

THREE THOUSAND TWO HUNDRED SEVENTY-SECOND

REGULAR MEETING

Rutherford Hall
Village Hall
January 10, 2016

A Regular Meeting of the Board of Trustees of the Village of Scarsdale was held in Rutherford Hall in Village Hall on Tuesday, January 10, 2017 at 8:00 P.M.

Present were Mayor Mark, Trustees Callaghan, Finger, Pekarek, Samwick, Stern and Veron. Also present were Village Manager Pappalardo, Deputy Village Manager Cole, Assistant Village Manager Richards, Village Attorney Esannason, Deputy Village Attorney Garrison, Village Treasurer McClure, Village Clerk Conkling, and Assistant to the Village Manager Ringel.

* * * * *

The minutes of the Board of Trustees Limited Agenda Meeting of Tuesday, December 27, 2016 were approved on a motion entered by Trustee Veron, seconded by Trustee Finger, and carried unanimously.

* * * * *

Bills & Payroll

Trustee Callaghan reported that he had audited the Abstract of Claims dated January 10, 2017 in the amount of \$231,990.71 which includes \$426.16 in Library Claims previously audited by a Trustee of the Library Board which were found to be in order and he moved that such payment be ratified.

Upon motion duly made by Trustee Callaghan and seconded by Trustee Samwick, the following resolution was adopted unanimously:

RESOLVED, that the Abstract of Claims dated January 10, 2017 in the amount of \$231,990.71 is hereby approved.

Trustee Callaghan further reported that he had examined the payment of bills made in advance of a Board of Trustees audit totaling \$60,305.64 which were found to be in order and he moved that such payments be ratified.

Upon motion duly made by Trustee Callaghan and seconded by Trustee Samwick, the following resolution was adopted unanimously:

RESOLVED, that payment of claims made in advance of a Board of Trustees audit totaling \$60,305.64 is hereby ratified.

* * * * *

Mayor's Comments

Mayor Mark made the following comments:

“Update on the Assessor’s Office: Over the past several months, the Board has been considering the role of the Town Assessor in the 2016 revaluation and what steps to take to improve operations in the Assessor’s office.

As a point of reference the term of virtually all Town Assessors in New York State is set by NY State Real Property Tax Law (RPTL) §310 at six years. The Assessor for the Town of Scarsdale was appointed by a prior Town Board to a six year term commencing on October 1, 2013 and ending on September 30, 2019. This Board conferred with Angela Martin, the Village Director of Human resources and Terry O’Neil of the firm Bond, Schoeneck & King, outside labor counsel to the Village for many years. Based on the advice received, personnel changes in the Assessor’s office are still being considered.

However, the Board and the Village Staff have also proceeded in a deliberate fashion with a view to improving the operational effectiveness of the Assessor’s office through identifying and implementing efficiencies while eliminating dysfunctional aspects. We plan to engage the services of a municipal management consulting firm in a budgetary-neutral manner to assist us with this review. It is anticipated that the review will also include recommendations on moving forward with a future revaluation.

The Board will keep residents apprised of further developments with respect to the Assessor’s office as the Board’s views on next steps continue to evolve.

Ad Hoc Committee on the Next Revaluation: The formation of an ad hoc committee with respect to a future revaluation is being deferred until we have a better picture on what changes and improvements are to be made in the Assessor’s office since any such changes will likely impact Board and Staff thinking on the timing and process of the next revaluation.

J.F. Ryan Associates: There has been no change in the situation with respect to J.F. Ryan Associates from that previously reported. The Village continues to hold onto the approximate \$43,000 unpaid balance of J.F. Ryan’s 2016 revaluation contract fee and has not paid Mr. Ryan the \$6,000 he billed the Village for his August 17, 2016 appearance in Village Hall. J.F. Ryan’s counsel has written the Village twice demanding payment of the withheld

amounts. The Village has refused those demands each time and has no present intention of complying with them.

Food Scraps Recycling Program: A Village food scraps recycling program was launched on January 9, 2017. The program is voluntary. The Village will not be picking up food scraps for composting from residents' homes. Rather, the Village has placed special bins into which the food scraps can be deposited by residents at the Recycling Center at 110 Secor Road. The bins are adjacent to the Recycling Center office in the area to the left of the electronics recycling container. Residents interested in participating can collect their food scraps at home and bring them to the Recycling Center. The Village will be selling kits that residents can use for collecting food scraps at home."

At this point, the Mayor asked the Ad Hoc Committee on Food Scrap Recycling to come forward -- Ron Schulhof and Michelle Sterling with a kit. The Mayor demonstrated how to open the kit and noted that bags are included inside the kit.

"The kits can be purchased at the Recycling Center office at cost -- \$20 per kit. Checks only, cash cannot be accepted at the Recycling Center. The kits include a small countertop pail, garage storage and transportation bin, a roll of compostable bags and an instructional guide. Residents can purchase additional compostable bags at the Recycling Center Office for \$2 for a roll of 25 bags.

Information about the program is posted on the Village web site under the Village Highlights "Sustainability Initiatives & Sustainability Education" heading. Questions about the program can be directed to Composting@scarsdale.com Our thanks to residents Ron Schulhof and Michelle Sterling who are serving on an Ad Hoc Committee for Food Scrap Recycling that has organized the program and is providing information about it. Residents who would like some help getting started can request an at home demonstration from a member of the Ad Hoc Committee. Residents can make such a request through the link on the Village web site. We will be monitoring the level of community interest in the program and hope to watch participation grow over the months ahead."

The Mayor noted that the Secor Recycling Center is open Monday through Saturday from 8:00 A.M. to 3:00 P.M.

* * * * *

Manager's Comments

Village Manager Pappalardo commented on the commencement of the Village's Fiscal Year 2017-18 Budget process. The Administration has been working since December 1st on the budget. Department Heads have prepared and submitted their operating budgets, capital budget requests and they have made recommendations on any fees and charges modifications within their departments. Both he and the Village Treasurer have met

individually with all of the department heads over the past two weeks to review and discuss their operating budgets and are currently preparing what they refer to as the 'first pass' of the general fund budget document. The first pass draft budget will be presented in summary format to the Village Board's Finance Committee on Thursday evening, January 19th at 6:30 P.M. in the Trustees' Room in Village Hall. As is customary, the participation of the Scarsdale Forum, the Scarsdale League of Women Voters, and all interested Village residents is welcome and everyone is invited to attend. The balance of the budget calendar, which the Mayor will read later is included on this evening's agenda coversheet. The budget calendar is also available on the Village's website, www.scarsdale.com, on the homepage under the heading 'News Flash' as a press release, and it is also under the heading on the Village calendar which is also located on the home page.

Village Manager Pappalardo stated that he hoped to see the community organizations and residents participating in the budget process.

* * * * *

Public Comment

Mayra Kirkendall-Rodriguez, Fox Meadow Road, wished all Scarsdalians a Happy New Year, health, happiness, love and peace.

Ms. Kirkendall Rodriguez stated that she wanted to make a few comments this evening. First, she encouraged all Scarsdale residents who live in Old Scarsdale Neighborhood, which is the area bordered by Popham, Wayside Lane, and Post Road, to please write osna10583@gmail.com to be invited to their social and civic events. Neighborhood Associations are an important way to learn about what is happening in the schools and Village. They had a holiday party in December that was kindly attended by the Mayor and his wife and it was a good very way to get to know one another. Also, there were representatives from the Library presenting information on the Library project.

Ms. Kirkendall Rodriguez next stated that she would like to implore the Scarsdale Police and Village Hall to please do everything possible to enforce speed limits and other traffic rules. She stated that she has observed dangerous behavior for five years from drivers that drive too fast and go through the stop sign at Crane Road and East Parkway. She stated that she has written several times to the Board of Trustees and to the Mayor and to the Police and thanked them all for responding to her emails. She stated that she chased a car this morning halfway down Fox Meadow Road to indicate to the driver that she is supposed to stop when the school bus stops. The Mayor did advise her that it is not a good idea to chase cars but she was upset at the time that the driver would do this.

