



# Town of Yorktown

*Office of the Supervisor*

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## **TOWN BOARD WORK SESSION AGENDA**

**October 24, 2023**

**Spadaccia Meeting Room**

**363 Underhill Avenue, Yorktown, NY 10598**

### **6:30PM EXECUTIVE SESSION**

A motion will be made to go into Executive Session to discuss the following items(s):

#### **Litigation**

### **7:30PM OPEN SESSION**

**7:30pm: Welcome and Opening Remarks**

**7:40pm Water Pipe Relining**

Contact: Kenny Rundle, Water Superintendent  
Timothy Mentrasti, Yorktown Fire Chief  
Martin McGannon, Yorktown Fire District Commissioner

Discussion: Update on project

**8:00pm Beaveridge Senior Center**

Contact: John Ferrante  
Robert Pascucci

Discussion: Present building floor plans

**8:20pm DISH Wireless, SBA Communications**

Contact: Ed Iamaceli, Tectonic Engineering  
Discussion: Existing cell tower lease, proposed new ground space lease

**8:40pm Teatown Lake Dredging Project**

Contact: Dan Ciarcia, Town Engineer  
Discussion: Stormwater management permit, wetland permit, and tree permit application

**9:00pm Chapter 275 of the Town Code**

Contact: Adam Rodriguez, Town Attorney  
Discussion: Proposed amendments

**RESOLUTIONS**  
**COMPTROLLER**

**Authorize the Comptroller to process the following budget transfer from legal settlements to computer support/software**

WHEREAS, the Town Board adopted a resolution at its regular meeting held June 20, 2023 authorizing the Supervisor to enter into an agreement with Fifth Asset, Inc., d/b/a DebtBook, for lease management and analysis services in an amount not to exceed \$7,200, THEREFORE BE IT

RESOLVED, the Town Comptroller is hereby authorized to process the following Legal Department budget transfer:

From: A.1420.443 Legal Settlements \$7,200.00

To: A.1420.421.1 Computer Support/Software \$7,200.00

**Authorize the Comptroller to process the following budget transfer from contingency capital to parks improvement/trail improvements**

RESOLVED, the Town Comptroller is authorized to process the following budget transfer for the design and manufacture of two signs for the kiosks on the Atomic Veterans Memorial Bridge.

From:

Contingency-Capital	A.1990.499.1	\$13,000
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To:

Parks Improvement-Trail Improvements	A.7110.454.1	\$13,000
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Once the project is completed, a Hudson River Valley Greenway grant will reimburse the Town for \$6,500 of the cost of the project.

**Authorize the Comptroller to process the following budget transfer from water department salaries to water department overtime**

RESOLVED, Town Comptroller is hereby authorized to process the following Water Department budget transfer:

From:

SW.8340.0101	Water Dept. Salaries	\$30,000
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To:

SW.8340.0105	Water Dept. Overtime	\$30,000
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**Authorize the comptroller to process the following budget transfers for the delivery of sand to the water pollution control plant and for the water pollution control facility project**

RESOLVED, to facilitate the delivery of sand to the Yorktown Heights Water Pollution Control Plant, the Comptroller is authorized to transfer \$3,375 from YS fund balance to Maintenance and Repair (YS.8130.0460), and be it FURTHER

RESOLVED, that the Comptroller is authorized to transfer \$3,375 from YS fund balance to Maintenance and Repair DEP (YS.8130.0460.003), and be it FURTHER

RESOLVED that Change Order #1 for the Sand Filter Media for the Yorktown Heights Water Pollution Control Facility project in the amount of \$6,750 is hereby approved.

**Authorize the Comptroller to process the following budget transfer from the general fund to police equipment**

RESOLVED, the Town Comptroller is authorized to process the following budget transfer:

From:		
A.1002	General Fund	\$906,192.44
To:		
A.3120.201.000	Police Equipment	\$906,192.44

Resolved, the Town Board grants permission to the Police Department to purchase mobile communication equipment from Eastern Communications, Ltd., NYS#PT68714 in the amount of \$852, 266.00 and for console radio communications equipment from Zetron Inc., NYS#PT68728 for the components of the MTA MRRS transition in the amount of \$53,926.44.

