

**PHYSICAL SERVICES COMMITTEE  
HELD IN ROOM 318  
PUTNAM COUNTY OFFICE BUILDING  
CARMEL, NEW YORK 10512  
(Chairman Albano, Legislators Castellano & Scuccimarra)**

**Monday**

**5:45 P.M.**

**September 12, 2016**

The meeting was called to order at 5:45p.m. by Chairman Albano who requested Legislator Scuccimarra lead in the Pledge of Allegiance. Upon roll call, Chairman Albano and Legislators Scuccimarra and Castellano were present.

**Item #3 - Approval/Physical Services Meeting Minutes/Aug.23, 2016**

The minutes were accepted as submitted.

**Item #4 - Approval/Proposed Lease Agreement With Amendments/County of Putnam Butterfield Realty LLC The Lahey Pavilion** *(Amendments documented in First Deputy County Attorney Memo of Sept. 6, 2016)*

Legislator LoBue referenced a letter that came to the Legislature earlier in the day.

Chair Albano stated he did not make a motion to approve the additional or other business. He stated that he will make a motion to accept the additional item and other business individually.

Chair Albano made a motion to Waive the rules and Accept the additional correspondence to agenda item #4 from Matthew Francisco, Chair of the Village of Cold Spring Planning Board; seconded by Legislator Castellano. All in favor.

Legislator LoBue stated that she would like it recorded in the minutes that the e-mail from a constituent regarding agenda item #4 has not been accepted.

Legislator LoBue stated that there was a meeting last Thursday, September 8<sup>th</sup> of the Village of Cold Spring Planning Board, according to the additional e-mail that was accepted. She stated that it appears that the language in the lease for this project has not been finalized. She requested if anyone from the Physical Services Committee attended that meeting and if so would they speak to that matter.

Legislator Scuccimarra stated that she was present at the Planning Board Meeting on Thursday, September 8, 2016.

Chair Albano referred the question regarding the lease to First Deputy Attorney Negro.

First Deputy Attorney Negro stated his understanding is that at the Planning Board Meeting on Thursday, September 8, 2016 there were two (2) members of the Board missing. He stated that the property owner was in attendance along with Deputy County Executive Walker. He stated the language in the lease with respect to transportation was discussed. He stated preliminarily

the Planning Board was comfortable with the language that is included in the lease that is in front of this committee tonight. He stated that there have been correspondence back and forth today between himself, the Village of Cold Spring Attorney and the Planning Board Chairman. He stated one (1) of the two (2) Planning Board Members that was not in attendance at the meeting has concern with the language. He stated in his legal opinion the language included in the lease that is in front of the Committee tonight would be binding in successive option periods. He stated there is still one (1) member they have not been able to reach. He stated they do want a comment from that Planning Board Member. He stated in response to the concern expressed by the one Planning Board Member, the Village of Cold Spring Attorney recommended the following wording be added to the lease, to meet the concerns regarding the busing requirement extending beyond the initial term of the lease, "*and any extensions and/or renewals thereof*". He stated that he does not have an issue with that.

Chair Albano stated for clarification, First Deputy County Attorney Negro believes the Lease in its current format, addresses that concern, however First Deputy County Attorney Negro has no problem adding it in at a later date.

First Deputy County Attorney Negro stated he believes if the wording could be added tonight, it wouldn't hurt.

Legislator LoBue questioned is this it, or is there going to be another amendment brought forward.

First Deputy County Attorney Negro he would hope this is the last amendment.

Legislator LoBue stated the email from Matt Francisco dated September 12, 2016 states "that there will need to be some changes".

First Deputy County Attorney Negro stated if you read the entire conversation through the string of emails, he does not believe that is necessarily accurate. He stated that he does not believe that any further changes, besides the one referenced moments ago, would be necessary. However he cannot speak for the Village of Cold Spring Planning Board (VCSPB).

Chair Albano stated then if this amendment is made, which First Deputy County Attorney Negro provided, then that will meet the issue that the VCSPB wanted addressed.

First Deputy County Attorney Negro stated based upon the communications it does state that there is one other VCSPB Member they are trying to contact that they may want to take comment from.

Chair Albano questioned if there is a need for a unanimous vote by the VCSPB, because they did have the majority vote at the Thursday meeting.

First Deputy County Attorney Negro stated that he is not even sure the VCSPB has to vote on it. He stated it is a matter of interpretation. He stated based on the emails it sounds like this is the last change pending any comment from the final VCSPB Member.

Legislator Castellano questioned how many members are on the VCSPB.

Legislator Scuccimarra stated that she believes there are five (5).

Legislator LoBue stated that last week there was an article on LoHud regarding the cost that was part of the backup for this agenda item. She stated that yesterday a Department Head from the County's Office of Senior Resource Office was on-line stating the figures were not accurate, and that the figures published were actually figures pertaining to the costs at Tilly Foster Farm.