Ms. Kirkendall Rodriguez urged all residents who were over assessed under the Ryan revaluation to write her at Scarsdalemayra@yahoo.com. They will file an Article 78 to invalidate the Ryan revaluation by this Friday. For 8 months they have been collecting

evidence of egregious qualitative and quantitative errors conducted by J.F. Ryan and members of the Village Assessor's office. This year, the residents affected by this revaluation will be forced to pay more in County, School and Village taxes to make up for erroneously under assessed homes. Ryan and the Assessor knew all along that they were erroneously inflating the values of smaller homes and purposely giving breaks to Scarsdalian with the biggest homes or to Scarsdalian in the right positions and with the right connections. No one in Village Hall oversaw Ryan and Albanese and unfortunately the Mayor and the Board of Trustees did not oversee the Village Manager or his staff.

Ms. Kirkendall Rodriguez next stated that seven months ago, in July 2016, she requested to see all emails between the current and preceding Mayor and the Assessor's office as well as all emails between the current and preceding Board of Trustees and all members of the Assessor's office. She stated that she is very disappointed that Village Hall, and in particular, the Attorney's office continues to refuse to do what is legally required under the Freedom of Information Law. The Village Attorney knows that he must list every single email he refuses to release and list the parties in the email. He must also cite for each email which statute permits him to declare it as privileged. She asked that the last of these emails be released. Scarsdale taxpayers deserve the transparency, accountability and better governance at Scarsdale Village Hall. The Citizens Nominating Committee selected Mayor Mark and the Board of Trustees to oversee the Village Hall. It is disappointing that Village Hall is not being overseen. There is no body in Scarsdale that supervises the Mayor and Board of Trustees.

Ms. Kirkendall Rodriguez stated that she would like to thank a few people – Trustee Callaghan for not falling prey to pernicious group think and voting against the expansion of the library. She thanked him not because she is against expanding the library, but rather because numerous financial questions remain unanswered by both the Board of Trustees and the Library Board. She hoped that the CNC will vet candidates for the competence and numeracy. She asked that the CNC not give the residents a homogeneous slate of men – diversity of thought and profession is important. She thanked Mr. Cole and Ms. Conkling for their hard work in Village Hall.

Mayor Mark asked the Village Attorney to comment on Ms. Kirkendall Rodriguez's Concerns about her FOIL requests.

Village Attorney Esannason responded to Ms. Kirkendall Rodriguez, stating that her comments with respect to whether or not all the emails have been turned over is somewhat misleading. On July 18, 2016, 14,834 emails were provided to her. Subsequent to that on October 13th, she was provided with 15,496 emails. The remaining 3,545 emails which he believed were subject to interagency review, the review was conducted and prior to December 13th an additional 1,142 were turned over. There are no additional emails to be turned over. There are certain emails that have been excluded pursuant to the interagency provision of Article 87 of the Freedom of Information Law. Yes, she is entitled to an explanation of those emails that were withheld pursuant to that provision. Ms. Kirkendall

Rodriguez was told earlier today that she will be provided with that explanation. The last batch of emails that were turned over to her were done in a manner in which they were trying to provide them to her before December 13th and before the holidays. That is why they did not conduct an email by email analysis and record as to why certain emails were excluded. The holidays are over and that information will be given to her as soon as possible.

There being no further comments, Mayor Mark closed the public comments portion of the meeting.

* * * * *

Finance Committee

Upon motion entered by Trustee Samwick, and seconded by Trustee Pekarek, the following resolution regarding Acceptance of a Gift for the Scarsdale Public Library Addition and Renovation Project was approved by a unanimous vote:

- WHEREAS,** the Scarsdale Library Board completed a Master Plan dated June 10, 2013, which identifies a number of building renovations and additions that will increase the capacity of the library to provide a broader range of rapidly evolving library services while maintaining popular traditional collections and programs by offering a more balanced utilization of the building space within a safe, attractive and inviting comfortable environment, said master plan supported by the Scarsdale Village Board of Trustees via resolution dated April 8, 2014 (attached); and
- WHEREAS,** the improvements identified in the Master Plan will transform the Library into a multi-purpose community asset for future generations, maintain its preeminent status among free public libraries in the County and State, enhance its technological capacity to further library services and create a physical environment that will be a welcoming and versatile learning center; and
- WHEREAS,** the Scarsdale Public Library Board, at their October 21, 2013 meeting, authorized the retention of the fund raising consulting firm of Plan A Advisors, P.O. Box 165, Thornwood, NY 10594, to design and conduct a capital campaign to implement such a project, subsequently identified in the July 20, 2015, Schematic Design Report prepared by Dattner Architects, at an estimated construction cost of \$16,500,000 and total project cost of approximately \$19,500,000; and

- WHEREAS,** in accordance with a Village Board request at a March 07, 2016, Committee of the Whole meeting, the Library Board and Architect value engineered the schematic design plans, reducing the total project cost to \$17,900,000, as identified in Option A-1 (attached), which the Architect presented at the July 19, 2016, Committee of the Whole meeting; and
- WHEREAS,** on December 13, 2016, the Village Board of Trustees authorized a \$9,900,000 bond to pay part of the \$17,900,000 addition and renovation of the existing Scarsdale Public Library Building, with the remainder of the \$17,900,000 to be paid by private donations; and
- WHEREAS,** the following donations have been offered: The Friends of the Scarsdale Library - \$147,495.91; Zhenyu Wang and Cuiwei Lin - \$500; Ning Yuan - \$1,000; Yuan-Ting Yang and Kaechun Wang - \$500; Qing He - \$1,500; Jing Li - \$1,000; and Yutong Xie and Mengrong Cheng - \$1,500 to the Scarsdale Public Library Addition and Renovation Capital Improvement Project; and
- WHEREAS,** pursuant to Policy #106: “*Gifts to the Village of Scarsdale*” of the Village of Scarsdale Administrative Policies & Procedures Manual, acceptance of all gifts valued at \$500 or greater must be approved by the Village Board of Trustees; now, therefore, be it
- RESOLVED,** that the Village Board hereby accepts the following gifts; \$500 from Zhenyu Wang and Cuiwei Li; \$1,000 from Ning Yuan; \$500 from Yuan-Ting Yang and Kaechun Wang; \$1,500 from Qing He; \$1,000 from Jing Li; \$1,500 from Yutong Xie and Mengrong Cheng; and \$147,495.91 from the Friends of the Scarsdale Library toward the Scarsdale Public Library Master Plan Improvement Project; and be it further
- RESOLVED,** that the Village Treasurer take the necessary steps to complete the transaction and accept these financial gifts of \$153,495.91 and deposit it in the Library Capital Campaign Account; and be it further
- RESOLVED,** that the Board of Trustees hereby extends their heartfelt thanks and great appreciation to the above donors for their generosity and commitment to the Scarsdale Public Library and Community.

