

**VILLAGE OF TARRYTOWN
BOARD OF TRUSTEES
WORK SESSION 6:00 P.M.
WEDNESDAY, JULY 6, 2016
Tarrytown Village Hall
One Depot Plaza, Tarrytown, New York**

Presentation – Don Marra, Professional Consultant

Board of Trustees Concerns

Open Session

1. Capital Budget
2. Water Rates
3. Naming of Recreation Center
4. Tarrytown Honda
5. Tarrytown Economic Development Strategy
6. Sleepy Hollow-Tarrytown Trails Strategy
7. Asbestos/Lead Abatement and Hazardous Materials Removal Bid
8. Award of Contract – Paving Bid 2016
9. Chapter 125, Dogs and Other Animals
10. Surplus Equipment
11. Conversion of Parking Meters
12. Tarrytown Fire Department Membership Changes
13. Irrigation System – RiverWalk Park

Executive Session

- 1A. Wilson Park Drive
- 2A. Management/Non-Union Employees

**VILLAGE OF TARRYTOWN
VILLAGE ADMINISTRATOR'S OFFICE
MEMORANDUM**

TO: Mayor Fixell and the Board of Trustees
FROM: Michael Blau, Village Administrator
RE: Capital Budget Plan, Fiscal Years 2016-2017 through 2020-2021
DATE: June 28, 2016

Attached herewith please find the five year Capital Plan for the period from Fiscal Year 2016-2017 through Fiscal Year 2020-2021. During my tenure as Village Administrator, I have provided you a five year capital plan, which the Board has utilized to develop the Capital Budget for the current fiscal year. There are three capital plans for three different funds submitted herewith. Capital requests for the Warner Library are included in the capital plan for the General Fund because even though the Library is appropriations are included in a separate Library Fund and that budget is approved by the Board of Trustees, the library is actually funded via an appropriation in the General Funds from the Villages of Tarrytown and Sleepy Hollow.

Please note that the current budget for FY 16-17 includes a pay down of principal in debt service as follows:

- | | |
|----------------|-------------|
| • General Fund | \$1,953,823 |
| • Water Fund | \$539,208 |

I would like to note that I received more requests for capital project from the various Department Heads for the current fiscal year than are reflected in this capital budget plan. I have moved a number of capital budget requests for the current fiscal year into subsequent years.

CAPITAL BUDGET - 5 YEAR PLAN - GENERAL FUND

2016-2021

Department	Total Cost	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021
Buildings						
Repair Stairs and Wall at Riverside Hose	\$12,500	\$12,500				
Program Room Upgrade (3rd Floor of Warner Library)	\$250,000	\$250,000				
Replace paneling on walls in Main St. Firehouse Meeting Rooms	\$20,000	\$20,000				
Painting of exterior of Senior Center and Replace Lighting on exterior of building	\$25,000	\$25,000				
Upgrade mechanical systems at Senior Center	\$100,000	\$100,000				
Extend Deck at Washington Engine	\$10,000			\$10,000		
DPW						
New fence and gates at DPW	\$15,000	\$15,000				
Installation of Indoor Vehicle Wash Rack	\$35,000		\$35,000			
Roads, Sidewalks, Drainage - DPW						
Milling and Paving of Existing Roadways	\$965,400	\$86,399	\$200,000	\$200,000	\$200,000	\$200,000
Replace Curbs and Sidewalks	\$140,000	\$35,000	\$35,000	\$35,000	\$35,000	
Loh Park Flood Mitigation Project	\$667,000	\$667,000				
Street Sign Replacement	\$20,000			\$20,000		
Recreation						
RiverWalk Park Re-Landscaping Project	\$355,000	\$355,000				
Tractor with Front End Loader (digging capability)	\$25,000	\$25,000				
Patriots Park Upgrade	\$75,000	\$75,000				
Replace Losee Park Perimeter Fencing	\$70,000		\$70,000			
Bathroom Facility in Losee Park	\$70,000				\$70,000	
Tractor with Mower	\$26,000					\$26,000
Police						
Portable Radio Replacement	\$125,000	\$125,000				
Solar Powered Speed Signs	\$20,000	\$20,000				
Vehicle Computer Replacement	\$50,000		\$50,000			
Radio System Replacement (Desk, Vehicles, Portables)	\$300,000			\$175,000		

Street Cameras (Downtown Commercial District)	\$150,000					\$150,000	
Fire							
Hose Washer	\$15,000	\$15,000					
Server Replacement	\$10,000	\$10,000					
Install Computers in Fire Chiefs Vehicles	\$27,500		\$27,500				
Vehicles							
DPW							
1993 John Deere Loader	\$200,000	\$200,000					
1998 Mack (G-4 and G-7) Automated Garbage Trucks	\$500,000		\$250,000			\$250,000	
1994 Mack Dump Truck (T-2)	\$250,000		\$250,000				
2005 Ford Explorer (C-2) General Foreman's Vehicle	\$35,000		\$35,000				
2007 Chevrolet (H-1 and H-3) Mason Dump Trucks	\$150,000		\$75,000			\$75,000	
1998 International Dump Truck (T-11)	\$210,000		\$210,000				
2000 G-1; 2007 G-2; 2009 G-8; 2009 G-9	\$90,000		\$90,000				
1997 Samsung Front End Loader	\$250,000			\$250,000			
2006 International G-6	\$250,000					\$250,000	
Police							
Replace Prisoner Van	\$65,000	\$65,000					
Fire							
Replace 2007 Fire Chiefs Vehicle	\$50,000	\$50,000					
Firetruck Consultant -Consolidated Engine (development of specifications)	\$12,500	\$12,500					
Replacement of Consolidated Engine (\$165,000 in TZB Community Benefits fund available)	\$585,000		\$585,000				
Replace 2009 Fire Chiefs Vehicles	\$50,000		\$50,000				
Fireboat Replacement	\$750,000			\$750,000			
1996 E-One Pumper (Phenix Hose)	\$750,000					\$750,000	
TOTAL							
	\$7,775,900	\$2,163,399	\$1,962,500	\$1,440,000	\$1,530,000	\$476,000	

Project approved for inclusion in Capital Budget by Warner Library Budget Board

Project cost = \$303,400; Community Development Block Grant funding = \$203,400

Estimated cost of \$349,999 less \$139,600 in Consolidated Highway Improvement Program (CHIPS) funding, \$93,000 in carry-forward from FY 15-16 Street Repaving Capital borrowing and \$31,000 in PAVE NY Funds (new program). Streets to be repaved are: Meadow St. (Millbrook Ave. to Sheldon Ave.); White St. (Frankline St. to Depot Plz.); Neperan Rd. (Tower Hill Rd. to Egans Lot); Park Ave. (Miller Ave. to Broadway); Independence St. (Miller to Broadway).

Estimated cost of project \$375,000, which includes design and bidding. \$300,000 grant from New New York Bridge project.

\$833,000 borrowed in FY 09-10. Project has increased in scope and cost, with Westchester County funding 1/2 of cost of project.

Estimated cost of \$1,100,000; Available funding = \$550,000 from Hudson Harbor, \$243,119 from Parkland/Recreation Fund, \$14,362 from Tappan

Zee Constructors agreement; Amount includes executed agreement with IQ Landscape Architects of \$62,500.

Signs will tell a motorist how fast they are driving. 4 signs to be permanently affixed to a pole; 1 sign to be mobile. 5 signs at \$4,000/each.

