

19170

May 13, 2011

TO: Board of Acquisition and Contract

FROM: Kathleen M. O'Connor
Commissioner, Department of Park, Recreations and Conservation

RE: Authority to enter into five-year license agreements with employees in County owned housing units in accordance with the formula for the licensing of County residences June 1, 2011 through May 31, 2016 with a phased-in monthly license fee increase to bring the fee up to 50% of market value over the five years with an annual two percent increase

Authority is requested to enter into five-year license agreements with the individuals, all of whom are County employees, listed on the attached schedule.

In 2011, all residences were evaluated by a licensed real estate appraiser to determine the market value license fee. In accordance with the Department's Housing Policy, the residences were discounted by 50% to calculate the actual monthly license fee with the exception of the Caretaker's Residence at Merestead and the "O'Keefe House" (MU2) at Muscott which are discounted at 75%. At those residences, the employees are required to live on-site. The term of the licenses will be June 1, 2011 to May 31, 2016, with the following exceptions:

<u>Licensee</u>	<u>Park</u>	<u>Term</u>
Thomas Comito	Merestead	June 1, 2011 to August 31, 2011
Michael Tkacz	Ward Pound Ridge	June 1, 2011 to May 31, 2012
William Carrieri	Playland Park	June 1, 2011 to May 31, 2012
Brian Hill	Playland Park	June 1, 2011 to May 31, 2012
Joseph Greco	Playland Park	June 1, 2011 to May 31, 2012
Kevin Hill	V.E. Macy Park	August 1, 2011 to May 31, 2016
Claudinei Santos	Ward Pound Ridge	August 1, 2011 to May 31, 2016

The ultimate goal of these agreements will be for the public good by providing employees in County-owned park facilities to provide a security presence while at the same time providing revenue to the County. The agreement promotes fiscal responsibility as the County will benefit from the revenue from the license agreements. The objective of this agreement is to allow for

the continued presence of County employees on park property and will be tracked and monitored by site visits by Department of Parks, Recreation and Conservation staff.

This agreement is exempt from the Westchester County procurement policy pursuant to Section 3(b), thereof.

Accordingly, approval of the attached resolution by your Honorable Board is most respectfully requested.

APPROVED BOARD OF ACQUISITION & CONTRACT - 05/26/2011 - JOMARY VIEIRA SECRETARY

RESOLUTION

Upon a communication from the Commissioner of Parks, Recreation and Conservation, be it hereby

RESOLVED, that the County of Westchester is hereby authorized to enter into license agreements with the individuals listed on the attached schedule for the use of designated County housing units at the rates specified; the licenses to be offered for a period from June 1, 2011 through May 31, 2016; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Thomas Comito for the residence at Merestead Park for the term of June 1, 2011 through August 31, 2011 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Kevin Hill for the residence at 990 Saw Mill River Road at V.E. Macy Park for the term of August 1, 2011 through May 31, 2016 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Claudinei Santos for the residence at 343 Stone Hill Road, Pound Ridge, New York located at Ward Pound Reservation for the term of August 1, 2011 through May 31, 2016 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Michael Tkacz for the residence known as Residence Number 6, Ward Pound Ridge Reservation, Cross River, New York for the term of June 1, 2011 through May 31, 2012 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Joseph Greco for the residence at 45 Roosevelt Avenue, Rye, New York located at Playland Park for the term of June 1, 2011 through May 31, 2012 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with Brian Hill for the West Boathouse residence, 1 Playland Parkway, Rye, New York, located at Playland Park for the term of June 1, 2011 through May 31, 2012 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County of Westchester is hereby authorized to enter into a license agreement with William Carrieri for the East Boathouse residence, 1 Playland Parkway, Rye, New York, located at Playland Park for the term of June 1, 2011 through May 31, 2012 for the rate specified on the attached schedule; and be it further

RESOLVED, that the County Executive or his authorized designee is hereby authorized to execute all instruments necessary to implement this Resolution.