Chair Albano stated that he did not read the LoHud article and what will be addressed tonight is what is here in front of this Committee.

Legislator LoBue stated she is asking Legislator Albano, as Chairman of the Physical Services Committee, if he knows if the backup provided at the September 2<sup>nd</sup> Full Legislature Meeting that laid out the costs associated with the lease that was passed and is now again being considered for approval are the costs for the Butterfield Senior Center project or are they costs from the Tilly Foster Farm project. She stated she is asking are they the correct figures for the Butterfield Senior Center project.

Chair Albano stated the information provided was titled "Butterfield". He stated he is relying and basing his decision on the backup provided.

Legislator LoBue stated the County Bonded \$800,000 based on those figures, provided at the September 6<sup>th</sup> Full Legislature Meeting.

Chair Albano stated that is correct and that is what all of the decisions are being based on.

Chair Albano made a motion to approve and move the **Lease Agreement With Amendments/County of Putnam Butterfield Realty LLC The Lahey Pavilion as Amended at this meeting** to the Special Full Meeting, September 14, 2016; Seconded by Legislator Scuccimarra. All in favor.

At the request of Legislator LoBue First Deputy County Attorney Negro read the section, with the inclusion of the amended wording approved by the Committee Members.

Ann Fanizzi, resident, questioned if there was a recommendation to use the space as a Community Center in addition to a Senior Center, would specific wording need to be included in the lease to allow that.

Chair Albano stated that is not part of the lease right now. He stated it can be requested in the future, and the County would make sure that the VCSPB would have no objection.

Legislator Scuccimarra stated that she believes it is stated in the lease that approval would need to come from the Landlord to use it for any purpose other than a Senior Center.

**Item #5 - Approval/Proposed Putnam County Code Amendment – Sale of Property Acquired by County- Section 31-8(B)(2)(e)/Legislator Addonizio**

Legislator Addonizio stated that this proposal was discussed several months ago. She stated that she worked with Legislative Counsel in the drafting of the proposed amendment. She stated that her proposal is after a County Property has been on the MLS (Multiple Listing Service) for a year, and has not been sold the property would go to auction. She stated that this recommendation was initially discussed at the April 19, 2016 Physical Services Committee meeting, at which time a representative from Collar City Auctions Realty & Management Inc. presented their auction process to this Committee.

Legislator Scuccimarra stated she would like to hear from First Deputy County Attorney Negro since he handles the sales of most of the properties.

First Deputy County Attorney Negro stated that is a policy decision to be made by the Legislature. He stated he reviewed the proposal attached to the agenda and has no issue with the wording. He recommended hearing from Commissioner of Finance Carlin, since he is the one that runs the program.

Legislator Addonizio stated Commissioner Carlin was part of the previous discussion and believes he met with the representatives from Collar City Auctions Realty & Management Inc.

First Deputy County Attorney Negro stated he would like to pose the question on the time frame. He questioned if a year is a sufficient time frame, possibly 18 months should be considered.

Chair Albano stated that this matter will continue to be considered. He stated he believes the listing price should be reconsidered at possibly six (6) months.

Legislative Counsel VanRoss stated he would recommend that this proposal be passed. He stated if a property is not sold after a year, it could be decided at that time to extend it.

First Deputy County Attorney Negro stated from a stylistic drafting point of view, Chapter 31 of the Charter is broken down. He stated that section 31.8 deals with the auction of properties acquired through Tax Foreclosure Proceeding. He stated that there is a similar section in section 31.4 for properties acquired other ways. He recommended considering that both sections mirror each other.

Chair Albano stated that this matter will be looked at further.

**Item #6 - Discussion/Proposed Cold Spring Shopping Shuttle for Seniors/Transportation Manager Tamagna**

Chair Albano made a motion to waive the rules and accept the additional; Seconded by Legislator Scuccimarra. All in favor.

Transportation Manager Tamagna provided a copy of the proposed bus route.

Legislator Scuccimarra stated that the Western side of the County has no transportation. She stated in certain areas, there is a Senior population that is having difficulty doing anything. She stated that she contacted Transportation Manager Tamagna to discuss creating a route to address this need.

Transportation Manager Tamagna stated that he is thankful for the opportunity to present this, in his opinion, very affordable proposal, prior to the hectic 2017 Budget Process. He stated he would like to provide an insight to a potential opportunity that may be coming to the County. He stated the Croton Falls Shuttle transports riders from Mahopac to the Croton Falls Train Station. He stated it began January 2016, it has become very successful. He stated the New York State Department of Transportations (DOT), may provide the opportunity to do a similar shuttle for Lake Peekskill and Putnam Valley areas providing transportation to the Peekskill Train Station. He stated it would be at zero cost to the County. He stated it is completely reimbursable through the DOT. He stated the proposal tonight would be a cost to the County. He stated the shuttle would run from the Southern part of Philipstown north, through Beacon. He stated the proposed service would go beyond providing transportation. He stated it would get the riders to the network of buses at the Dutchess Loop. He stated the ridership would not be limited to Seniors only. He stated the services would be open to all residents of Putnam County along the route. He stated it would be a shuttle that would run once a week. He stated he is proposing for just once a week to begin with, to see if it is utilized. He stated the weekly cost is under \$160.00 per week. He stated the annual budget would be just over \$20,000, he stated he would request that \$25,000 be budgeted for it and see where it goes in the first year. He reiterated that there is a need.