Replacement of 4 vehicles (satellite pick-up sanitation trucks) with one 5 to 6 cubic yard (CY) rear or side load garbage truck (typical packer truck ranges from 25 cy to 31 cy

Estimated cost of \$750,000 less \$165,000 grant from Community Benefits Fund (New New York Bridge Project); anticipated bid in FY 16-17 with one year build out - payment due in FY 17-18

CAPITAL BUDGET - 5 YEAR PLAN - GENERAL FUND

2016-2021

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Milling and Paving of Existing Roadways	\$965,400	\$185,399	\$200,000	\$200,000	\$200,000	\$200,000
Replace Curbs and Sidewalks	\$140,000	\$35,000	\$35,000	\$35,000	\$35,000	
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Estimated cost of \$750,000 less \$165,000 grant from Community Benefits Fund (New New York Bridge Project); anticipated bid in FY 16-17 with one year build out - payment due in FY 17-18

CAPITAL BUDGET - 5 YEAR PLAN - WATER FUND

2016-2021

	Total Cost	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021
Buildings						
New Pump Station Building and Systems	\$425,000	\$175,000	\$250,000			
Crest Area Water System Improvements						
Water Main Replacement - Irving Avenue, Sunnyside Avenue, Union Avenue, Highland Avenue, Midland Avenue						
Construction	\$2,500,000	\$2,500,000				
Booster Station	\$250,000		\$250,000			
Distribution						
Cleaning and Cement Mortar Lining						
PHASE 7 - Paulding Avenue, Hudson Place, Marling Avenue, White Plains Road						
Construction	\$2,400,000		\$2,400,000			
Construction Management	\$40,000		\$40,000			
PHASE 8 - Benedict Avenue, South Broadway, Rosehill Avenue, Fairview Avenue, Hamilton Place, Grove Street						
Design, Engineering, Surveying, Soil Boring and Testing	\$52,500		\$52,500			
Construction	\$2,400,000			\$2,400,000		
Construction Management	\$40,000			\$40,000		
Water Main Replacement						
PHASE 9 - South Broadway, Prospect Avenue						
Design, Engineering, Surveying, Soil Boring and Testing	\$54,500				\$54,500	
Construction	\$2,400,000					\$2,400,000
Construction Management	\$40,000					\$40,000
Vehicles						
2003 Chevrolet Pick-Up Truck (W-5)	\$35,000		\$35,000			
TOTAL	\$10,637,000	\$2,675,000	\$3,027,500	\$2,440,000	\$54,500	\$2,440,000

Estimated cost per Consulting Engineer is \$3M to \$3.5M. \$1M approved in FY 2014-2015 Capital Budget for project.

Estimated cost per Consulting Engineer is \$1M. Previous estimate from FY 2014-2015 Capital Budget was \$750,000. \$750,000 approved in FY 2014-2015 Capital Budget

CAPITAL BUDGET - 5 YEAR PLAN - SEWER FUND						
2016-2021						
	Total Cost	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021
Sewer Distribution						
Sewer Main and Manhole Rehabilitation and/or Replacement	\$500,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000
Engineering	\$100,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000
Total	\$600,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000

**VILLAGE OF TARRYTOWN
VILLAGE ADMINISTRATOR'S OFFICE
MEMORANDUM**

TO: Mayor Fixell and the Board of Trustees
FROM: Michael Blau, Village Administrator
RE: Water Rates
DATE: June 28, 2016

The Board of Trustees, at your January 19, 2016 meeting, amended the Master Fee Schedule to provide for a water rate increase. The rate increase for residential customers was 5% and for commercial customers was 8%. A copy of the resolution adopted by the Board is included herewith. The purpose of the rate increase was to address a deficit in the Water Fund. During our discussions of proposed rate increase scenarios, it was noted that the Water Fund was not generating sufficient amounts from the sale of water to cover the costs of the fund and that the General Fund was essentially loaning monies to the Water Fund to cover the cost of the operation. The Board, at that time, decided to adopt a more minimal water rate increase with a further Board authorized increase beyond the automatic water rate increase that occurs in July based upon the increase in the cost of water purchased from New York City.

During the three month period that the new fee structure has been in effect, an additional \$168,783.11 in water billing has occurred. Utilizing this revenue increase during the last quarter in FY 15-16 (March, April and May) and extrapolating based upon the increase and or decrease in consumption from the first, second and third quarter billing in FY 15-16, I anticipate that the water rate increase adopted by the Board in January will generate the following additional revenue:

• First Quarter FY 16-17	\$221,458
• Second Quarter FY 16-17	\$223,722
• Third Quarter FY 16-17	\$167,714

Based upon these estimates, the one year increase in revenues from the water rate increase is \$781,677.

The Water Fund budget approved by the Board for FY 16-17 is \$5,619,791. The actual revenue received by the Water Fund in FY 15-16 was \$4,480,103.27. Since this revenue figure includes the increase in water rates for the last quarter of the last fiscal year, I estimate that the revenue that would be generated in the Water Fund, absent a rate increase other than the automatic increase to address the annual rate increase instituted by the New York City Water Board, would be \$5,092,997, thereby increasing the deficit in the Water Fund by \$526,794 in FY 16-17. Please note that the deficit in the Water Fund from FY 14-15 was \$345,000. That deficit increased in by \$810,000 in FY 15-16 to a total deficit at the end of FY 15-16 of \$1,155,000. Absent a water rate increase adopted

by the Board of Trustees, the deficit will increase to \$1,681,794 at the end of the current fiscal year.

Below please find an excerpt from my memorandum to the Board dated August 18, 2015 providing an explanation of how the deficit originated.

There have been a number of factors that have impacted upon the fund balance in the Water Fund over the years. Since Fiscal Year 2011-2012, fund balance in the Water Fund has been appropriated and then transferred to the General Fund to control tax increases. In FY 11-12, the fund balance appropriation addressed a loss of assessables of over \$3.4 million, a loss of 5.96% of the assessment roll. This was the largest loss of assessables in the last ten years. The Village Board commenced a major water system upgrade, which required considerable borrowing and rates were not increased to address all of the debt service associated with the system improvement projects. In FY 12-13, the State legislature implemented the tax levy cap and fund balance appropriations have been used to manage the tax levy rate increases to remain in compliance with the tax levy cap. The fund balance appropriations in the Water Fund have been as follows:

- FY 11-12 \$400,000
- FY 12-13 \$400,000
- FY 13-14 \$500,000
- FY 14-15 \$500,000
- FY 15-16 \$500,000

In addition, in FY 14-15 the Village expended an additional \$415,062.71 in water purchases over what was budgeted. I noted in a memorandum to the Board in February 2015 that the Village had experienced a number of major water leaks that were discovered through leak detection that totaled 155,600 gallons per day. One additional item impacted the fund balance and that was the refunding of bonds in the last fiscal year. Ultimately, the refunding saved the Village monies in the long term, however, in the short term the Village had to expend an additional \$130,826.36 in debt service payments in the Water Fund than was budgeted.

Please note that the approved budget for the current fiscal year included a fund balance transfer of \$500,000 from the Water Fund to the General Fund to enable the budget to be tax levy cap compliant.

In the attached spreadsheet, I have submitted water rate increase proposals that will first address the fact that the Water Fund revenues will not be sufficient to meet the appropriations in the current fiscal year. The second component in the spreadsheet will address the funds due from the General Fund to the Water Fund. Please keep in mind that the Board can make the decision not to repay the monies essentially loaned from the General Fund to the Water Fund or repay only a portion of the amount due, however that will impact the amount of fund balance available to the Board for future appropriation. Please note that the Village's auditors have reviewed the Village's books for the annual

audit for FY 15-16. According to the information provided to the Village Treasurer, the unassigned fund balance deficit in the Water Fund increased from \$125,799 at the end of FY 14-15 to \$837,985 at the end of the past fiscal year. The unassigned fund balance in the General Fund, which is that portion of the fund balance that the Board has discretion to appropriate, increased from \$6,520,110 at the end of FY 14-15 to \$7,826,138 at the end of FY 15-16. Should the Board decide not to repay the General Fund monies due from the Water Fund will reduce the unassigned fund balance in the General Fund by whatever amount the Board so decides. The reason why there is a different amount due the General Fund from the Water Fund per the audit (\$837,985 deficit) and the due to per the Village Treasurer's general ledger (\$1,155,000) is that the Treasurer has accruals for actual funds provided from the General Fund to the Water Fund and the audit includes the water billing that occurred in June from water meter readings in May as revenue due the Water Fund. However, the Treasurer still had to move monies from the General Fund to the Water Fund at the end of the fiscal year (May) to pay the bills incurred by the Water Fund.

