

**PHYSICAL SERVICES COMMITTEE
MINUTES**

**MONDAY, JULY 23, 2018
3:30 P.M.**

PRESENT: Barry J. Cheney, Chairman
Leigh J. Benton, Katie Bonelli, James M. Kulisek, Michael D. Paduch,
Paul Ruskiewicz, Peter V. Tuohy

ALSO

PRESENT: Antoinette Reed, Legislative Counsel
Harry Porr, Director of Operations and Cost Control
Damian Brady, Senior Assistant County Attorney
Joseph Mahoney, Assistant County Attorney
Alison Tyack, Director of Personnel Management, Human Resources
Erik Denega, Commissioner, Dept. of Public Works
Pete Hammond, Deputy Commissioner, Dept. of Public Works/EF&S
Scott Razzano, Director of Professional Services, Buildings and Grounds
Tim Tucker, Budget Analyst

Chairman Cheney opened the committee meeting at 3:30 p.m. by asking everyone to stand for the Pledge of Allegiance. All committee members were present with the exception of Legislator Vero who was absent.

Mr. Razzano addressed the committee with an update on the Government Center. He stated that all county departments are moved into the building and fully operational throughout Division I and Division II. There is one last scheduled move for Division III which is the New York State Unified Court System. Three judges will be leaving the Annex and moving into Division III and one judge will be coming from the 1841 Courthouse. He noted that initially the courts had intentions of vacating the 1841 Courthouse entirely but the administrative judge has decided that they are going to keep the space and use it for special cases throughout the year. The move will take place on Monday, August 6th.

Regarding the Government Center Construction Project, there is a total of 10 contractors (vendors) with 40 sub-contractors who work under them. Mr. Razzano stated that five out of the ten prime contractors have completed their contractual obligations and received final payment retainage. Two vendors that are still working in the building are Corcraft who will be here for the entire week to complete the back ordered items and Simplex Grinell who are completing several items so that the Government Center can communicate with the court Annex. In the event of a significant incident next door, the Government Center would receive a warning and vice versa. He expects that it will be done by the end of August. Secure Watch 24 is also still working in the building doing final commissioning of all conference rooms, installing miscellaneous cameras, card readers, alarms, etc. They also have a training scheduled on August 2nd in the Legislative Chamber to instruct Legislators and staff on how to use the functions of the equipment and voting system. MEHL Electric is working on additional items that came to light as departments moved in such as additional data for electric, offices, copy rooms, lighting, etc. He expects that they will be complete in September. One of the other items pending is interior signage. They went back and forth with multiple vendors and finally received a decent price from a company called Take Form of Western,

N.Y. He anticipates that there will be a completed contract by the end of August and by the end of September, the signs will be onsite, installed and complete. Regarding the air conditioning units, he stated that there are massive units on the roof that house all the equipment, but they are getting too hot, so the manufacturer will be replacing parts and installing new ones.

Mr. Cheney asked if the overheating of the air-conditioning units and having to restart it puts stress on the equipment that may limit its useful life.

Mr. Randazzo replied he is being told no and it will not damage anything.

Mr. Paduch clarified that if more issues occur, the manufacturer will have to repair it.

Mr. Razzano stated that is correct. There are warranties on all the equipment and have already started.

Mr. Paduch commented that it seems odd that the construction manager is gone but there are still contractors working throughout the building. He asked if there is a reason for that.

Mr. Razzano replied the construction manager had priced this project for a certain time frame to keep them proactive and cost effective, but it is not uncommon for a facility of this size to still have certain contractors left and the construction manager be done to make sure the building is code compliant.

Mr. Paduch asked who oversees the contractors since the construction manager is no longer here.

Mr. Razzano replied he oversees them.

Mr. Cheney clarified that the county is taking responsibility.

Mr. Denega stated that is correct. He pointed out that Mr. Razzano has overseen this project since 2015.

Mr. Paduch stated that the construction manager should still be in charge and be here in case something goes wrong so that they are held responsible.

Mr. Denega explained that if there are defects or issues with the work provided, items are under warranty.

Mr. Paduch reiterated that it is odd that Holt Construction who is the construction manager is done with this project.