* * * * *

Upon motion entered by Trustee Samwick, and seconded by Trustee Pekarek, the following resolution regarding Adopting 2017 Village Investment Policy was adopted by the vote indicated below:

- WHEREAS,** the Consolidated Local Street and Highway Improvement Program (CHIPS) was established by the New York State Legislature in 1981 and amended in 2014 which provides reimbursements to communities for highway related capital projects completed during a specified period after certification by a municipality that the planned work has been completed; and
- WHEREAS,** the reimbursement amounts are determined by a formula where two primary factors, local highway inventory (mileage) and motor vehicle registrations, are considered along with several minor factors including past municipal funding levels and historical percentages; and
- WHEREAS,** the 2016-2017 Village adopted Capital Budget contained \$150,000 of local funding for road resurfacing, with a subsequent close-out transfer of an additional \$500,000, further supplemented by a Con Edison road resurfacing reimbursement in the amount of \$175,244, totaling \$825,244; and
- WHEREAS,** the 2016-2017 budget anticipated \$475,000 in CHIPS funding, for a total of \$1,300,244 in anticipated road resurfacing dollars, though based on the attached final request for CHIPS (\$39,185.76) and Pave NY Extreme Winter Recovery (PNY-EWR) (\$95,120.84) reimbursements, dated November 03, 2016, the actual FY 2016-2017 CHIPS funding totaled only \$416,721.56, falling \$58,278.44 short of the budgeted revenue; and
- WHEREAS,** receipt of the aforementioned PNY-EWR reimbursement by the Treasurer in the amount of \$95,120.84, which was not anticipated at the time the FY16/17 Budget was adopted, compensates for the shortfall in CHIPS funding and it is therefore proper to make a supplemental appropriation to the 2016-2017 Capital Budget Account # H-5197-963 2017-055 Road Resurfacing in the amount of \$36,842, representing the difference between the CHIPS shortfall and the PNY-EWR reimbursement received, and resulting in \$1,337,086 in total FY 2016-2017 road resurfacing funding; now, therefore, be it
- RESOLVED,** that based on the receipt of the 2016-2017 final reimbursements, a supplemental appropriation of \$36,842 to the FY 2016-2017 Capital Budget Account # H-5197-963 2017-055 Road Resurfacing, is herein

approved, bringing the revised FY 2016-2017 CHIPS appropriation to \$511,842 which, when added to the local revised funding of \$650,000 and the ConEd reimbursement of \$175,244, totals \$1,337,086 for FY 2016-2017 road resurfacing.

<u>AYES</u>	<u>NAYS</u>	<u>ABSENT</u>
Trustee Callaghan	None	None
Trustee Finger		
Trustee Pekarek		
Trustee Samwick		
Trustee Stern		
Trustee Veron		
Mayor Mark		

* * * * *

Law Committee

Upon motion entered by Trustee Finger, and seconded by Trustee Pekarek, the following resolution regarding the 2017 Village Election was adopted by a unanimous vote:

RESOLVED, that pursuant to Section 15-104 of the Election Law, the Village election shall be held on Tuesday, March 21, 2017 between the hours of 6:00 a.m. and 9:00 a.m. and 12 Noon and 9:00 p.m.; and be it further

RESOLVED, that the polling place for all Election Districts, Numbers 1-19, shall be at the Scarsdale Public Library located at 54 Olmsted Road; and be it further

RESOLVED, that qualified registered voters who reside within Westchester County may be inspectors of election for Village elections held in Scarsdale.

* * * * *

Municipal Services Committee

Upon motion entered by Trustee Pekarek, and seconded by Trustee Samwick, the following resolution regarding SEQRA Review and Determination for the Popham Road Firehouse Renovation Project was adopted by the vote indicated below:

WHEREAS, the Village Board of Trustees has considered the proposed renovation of the Popham Road Firehouse pursuant to the State Environmental Quality Review Act and Chapter 152 of the Village

Code; now, therefore, be it

RESOLVED, the Village Board of Trustees has determined that the proposed project is a Type II action pursuant to SEQRA regulations 6 NYCRR 617.5(c)(2) and no further environmental review is required pursuant to such regulations.

<p><u>AYES</u> Trustee Finger Trustee Pekarek Trustee Samwick Trustee Stern Trustee Veron Mayor Mark</p>	<p><u>NAYS</u> Trustee Callaghan</p>	<p><u>ABSENT</u> None</p>
--	--	-------------------------------

Upon motion entered by Trustee Pekarek, and seconded by Trustee Finger, the following resolution as amended regarding the Award of VM Contract #1209 for General Construction – Popham Road Firehouse Renovation and Authorizing the Transfer of \$820,000 from Assigned General Fund Balance to the Popham Road Firehouse Renovation Capital Budget Account was adopted by the vote indicated below:

WHEREAS, the Popham Road Firehouse (Station 1), constructed in 1923, is in need of a major renovation due to structural and functional obsolescence, including its inability to accommodate larger generations of fire apparatus; and

WHEREAS, at their January 12, 2010 meeting, the Village Board authorized Phase I Design Services Agreement with Grigg & Davis Engineers, 21 Crossway, Scarsdale, N.Y. (G&D) to perform Station 1 preliminary design work; and

WHEREAS, at their November 12, 2013 meeting, the Village Board authorized a \$356,748 Phase II Design and Construction Administration Services Agreement with G&D to prepare construction bid documents, perform bidding assistance, and perform construction administration services, also having approved at the same meeting a \$3,500,000 bond authorization resolution for Station 1 improvements (resolutions attached); and

WHEREAS, G&D’s February 03, 2015, construction estimate arising from the Phase II Design Services work, inclusive of design feedback from the Municipal Services Committee and others, was \$5,115,000, which was

well above the available project funds of \$3,083,500, necessitating concept and scope modifications to bring the project within budget; and

WHEREAS, G&D relied on feedback from the Municipal Services Committee and staff to modify the Station 1 scope, including the replacement of an Americans with Disabilities Act (ADA)-compliant elevator and stair tower with the installation of a chair lift and exterior egress stairway on the west side of Station 1, such that project costs could be reduced to an estimated \$3,191,770, while still achieving ADA compliance; and

WHEREAS, at its March 8, 2016 meeting, the Village Board authorized an amendment of \$92,500 to the Phase II Design and Construction administration Services Agreement with G&D (resolution attached) to incorporate the revised scope of work, to be paid from Station 1 bond proceeds, thereby reducing the available project funds allocated for construction to \$2,991,000; and

WHEREAS, in August 2016, G&D completed the construction bid documents and the Village Manager reported that he publicly advertised for the receipt of bids on August 12, 2016, under VM Contract #1203 – Popham Road Firehouse Renovation - General Construction, VM Contract # 1204 – Popham Road Firehouse - Electrical, VM Contract # 1205 – Popham Road Firehouse Renovation – Plumbing, and VM Contract #1206 – Popham Road Firehouse Renovation - Mechanical; and

WHEREAS, on the bid opening date of September 13, 2016, the lowest responsible aggregate bids received for the base bid work for all four contracts totaled \$3,834,165, which was significantly higher than the cost estimate provided by G&D (\$2,950,000) and the \$2,991,000 in bond funding available for the project; and

WHEREAS, at their October 13, 2016, meeting the Village Board rejected all the bids and directed Village staff to value engineer and rebid the project; and

WHEREAS, G&D and Village staff concurred that to bring the project within budget, the mechanical, electrical and plumbing (MEP) systems should be redesigned and several additional deduct alternates should be included in the bid proposals, with portions of the deducts to be performed in-house, to give the Village more flexibility to reduce the cost and scope of the project after the re-bids are opened; and

- WHEREAS,** the Village advertised for bids pursuant to revised specifications, including certain requested add alternatives and deducts, on October 28, 2016, and on the bid opening date of November 29, 2016, three sealed bids were received for VM #1209, General Construction, with the lowest responsible bid received from Specialty Construction Systems, Inc., 100 Pearl Street, Mt. Vernon, NY 10550, for a Base Bid amount of \$2,548,700; and
- WHEREAS,** in order to reduce the overall project cost, staff recommends exercising the following deduct and add alternatives provided for in the bid documents: Deduct 1, Generator, (\$10,000); Deduct 2, Village Hall electrical upgrade, (\$4,400); Deduct 3, Ground floor and second floor finishes (\$298,000); Add Alternate 3, Relocating 15 KW generator, \$4,000; and, Add Alternate 4, Separate 300 Amp Electric Service, \$6,100, resulting in a total VM #1209 contract for General Construction of \$2,246,400; and
- WHEREAS,** Village staff has reviewed the bid in collaboration with G&D, having verified references and determined that the contractor is prepared to complete the full scope of work on-time and within budget, and recommends awarding VM #1209 General Construction – Popham Road Firehouse Renovation to Specialty Construction Systems, Inc., 100 Pearl Street, Mt. Vernon, NY 10550, for a total value of \$2,246,400, as a portion of the overall Popham Road Firehouse construction phase cost of \$3,807,100; and
- WHEREAS,** the current balance in the Popham Road Firehouse Renovation Capital Budget Account is \$2,991,000, while the total project construction phase cost is \$3,807,100, thereby necessitating the transfer of \$820,000 from the unassigned General Fund Balance to the Popham Road Firehouse Renovation Capital Budget account in order to complete the project; and
- WHEREAS,** at the Village Board’s December 13, 2016 meeting, members of Scarsdale Volunteer Fire Company #1 expressed concerns to the Board about the lack of communication and inclusion of Company #1 representatives during the project design process, as well as the scope of the construction work, said comments resulting in the Village Board voting to table the multiple contract awards subject to further discussion between Company #1 and the Village administration; and

WHEREAS, Village staff subsequently met with the Company #1 representatives, including the President, to hear their concerns and further explain the project design and construction; now, therefore, be it

RESOLVED, that \$820,000 is hereby transferred from available assigned General Fund Balance Account # A-9999-9999-9999 to A-9990-TRNFR-TRNFR 950-9550-.0, then to Capital Account # H-1000-030 5031-01, and finally applied to the Popham Road Firehouse Capital Project Account # H-3497-962-2014-043B to allow for the funding of the construction contracts and associated construction phase costs; and be it further

RESOLVED, that VM Contract # 1209 – General Construction, be awarded to Specialty Construction Systems, Inc. , 100 Pearl Street, Mt. Vernon, NY, for the base bid of \$2,548,700, Add Alternate #3 for \$4,000, Add Alternate #4 for \$6,100, Deduct #1 for (\$10,000), Deduct #2 for (\$4,400) & Deduct #3 for (298,000) for a total General Construction award of \$2,246,400; and be if further

RESOLVED, that the Village Manager is herein authorized to execute VM Contract #1209 – General Construction with Specialty Construction Systems, Inc., 100 Pearl Street, Mt. Vernon, NY, for a total award of \$2,246,400, and to take all administrative acts associated with said contract; and be it further

RESOLVED, that the costs associated with VM Contract # 1209 – General Construction, and all associated construction phase costs be charged to the Popham Road Firehouse Renovation Capital Budget Project Account #H-3497-962- 2014-043B.

<p><u>AYES</u> Trustee Finger Trustee Pekarek Trustee Samwick Trustee Stern Trustee Veron Mayor Mark</p>	<p><u>NAYS</u> Trustee Callaghan</p>	<p><u>ABSENT</u> None</p>
--	--	-------------------------------

Before the vote was taken on the above resolution, Mayor Mark noted that Trustee Callaghan would like to comment.

Trustee Callaghan stated “I think we’re throwing good money after bad. Why is that? In six years there is no shovel in the ground. Griggs and Davis, situated at 21

Crossway, a private home, are structural engineers. Non-firehouse structural engineers. They have no architects on staff. They have only been in business since 1996. They have no firehouse experience. More recently they have worked with five firehouses in the City of White Plains. That was air handling rehabilitation; that's not design; that's not building. Do we entrust life safety issues, saving lives and property of 5700 homeowners and roughly 8,000 people to an organization such as this? We had a death on the Boulevard a couple of weeks ago. We had one like that about 42 years ago. We do not want that to happen again.

We are already \$1 million overrun to date; that's \$820,000 plus the nearly \$500,000 that was shaved off the elevator. Let me explain to you a little bit about Louise Griggs explanation of how she came to that. That was yours truly relying on his experience and his knowledge of fire codes and building codes and conferred with our then Village Engineer and our Building Inspector. We came up with the idea; not her, to reduce that to a lift. So it's our former Engineer, our Building Inspector, and lastly, me that was responsible for the \$500,000. There is an old saying, and I've been involved in bidding processes at four major health care institutions as well assisting the City of New York Fire Department. It goes like this: 'the bitterness of poor quality lingers long after a cheap price is forgotten.' We don't want to do that. Talk about cheap prices, New York State regulations on bidding, say yes, a low bid, but there is also a way out. You can have what is called a 'best value' bid which means if you can't find anybody who is qualified to do the work, they'll let you find somebody. I've seen this many, many times.

My recommendation is to take the \$820,000 already approved, plus the \$500,000 and hire a firehouse architect to build the building on what's called a 'hundred year cycle'. That means that building will be able to take the technology, the equipment, the training needs, and the lifestyle of those men that live in there. Our paid men. Fire Station #1 has a horrible living environment. You wouldn't take a shower in their shower stall and you wouldn't sleep in the sleeping rooms. Conditions are terrible. I strongly recommend we start afresh and we go with somebody who knows what they are doing or we are going to be back here in five years spending twice the money. Thank you for your time."

Mayor Mark asked the Village Manager for his comment.

Village Manager Pappalardo thanked the Mayor and thanked Trustee Callaghan for his comments. The Village started this project back in 2007. He stated that he felt it was important to remember the initial goals of this project. The Village Building Department performed an inspection back in 2007 of the firehouse driveway and identified the settlement of the apparatus bay driveway and deterioration of the basement girders supporting the driveway. As a result, the Village did hire a Scarsdale engineering firm, Grigg and Davis (G & D), who specialize in structural rehabilitation. The firm had previously assisted the Village on certain structural aspects of the public safety building. G & D's subsequent report indicated that two primary safety concerns for which the construction project was initiated and based: first, the need to resolve the structural deficiencies of the apparatus bay driveway, and second, to address similar structural safety issues within the

apparatus bay itself due to the increasing weight of the firefighting apparatus. In order to adequately plan for this work, the immediate temporary posting of the existing steel girders supporting the driveway was completed. The planned construction scope of work addressed these two primary issues. First, on the driveway through the construction of the concrete bulkhead under the existing exterior wall, removing the driveway structural components and filling in the basement area under the driveway to create an on grade driveway. Second, for the apparatus bay area, do the removal and reconstruction of the apparatus bay slab and associated structural components to properly support the Village's current firefighting apparatus as well as the new firefighting apparatus currently being constructed and those in the foreseeable future. In order to meet the spatial requirements for the current and future firefighting apparatus, the height of the new apparatus bay will increase from 11 feet to 14 feet with the width increasing from 11 feet to 12 feet. The bay will also increase in length through the relocation of the existing physical fitness equipment from the bay floor to a new dedicated fitness room.

The project grew as discussions continued, there were subsequent meetings with the Village Board's Municipal Services Committee and the scope increased to include the reconstruction and/or upgrade of current interior spaces including the career firefighter day room, male dorm room and bathroom facilities, new female firefighter dorm locker and bathroom, new bathroom adjacent to the volunteer fire company #1 meeting room for their member use, and the installation of a permanent generator and associated electrical upgrades to serve the firehouse and Village Hall – an item that has been talked about in the Capital Budget for many years – it was thought it could be done as part of this project.

To accommodate these additional space needs, a two story rear addition was designed with the required stairs and elevator for ADA compliance. The subsequent cost estimate for this option ultimately proved too expensive with further structural complexities realized during design. As such, a revised plan to eliminate the two story addition and provide the necessary program space to incorporate these project additions in the basement was development. This required the basement slab to be lowered by three feet to gain the necessary vertical clearance.

Based on the estimated revised cost of the project scope relative to the \$3.5 million in total project available funding, and of course the bids that were received, the generator and associated Village Hall electrical upgrade and basement and second floor finishes are not included in the final proposed construction. The finishing work, however, will be completed in house by Village facilities maintenance staff at a lesser cost. In addition, the building will also benefit from a dedicated 300 amp electrical service so the firehouse will no longer be fed by Village Hall. Fire sprinklers throughout in addition to all the new work plan for these areas, replacement and upgrading of all deficient plumbing and water and gas piping.