**Authorize the Comptroller to process the following budget transfers for the replacement of valve actuators for proper operation**

WHEREAS, the microfilter system at the Yorktown Heights Water Pollution Control Plant requires the replacement of several valve actuators to insure proper operation of the microfiltration system, to facilitate the delivery of sand to the Yorktown Heights Water Pollution Control Plant:

RESOLVED, that the Comptroller is authorized to transfer \$4,000 from YS fund balance to Maintenance and Repair DEP (YS.8130.0460.003).

RESOLVED, that Comptroller is authorized to transfer \$2,000 from GC (Mohegan West) fund balance to Maintenance and Repair Pump (GC.8130.0462), and be it FURTHER

RESOLVED, that the Comptroller is authorized to transfer \$3,000 from YS (Yorktown Sewer) fund balance to Maintenance and Repair Pump (YS.8130.0462)

**ENGINEERING**

**Authorize the bond release to Factory Direct Bus & Truck Repair**

WHEREAS, Factory Direct Bus & Truck Repair as applicant for Bird Bus, posted check #13811 in the amount of \$75,000, which was deposited to the T33 account on May 18, 2023, to serve as the cash bond for remaining site work, and

WHEREAS, the applicant has requested their money be released as the project is complete, and

WHEREAS, the Town Engineer has informed this Board that the monies may be released, NOW, THEREFORE BE IT

RESOLVED, that the above referenced bond be released to Factory Direct Bus & Truck Repair, 1 Warehouse Lane, Elmsford, NY 10523.

**Authorize the bond release to Giovanni and Marie Bruno**

WHEREAS, Giovanni & Marie Bruno, as applicants, posted check #113 in the amount of \$1,500, which was deposited to the T33 account on November 14, 2022, to serve as the Erosion Control Bond, and

WHEREAS, the applicant has requested their money be released as the project is complete, and

WHEREAS, the Town Engineer has informed this Board that the monies may be released, NOW, THEREFORE BE IT

RESOLVED, that the above referenced bond be released to Giovanni & Marie Bruno, 322 Chestnut Court, Yorktown Heights, NY 10598.

**Authorize the bond release to Studio Architecture**

WHEREAS, Studio Architecture, DPC as applicant for Guiding Eyes for the Blind, posted check #2236 in the amount of \$750, which was deposited to the T33 account on April 18, 2022, to serve as the Erosion Control Bond, and

WHEREAS, the applicant has requested their money be released as the project is complete, and

WHEREAS, the Town Engineer has informed this Board that the monies may be released, NOW, THEREFORE BE IT

RESOLVED, that the above referenced bond be released to Studio Architecture, DPC, 297 Knollwood Road, STE 209, White Plains, NY 10607.

**Authorize the bond release to Wenesco Restaurants**

WHEREAS, Wenesco Restaurants, as applicant, posted check #3513 in the amount of \$1,100, which was deposited to the T33 account on February 15, 2023, to serve as the Erosion Control Bond, and

WHEREAS, the applicant has requested their money be released as the project is complete, and

WHEREAS, the Town Engineer has informed this Board that the monies may be released, NOW, THEREFORE BE IT

RESOLVED, that the above referenced bond be released to Wenesco Restaurants, 920 Sylvan Avenue, Suite 150, Englewood Cliffs, NJ 07632.

#### POLICE DEPARTMENT

##### **Authorize the Town of Yorktown to enter into an agreement with Zetron Inc. for the purchase of console radio communications equipment and on-site service plan for the Police Department**

RESOLVED, the Town of Yorktown is authorized to enter into an agreement with Zetron Inc. for the purchase of console radio communications equipment and on-site service plan for the Police Department from the NYS contract #PT68728. This amount is approximately \$53,926.44, with recurring annual maintenance costs of \$6,963.64 through 2027.