I have included with this memorandum, in addition to the spreadsheet with water rate increase options, the following documents:

- Water Fund Comparative Fund Balance Sheet (fund balance deficit highlighted). Please note that this document and the same document for the General Fund are from the audit currently in the process of being finalized.
- General Fund Comparative Fund Balance Sheet (unassigned fund balance highlighted).
- Spreadsheet from Village Treasurer noting amount due to the General Fund from the Water Fund. Please note that this number is actually more than what is reflected as the deficit in the Water Fund.

WATER RATE INCREASE PROPOSAL TO ADDRESS FY 16-17 DEFICIT - \$526,794				
CURRENT RATES				
Billing Category	Rate	Scenario #1	Scenario #2	Scenario #3
Residential - In Village				
Resident	\$62.25/1,000 cubic feet (cf)	\$68.69	\$66.92	\$67.85
Senior Citizen	\$46.43/1,000 cf	\$51.24	\$49.91	\$50.61
Residential - Out of Village	\$93.38/1,000 cf	\$103.04	\$100.38	\$101.78
Non-Residential - In Village	\$64.03/1,000 cf for first 2,000 cf	\$70.66	\$75.24	\$72.99
	\$76.84/1,000 cf for next 5,000 cf	\$84.79	\$90.29	\$87.60
	\$92.21/1,000 cf for next 5,000 cf	\$101.75	\$108.35	\$105.12
	\$110.65/1,000 cf thereafter	\$122.10	\$130.01	\$126.14
Non-Residential - Out of Village	\$96.04/1,000 cf for first 2,000 cf	\$105.98	\$112.85	\$109.49
	\$115.25/1,000 cf for next 5,000 cf	\$127.18	\$135.42	\$131.39
	\$138.30/1,000 cf for next 5,000 cf	\$143.14	\$162.50	\$157.66
	\$165.96/1,000 cf thereafter	\$183.14	\$195.00	\$189.19
10.35% increase across the board. Average single family water consumer uses 8,600 cf/year. Impact of this proposal for single family resident is \$57.10/year.				
7.5% increase for residential (72.21% of water consumption); 17.5% increase for non-residential (27.79% of water consumption). Impact of this proposal for a single family resident is \$41.37/year				
9% increase for residential; 14% increase for non-residential. Impact of this proposal for a single family resident is \$49.65/year.				

WATER RATE INCREASE PROPOSAL TO ADDRESS AMOUNT DUE FROM WATER FUND TO FUND OF \$1,155,000					GENERAL
CURRENT RATES			Scenario #1	Scenario #2	Scenario #3
Billing Category	Rate				
Residential - In Village					
Resident	\$62.25/1,000 cubic feet (cf)		\$65.78	\$66.79	\$69.35
Senior Citizen	\$46.43/1,000 cf		\$49.06	\$49.82	\$51.73
Residential - Out of Village	\$93.38/1,000 cf		\$98.67	\$100.20	\$104.04
Non-Residential - In Village	\$64.03/1,000 cf for first 2,000 cf		\$67.66	\$68.70	\$71.34
	\$76.84/1,000 cf for next 5,000 cf		\$81.20	\$82.45	\$85.61
	\$92.21/1,000 cf for next 5,000 cf		\$97.44	\$98.94	\$102.73
	\$110.65/1,000 cf thereafter		\$116.92	\$118.73	\$123.28
Non-Residential - Out of Village	\$96.04/1,000 cf for first 2,000 cf		\$101.49	\$103.05	\$107.00
	\$115.25/1,000 cf for next 5,000 cf		\$121.78	\$123.66	\$128.40
	\$138.30/1,000 cf for next 5,000 cf		\$146.14	\$148.40	\$144.52
	\$165.96/1,000 cf thereafter		\$175.37	\$178.08	\$184.90
Elimination of amount due to General Fund over 4 year period. All scenarios propose across the board rate increases. These increases can be established in any way determined by the Board. Impact of this proposal for a single family resident is \$30.36/year.					
Elimination of amount due to General Fund over 3 year period. Impact of this proposal for a single family resident is \$39.04/year.					
Elimination of amount due to General Fund over 2 year period. Impact of this proposal for a single family resident is \$61.06/year.					

Village of Tarrytown, New York**Water Fund
Comparative Balance Sheet
May 31,**

	<u>2016</u>	<u>2015</u>
ASSETS		
Cash and equivalents	<u>\$ 18,251</u>	<u>\$ 3,169</u>
Receivables		
Water rents receivable	708,177	633,949
Due from other funds	<u>35,588</u>	<u>-</u>
	<u>743,765</u>	<u>633,949</u>
Total Assets	<u><u>\$ 762,016</u></u>	<u><u>\$ 637,118</u></u>
LIABILITIES AND FUND BALANCE		
Liabilities		
Accounts payable	\$ 168,813	\$ 160,675
Due to other funds	1,155,000	358,965
Due to retirement systems	<u>21,294</u>	<u>24,518</u>
Total Liabilities	<u>1,345,107</u>	<u>544,158</u>
Fund balance (deficit)		
Restricted	254,894	218,759
Unassigned	<u>(837,985)</u>	<u>(125,799)</u>
Total Fund Balance	<u>(583,091)</u>	<u>92,960</u>
Total Liabilities and Fund Balance	<u><u>\$ 762,016</u></u>	<u><u>\$ 637,118</u></u>

Village of Tarrytown, New York**General Fund
Comparative Balance Sheet
May 31,**

	<u>2016</u>	<u>2015</u>
ASSETS		
Cash and equivalents	<u>\$ 7,227,312</u>	<u>\$ 6,950,424</u>
Taxes receivable, net of allowance for uncollectible taxes of \$5,742 and \$3,813 in 2016 and 2015, respectively	<u>81,044</u>	<u>115,112</u>
Receivables		
Accounts	160,525	211,155
Due from other governments	976,155	849,267
Due from other funds	<u>1,395,702</u>	<u>260,035</u>
	<u>2,532,382</u>	<u>1,320,457</u>
Prepaid expenditures	<u>254,982</u>	<u>10,896</u>
Total Assets	<u><u>\$ 10,095,720</u></u>	<u><u>\$ 8,396,889</u></u>
LIABILITIES AND FUND BALANCE		
Liabilities		
Accounts payable	\$ 135,931	\$ 95,232
Accrued liabilities	108,899	105,408
Due to other funds	146	1,193
Due to retirement systems	315,106	289,671
Unearned revenues	<u>433,764</u>	<u>379,701</u>
Total Liabilities	<u>993,846</u>	<u>871,205</u>
Fund balance		
Nonspendable	254,982	10,896
Restricted	-	149,678
Assigned	1,020,754	845,000
Unassigned	<u>7,826,138</u>	<u>6,520,110</u>
Total Fund Balance	<u>9,101,874</u>	<u>7,525,684</u>
Total Liabilities and Fund Balance	<u><u>\$ 10,095,720</u></u>	<u><u>\$ 8,396,889</u></u>

Village of Tarrytown
Water Dept.
Due to General Fund

Transfer Date	Amount Tfr	Balance Due to Gen.
12/2/2014	160,000	160,000
4/24/2015	25,000	185,000
5/19/2015	160,000	345,000
Year ending 5/31/2015		345,000
		0
10/13/2015	350,000	695,000
5/3/2016	150,000	845,000
5/11/2016	280,000	1,125,000
5/31/2016	30,000	1,155,000
Total due as of 5/31/16		1,155,000

VILLAGE OF TARRYTOWN

INTERNAL MEMORANDUM

To: Mayor Fixell and Members of the Board of Trustees

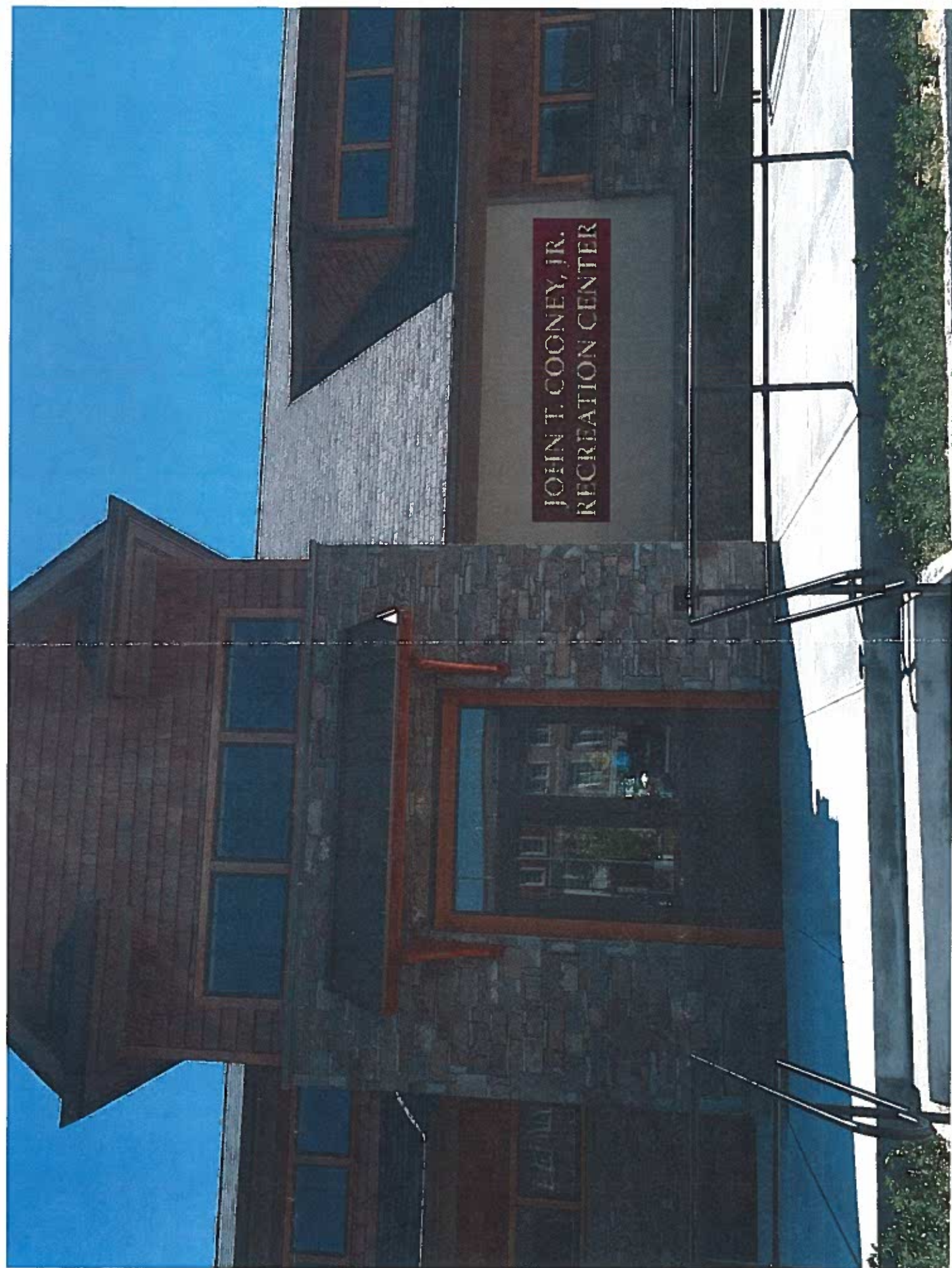
From: Michael Blau, Village Administrator

Date: June 13, 2016

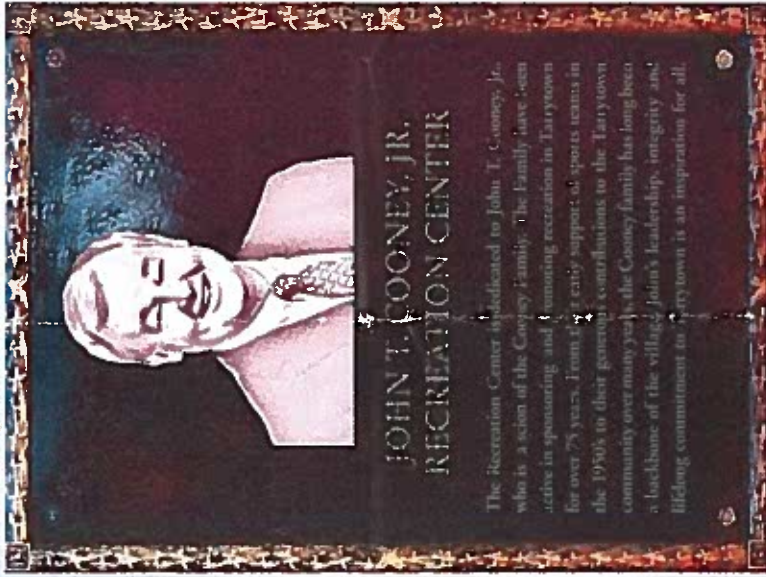
Subject: NAMING OF NEW RECREATION CENTER

Please be advised that I met with Joe Cotter on Friday afternoon to discuss moving the Recreation Department into the new Recreation Building and separating out from access by the public the construction for the swimming pool. During that meeting, Mr. Cotter provided me with information regarding his proposal to name the building. It is Mr. Cotter's intention to name the building the John T. Cooney, Jr. Recreation Center. I have included herewith a picture of the building with the proposed sign photo-shopped on the building as well as the proposed plaque which would go inside the entry vestibule to the building. Please note that Clause 15th of the Fourth Amended and Restated Agreement between the Village and National ReSources states the following, "The Village agrees to permit contractor to seek sponsorship for the pool facility and the recreation facility including naming opportunities of the recreation facility and the pool facility. No other components of the pool and recreation facility may be named pursuant hereto other than the two noted herein. The name may be placed on the building or on a separate sign in locations agreed upon by the parties and shall only include the name of the sponsor or entity with naming rights but no other information (i.e., Citifield); however, only one sign may be erected for the recreation facility and one sign for the pool facility. The signage shall comply with the provisions of Village Chapter 251, Section 7, Subsections C (2) (3) and (7). No sponsorship shall be approved without written consent of the Village. Approval shall not be unreasonably withheld, conditioned or delayed. The Village may withhold approval should the Village determine that a particular sponsor may be detrimental to the reputation of the recreation facility or the pool facility or there has been negative reporting in the media or an individual associated with the sponsor or the sponsor has been convicted of a crime." I will be placing this matter on the next Work Session agenda; however, I wanted to provide this to you well ahead of that meeting should you have any questions or comments that you would like me to direct to Mr. Cotter prior to the next work session.

In regard to the question which was the original purpose of the meeting (moving the Recreation Department into the new Recreation Building), it was agreed that the building will be available to the Village effective June 27th.



JOHN T. COONEY, JR.
RECREATION CENTER



The Recreation Center is dedicated to John T. Cooney, Jr., who is a son of the Cooney family. The family have been active in sponsoring and promoting recreation in Larrytown for over 75 years. From 1914 a early support of sports teams in the 1950's to their generous contributions to the Larrytown community over many years the Cooney family has long been a backbone of the village. John's leadership, integrity and lifelong commitment to Larrytown is an inspiration for all.

VILLAGE OF TARRYTOWN

INTERNAL MEMORANDUM

To: Mayor Fixell and Board of Trustees

From: Michael Blau, Village Administrator

Date: June 14, 2016

Subject: TARRYTOWN HONDA

Attached herewith please find a letter from the Hughes Law Office, who is the attorney representing Tarrytown Honda in their application to develop a service center at the location of the El Dorado West diner. The application requires the approval of both the Planning Board (site plan) and the Zoning Board of Appeals (area variances.) The letter from the Hughes Law Office is an official request to amend the zoning code in the Neighborhood (NS) District. I will be placing this matter on the next Board of Trustees work session for discussion purposes. Please note that the Board of Trustees has no legal obligation to consider an amendment to the zoning code. Should the Board want to consider the request for a zoning amendment, such requests are normally directed to the Planning Board for review and recommendation.

Cc: Kathy Zalantis, Village Attorney

HUGHES LAW OFFICE, P.C.

170 Hamilton Avenue, Suite 207, White Plains, New York 10601

Tel: 914-631-8855

Fax: 914-631-8895

Email: jhughes@hugheslawoffice.us

June 6, 2016

Mayor Drew Fixell and
The Board of Trustees
Village of Tarrytown
One Depot Plaza
Tarrytown, New York 10591

RECEIVED

JUN 6 2016

**TARRYTOWN VILLAGE
ADMINISTRATOR**

RE: Tarrytown Honda
Proposal to Expand
460 South Broadway
Tarrytown, New York 10591

Dear Mayor Fixell and Trustees:

My office represents Tarrytown Honda, the only automobile dealership in Tarrytown, located at 480 South Broadway, Tarrytown, New York.

Tarrytown Honda has submitted a proposal to the Planning Board to construct an additional dealership building at 460 South Broadway (where a diner is currently located), which building is necessary to accommodate increased demand by Tarrytown and local motorists for auto sales and service at the present location. Photos of the proposed building (at 460 South Broadway) as well as possible future modifications of the existing building (at 480 South Broadway) are enclosed, as well as a site plan (see **Exhibit "A"**).

The current Village zoning requirements as to coverage and on-site parking preclude the construction of a building of sufficient size for an auto dealer use. As a consequence, I am writing to the Board of Trustees, asking that it consider certain amendments to the Zoning Code, in particular the NS Zone as it applies to auto dealerships for the reasons stated herein.

The proposed amendments for the Board's consideration would apply to the NS Zone only and only for auto dealer uses, as follows:

- a) Building coverage: change in building coverage requirement from 20% to 30% coverage;
- b) Parking spaces: change in the computation of parking spaces from 1 space per employee plus 1 space for 150 s.f. of gross floor space to 1 space per 200 s.f. of gross floor space.

These changes mirror the Zoning Code of the Town of Greenburgh in the Greenburgh zoning districts which permit auto dealerships as permitted uses.

1. BACKGROUND OF DEALERSHIP AND AREA

The property located at 480 South Broadway has been used as an auto dealership for many decades.

The property is located in a Tarrytown zoning district ("NS" Zone) which specifically permits auto dealership and other retail uses, for the necessity and convenience of residents.

The area surrounding this property is affected by large volumes of interstate, regional and local traffic, as a result of the intersections with Interstate Routes 87/287 and Route 119. The commercial businesses in the immediate area provide necessary services to motorists and their automobiles. There are three (3) gas stations, an auto repair shop and the existing Honda dealership. All of these commercial businesses represent "brands" (i.e. Shell, Speedway, B.P., Mavis, and Honda). Similar to the other commercial businesses, Honda buildings must also represent its brand.

2. DEALERSHIP CHARACTERISTICS

About 30 percent of all automobiles registered to owners in Tarrytown are sold by Tarrytown Honda. An even greater number of Honda and non Honda vehicles are serviced by this dealership, providing residents with a convenient, reliable source of high quality, factory trained service to insure vehicle safety and reliability. This auto dealership is also characterized by the following:

- Employment: The dealership currently employs 73 people in good-paying jobs that include health and retirement benefits, as well as career paths. That number will grow to 90 employees in the near future. The indirect economic benefits that accrue to the Village and its citizens is even greater.

- **Taxes:** The dealership generates and collects Sales Taxes in the amount of \$3.2 million annually. Those taxes support the services upon which residents and other entities (non-profit, businesses, local government) rely.
- **Property Taxes:** Currently, the dealership remits approximately \$120,000 annually to support local government operations and schools.
- **Commitment to Charitable and Not-For-Profit Organizations:** Tarrytown Honda regularly supports civic, charitable, and educational institutions and organization, as a leading donor to the following organizations, helping to enrich the lives of all of our residents: JCC on the Hudson, Tarrytown Music Hall, Sleepy Hollow High School Athletics, Pinnacle Outreach, St. Theresa Church, Tarrytown Police Benevolent Assoc., Greenburgh Hebrew, Warner Library, Tarrytown Boy Scouts, Tarrytown St. Patrick's Parade, MHA of Westchester, Westchester Lighting AAU Basketball Team, Sleepy Hollow Halloween Parade, Tarrytown Duck Derby, Lyndhurst Historic Preservation, Tarrytown and Sleepy Hollow Chamber of Commerce and Tarrytown Food Pantry.

3. **JUSTIFICATION FOR PROPOSED ZONING AMENDMENT**

The NS Zone, in which this property is located, permits auto dealerships as a permitted principal use.

a) **Automobile Units in Operation**

There are over 16,000 automobile units in operation which are sold **and** serviced by Tarrytown Honda. Attached as **Exhibit "B"** is American Honda Motors Guide for the number of service stalls necessary to accommodate the existing market. You can see that 16,000 automobile units in operation requires 30 service stalls.

The existing dealership building provides 11 service stalls; the proposed building will provide an additional 21 service stalls for a total of 32 service stalls.

b) **Other Honda Dealership Buildings**

The required size of a dealership building is a direct function of recent sales and market area potential. Attached also as **Exhibit "B"** is a comparison of Tarrytown Honda with other dealerships. You can see the need for space. This analysis does not include the fact that Tarrytown Honda also sells over 1,000 pre-owned cars per year.

c) Coverage Requirement

The NS Zone prescribes building coverage (20%) requirement, which might be suitable for typical retail uses (such as the existing diner), but not for an auto dealership.

An automotive dealership building requires a certain minimum area (in excess of 20,000 sq.ft.) in order to provide a showroom for new cars; service areas for new, used and customer owned cars; an area for sales of parts, and administration. While operational activities take place inside the building, there must be sufficient exterior area to permit deliveries, customer parking and vehicle storage.

The coverage requirements of the NS Zone are too restrictive for an automotive dealership building.

This is the reason that Tarrytown Honda asks the Board of Trustees to consider the proposed amendment as to coverage.

d) On Site Parking

The number of on- site parking spaces prescribed by the Village of Tarrytown Code are a function of the size of the building and number of employees. Auto dealers generate significantly less customer traffic than for a another retail use. The retail consumer visits an auto dealer on very few occasions, as opposed to a typical gas station, food provider or pharmacy (where there are much more frequent customer visits).

A traffic study prepared by Maser & Co. indicates that the traffic demand generated by the proposed auto dealership will be approximately the same as for the existing diner use, notwithstanding the fact that the auto dealer building will be larger.

4. PLANNING BOARD REVIEW

The review by the Planning Board of a prior proposal and the current proposal has been very difficult.

a) Prior Proposal – 480 South Broadway

A prior proposal, involving the development of a new dealership building at 480 South Broadway (current dealership premises) was the subject of two (2) Article 78 petitions to the Supreme Court of the State of New York. The first petition was brought by a group of neighboring residents (as there was significant public opposition to this proposal) to contest the Planning Board approval. That petition was unsuccessful. The second petition, brought by Tarrytown Honda in order to reverse a Planning Board decision denying an extension of the approval, was successful. Tarrytown Honda and the Village have expended funds in pursuit of or defense against this litigation.

Tarrytown Honda has decided not to actively pursue this application, as a result of the potential for unending litigation, but will pursue it only if the current application (for 460 South Broadway) is denied. In addition, the 480 South Broadway premises does not provide sufficient land for current dealership operations.

b) Current Proposal – 460 South Broadway

The current proposal, involving the construction of a new dealership building at 460 South Broadway (the current site of El Dorado West Diner) is currently pending before the Planning Board. There have been two public hearings to date and (unlike the prior proposal at 480 South Broadway) **no public opposition** to the proposed building has been expressed. The entire purpose of this proposal at this location was to allow the dealership to expand while not affecting residential neighbors on Walter Street. That is the reason for **no public opposition**.

5. CONCLUSION

Tarrytown Honda would like to remain in Tarrytown and at its present location. The additional proposed location will serve to: (1) alleviate the overuse, congestion occurring at the present site, which is immediately adjacent to a residential neighborhood; and (2) provide better and faster service to the growing number of customers.

While the Board of Trustees has delegated to the Planning Board the limited jurisdiction to approve subdivision and site plan applications, the Board of Trustees is much more broadly responsible for the adoption of necessary zoning changes. In addition, the Board of Trustees has wider financial responsibilities, which include the need to encourage existing businesses; to enhance tax base; and to provide residents with economic services and amenities, both public and private.

As indicated previously, about 30 percent of all automobiles in Tarrytown are sold by Tarrytown Honda and a greater percentage of Tarrytown resident owned automobiles receive very high quality service, thereby insuring vehicle safety.

In Tarrytown, as elsewhere, driving an automobile is a very necessary activity. It is also inherently dangerous, always posing a serious risk of injury and even death. Driving safely and driving a safe automobile will always mitigate this terrible risk. Tarrytown Honda sells and services cars which confirm to industry standard and safety. This is a very important amenity for local residents, which is both necessary and convenient.

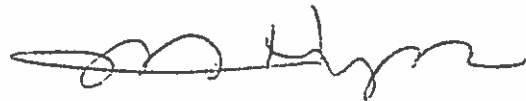
By this letter, we ask that the Board of Trustees consider the amendments as described on the first page of this letter.

Naturally, if you require "full size" exhibits or any other supporting information, please let me know. In addition, we are happy to discuss this matter at any Board meeting.

Please contact the undersigned should you have any questions.

Thank you.

Very truly yours,

A handwritten signature in black ink, appearing to read "John J. Hughes, Jr.", with a stylized, cursive script.

JOHN J. HUGHES, JR.

JJH:lmc

Encs.

Cc: Mr. Michael S. Blau
Village Administrator
Liz Meszaros
Planning Board
Zoning Board
Architectural Review Board

EXHIBIT 'A'



PO BOX 143
 Westfield NJ 07091
 Tel: (908) 234-4033
 www.redcomllc.com

TARRYTOWN HONDA



P.O. BOX 100
Tarrytown, NY 10591
Tel: (914) 331-8213
www.redcornllc.com

TARRYTOWN HONDA

[illegible]

1970-1971, 1971-1972, 1972-1973, 1973-1974, 1974-1975, 1975-1976, 1976-1977, 1977-1978, 1978-1979, 1979-1980, 1980-1981, 1981-1982, 1982-1983, 1983-1984, 1984-1985, 1985-1986, 1986-1987, 1987-1988, 1988-1989, 1989-1990, 1990-1991, 1991-1992, 1992-1993, 1993-1994, 1994-1995, 1995-1996, 1996-1997, 1997-1998, 1998-1999, 1999-2000, 2000-2001, 2001-2002, 2002-2003, 2003-2004, 2004-2005, 2005-2006, 2006-2007, 2007-2008, 2008-2009, 2009-2010, 2010-2011, 2011-2012, 2012-2013, 2013-2014, 2014-2015, 2015-2016, 2016-2017, 2017-2018, 2018-2019, 2019-2020, 2020-2021, 2021-2022, 2022-2023, 2023-2024, 2024-2025, 2025-2026, 2026-2027, 2027-2028, 2028-2029, 2029-2030, 2030-2031, 2031-2032, 2032-2033, 2033-2034, 2034-2035, 2035-2036, 2036-2037, 2037-2038, 2038-2039, 2039-2040, 2040-2041, 2041-2042, 2042-2043, 2043-2044, 2044-2045, 2045-2046, 2046-2047, 2047-2048, 2048-2049, 2049-2050, 2050-2051, 2051-2052, 2052-2053, 2053-2054, 2054-2055, 2055-2056, 2056-2057, 2057-2058, 2058-2059, 2059-2060, 2060-2061, 2061-2062, 2062-2063, 2063-2064, 2064-2065, 2065-2066, 2066-2067, 2067-2068, 2068-2069, 2069-2070, 2070-2071, 2071-2072, 2072-2073, 2073-2074, 2074-2075, 2075-2076, 2076-2077, 2077-2078, 2078-2079, 2079-2080, 2080-2081, 2081-2082, 2082-2083, 2083-2084, 2084-2085, 2085-2086, 2086-2087, 2087-2088, 2088-2089, 2089-2090, 2090-2091, 2091-2092, 2092-2093, 2093-2094, 2094-2095, 2095-2096, 2096-2097, 2097-2098, 2098-2099, 2099-2100, 2100-2101, 2101-2102, 2102-2103, 2103-2104, 2104-2105, 2105-2106, 2106-2107, 2107-2108, 2108-2109, 2109-2110, 2110-2111, 2111-2112, 2112-2113, 2113-2114, 2114-2115, 2115-2116, 2116-2117, 2117-2118, 2118-2119, 2119-2120, 2120-2121, 2121-2122, 2122-2123, 2123-2124, 2124-2125, 2125-2126, 2126-2127, 2127-2128, 2128-2129, 2129-2130, 2130-2131, 2131-2132, 2132-2133, 2133-2134, 2134-2135, 2135-2136, 2136-2137, 2137-2138, 2138-2139, 2139-2140, 2140-2141, 2141-2142, 2142-2143, 2143-2144, 2144-2145, 2145-2146, 2146-2147, 2147-2148, 2148-2149, 2149-2150, 2150-2151, 2151-2152, 2152-2153, 2153-2154, 2154-2155, 2155-2156, 2156-2157, 2157-2158, 2158-2159, 2159-2160, 2160-2161, 2161-2162, 2162-2163, 2163-2164, 2164-2165, 2165-2166, 2166-2167, 2167-2168, 2168-2169, 2169-2170, 2170-2171, 2171-2172, 2172-2173, 2173-2174, 2174-2175, 2175-2176, 2176-2177, 2177-2178, 2178-2179, 2179-2180, 2180-2181, 2181-2182, 2182-2183, 2183-2184, 2184-2185, 2185-2186, 2186-2187, 2187-2188, 2188-2189, 2189-2190, 2190-2191, 2191-2192, 2192-2193, 2193-2194, 2194-2195, 2195-2196, 2196-2197, 2197-2198, 2198-2199, 2199-2200, 2200-2201, 2201-2202, 2202-2203, 2203-2204, 2204-2205, 2205-2206, 2206-2207, 2207-2208, 2208-2209, 2209-2210, 2210-2211, 2211-2212, 2212-2213, 2213-2214, 2214-2215, 2215-2216, 2216-2217, 2217-2218, 2218-2219, 2219-2220, 2220-2221, 2221-2222, 2222-2223, 2223-2224, 2224-2225, 2225-2226, 2226-2227, 2227-2228, 2228-2229, 2229-2230, 2230-2231, 2231-2232, 2232-2233, 2233-2234, 2234-2235, 2235-2236, 2236-2237, 2237-2238, 2238-2239, 2239-2240, 2240-2241, 2241-2242, 2242-2243, 2243-2244, 2244-2245, 2245-2246, 2246-2247, 2247-2248, 2248-2249, 2249-2250, 2250-2251, 2251-2252, 2252-2253, 2253-2254, 2254-2255, 2255-2256, 2256-2257, 2257-2258, 2258-2259, 2259-2260, 2260-2261, 2261-2262, 2262-2263, 2263-2264, 2264-2265, 2265-2266, 2266-2267, 2267-2268, 2268-2269, 2269-2270, 2270-2271, 2271-2272, 2272-2273, 2273-2274, 2274-2275, 2275-2276, 2276-2277, 2277-2278, 2278-2279, 2279-2280, 2280-2281, 2281-2282, 2282-2283, 2283-2284, 2284-2285, 2285-2286, 2286-2287, 2287-2288, 2288-2289, 2289-2290, 2290-2291, 2291-2292, 2292-2293, 2293-2294, 2294-2295, 2295-2296, 2296-2297, 2297-2298, 2298-2299, 2299-2300, 2300-2301, 2301-2302, 2302-2303, 2303-2304, 2304-2305, 2305-2306, 2306-2307, 2307-2308, 2308-2309, 2309-2310, 2310-2311, 2311-2312, 2312-2313, 2313-2314, 2314-2315, 2315-2316, 2316-2317, 2317-2318, 2318-2319, 2319-2320, 2320-2321, 2321-2322, 2322-2323, 2323-2324, 2324-2325, 2325-2326, 2326-2327, 2327-2328, 2328-2329, 2329-2330, 2330-2331, 2331-2332, 2332-2333, 2333-2334, 2334-2335, 2335-2336, 2336-2337, 2337-2338, 2338-2339, 2339-2340, 2340-2341, 2341-2342, 23

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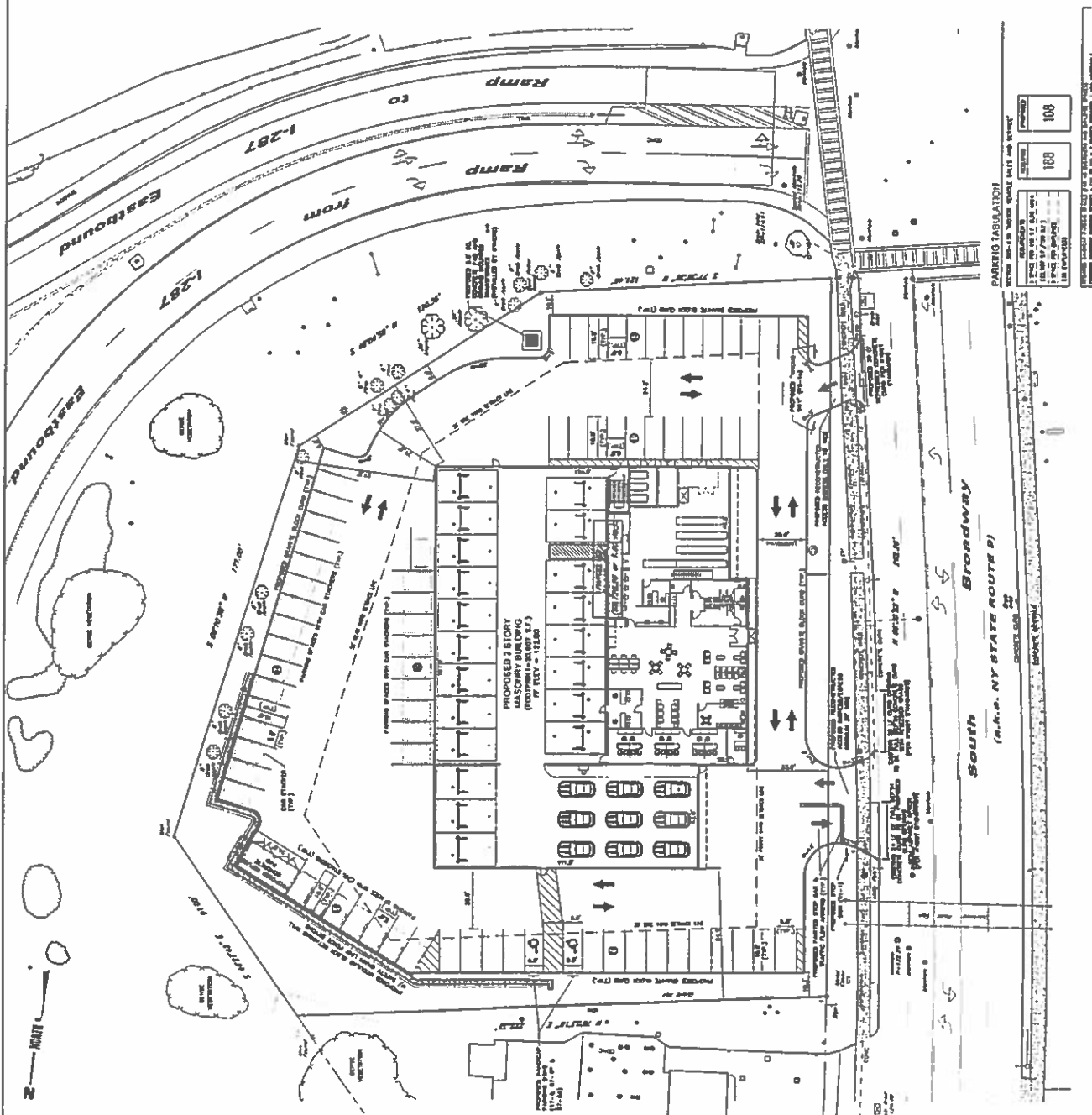


EXHIBIT 'B'

AHM GUIDE	
Units in Operation	# of Stalls
547	1
1094	2
1641	3
2188	4
2735	5
3282	6
3829	7
4376	8
4923	9
5470	10
6017	11
6564	12
7111	13
7658	14
8205	15
8752	16
9299	17
9846	18
10393	19
10940	20
11487	21
12034	22
12581	23
13128	24
13675	25
14222	26
14769	27
15316	28
15863	29
16410	30
16957	31
17504	32
18051	33
18598	34
19145	35
19692	36
20239	37
20786	38
21333	39
21880	40

@ 3% growth

Year	Total UIO
2016	12,130
2017	12,494
2018	12,869
2019	13,255
2020	13,652
2021	14,062
2022	14,484

@ 5% growth

Year	Total UIO
2016	12,130
2017	12,737
2018	13,373
2019	14,042
2020	14,744
2021	15,481
2022	16,255

<u>Dealership</u>	<u>2015 Sales</u>	<u>Market Area</u>	<u>Required Building Size</u>	<u>Current Building Size</u>
Yonkers Honda	2626 New Car Sales	2600 New Car Sales	38,125 s.f.	60,000 s.f. adding 3500 s.f. to Service Dept.
White Plains Honda	1722 New Car Sales	1829 New Car Sales	28,800 s.f.	30,254 s.f.
Mt. Kisco Honda	891 New Car Sales	989 New Car Sales	28,300 s.f.	22,600 s.f.
Tarrytown Honda	2676 New Car Sales	2607 New Car Sales	38,316 s.f.	15,316 s.f.

RESOLUTION AWARDING THE 2016 CONTRACT FOR MILLING, RESURFACING,
CURBING VARIOUS STREETS TO ELQ INDUSTRIES, INC.

WHEREAS, the Village of Tarrytown, in a cooperative relationship with the Villages of Ardsley, Dobbs Ferry, Elmsford, Hastings and Irvington, has solicited bids for the milling and resurfacing of various street, adjusting manholes, and concrete curbing in the Village of Tarrytown and the cooperating partner municipalities; and

WHEREAS, a public notice for this project bid was duly advertised in an official newspaper on May 26, 2016; and

WHEREAS, on June 16, 2016 , at the Village of Irvington , all bids received were opened and the bids received are summarized below for the work in all of the cooperating partner Villages; and

<u>CONTRACTOR</u>	<u>BID AMOUNT</u>
ELQ Industries, Inc.	\$ 1,668,783.58
PCI Industries Corporation.	\$ 1,688,908.85
Montesano Brothers, Inc	\$ 2,072,793.25

WHEREAS, the Village has funds available from the in New York State Consolidated Highway Improvement Program in the amount of \$139,600.00 to fund this work; and

WHEREAS, following the unit values in the bid and extending those unit values based upon the estimates of work to be performed in the Village of Tarrytown, the value of work to be performed is \$349,999, with the balance of the contract for work in the Villages of Ardsley, Dobbs Ferry, Elmsford, Hastings and Irvington; and

WHEREAS, in accordance with the contract, each partner municipality will separately authorize the Contract and be responsible for payment of services performed within their respective municipality directly to the contractor; and

NOW, THEREFORE, BE IT RESOLVED, that the Village Board of Trustees of the Village of Tarrytown hereby awards the contract, for the work to be performed for the 2016 Milling, Resurfacing and Replacement of Curbing on various streets in the Village of Tarrytown to ELQ Industries, Inc., in accordance with their unit prices contained in their bid of June 16, 2016 for the work to be performed within the Village of Tarrytown and the other five Villages.

Kathy Deufemia

From: Mike Blau
Sent: Tuesday, June 28, 2016 3:21 PM
To: Kathy Deufemia
Subject: FW: Surplus Vehicle

Work Session

From: Scott Brown
Sent: Tuesday, June 28, 2016 1:55 PM
To: Mike Blau
Subject: Surplus Vehicle

Approximately 10 years ago a speed monitoring trailer with an LED display was donated to the police department. The device is obsolete, no longer works and would be extremely expensive to return it to working condition. I am requesting the Board of Trustees declare the trailer surplus and authorize its disposal. The trailer is a Dexter Axle model SLR bearing serial #07676923

Thank you.

**VILLAGE OF TARRYTOWN
VILLAGE ADMINISTRATOR'S OFFICE
MEMORANDUM**

TO: Mayor Fixell and the Board of Trustees
FROM: Michael Blau, Village Administrator
RE: Conversion of Parking Meters
DATE: June 27, 2016

Please be advised that I met with a company called IPS Group, which is a business that removes the existing coin operated parking meter heads and replaces it with a new parking meter head that is a smart meter and will accept coins, credit cards and payments from smart phones. The total number of on-street parking meter heads is 324. The total number of parking meter heads in parking lots is 142. There are two types of new meter heads. The first retains the time on the parking meter when a vehicle pulls out from the parking meter and another person parking in that parking space has that time available to them. The second is a parking meter that clears the time from the meter when the vehicle leaves the parking space. There is a sensor in the meter that recognizes when the vehicle leaves the parking space. According to the representative I met with, employing the sensor parking meters increases revenue from the meters from 20 to 30%. Based thereon, the Village could anticipate an increase in parking meter revenue ranging from \$54,997 to \$82,496.

The cost to convert the 466 parking meters is as follows:

- Conversion to meters without sensors \$247,430.00
- Conversion to meters with sensors \$416,330.00

In addition, IPS Group works with another company to provide financing for a lease purchase of the new meters. Those costs are as follows:

- Parking meter conversion without sensors
Lease payment and term #1 – 12 quarterly lease payments of \$21,948.00 = \$263,376.00
Lease payment and term #2 – 20 quarterly lease payments of \$13,666.00 = \$273,320.00
- Parking meter conversion with sensors
Lease payment and term #1 – 12 quarterly lease payments of \$36,930.26 = \$443,163.12
Lease payment and term #2 – 20 quarterly lease payments of \$22,993.53 = \$459,870.60

I have included herewith information concerning the actual new meter head.

I would like to discuss with the Board whether you have any interest in pursuing this project or possibly starting with converting the South Washington parking lot (east side) to a multi-space parking meter.

**VILLAGE OF TARRYTOWN
VILLAGE ADMINISTRATOR'S OFFICE
MEMORANDUM**

TO: Mayor Fixell and the Board of Trustees
FROM: Michael Blau, Village Administrator
RE: Irrigation System, RiverWalk Park
DATE: June 23, 2016

Per the direction of the Board of Trustees at the last Work Session, I posed the following questions to John Imbiano from IQ Landscape Architects.

John – questions from BOT. Were the new plantings proposed based upon the limited access to water in the RiverWalk Park? Would the proposed plantings be different if there was an irrigation system in the park? What would be the estimated cost for the installation of an irrigation system in the RiverWalk Park? Do you believe an irrigation system is necessary?

Below please find the answers received to the questions posed. The first response is from John Imbiano, who had forwarded my questions to Larry Weaner Associates to be answered. The second grouping of answers is from Penn Marchael from Larry Weaner Associates.

Attached is Larry Weaner's response to the plantings. Typically it is always beneficial to have water until plants and lawns are established. We can always install gator bags at new trees that are filled intermittently, but the shrubs and turf areas will require some form of watering in the beginning - either by hand or by an automated irrigation system. I defer to LWA on the watering requirements for native meadow perennials. The ultimate goal is to have a sustainable landscape that does not depend on irrigation.

I will proceed to get a budget number from an irrigation contractor we work with to install an automated system.

Were the new plantings proposed based upon the limited access to water in the RiverWalk Park?

This was not the driving force behind the design as most native meadow plants are

drought tolerant it seemed fitting to continue in this direction though since there is limited water.

Would the proposed plantings be different if there was an irrigation system in the park?

No, the overall design of the park is based on the idea of continuing the meadow and natural areas as this is also a habitat for many birds as well as a public park.

What would be the estimated cost for the installation of an irrigation system in the RiverWalk Park? Do you believe an irrigation system is necessary?

We can look into the cost of an irrigation system but we do not believe it is necessary. The two benefits would be 1) the turf grass areas would be more lush. 2) The short term (1-2 seasons) use of the system might help improve the survival of some of the trees and shrubs, though we see this benefit minor if the planting occurs in the fall.

Mike Blau

From: Mike Blau
Sent: Monday, June 27, 2016 12:10 PM
To: Becky McGovern; Doug Zollo; Drew Fixell; Karen Brown; Mary McGee; Robert Hoyt; Tom Butler
Subject: FW: Irrigation System RiverWalk Park 6-23-16.doc

Answer to Trustee Butler's question about guarantee for plantings

From: John Imbiano [mailto:jimbiano@iqlandarch.com]
Sent: Monday, June 27, 2016 11:56 AM
To: Mike Blau
Subject: Re: Irrigation System RiverWalk Park 6-23-16.doc

Typically the guarantee period is for a period of one year after acceptance of completion or for not less than two full planting seasons (spring/ fall) , whichever period is greater.

John A. Imbiano, ASLA | Principal
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On Jun 27, 2016, at 7:53 AM, Mike Blau <MBlau@tarrytowngov.com> wrote:

John – I shared your answers with the BOT. I received this question from the Deputy Mayor.

From: Butler, Tom [mailto:Tom.Butler@aecom.com]
Sent: Thursday, June 23, 2016 2:25 PM
To: Mike Blau; Becky McGovern; Doug Zollo; Drew Fixell; Karen Brown; Mary McGee; Robert Hoyt; Tom Butler
Subject: RE: Irrigation System RiverWalk Park 6-23-16.doc

Mike

Another question: What is the guarantee or replacement period for the plants or tree that die?

T

From: Mike Blau [mailto:MBlau@tarrytowngov.com]
Sent: Thursday, June 23, 2016 1:51 PM
To: Becky McGovern; Doug Zollo; Drew Fixell; Karen Brown; Mary McGee; Robert Hoyt; Tom Butler
Subject: Irrigation System RiverWalk Park 6-23-16.doc