The construction work at the Popham Road firehouse meets the initial project intent to repair the driveway and apparatus based structural deficiencies as well as the additional

program space added during the Municipal Services Committees public deliberations. The project is roughly 80% structural and 20% interior renovations.

Trustee Stern stated that he would like to make a few comments – he stated that he and Trustee Pekarek originally were involved with the firehouse renovation with the intent to use it as a showpiece for solar. He stated that the Village Manager put the whole project in perspective. The idea is not to build a new firehouse, the idea was to make the current firehouse safe and to equip it to accept new equipment. This firehouse protects the downtown – expediency is very important here. If the goal was to build a new firehouse, he would agree with Trustee Callaghan and perhaps they should have hired a firehouse architect. However, the Village hired a firm which, as the Village Manager stated, is focused on structural integrity. That was one of the reasons we could not implement the plan to install solar panels – G & D felt that for the roof to meet the building code of firehouses, it would not be prudent to place solar panels on the roof due to the weight. The other issue not mentioned is that the original plan called for extending the firehouse to the edge of Village Hall. That was dropped because of the costs involved. In terms of old bathrooms sleeping quarters, he also agreed with Trustee Callaghan in that they are not conducive to a modern firehouse, but that will be corrected with the renovations. The most important thing here is to make sure the Village is protected and getting this project done as quickly as possible according to its original intent.

Lou Mancini, 40 Palmer Road, called out from the audience that he did not endorse this plan as is written in the resolution before the Board this evening.

Mayor Mark stated that the Board can modify the resolution.

Trustee Veron stated that she would like to ask Paul Zaicek, Director of Capital Projects, about the use of Village funds in regard to this project.

Paul Zaicek stated that the generator and the electrical upgrade were taken out of the project. So everything that was included as part of the larger project is being done. Some of the work is being done by Village staff. The generator and electrical upgrade can be done later without much disturbance to the project when completed. Basically everything else that was designed is being done except for the generator and the electrical upgrade.

Trustee Veron stated that when the Board visited the site, it was made very clear about the concern of the height of the bay apparatus area, it was made clear about the concern of the driveway and the basement support. The Board was told that the design items were an essential fix for safety and to enable the fire station to service the downtown area where apparatus that can reach higher stories is needed.

Mr. Zaicek stated that this project does address the deficiencies of the structure and also addresses the need for more space. The existing doors are 9' high, the new doors will be 14' high. The tallest structure we have is 11'8". Trucks are getting heavier so that the

new design has a 25% safety factor built in to be able to handle heavier trucks in the future. This facility as redesigned will take any of the Village fire trucks both in height and length. A ladder truck will fit with room to spare. It is a structural renovation; however, much more is going into this. A new female firefighter form is being added, bigger more modern kitchen is being installed, a bathroom for the volunteers, a bigger bathroom and shower facility for the paid staff. A majority of the building's infrastructure is also being rebuilt; 90% of the electrical and plumbing is being replaced; all new energy efficient HVAC system is being installed; insulation throughout the building is being replaced; life safety items are also being addressed in the project. The building will be fully sprinkled. There will be a completely new fire communications system installed which will meet and exceed the system installed at the public safety building. Griggs and Davis spent a lot of time meeting with the career staff and the Fire Chiefs at the public safety building; hours and hours, to find out what it was they liked about the building and what they disliked. From that, there was a better understanding about what to install at this firehouse. This project addresses structural deficiencies and will also address many of the space requirements as well.

Trustee Samwick asked Mr. Zaicek if he anticipated that what is contemplated here will be something that can be fully functional and last for decades to come.

Mr. Zaicek responded affirmatively.

Mayor Mark requested Fire Chief Seymour approach the Board and advise them of his thoughts on this project.

Fire Chief James Seymour stated that if the Village were sitting on an endless supply of funds and sitting with a new parcel of property, no, he didn't think he would endorse the current plan. However, to reiterate what the Village Manager said, if you look at the project that is on the table and look at the existing building, there are some things that this project will address. Currently, there is only one apparatus in the fleet that will fit into Station #1. Under the project, every piece of apparatus they currently have and in the foreseeable future will fit into Station #1. Currently, there are several dozen temporary shores in the basement. Under the project that is on the table, when the project is done, those shores go away and our building becomes safer, more secure, and again will fit the heavier apparatus.

Mayor Mark stated that to be clear for those that have not visited fire station #1, what the Fire Chief is referring to is the ramp that is at the entrance of the firehouse that is basically supported by three dozen jacks of approximately 12 feet high – holding up the driveway to the firehouse. It is not a pretty sight. This will be remedied as part of this project.

Fire Chief Seymour stated that there are sections of the driveway that you can see daylight through from the basement area. To say it is currently unsafe is an understatement. If you look at the project that is on the table, and look at the existing building, you can walk throughout the building and find several of the facilities in disrepair, paint peeling and falling

throughout the building. When this project is done, none of that will be happening; those issues will be addressed. Will the work done on this project last for the foreseeable future and for his time and is the project, as is, with the budget the Village is working on, will it work and make the firehouse safer and improved, and most importantly, will it allow the Fire Department to safely respond to the residents in the community? He stated that yes, he believed it would and he supported the project.

Trustee Finger stated that he read the correspondence that the Board received recently from members of Station #1, Volunteer Company. He stated that he read another email today from another volunteer. He listened to the comments made by Mr. Mancini at the Board meeting of December 13, 2016 when this project was discussed. He stated that the Board has taken this project very seriously. In public the project was discussed many times in a formal setting. The money has been borrowed for a particular project and approved by a Board years ago. Putting that all aside, he felt that disappointed that he wasn't aware that there were concerns in the community and that the Board didn't know about them until very recently, even with those various meetings. In the future, he would like to somehow alert members of the community about these meetings so the Board can hear those concerns. While a new building may not be an option under certain circumstances, at least the Board can get an earlier jump on these things. He stated that he believed that this renovation will help to put the Village in a better position to deal with any potential fire events by being able to house the appropriate equipment. He stated that he was favorably disposed to move forward based on what was originally contemplated and what he understood the project is intended to accomplish.

Trustee Veron thanked the firefighters for their dedication and selfless work – both the volunteers and the professional staff. They do an extraordinary job and the Village truly appreciates it. As Trustee Finger mentioned, the Board listened carefully. She stated that she had the opportunity to speak with Mr. Mancini after he had spoken at the December 13th Village Board meeting. She noted that she is Chairing an Ad Hoc Committee on Communications with the goal of improving communications and understand that it is so important to get all stakeholders in the room as early as possible. At the very least, she stated that she wanted them to know that this is going to be a key input in the work that the Committee is doing and any thoughts, comments or ideas on how to make these types of communications better will be appreciated. She stated that she can be contacted by phone, email or at Communications@scarsdale.com. After visiting the fire station and listening to the explanations and understanding the immediate needs, and she is convinced that the money is being well spent and won't preclude any additional building in the future.

Mayor Mark noted that before voting on the resolution, the last Whereas clause was amended to reflect the comment made by Mr. Mancini.

* * * * *

Upon motion entered by Trustee Pekarek, and seconded by Trustee Veron, the following resolution regarding the Award of VM Contract #1210 – Electrical – Popham Road Firehouse Renovation was adopted by the vote indicated below:

- WHEREAS,** the Popham Road Firehouse (Station 1), constructed in 1923, is in need of a major renovation due to structural and functional obsolescence, including its inability to accommodate larger generations of fire apparatus; and
- WHEREAS,** at their January 12, 2010 meeting, the Village Board authorized Phase I Design Services Agreement with Grigg & Davis Engineers, 21 Crossway, Scarsdale, N.Y. (G&D) to perform Station 1 preliminary design work; and
- WHEREAS,** at their November 12, 2013 meeting, the Village Board authorized a \$356,748 Phase II Design and Construction Administration Services Agreement with G&D to prepare construction bid documents, perform bidding assistance, and perform construction administration services, also having approved at the same meeting a \$3,500,000 bond authorization resolution for Station 1 improvements; and
- WHEREAS,** G&D's February 03, 2015, construction estimate arising from the Phase II Design Services work, inclusive of design feedback from the Municipal Services Committee and others, was \$5,115,000, which was well above the available project funds of \$3,083,500, necessitating concept and scope modifications to bring the project within budget; and
- WHEREAS,** G&D relied on feedback from the Municipal Services Committee and staff to modify the Station 1 scope, including the replacement of an Americans with Disabilities Act (ADA)-compliant elevator and stair tower with the installation of a chair lift and exterior egress stairway on the west side of Station 1, such that project costs could be reduced to an estimated \$3,191,770, while still achieving ADA compliance; and
- WHEREAS,** at its March 8, 2016 meeting, the Village Board authorized an amendment of \$92,500 to the Phase II Design and Construction administration Services Agreement with G&D to incorporate the revised scope of work, to be paid from Station 1 bond proceeds, thereby reducing the available project funds allocated for construction to \$2,991,000; and

- WHEREAS,** in August 2016, G&D completed the construction bid documents and the Village Manager reported that he publicly advertised for the receipt of bids on August 12, 2016, under VM Contract #1203 – Popham Road Firehouse Renovation - General Construction, VM Contract # 1204 – Popham Road Firehouse - Electrical, VM Contract # 1205 – Popham Road Firehouse Renovation – Plumbing, and VM Contract #1206 – Popham Road Firehouse Renovation - Mechanical; and
- WHEREAS,** on the bid opening date of September 13, 2016, the lowest responsible aggregate bids received for the base bid work for all four contracts totaled \$3,834,165, which was significantly higher than the cost estimate provided by G&D (\$2,950,000) and the \$2,991,000 in bond funding available for the project; and
- WHEREAS,** at their October 13, 2016, meeting the Village Board rejected all the bids and directed Village staff to value engineer and rebid the project; and
- WHEREAS,** G&D and Village staff concurred that to bring the project within budget, the MEP systems should be redesigned and several additional deduct alternates should be included in the bid proposals, with portions of the deducts to be performed in-house, to give the Village more flexibility to reduce the cost and scope of the project after the re-bids are opened; and
- WHEREAS,** the Village advertised for bids pursuant to revised specifications, including certain requested add alternatives and deducts, on October 28, 2016, and on the bid opening date of November 29, 2016, four sealed bids were received for VM #1210, Electrical, with the lowest responsible bid received from Talt Electric, 410 Fifth Avenue, New Rochelle, NY, for a Base Bid amount of \$746,000; and
- WHEREAS,** in order to reduce the overall project cost, staff recommends exercising the following deduct and add alternatives provided for in the bid documents: Deduct 1, Generator, (\$155,000); Deduct 3, Village Hall electrical upgrade, (\$150,000); Add Alternate 3, Relocating 15 KW generator, \$18,000; and, Add Alternate 4, Separate 300 amp electrical service, \$15,000, resulting in a total VM #1210 contract for Electrical of \$474,000; and
- WHEREAS,** Village staff has reviewed the bid in collaboration with G&D, having verified references and determined that the contractor is prepared to complete the full scope of work on-time and within budget, and recommends awarding VM #1210 Electrical – Popham Road Firehouse

Renovation to Talt Electric, 410 Fifth Avenue, New Rochelle, NY 10801, for a total value of \$474,000, as a portion of the overall Popham Road Firehouse construction cost \$3,807,100; and

WHEREAS, on January 10, 2017, the Village Board authorized by resolution the transfer of \$820,000 in assigned General Fund Balance to the Popham Road Renovation Capital Budget Account # H-3497-962- 2014-043B in order to ensure adequate funding for the project to proceed; now, therefore, be it

RESOLVED, that VM Contract # 1210 – Electrical, be awarded to, Talt Electric, 410 Fifth Avenue, New Rochelle, NY for the base bid of \$746,000; Deduct 1, Generator, (\$155,000); Deduct 3, Village Hall electrical upgrade, (\$150,000); Add Alternate 3, Relocating 15 KW generator, \$18,000; and, Add Alternate 4, Separate 300 amp electrical service, \$15,000, for a total Electrical award of \$474,000; and be if further

RESOLVED, that the Village Manager is herein authorized to execute VM Contract #1210 – Electrical with Talt Electric, 410 Fifth Avenue, New Rochelle, NY, for a total award of \$474,000, and to take all administrative acts associated with said contract; and be it further

RESOLVED, that the costs associated with VM Contract # 1210 – Electrical, be charged to the Popham Road Firehouse Renovation Capital Budget Project Account #H-3497-962- 2014-043B.

<u>AYES</u>	<u>NAYS</u>	<u>ABSENT</u>
Trustee Finger	Trustee Callaghan	None
Trustee Pekarek		
Trustee Samwick		
Trustee Stern		
Trustee Veron		
Mayor Mark		

Upon motion entered by Trustee Pekarek, and seconded by Trustee Samwick, the following resolution as amended regarding the Award of VM Contract #1211 – Plumbing – Popham Road Firehouse Renovation was adopted by the vote indicated below:

WHEREAS, the Popham Road Firehouse (Station 1), constructed in 1923, is in need of a major renovation due to structural and functional obsolescence, including its inability to accommodate larger generations of fire apparatus; and

- WHEREAS,** at their January 12, 2010 meeting, the Village Board authorized Phase I Design Services Agreement with Grigg & Davis Engineers, 21 Crossway, Scarsdale, N.Y. (G&D) to perform Station 1 preliminary design work; and
- WHEREAS,** at their November 12, 2013 meeting, the Village Board authorized a \$356,748 Phase II Design and Construction Administration Services Agreement with G&D to prepare construction bid documents, perform bidding assistance, and perform construction administration services, also having approved at the same meeting a \$3,500,000 bond authorization resolution for Station 1 improvements; and
- WHEREAS,** G&D's February 03, 2015, construction estimate arising from the Phase II Design Services work, inclusive of design feedback from the Municipal Services Committee and others, was \$5,115,000, which was well above the available project funds of \$3,083,500, necessitating concept and scope modifications to bring the project within budget; and
- WHEREAS,** G&D relied on feedback from the Municipal Services Committee and staff to modify the Station 1 scope, including the replacement of an Americans with Disabilities Act (ADA)-compliant elevator and stair tower with the installation of a chair lift and exterior egress stairway on the west side of Station 1, such that project costs could be reduced to an estimated \$3,191,770, while still achieving ADA compliance; and
- WHEREAS,** at its March 8, 2016 meeting, the Village Board authorized an amendment of \$92,500 to the Phase II Design and Construction administration Services Agreement with G&D to incorporate the revised scope of work, to be paid from Station 1 bond proceeds, thereby reducing the available project funds allocated for construction to \$2,991,000; and
- WHEREAS,** in August 2016, G&D completed the construction bid documents and the Village Manager reported that he publicly advertised for the receipt of bids on August 12, 2016, under VM Contract #1203 – Popham Road Firehouse Renovation - General Construction, VM Contract # 1204 – Popham Road Firehouse - Electrical, VM Contract # 1205 – Popham Road Firehouse Renovation – Plumbing, and VM Contract #1206 – Popham Road Firehouse Renovation - Mechanical; and

