

**86160**

DATE: July 6, 2021

TO: Board of Acquisition and Contract

FROM: Norma V. Drummond  
Commissioner of Planning

SUBJECT: Resolution Authorizing the agreement between the County of Westchester, the Property Owner Michelle Clemons-Wilson and Lead Professionals for the Rehabilitation of the Property located at 54 Kress Avenue in the City of New Rochelle

The attached resolution authorizes the County of Westchester ("County") to enter into an agreement with Lead Professionals and property owner Michelle Clemons-Wilson to provide grants from the Lead Safe Westchester ("LSW") Grant Program and New York State Affordable Housing Corporation ("NYSAHC"). These grants will be used to provide funding for a lead abatement project at 54 Kress Avenue, in the City of New Rochelle (the "Home"). The total project cost is \$36,800.00 of which a grant in the amount of \$24,800.00 will be provided by the LSW grant and \$12,000.00 from the NYSAHC grant, pursuant to approved budgets. The term of the agreement is August 1, 2021 to July 31, 2022.

Lead Professionals will remove the lead-based paint hazards in three units in the Home in which low-income households reside. The LSW Program will provide the funds necessary to stabilize the deteriorated areas inside and outside the Home that have been identified in the risk assessment report as having toxic lead-based paint, with supplemental funds from the NYSAHC program.

The goal and objective of this agreement is to provide a safe environment for the low income households who live in the Home. The project will be monitored by the Department of Planning staff who will make site visits during the construction, to ensure all contractual requirements are met.

In accordance with Section 6 of the County's Procurement Policy and Procedures, the services described above were posted on the County's website where interested entities responded by April 6, 2021. The Department of Planning staff also sent emails announcing the RFP specifications to a list of EPA Certified Lead Contractors as potential bidders. Two proposals

were submitted from Lead Professionals and Linear Environmental, Inc.; Lead Professionals submitted the lowest bid.

On February 7, 2019, the Board of Acquisition and Contract approved a resolution authorizing the County of Westchester to enter into a grant agreement with the United States Department of Housing & Urban Development, Office of Lead Hazard Control and Healthy Homes for an amount totaling \$4,100,000.00 to reduce lead-based paint hazards in Westchester County.

On August 27, 2020, the Board of Acquisition and Contract approved a resolution authorizing the County of Westchester to enter into an agreement with the New York State Affordable Housing Corporation to accept a grant totaling \$780,000.00 to provide funding for the acquisition and rehabilitation of properties in certain municipalities in the County.

I certify that my department, a) has copies of, or access to, all applicable laws, rules, regulations, grant applications and grant agreements (including any master grant agreement), as well as any guidance or instructions received from the agency making the grant (the "Grant Terms"), b) has reviewed the Grant Terms, c) is aware of and understands all of the Grant Terms, and d) can and will comply with all of the Grant Terms.

I recommend approval of this agreement.

NVD/cp/sc/lg  
Attachment

## RESOLUTION

UPON A COMMUNICATION FROM THE COMMISSIONER OF PLANNING, BE IT HEREBY

RESOLVED: that the County of Westchester is hereby authorized to enter into an agreement with the property owner Michelle Clemons-Wilson and Lead Professionals, in the total amount of \$36,800.00 of which a grant in the amount of \$24,800.00 is to be provided by the Lead Safe Westchester grant program and \$12,000.00 is to be provided by the New York State Affordable Housing Corporation grant program, pursuant to an approved budgets. The term of the agreement is August 1, 2021 to July 31, 2022, for the lead abatement project at the property located at 54 Kress Avenue in the City of New Rochelle. The project will include, but not be limited to, repairing the deteriorated areas inside and outside the home that have been identified as having toxic paint, and be it further

RESOLVED: that the County Executive or his duly authorized designee is authorized to execute any documents and take any actions necessary to effectuate purposes hereof.

Account to be Charged/Credited

Fund	Dept	Major Program, Program & Phase Or Unit	Object/ Sub Object	Trust Account	Dollars
263	19	471U	4380	T471	\$24,800.00
263	19	085V	4380	T085	\$12,000.00

Budget Funding Year(s) FY 2019 & 2020 Start Date August 1, 2021 End Date July 31, 2022  
 (must match resolution)

Funding Source Tax Dollars \_\_\_\_\_

State Aid \$12,000

**\$36,800** Federal Aid \$24,800 - U.S. Department of Housing and Urban Development

(must match resolution) Other \_\_\_\_\_