PRC RESIDENCES

Location	Licensee	Market Value 2011	Monthly Fee Through 5/31/2011	Market value rent by formula	Monthly Fee 6/1/2011 to 5/31/2012	Monthly Fee 6/1/2012 to 5/31/2013	Monthly Fee 6/1/2013 to 5/31/2014	Monthly Fee 6/1/2014 to 5/31/2015	Monthly Fee 6/1/2015 to 5/31/2016	Market Value compounded @ 2%
Mountain Lakes Park	Dominic Belli	\$ 2,500	\$ 1,021	\$ 1,250	\$ 1,093	\$ 1,165	\$ 1,236	\$ 1,308	\$ 1,380	\$ 1,380
Ridge Road Park	John Ponce	\$ 2,200	\$ 991	\$ 1,100	\$ 1,036	\$ 1,080	\$ 1,125	\$ 1,170	\$ 1,214	\$ 1,214
Merestead	Thomas Comito*	\$ 2,000	\$ 607	\$ 500	\$ 619					
Muscool Park	Joseph Simoncini	\$ 3,000		\$ 1,500	\$ 1,500	\$ 1,530	\$ 1,561	\$ 1,592	\$ 1,624	\$ 1,624
	Richard Neuman	\$ 3,000	\$ 725	\$ 750	\$ 746	\$ 766	\$ 787	\$ 807	\$ 828	\$ 828
Saxon Woods Park	Jean Schaffner	\$ 1,950	\$ 1,129	\$ 975	\$ 1,152	\$ 1,175	\$ 1,198	\$ 1,222	\$ 1,247	\$ 1,076
V.E. Macy Park	Kevin Hill**	\$ 1,900		\$ 950	\$ 950	\$ 969	\$ 988	\$ 1,008	\$ 1,028	\$ 1,028
	Charles Astapczyk	\$ 1,900	\$ 886	\$ 950	\$ 919	\$ 951	\$ 984	\$ 1,016	\$ 1,049	\$ 1,049
South County Trailway (353 Saw Mill River Rd.)	Darryl Whatts	\$ 2,500	\$ 1,297	\$ 1,250	\$ 1,323	\$ 1,349	\$ 1,376	\$ 1,404	\$ 1,432	\$ 1,380
Sprain Ridge Park	Omar Rueda	\$ 2,250	\$ 1,058	\$ 1,125	\$ 1,095	\$ 1,132	\$ 1,168	\$ 1,205	\$ 1,242	\$ 1,242
	Wilkins Roldan	\$ 2,250	\$ 994	\$ 1,125	\$ 1,044	\$ 1,093	\$ 1,143	\$ 1,192	\$ 1,242	\$ 1,242
Ward Pound Ridge Reservation	Dan Aitchison	\$ 1,750	\$ 938	\$ 875	\$ 957	\$ 976	\$ 995	\$ 1,015	\$ 1,036	\$ 966
	Claudinei Santos**	\$ 2,500		\$ 1,250	\$ 1,250	\$ 1,275	\$ 1,301	\$ 1,327	\$ 1,353	\$ 1,353
	Michael Tkacz***	\$ 2,100	\$ 1,159	\$ 1,050	\$ 1,182					\$ 1,159
	Gigi Carnes	\$ 2,250	\$ 1,148	\$ 1,125	\$ 1,171	\$ 1,194	\$ 1,218	\$ 1,243	\$ 1,267	\$ 1,242
	Brenda Bates	\$ 2,250	\$ 1,253	\$ 1,125	\$ 1,247	\$ 1,272	\$ 1,296	\$ 1,324	\$ 1,350	\$ 1,242
Lenoir Preserve	Danniela Ciatto	\$ 1,300	\$ 670	\$ 650	\$ 683	\$ 697	\$ 711	\$ 725	\$ 740	\$ 718
	Michael Lanni	\$ 2,000	\$ 974	\$ 1,000	\$ 1,000	\$ 1,026	\$ 1,052	\$ 1,078	\$ 1,104	\$ 1,104
Lasdon Park	Jeffrey Grossman	\$ 2,250	\$ 1,582	\$ 1,125	\$ 1,614	\$ 1,646	\$ 1,679	\$ 1,712	\$ 1,747	\$ 1,242
	James Caponera	\$ 2,000	\$ 1,270	\$ 1,000	\$ 1,295	\$ 1,321	\$ 1,348	\$ 1,375	\$ 1,402	\$ 1,104
Blue Mountain Reservation	Phil Marull	\$ 1,525	\$ 1,104	\$ 763	\$ 1,126	\$ 1,149	\$ 1,172	\$ 1,195	\$ 1,219	\$ 842
	Martin Tucci	\$ 950	\$ 472	\$ 475	\$ 482	\$ 493	\$ 503	\$ 514	\$ 524	\$ 524
	Karen Pecora	\$ 1,100	\$ 580	\$ 550	\$ 592	\$ 603	\$ 616	\$ 628	\$ 640	\$ 607
Bronx River Parkway	Robert Palles	\$ 2,300	\$ 966	\$ 1,150	\$ 1,027	\$ 1,087	\$ 1,148	\$ 1,209	\$ 1,270	\$ 1,270
Cranberry Lake	Patrick Toole	\$ 2,000	\$ 969	\$ 1,000	\$ 996	\$ 1,023	\$ 1,050	\$ 1,077	\$ 1,104	\$ 1,104
Croton Point Park	Joseph Cangelosi	\$ 2,100	\$ 1,187	\$ 1,050	\$ 1,211	\$ 1,235	\$ 1,260	\$ 1,285	\$ 1,311	\$ 1,159
Croton Gorge Park	Susan Moga	\$ 2,500	\$ 1,380	\$ 1,250	\$ 1,408	\$ 1,436	\$ 1,464	\$ 1,494	\$ 1,524	\$ 1,380
George's Island Park	Kenneth Meyer	\$ 1,900	\$ 930	\$ 950	\$ 954	\$ 978	\$ 1,001	\$ 1,025	\$ 1,049	\$ 1,049
Hutchinson River Parkway	George Antalosky	\$ 900	\$ 901		\$ 919	\$ 937	\$ 956	\$ 975	\$ 995	\$ -
Playland Park	Joseph Greco***	\$ 2,400	\$ 1,173	\$ 1,200	\$ 938					
	William Carrieri***	\$ 1,100	\$ 476	\$ 550	\$ 381					
	Brian Hill***	\$ 1,100	\$ 486	\$ 550	\$ 389					
Willson's Woods	B.C. Carter	\$ 1,450	\$ 635	\$ 725	\$ 668	\$ 701	\$ 734	\$ 767	\$ 800	\$ 800

5/13/2011

*Term from 6/1/11 to 8/31/11
 **Term from 8/1/11-5/31/16
 ***Term from 6/1/11 - 5/31/12

APPROVED BOARD OF ACQUISITION & CAPITAL PROJECTS SECRETARY

Original Agreement \$1,902,724*
 First Amendment \$
This Amendment \$
 TOTAL \$1,902,724*

Agreement #

Account to be Charged/Credited

Fund	Dept	Major Program, Program & Phase Or Unit	Object/ Sub-Object	Trust Account	Dollars	
165	42	various	9063		\$223,877*	2011
165	42	various	9063		\$373,553*	2012
165	42	various	9063		\$374,556*	2013
165	42	various	9063		\$378,619*	2014
165	42	various	9063		\$388,514*	2015
165	42	various	9063		\$163,605*	2016

*estimated

Budget Funding Year(s) 2011-2016 Start Date 6-01-11 End Date 5-31-16
 (must match resolution)

Funding Source Tax Dollars _____

State Aid _____

\$ 1,902,724* Federal Aid _____

(must match resolution)

Other Revenue

*estimated