#### SUPERVISOR

##### **Authorize the Supervisor to execute a pilot agreement with Ecogy New York**

Resolved, the Town Supervisor is authorized to execute a 15-year PILOT agreement with Ecogy New York XI LLC, for a solar energy system, beginning at \$21,312 per year.

##### **Authorize the Supervisor to execute a pilot agreement with Ecogy New York**

Resolved, the Town Supervisor is authorized to execute a 15-year PILOT agreement with Ecogy New York XIII LLC, for a solar energy system, beginning at \$8,880 per year.

##### **Authorize Supervisor to sign agreement with Woodard & Curran to transition the Water District to an ESRI cloud-based work order system**

WHEREAS, Woodard & Curran (W&C) was previously working under an ESRI Application Service Provider (ASP) license, which allowed W&C to host GIS based solutions and charge clients to access those solutions; and

WHEREAS, as technology has changed, ESRI has discontinued the ASP license and moved to a named-user model where each user requires a license. The named-user model does provide many benefits including better security, being able to link changes to specific users, and options to integrate into the ESRI cloud services. This licensing change has forced W&C to move from Geocortex to ArcGIS online as the primary GIS engine for in-house solution because of its support of the named-user model; and

WHEREAS, W&C will transition the existing W&C-hosted custom application to a new cloud-based work order system from ESRI called Workforce; and

WHEREAS, after reviewing the two options for continuation of its work order system, the Water District determined that the Workforce tool would be most beneficial because it offers tools needed to manage its infrastructure work orders, is expandable in the future and is integrated with other ESRI tools, can be deployed for a lower cost than migrating the existing system and has lower annual licensing costs; and

WHEREAS, W&C will set up the Workforce system to integrate the Town's preferences in system functions and will assist with the setup for named user accounts and manage historical work order data for a lump sum fee of \$12,210.

THEREFORE, BE IT RESOLVED, upon recommendation of the Superintendent, the Supervisor is authorized to sign an agreement with Woodard & Curran to transition the Water District's existing Woodard & Curran-hosted custom application to a new cloud-based work order system from ESRI, called Workforce, for a lump sum fee of \$12,210.

**Authorize Supervisor to sign agreement for signage design for Veterans Memorial Bridge kiosks**

RESOLVED, Authorize the Supervisor to sign an agreement with Vox, Inc. based on the terms of its September 30, 2023 proposal to design two signs for the kiosks on the Atomic Veterans Memorial Bridge, not to exceed \$10,600.

**Authorize Supervisor to sign agreement for installation of Legacy Park multipurpose turf**

WHEREAS, Invitations to bid for Multipurpose Turf Replacement at Legacy Park was duly advertised; and

WHEREAS, said bids were received and opened on October 19th, 2023 with the bid amounts for the above-referenced project summarized as follows:

A-Turf Inc.

Bid Item #1 - Multipurpose Turf and installation: \$600,000

Bid Item #2 – Turf with installation & Resilient Underlayment: \$726,000

Sprinturf, LLC

Bid Item #1 - Multipurpose Turf and installation: \$629,990

Bid Item #2 – Resilient Underlayment: \$756,795.00

The LandTek Group, Inc

Bid Item #1 - Multipurpose Turf and installation: \$619,250.00

Bid Item #2 – Resilient Underlayment: \$761,780.00

Applied Landscape Technologies

Bid Item #1 - Multipurpose Turf and installation: \$740,062.46

Bid Item #2 – Resilient Underlayment: \$888,062.46

Now, Therefore Be It Resolved, that upon the recommendation of the Superintendent of the Parks and Recreation, the bid be and is hereby awarded to the lowest bidder whom fully complied with the bid document, A-Turf Inc. Bid item #2- Turf with installation & Resilient Underlayment: \$726,000 who fully complied with the bid document.

Be it Further Resolved, that the Comptroller is hereby authorized to establish the following capital project:

HR3- Turf replacement

Be it Further Resolved, the Comptroller is authorized to process the following budget transfer to establish the fund:

From: A.1002-General Fund \$250,000

From: TE.37.2- Legacy Turf replacement \$476,000  
To: HR3.5031- Turf replacement \$726,000

TOWN BOARD

**Appoint Donald Hooper to the Parks Department**

BE IT RESOLVED, that Donald Hooper, is hereby appointed temporary to the civil service title, Laborer, job class code 0425-05, within the Parks Department, effective October 30, 2023 to be paid at the rate set forth in Yorktown CSEA Salary Schedule A, Group 5, Step 1 which is \$47,549.00 annually.

**Appoint Dan Dudek as Conservation Board Secretary**

Resolved, Dan Dudek is hereby appointed to the Conservation Board as secretary receiving \$125 dollars per meeting.

**Appoint Michael Piliero Jr. to Senior Automotive Mechanic at the Highway Department**

BE IT RESOLVED, that Michael Piliero, Jr. of Yorktown Heights, is hereby appointed to the civil service title, Senior Automotive Mechanic, job class code 0484-02, to be paid from Yorktown CSEA Salary Schedule A, Group 13, Step 1 which is \$69,121.00 annually with benefits, such as, sick days, personal days, and floating holidays to follow the CSEA agreement,

BE IT RESOLVED, contingent upon successful completion of a drug test,

BE IT RESOLVED, that Michael Piliero will report to work at the Highway Department on November 20, 2023 and this date will be used as the first date of appointment;

BE IT FURTHER RESOLVED, that this appointment is subject to a probationary period of not less than 12 nor more than 52 weeks, commencing on the first date of appointment on November 20, 2023.

**Authorize renewal of the Bright Beginnings lease**

WHEREAS, Corporate Children's Center Consultants, Inc., A.K.A. "Bright Beginnings" ("Tenant"), with offices at 1974 Commerce Street, Yorktown Heights, NY 10598, wishes to renew its lease from the Town of Yorktown for multiple rooms within the Albert A. Capellini Community and Cultural Center, and the Town of Yorktown wishes to lease such space to Tennant, and

WHEREAS, Town Law §64 requires that the Town's lease of real property be subject to a permissive referendum under Town Law §90 and 91;

NOW, THEREFORE, BE IT RESOLVED, that the Supervisor is authorized to execute a one-year lease renewal with Tenant; and

NOW, THEREFORE, BE IT FURTHER RESOLVED, that the Town has determined the action contemplated under this Resolution is a Type II action under the State Environmental Quality Review Act ("SEQR") and therefore no further review is required under SEQR; and

BE IT FURTHER RESOLVED, that the Town Board hereby directs that a copy of this resolution be filed with the Town Clerk and a copy be provided to any person who has requested a copy hereof; and

BE IT FURTHER RESOLVED, that pursuant to NY Town law §82 and 90, within ten (10) days from the date of this Resolution the Town Clerk shall post and publish a notice which shall set forth the date of the adoption of the Resolution, shall contain an abstract of such Resolution concisely setting forth the purpose and effect thereof, shall specify that this Resolution was adopted subject to a permissive referendum; and shall publish such notice in The Yorktown News, a newspaper published in the County having a general circulation in the Town of Yorktown, and in addition thereto that the Town Clerk shall post or cause to be posted on the sign-board of the Town of Yorktown, a copy of such notice within ten (10) days after the date of the adoption of this Resolution.

#### TOWN SUPERVISOR

##### **Authorize Town Clerk to advertise the following bid for Boiler Maintenance**

RESOLVED, the Town Clerk is authorized to advertise a bid for Boiler Maintenance and Emergency On-Call Services.

##### **Authorize Town Clerk to advertise the following bid for relining and coping of the Brian J. Slavin Aquatic Facility**

RESOLVED, the Town Clerk is authorized to advertise a bid for Relining and Coping of the Brian J. Slavin Aquatic Facility.

#### ADJOURN

A motion will be made to adjourn the Town Board meeting.

**AGENDAS ARE SUBJECT TO CHANGE**

**Americans with Disabilities Act:** If you need special assistance to participate in a Town meeting or other services offered by this Town, please contact the Town Clerk's office, (914) 962-5722, x210.