

WARREN COUNTY BOARD OF SUPERVISORS

COMMITTEE: COUNTY FACILITIES

DATE: FEBRUARY 20, 2009

COMMITTEE MEMBERS PRESENT:

SUPERVISORS THOMAS
O'CONNOR
CHAMPAGNE
VANNESS
GIRARD
GOODSPEED
PITKIN

OTHERS PRESENT:

WILLIAM LAMY, SUPERINTENDENT OF PUBLIC WORKS
JEFFREY TENNYSON, DEPUTY SUPERINTENDENT OF PUBLIC
WORKS
FRANK MOREHOUSE, SUPERINTENDENT OF BUILDINGS
FRED AUSTIN, BUILDING PROJECT COORDINATOR
FREDERICK MONROE, CHAIRMAN
PAUL DUSEK, COUNTY ATTORNEY
HAL PAYNE, COMMISSIONER OF ADMINISTRATIVE & FISCAL
SERVICES
JOAN SADY, CLERK OF THE BOARD
SUPERVISORS GERAGHTY
KENNY
SIMMES
SOKOL
STRAINER
TAYLOR
TESSIER
THOM RANDALL, *THE ADIRONDACK JOURNAL*
SARAH MCLENITHAN, LEGISLATIVE OFFICE SPECIALIST

Mr. Thomas called the meeting of the County Facilities Committee to order at 8:30 a.m.

Motion was made by Mr. VanNess, seconded by Mr. Goodspeed and carried unanimously to accept the minutes of the previous Committee meeting, subject to correction by the Clerk of the Board.

Privilege of the floor was extended to Frank Morehouse, Superintendent of Buildings, who distributed copies of the agenda packet to the Committee members; a copy of the agenda is on file with the minutes.

Mr. Morehouse advised that the construction of the Human Services Building (HSB) was proceeding ahead of schedule and the project was under budget. He explained that phase one was 98% complete and the first and second floors of the building were 75% complete.

Mr. Morehouse apprised that John Martin, representing Clark Patterson Lee (CPL), was in attendance to answer any questions pertaining to the CPL proposal to review the former Jail, assess any future court space issues and develop a Master Plan by May of 2009. Mr. VaNess questioned if the finalized report would include specific allowances

for the space, for example the number of desks that could be contained within the area, and Mr. Martin replied affirmatively. Mr. Pitkin asked whether the report would integrate the data previously concluded from prior reports and Mr. Martin responded that it would.

William Lamy, Superintendent of Public Works, questioned whether the proposal included the asbestos abatement plan and Mr. Martin advised that it did not. Mr. VanNess questioned whether the existing asbestos report could be utilized if the County decided to proceed with renovations to the former Jail and Mr. Martin responded that the study previously performed by CPL identified the location of the hazardous materials within the former Jail; therefore, he said, a new study would not be required. Mr. Girard advised that the existing court space should be renovated to provide for necessities only using existing funds instead of seeking out additional funds for improvements which were not required. Mr. Martin suggested that prior to finalizing plans for reorganization of the Court space, an understanding should be reached with Court staff to ensure that no disagreements would occur in the future.

Mr. Goodspeed voiced his opposition to the CPL study, adding that renovations to the current space could be made to relieve crowding for less than the cost of the CPL study. Mr. