

**PHYSICAL SERVICES COMMITTEE MEETING**  
**40 Gleneida Avenue Room #318**  
**Carmel, NY 10512**

**Committee Members: Chairman Gouldman, Legislators Castellano & Montgomery**

**Thursday**

**August 17, 2023**

(Immediately Followed Protective Services Mtg.)

The meeting was called to order at 7:21p.m. by Chairman Gouldman and he led in the Pledge of Allegiance. Upon roll call, Legislators Castellano, Montgomery, and Chairman Gouldman were present.

**Item #3 - Acceptance/ Physical Services Meeting Minutes/ July 18, 2023**

Chairman Gouldman stated the minutes were accepted as submitted.

**Item #4 - Approval/ Budgetary Amendment 23A048/ Geico Insurance Co. Reimbursement to Cover Damages to a Social Services Vehicle/ Manager Risk & Compliance Mat Bruno**

Manager of Risk & Compliance Mat Bruno provided a brief overview of the incident that involved a 2014 County owned Ford Fusion that was involved in a three (3) car accident. He stated the County vehicle was rear ended. He stated the driver that hit the County vehicle took responsibility. He stated the body shop gave an estimate of \$7,100 to repair the car. He stated in his negotiations with Geico he was able to subrogate and recover an amount of \$6,273. 41. He stated there is a balance difference, which Geico is notorious for. He stated usually the auto body shop will accommodate that and all parties are paid in full. He stated as a precautionary measure he provided all of this information to the Department Head in Social Services, Frank Marocco. He stated he has not heard back from the Department Head, therefore he will conclude that the vehicle has been fixed and it is back on the road. He stated he has received the check from Geico and it has been forwarded to the Commissioner of Finance Mike Lewis.

Chairman Gouldman made a motion to Approve/ Budgetary Amendment 23A048/ Geico Insurance Co. Reimbursement to Cover Damages to a Social Services Vehicle; Seconded by Legislator Montgomery. All in favor.

**Item #5 – Approval/ Cornell Cooperative at Tilly Foster – Lease/ Sr. Deputy County Attorney Conor McKiernan**

Senior Deputy County Attorney Conor McKiernan stated what is in front of this committee is a proposed lease between the County and Cornell Cooperative Extension, located at the Tilly Foster

Farm. He stated it is a 99-year Ground Lease. He stated a Ground Lease will permit Cornell Cooperative Extension of Putnam County to build a new building on the site that is currently Building #6 on the Tilly Foster Farm property. He stated said building has not been used. He stated the purpose of the lease is to permit Cornell Cooperative Extension of Putnam County to have their offices there as well as conduct classes and activities to benefit the County. He stated the lease premises are strictly the footprint of the building and it will also account for them to have access to the parking lot and to come and go. He stated the amount of the lease is a nominal \$1.00 per year.

Legislator Montgomery expressed her excitement about this project. She recognized the Cornell Cooperative Extension of Putnam County Executive Director Stefanie Hubert who was present at the meeting. She stated Executive Director Hubert gave her a tour of the existing building, and she shared with her the plans Cornell Cooperative Extension has for the space. She stated she believes it is a great use for the Tilly Foster Farm.

Chairman Gouldman stated he agreed with his colleague that this will be a great project, the location is perfect, and it will benefit the residents of the County.

Legislator Castellano stated Tilly Foster is a great property and he too is looking forward to this project moving forward. He stated it will be fantastic for everyone in Putnam County.

Legislator Crowley stated she would like to comment on all the hard work Cornell Cooperative Extension members have done in raising the funds to build the structure.

Legislator Ellner questioned if the lease is specific in purpose.

Senior Deputy County Attorney Conor McKiernan stated yes, it permits Cornell Cooperative Extension to operate their office, as the primary purpose, in addition it accounts for the potential further agreements within use of the premises. He gave an example: if Cornell Cooperative Extension wanted to host classes outside of the leased premises, it contemplates that the County may enter into separate written agreements for that.

Legislator Sayegh stated she believes the purpose of this project and Cornell Cooperative Extension both fit in very well with Tilly Foster Farm. She stated the educational and performing aspect along with the classes and seminars are a great fit with the purpose of Tilly Foster.

Former Putnam County Legislator Carl Albano stated he agrees this is a great project and an ideal location. He stated if they can get the current structure down by the end of this year, they will see construction in 2024. He stated he is very happy to see this move forward.

Chairman Gouldman made a motion to Approve/ Cornell Cooperative at Tilly Foster – Lease; Seconded by Legislator Castellano. All in favor.

**Item #6 - Approval/ Budgetary Amendment 23A050/ Repurpose A Portion of ARPA Funds Earmarked for Bridges and Culverts to go to the Fair Street Reconstruction Project – Additional Design Services/ Commissioner of Finance Michael Lewis**

Administrative Director of Department of Public Works Thomas Feighery stated Commissioner of Finance Michael Lewis is in the midst of the budget season. He stated he was happy to speak to this item on his behalf. He explained this request is to move funds to allow the County to get the Fair Street project out in 2023. He stated there were some design changes made with the NYS Department of Transportation.

Legislator Ellner stated the hope was that this project would be started before school was back in session, and it is clear that will not happen. He questioned if there is a revised timeline.

Administrative Director of Department of Public Works Thomas Feighery stated this is a big project and it will take a good deal of time from start to finish. He stated, with that said the project will go through a couple of school years. He stated the first phase of the project, which is the area closest to the County Building, will start when school is out, since it would be most disruptive to the school operations. He stated the projection is the County will go out to bid in September of 2023. He stated that will engage the federal funding, and then they project to begin work in Spring of 2024. He stated partial work, such as utility work would begin in 2023.

Chairman Gouldman made a motion to Approve/ Budgetary Amendment 23A050/ Repurpose A Portion of ARPA Funds Earmarked for Bridges and Culverts to go to the Fair Street Reconstruction Project – Additional Design Services; Seconded by Legislator Castellano. All in favor.

**Item #7 - Approval/ Budgetary Amendment 23A051/ Repurpose A Portion of ARPA Funds Earmarked for Countywide Highway Infrastructure Projects to go to Fund Anticipated Construction and Construction Inspection Costs for the Sprout Brook Road Bridge Project (PIN 8762.13)/ Acting Deputy Commissioner of Department of Public Works Joseph Bellucci**

Chairman Gouldman made a motion to waive the Rules and Accept the Additional; Seconded by Legislator Montgomery. All in favor.

Chairman Gouldman stated Legislator Montgomery has submitted the additional which were memorandums that she had written regarding the Sprout Brook Road Bridge project.

Administrative Director Department of Public Works Thomas Feighery stated this is a 2018 funded Bridge NY Project. He stated this is a six (6) year old project, and the costs have gone up. He stated this requested Budgetary Amendment will cover the difference in costs and some of the extra engineering costs that will be required, because of it being a waterway.

Legislator Montgomery stated this is a project in her Legislative District. She stated that her constituents have a lot of concerns and have been awaiting an update since the original Public Hearing that was in August of 2021. She stated in September of 2022, then Putnam County Commissioner of Highways and Facilities spoke to the residents of Continental Village. She stated at the 2022 meeting they were told to expect an update on this project in the Spring of 2023. She stated she sees now in the submitted backup that construction is scheduled for early 2024. She questioned if the design phase is done. She stated that is a big concern of her constituents.

Administrative Director Department of Public Works Thomas Feighery stated the bid went out August 2, 2023 and is due back August 30, 2023. He stated the bids will be reviewed and the contractor will be given two (2) weeks to prepare their work. He stated the County could meet with the residents of Continental Village in mid-October of 2023. He stated due to the amount of concrete involved in this project, the construction would need to be done in the Spring. He stated once the project is awarded it will be in the works. He stated for the record the designs are recommended, by the letter of the law, by the New York State Department of Transportation.

Legislator Montgomery questioned if the design is on-line for this project.