- WHEREAS,** on the bid opening date of September 13, 2016, the lowest responsible aggregate bids received for the base bid work for all four contracts totaled \$3,834,165, which was significantly higher than the cost estimate provided by G&D (\$2,950,000) and the \$2,991,000 in bond funding available for the project; and
- WHEREAS,** at their October 13, 2016, meeting the Village Board rejected all the bids and directed Village staff to value engineer and rebid the project; and
- WHEREAS,** G&D and Village staff concurred that to bring the project within budget, the MEP systems should be redesigned and several additional deduct alternates should be included in the bid proposals, with portions of the deducts to be performed in-house, to give the Village more flexibility to reduce the cost and scope of the project after the re-bids are opened; and
- WHEREAS,** the Village advertised for bids pursuant to revised specifications, including certain requested add alternatives and deducts, on October 28, 2016, and on the bid opening date of November 29, 2016, six sealed bids were received for VM #1211, Plumbing, with the lowest responsible bid received from Clean Air Quality Service, Inc., 161 Brady Avenue, Hawthorne, NY for a Base Bid amount of \$314,600; and
- WHEREAS,** Village staff has reviewed the bid in collaboration with G&D, having verified references and determined that the contractor is prepared to complete the full scope of work on-time and within budget, and recommends awarding VM #1211 Plumbing – Popham Road Firehouse Renovation to Clean Air Quality Service, Inc., 161 Brady Avenue, Hawthorne, NY 10532, for a total Base Bid value of \$314,600, as a portion of the overall Popham Road Firehouse construction cost of \$3,807,100; and
- WHEREAS,** on January 10, 2017, the Village Board authorized by resolution the transfer of \$820,000 in assigned General Fund Balance to the Popham Road Renovation Capital Budget Account # H-3497-962- 2014-043B in order to ensure adequate funding for the project to proceed; now, therefore, be it
- RESOLVED,** that VM Contract # 1211 – Plumbing, be awarded to Clean Air Quality Service, Inc., 161 Brady Avenue, Hawthorne, NY, for the Base Bid of \$314,600, for a total Plumbing award of \$314,600; and be if further

RESOLVED, that the Village Manager is herein authorized to execute VM Contract #1211 – Plumbing with Clean Air Quality Service, Inc., 161 Brady Avenue, Hawthorne, NY, for a total award of \$314,600, and to take all administrative acts associated with said contract; and be it further

RESOLVED, that the costs associated with VM Contract # 1211 – Plumbing, be charged to the Popham Road Firehouse Renovation Capital Budget Project Account #H-3497-962- 2014-043B.

AYES

Trustee Finger
Trustee Pekarek
Trustee Samwick
Trustee Stern
Trustee Veron
Mayor Mark

NAYS

Trustee Callaghan

ABSENT

None

Upon motion entered by Trustee Pekarek, and seconded by Trustee Samwick, the following resolution regarding the Award of VM Contract #1212 – Mechanical – Popham Road Firehouse Renovation was adopted by the vote indicated below:

WHEREAS, the Popham Road Firehouse (Station 1), constructed in 1923, is in need of a major renovation due to structural and functional obsolescence, including its inability to accommodate larger generations of fire apparatus; and

WHEREAS, at their January 12, 2010 meeting, the Village Board authorized Phase I Design Services Agreement with Grigg & Davis Engineers, 21 Crossway, Scarsdale, N.Y. (G&D) to perform Station 1 preliminary design work; and

WHEREAS, at their November 12, 2013 meeting, the Village Board authorized a \$356,748 Phase II Design and Construction Administration Services Agreement with G&D to prepare construction bid documents, perform bidding assistance, and perform construction administration services, also having approved at the same meeting a \$3,500,000 bond authorization resolution for Station 1 improvements; and

WHEREAS, G&D’s February 03, 2015, construction estimate arising from the Phase II Design Services work, inclusive of design feedback from the Municipal Services Committee and others, was \$5,115,000, which was well above the available project funds of \$3,083,500, necessitating

concept and scope modifications to bring the project within budget;
and

WHEREAS, G&D relied on feedback from the Municipal Services Committee and staff to modify the Station 1 scope, including the replacement of an Americans with Disabilities Act (ADA)-compliant elevator and stair tower with the installation of a chair lift and exterior egress stairway on the west side of Station 1, such that project costs could be reduced to an estimated \$3,191,770, while still achieving ADA compliance; and

WHEREAS, at its March 8, 2016 meeting, the Village Board authorized an amendment of \$92,500 to the Phase II Design and Construction administration Services Agreement with G&D to incorporate the revised scope of work, to be paid from Station 1 bond proceeds, thereby reducing the available project funds allocated for construction to \$2,991,000; and

WHEREAS, in August 2016, G&D completed the construction bid documents and the Village Manager reported that he publicly advertised for the receipt of bids on August 12, 2016, under VM Contract #1203 – Popham Road Firehouse Renovation - General Construction, VM Contract # 1204 – Popham Road Firehouse - Electrical, VM Contract # 1205 – Popham Road Firehouse Renovation – Plumbing, and VM Contract #1206 – Popham Road Firehouse Renovation - Mechanical; and

WHEREAS, on the bid opening date of September 13, 2016, the lowest responsible aggregate bids received for the base bid work for all four contracts totaled \$3,834,165, which was significantly higher than the cost estimate provided by G&D (\$2,950,000) and the \$2,991,000 in bond funding available for the project; and

WHEREAS, at their October 13, 2016, meeting the Village Board rejected all the bids and directed Village staff to value engineer and rebid the project; and

WHEREAS, G&D and Village staff concurred that to bring the project within budget, the MEP systems should be redesigned and several additional deduct alternates should be included in the bid proposals, with portions of the deducts to be performed in-house, to give the Village more flexibility to reduce the cost and scope of the project after the re-bids are opened; and

WHEREAS, the Village advertised for bids pursuant to revised specifications, including certain requested add alternatives and deducts, on October 28, 2016, and on the bid opening date of November 29, 2016, four sealed bids were received for VM #1212, Mechanical, with the lowest responsible bid received from Clean Air Quality Service Inc., 161 Brady Avenue, Hawthorne NY, for a Base Bid amount of \$336,600; and

WHEREAS, in order to reduce the overall project cost, staff recommended exercising deducts in the General Construction and Electrical contracts provided for in the bid documents, which necessitates performing the work in Mechanical Add Alternate 2, Relocating 15 KW generator, for \$24,500, resulting in a total VM #1212 contract for Mechanical of \$361,100; and

WHEREAS, Village staff has reviewed the bid in collaboration with G&D, having verified references and determined that the contractor is prepared to complete the full scope of work on-time and within budget, and recommends awarding VM contract #1212 Mechanical – Popham Road Firehouse Renovation to Clean Air Quality Service Inc., 161 Brady Avenue, Hawthorne NY 10532, for a total value of \$361,100, as a portion of the overall Popham Road Firehouse construction cost of \$3,807,100; and

WHEREAS, on January 10, 2017, the Village Board authorized by resolution the transfer of \$820,000 in assigned General Fund Balance to the Popham Road Renovation Capital Budget Account # H-3497-962- 2014-043B in order to ensure adequate funding for the project to proceed; now, therefore, be it

RESOLVED, that VM Contract # 1212 – Mechanical be awarded to, Clean Air Quality Service Inc., 161 Brady Avenue, Hawthorne NY for the base bid of \$336,600 and, Add Alternate 2, Relocating 15 KW generator, \$24,500, for a total Mechanical award of \$361,100; and be it further

RESOLVED, that the Village Manager is herein authorized to execute VM Contract #1212 – Mechanical with Clean Air Quality Service Inc., 161 Brady Avenue, Hawthorne NY, for a total award of \$361,100, and to take all administrative acts associated with said contract; and be it further

RESOLVED, that the costs associated with VM Contract # 1212 – Mechanical, be charged to the Popham Road Firehouse Renovation Capital Budget Project Account #H-3497-962- 2014-043B.