Mr. Cheney asked if the project reached substantial completion when Holt Construction left.

Mr. Razzano replied yes, Holt Construction completed their contractual obligations. The items that are being worked on are items that came to light such as alarms. He stated it would not be cost effective to keep Holt on site.

Mr. Denega stated the cost savings on the project should be close to \$1 million and they are doing the best they can to keep the project costs low.

Mr. Kulisek clarified that the contracts that the contractors signed was with the county and not with Holt Construction.

Mr. Razzano stated the prime vendors are with the county.

Mr. Denega pointed out that Mr. Razzano is now a county employee.

Mr. Razzano stated that just recently he came to work for the county.

Mr. Paduch asked if the county is responsible for the controls throughout the building.

Mr. Razzano replied the county hired a company called Day Automation so there is a control over the controls throughout the building. He stated they are also closed out.

Mr. Cheney clarified that Day Automation's responsibility was to design and create the control system.

Mr. Razzano stated he believes Clark Patterson Lee (the architects) specked out what would be used, and Day Automation had the contract to install, monitor and maintain the components.

Mrs. Bonelli moved the request for supplemental appropriation to the Capital Projects budget in the amount of \$181,000.00 for fleet and equipment for solid waste operations at the Orange County Transfer Stations #1, #2 and #3. This project has been approved under the 2018 Capital Plan as Project No. 58. Upon approval, a new capital project will be created (bonding), seconded by Mr. Ruskiewicz.

Mr. Hammond referred to the list in the committee packet (see original minutes) and stated that all the equipment is worn out and will be auctioned off as surplus.

Mr. Benton asked if any of the equipment is reimbursable for the recycling grant.

Mr. Hammond replied no.

Motion carried. All in favor.

Mr. Benton moved the request for supplemental appropriation to the Capital Projects budget in the amount of \$250,000.00 for Capital Improvements for the solid waste operations at the Orange County Transfer Stations #1, #2 and #3. This project has been approved under the 2018 Capital Plan as Project No. 59. Upon approval, a new capital project will be created (bonding), seconded by Mr. Tuohy.

Mr. Hammond explained this request is only for the New Hampton location and will repave the entire entrance road. The road has not been repaired for fifteen years and the budgetary estimate which was prepared by the Department of Public Works is \$232,000.00.

Motion carried. All in favor.

Mr. Benton moved the request to reclassify one (1) Principal Clerk, Grade 7 (#011320) to Associate Clerk, Grade 8, seconded by Mrs. Bonelli.

Mr. Hammond stated these next three agenda items were passed unanimously at the Personnel and Compensation Committee last week. The first position is for someone who has been performing the job duties for numerous years and has been doing the work of two people. He added this is not taxation, it is user fee based.

Mr. Paduch asked if there was a funded vacancy.

Mr. Hammond replied they have the money in the budget.

Motion carried. All in favor.

Mr. Benton moved the request to reclassify two (2) Assistant Sanitary Landfill Supervisor, Grade 12 positions (#012807 and #013433) to Assistant Transfer Station Supervisors, Grade 14, seconded by Mr. Ruskiewicz.

Mr. Hammond explained that there was a desk audit done and the recommendation was to increase the title due to the reduction and work force over the past few years.

Mr. Paduch clarified that the other two positions will be eliminated.

Mr. Hammond stated that is correct.

Mr. Cheney asked Mr. Hammond how he is managing the work with the lack of staff.

Mr. Hammond replied overtime because there is no other choice.

Motion carried. All in favor.

Mrs. Bonelli moved the request to abolish one (1) Superintendent of Solid Waste & Sewer Operations, Grade 17 (#010983) to create one (1) Transfer Station Supervisor, Grade 17, seconded by Mr. Tuohy.

Mr. Hammond stated back in 2004, this title was changed from supervisor to superintendent and went from doing just solid waste to solid waste and sewer. There has been one individual in the position who retired and is now a solid waste person. In discussions with Human Resources, the decision was made that it make sense to have this position reflect what the person is doing which is supervising the Transfer Station operations. He added that the position is now vacant.

Motion carried. All in favor.

The meeting adjourned at 4:16 p.m.