Administrative Director Department of Public Works Thomas Feighery stated she could be given a copy. He clarified that the designs are not put on the County Website during the bidding process.

Legislator Montgomery stated on behalf of her constituents she looks forward to the County meeting with them mid-October 2023. She stated per her many requests, it would be greatly appreciated if the County would keep her updated regarding the different phases of this project as time progresses. She stated that way she can provide the information to her constituents when they ask her.

Legislator Ellner stated there have been situations with past contractors which have led to the discussion of prequalifying contractors. He questioned if that was done with this project.

Administrative Director Department of Public Works Thomas Feighery stated there are still discussions on that and a policy will need to be put in place. He stated in the last three (3) to five (5) years there have been some big projects done with no problem. He stated unfortunately sometimes that is not the case.

Legislator Ellner stated that is why he believes a prequalification process policy needs to be put in place.

Chairman Gouldman made a motion to Approve/ Budgetary Amendment 23A051/ Repurpose A Portion of ARPA Funds Earmarked for Countywide Highway Infrastructure Projects to go to Fund Anticipated Construction and Construction Inspection Costs for the Sprout Brook Road Bridge Project (PIN 8762.13); Seconded by Legislator Montgomery. All in favor.

**Item #8 - Approval/ Budgetary Amendment 23A053/ Use of Capital Reserve Funds - Article 9 Rehab Project Replacement of Roof at the Emergency Operations Center/ Acting Deputy Commissioner of Department of Public Works Joseph Bellucci**

Administrative Director Department of Public Works Thomas Feighery stated the Emergency Operations Center Building is a relatively young building with an aged-out roof. He stated the building is approximately 20 years old, and the roof was expected to last 30 years, but it is a failure. He spoke to the default of the roof. He stated there are Article 9 funds that will be applied to this project. He stated they will use a different roofing product.

Legislator Ellner presented questions regarding the material that was used, versus what will be used.

Resident Peter Gebhardt questioned if the County has recourse against the contractor who did such a poor job.

Chairman Gouldman deferred the question to Legislative Counsel Robert Firriolo.

Legislative Counsel Robert Firriolo stated it would depend on the contract and the warranties that were given.

Resident Peter Gebhardt stated there should be a record of that. He stated the taxpayers are paying for this. He stated the building is 20 years old, and now there is deterioration of the product. He stated he believes the County should have their lawyers looking into this.

Chairman Gouldman requested that Administrative Director Department of Public Works Thomas Feighery look into this.

Legislator Ellner spoke to what he believes should be part of the bid package.

Chairman Gouldman thanked Mr. Gebhardt for his inquiry and stated it will be looked into.

Chairman Gouldman made a motion to Approve/ Budgetary Amendment 23A053/ Use of Capital Reserve Funds - Article 9 Rehab Project Replacement of Roof at the Emergency Operations Center; Seconded by Legislator Castellano. All in favor.

**Item #9- Approval/ Request Funding for Renovations to Donald B. Smith Campus/  
Department of Public Works Administrative Director Thomas Feighery**

Chairman Gouldman made a motion to waive the Rules and Accept the Additional; Seconded by Legislator Castellano. All in favor.

Administrative Director Department of Public Works Thomas Feighery stated this request is to upgrade the look of the Donald B. Smith Campus. He stated it will involve addressing different landscape matters, improving signage, power washing, etc. He stated the work will be done in-house.

Legislator Montgomery stated she is in favor of this. She stated she supports anything that can be done to the Putnam County Office Buildings because the buildings server our employees and the residents. She thanked Administrative Director Department of Public Works Thomas Feighery and the County Executive for their work on this.

Chairman Gouldman made a motion to approve Funding for Renovations to Donald B. Smith Campus (23CP15); Seconded by Legislator Montgomery. All in favor.

**Item #10– Other Business - None**

**Item #11 - Adjournment**

There being no further business at 7:48 P.M. Chairman Gouldman made a motion to adjourn; Seconded by Legislator Montgomery. All in favor.

Respectfully submitted by Deputy Clerk Diane Trubulsy.