKO: And Commissioner Vallejo?

10 COMMISSIONER VALLEJO: Yes.

11 MR. YANOTCHKO: All right, the ayes have

12 it.

13

14 (Whereupon, the proceedings were concluded

15 at 5:51 p.m.)

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25

1 STATE OF NEW JERSEY:

2 :

3 COUNTY OF ESSEX :

4

5 I, KAREN A. MARINO, assigned transcriber,
6 do hereby affirm that the foregoing is a true and
7 accurate transcript in the matter of the REGULAR
8 MEETING of the UNION CITY REDEVELOPMENT AGENCY,
9 heard on Tuesday, July 25, 2017 and digitally
10 recorded.

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25 Monitored and Proofread by: Deborah Dillon