AYES

NAYS

ABSENT

Trustee Finger	Trustee Callaghan	None
Trustee Pekarek		
Trustee Samwick		
Trustee Stern		
Trustee Veron		
Mayor Mark		

Upon motion entered by Trustee Pekarek, and seconded by Trustee Samwick, the following resolution regarding the Award of VM Contract #1213 –Popham Road Firehouse Asbestos and Lead Abatement was adopted by the vote indicated below:

WHEREAS, during the design phase of the Popham Road Firehouse Renovation project the Village hired Applied Technology Services, Inc. (Applied Technology), New Rochelle, NY, to perform an asbestos survey of the Popham Road Firehouse and prepare a report of their findings with recommendations; and

WHEREAS, through initial and follow-up inspections, Applied Technology identified both asbestos and lead hazards in the Firehouse required abatement prior to the commencement of any Firehouse renovation work; and

WHEREAS, on November 4, 2016, the Village advertised for bids under VM Contract #1213, Popham Road Firehouse Asbestos and Lead Abatement, and held a pre-bid meeting on Tuesday, November 15, 2016; and

WHEREAS, on the bid opening date of December 1, 2016, three sealed bids were received with the lowest responsible bid received from Jupiter Environmental Services, Inc., 323 Changebridge Road, Pine Brook NJ 07058, with a lump sum base bid of \$46,000; and

WHEREAS, Applied Technology has determined that Jupiter Environmental understands the scope of work, and is qualified to properly and professionally undertake the environmental abatement work. Applied also contacted references who verified Jupiter Environmental’s ability to perform the abatement work and as such applied herein recommends that the Village award the contract to Jupiter Environmental (recommendation letter attached); now, therefore, be it

RESOLVED, that VM Contract #1213 – Popham Road Firehouse Asbestos and Lead Abatement, be awarded to Jupiter Environmental Services Inc., 323 Changebridge Road, Pine Brook NJ 07058 in the amount of \$46,000; and be it further

RESOLVED, that the Village Manager is herein authorized to execute VM Contract #1213 – Popham Road Firehouse Asbestos and Lead Abatement in the amount of \$46,000 on behalf of the Village of Scarsdale with Jupiter Environmental Services Inc., 323 Changebridge Road, Pine Brook NJ 07058 and undertake all administrative acts as may be required under said agreement; and be it further

RESOLVED, that the costs associated with VM Contract #1213 be charged to the Popham Road Firehouse Renovation Capital Budget Project Account #H-3497-962- 2014-043B.

AYES

Trustee Finger
Trustee Pekarek
Trustee Samwick
Trustee Stern
Trustee Veron
Mayor Mark

NAYS

Trustee Callaghan

ABSENT

None

* * * * *

Personnel Committee

Upon motion entered by Trustee Veron, and seconded by Trustee Pekarek, the following resolution regarding a Service Time Extension for Fire Captain Daniel Purcell was adopted by a unanimous vote:

WHEREAS, Captain Daniel Purcell has requested an extension of his service time beyond the thirty-year service time limit established by Local Law #1 of 1970; and

WHEREAS, said local law requires Village Board of Trustees approval of an extension at least one year prior to the firefighter completing thirty (30) or more years of service; and

WHEREAS, Captain Daniel Purcell has been recommended for such extension by Fire Chief James E. Seymour IV conditioned on his passing the necessary physical examinations provided by the Village during calendar years 2017 and 2018; now therefore be it

RESOLVED, that Captain Daniel Purcell is hereby granted a one-year extension of his service time in the Department from January 5, 2017, to January 5, 2018; and be it further

RESOLVED, that such one-year extension is conditioned on Captain Daniel Purcell passing the annual physical examinations to be given in calendar year 2017 and 2018.

* * * * *

Upon motion entered by Trustee Veron, and seconded by Trustee Samwick, the following resolution regarding a Service Time Extension for Fire Captain Allan Gleason was adopted by a unanimous vote:

WHEREAS, Captain Allan Gleason has requested an extension of his service time beyond the thirty-year service time limit established by Local Law #1 of 1970; and

WHEREAS, said local law requires Village Board of Trustees approval of an extension at least one year prior to the firefighter completing thirty (30) or more years of service; and

WHEREAS, Captain Allan Gleason has been recommended for such extension by Fire Chief James E. Seymour IV conditioned on his passing the necessary physical examinations provided by the Village during calendar years 2017 and 2018; now, therefore, be it

RESOLVED, that Captain Allan Gleason of the Village of Scarsdale Fire Department is hereby granted a one-year extension of his service time in the Department from January 5, 2017, to January 5, 2018; and be it further

RESOLVED, that such one-year extension is conditioned on Captain Allan Gleason passing the annual physical examinations to be given in calendar year 2017 and 2018.

* * * * *

Trustee Callaghan commented that as the Fire Commissioner and as a member of the Scarsdale Fire Department for 37 years, he stated that he has been both a line officer and administrative officer under these two Captains mentioned in the above resolutions. They have been exemplary leaders, training officers and commanders. These kind of men make the department what it is. He congratulated Fire Chief Seymour for his good choice.

Other Committee Reports

None.

Liaison Reports

Trustee Veron reported that she is Liaison to the Advisory Council on Youth. She stated that this Council is charged with representing youth Village-wide, not just those who are in school. This Council weighed in on the Library renovations to represent and consider youth needs. Recently, this Council met with Detective Albano, who is the Police Youth Officer. Detective Albano did an extraordinary job describing a lot of the struggles with drugs and alcohol and she tries to educate the children. She is very involved in partnering with the schools.

Trustee Veron stated that she strongly believes in the Neighborhood Associations, being great ways to be active and meet neighbors. She stated that she attended both the Fox Meadow and the Greenacres Association Holiday Party. There was an opportunity to talk about Village issues as well as to build community. She encouraged the community to get involved in their neighborhood associations.

Trustee Veron next reported on the Ad Hoc Committee on Communications. She stated that there are three sub committees. They have been fielding hundreds of comments on the website, which was soft launched under www.Scarsdale.com. She commended Deputy Village Manager Rob Cole and IT who have been wonderful at logging all of the recommendations and the IT Department in making as many of the improvements as they can. There is a very exciting video coming up – Trustee Pekarek is a liaison to the committee and involved in getting the community engaged in the communications platform. While everyone was away on vacation during the holidays, many members of the Ad Hoc Committee on Communications were busy working on a strategic plan for communications for the Village. It is really important to hear from residents; she asked that the community communicate with the Village about how we can do things better – write to communicatoins@scarsdale.com or scroll down to the bottom of the website where there is a link to provide feedback. She thanked the Committee for all their hard work.

Written Communications

All communications received that are written to the Mayor and Board of Trustees can be viewed on the Village's website, www.scarsdale.com under the Board of Trustees or Village Clerk section.

Village Clerk Conkling reported that a total of nine (9) communications have been received since the last regular Board of Trustees meeting held on December 13, 2016 from the following:

- Christine Makuch-Simpson, 21 Fairview Road, regarding food scrap recycling
- Heather Mallow, 49 Brite Avenue, concerning security in Fox Meadow – a response from the Mayor is attached and a burglary information update from Police Chief Matturro.
- Mayra Kirkendall-Rodriguez, Fox Meadow Road, regarding the 2016 Revaluation.
- Phil Maresco, 43 Ferncliff Road, regarding the 2016 Revaluation.
- The Macklers, 5 Lenox Place, regarding the library bond resolution.
- Jessica Kourakos, BAR Chair, regarding solar panel policies and permitting guidance.
- Karen Metviner, 27 Olmstead Road, concerning food scrap recycling.
- Mayra Kirkendall-Rodriguez, Fox Meadow Road, regarding dangerous traffic conditions.
- Farley Baker, regarding the Popham Road Firehouse.

* * * * *

There being no further business to come before the Board, the meeting was adjourned at 9:28 P.M.

Donna M. Conkling
Village Clerk