Legislator LoBue stated that she does not support spending almost \$25,000 on an experiment. She stated that she would like to see data from the Beacon Shuttle that began last year.

Transportation Manager Tamagna stated that he will forward the data pertaining to the Beacon Shuttle.

Legislator LoBue stated the Trolley has always had a low ridership. She questioned the current ridership on the Trolley.

Transportation Manager Tamagna stated the Trolley is kept in the garage at the Planning Department. He stated on Friday and Saturday it is driven to the western side of the County for use. He stated prior to the partnership with Beacon and Dutchess Counties there were 5 -6 riders a day. He stated now there is an average of 55 riders per day. He stated he considers that a huge success, and he would be very happy to get those numbers.

Legislator LoBue stated that would be great, she would like to see that data. She questioned what the cost is to ride the Trolley.

Transportation Manager Tamagna stated \$2.00. He stated that there has been great press promoting the Beacon Shuttle. He stated a partnership was created this year with Putnam County Tourism. He stated the Shakespeare Festival held at Boscobel attracts over 34,000

people per season. He stated a partnership was created to transport people from the train station to Boscobel. He stated he would not call the proposed shopping shuttle an experiment.

Legislator Castellano stated that what is being considered is one bus route at the same fare \$2.00.

Transportation Manager Tamagna stated that is correct.

Legislator Castellano stated that he believes it will result in a boost to local economy. He questioned what would be the hours of this shuttle.

Transportation Manager Tamagna stated he would need to run it on off hours. He stated as an example he may choose to use the Croton Falls Shuttle buses, and use them from 10:00a.m. to 2:00p.m. He stated the Croton Falls Shuttle runs from 6:00a.m. to 9:00a.m. and then again from 3:00p.m. to 7:00p.m. He stated that he has communicated with the Transportation Manager in Dutchess County.

Legislator Gross questioned why are the Trolley's transported back to the Eastern side of the County at the end of the day.

Transportation Manager Tamagna stated it is a requirement of the Federal Government, post 911 in terms of protecting the Federal Fleet. He stated the Federal Government requires that the assets be returned to a County Facility.

Chair Albano facilitated further discussion on the proposed Lake Peekskill to the Peekskill Train Station.

Legislator LoBue requested that Transportation Manager Tamagna explain the arrangement that exists in regards to the Croton Falls Shuttle.

Transportation Manager Tamagna stated that the Croton Falls Shuttle is funded through the CMAQ (Congestion Management Air Quality) program. He stated the goal is to get people to leave their cars behind and take Public Transportation. He stated the DOT (Department of Transportation) has funding each year which they make available, in an effort to keep cars off the road, manage congestion and it is 100% reimbursable. He stated whatever it costs the County less what is taken in through the fare boxes is the amount that the State DOT refunds the County.

Legislator LoBue questioned if the State DOT paid for the buses.

Transportation Manager Tamagna stated yes. He stated the County is permitted to use those buses on other routes during the off hours.

Ann Fanizzi, resident, questioned where the pick-up points would be along the proposed Shopping Shuttle route.

Transportation Manager Tamagna listed the following: Graymoor, Desmond-Fish Library, Garrison Post Office, Butterfield Center, Main Street in Cold Spring and then up towards Dutchess.

Ann Fanizzi, resident, questioned approximately how long would it take to make all of those stops ending at the Walmart Center.

Transportation Manager Tamagna stated approximately 40 minutes.

Legislator Scuccimarra stated she would love to see this move forward. She stated the western side of the County is so under served.

Margaret Yonco-Haines, resident, questioned the specific amounts that were stated earlier in the meeting by Transportation Manager Tamagna.

Transportation Manager Tamagna stated that it will cost just over \$20,000 per year.

Margaret Yonco-Haines, resident, questioned the logistics of the route and the options for those Seniors who do not drive.

Transportation Manager Tamagna stated that what is being discussed is the establishment of a community resource. He confirmed that anyone wanting to ride the shopping shuttle, they would need to get to one of the many designated pickup and drop off stops along the route. He stated a separate Senior Bus Transportation Service of the County will get to the folks who are in a remote area and provide them with that service. He stated that is different from what is being discussed this evening.

Margaret Yonco-Haines, resident, stated that logistically she does not see how this can work. She questioned if there has been any analysis of who the residents are, who would use this proposed shopping shuttle.

Transportation Manager Tamagna stated when he took the position of Chairman of the Transportation Taskforce in 2013 there was an on-line survey conducted.

Legislator LoBue stated during the time period, under the Bondi Administration, when the Putnam Valley Senior Center was being constructed, there was discussion regarding transporting the Seniors from Cold Spring to the Putnam Valley Senior Center. She stated that it was said that the ride would be approximately 45 minutes, which was reported as being too long of a period of time to have Seniors on the bus. She stated now there is a shuttle being suggested that will run approximately 45 minutes. She stated that if 45 minutes is not an issue then perhaps a shuttle should be enacted to transport the Cold Spring Seniors to the Putnam Valley Senior Center. She stated that would avail the County from needing to get into a \$4 million lease for Butterfield.

Transportation Manager Tamagna stated that there were four (4) different surveys conducted by the County on the western side of the County . He stated that one of them was to the Seniors and one of the surveys was done on-line.

Legislator LoBue requested if the surveys are available for review.

Transportation Manager Tamagna stated sure.

Legislator LoBue requested that he send them to the Legislature.

Transportation Manager Tamagna stated she can review them on-line herself. He stated as a Legislator she can ask IT/GIS Director Tom Lannon to allow her to review them. He stated he no longer has them.

Chair Albano stated that what is being discussed is a Shuttle that would be open to anyone, not just Seniors. He stated that he believes this proposal has potential. He stated that he would approve moving forward with this.

Legislator LoBue stated she would like to first review the documentation pertaining the Beacon Shuttle before giving consideration to approving another shuttle.

Transportation Manager Tamagna stated that he came tonight to provide the proposal, as it will be in his 2017 Budget.

Ann Fanizzi, resident, asked how many passengers fit on the bus.

Transportation Manager Tamagna stated eighteen (18). He stated remember this is public transportation. He stated that there are many stops, people get on and people get off from the beginning to the end of the route.

**Item #7- Update/Monthly Report –Capital Projects/Commissioner Pena – Duly Noted**

**Item #8 -Update/2016-2<sup>nd</sup> Quarter County of Putnam Property Sales Per Chapter 31/Commissioner Carlin – Duly Noted**

**Item #9 -Correspondence:**

- a. FYI/To: County Executive & Deputy County Executive Fr: Physical Svcs. Chairman Dated: Aug. 24, 2016 Re: Proposed Cell Towers**

Chair Albano stated that he was told by the Administration that a reply is being prepared. He stated that he will follow up again. *(Memo Received 9/14/16 Fr.: Dep. Cnty Exec. B. Walker to Chair Albano, stating B.W. was working with Law Dept. to determine how best to protect the sensitive data in the Comprehensive Plan for the Towers; will keep Chair Albano closely apprised.)*

Legislator Gouldman stated that he requested that a new site be selected for the Tower to be placed in Putnam Valley. He stated that Granite Mountain, instead of the site directly behind the Senior Housing facility. He questioned if there was any status update.



Bureau of Emergency Services Commissioner Sutton stated that Motorola still needs to conduct a coverage site map.

Ann Fanizzi, resident, requested of Commissioner Sutton, if she could get the exact coordinates of each of the Cell Tower proposed sites.

Commissioner Sutton stated he will get the coordinates of the proposed sites.

Legislator LoBue questioned if a new location has been found for the Cell Tower that was proposed to be put on the Hill Agor Property.

Chair Albano stated there is no other proposed site that he is aware of at this time.

Legislator LoBue stated that she requested that a new site be selected and the residents who live in that area have asked that a new site be located.

Legislator Gross questioned if the Southeast site is moving forward.

Commissioner Sutton stated there is a presentation that will be given to the Town of Southeast regarding the Cell Tower. He continued to speak regarding a few other sites that were looked at, however did not work.

Chair Albano stated this is an ongoing matter.

- b. **FYI/Memo Fr: Deputy Commissioner of Highways & Facilities Tully Re: List of Projects- ATI Program (Response to Request for info. JC 8/31/2016 Re: B.T. #16T180) Duly Noted**

Chair Albano made a motion to Waive the Rules and accept the other business; Seconded by Legislator Scuccimarra. All in Favor.

#### **Item #10 - Other Business**

- a) **Approval/Putnam County Veterans' Residence Lease Rm#4/County Law Department**

Chair Albano made a motion to approve the Putnam County Veterans' Residence Lease Rm #4; Seconded by Legislator Castellano. All in favor.

#### **Item #11- Adjournment**

There being no further business, at 6:45p.m. Chairman Albano made a motion to adjourn; Seconded by Legislator Scuccimarra. All in favor.

Respectfully submitted by Deputy Clerk of the Legislature Diane Trabulsy.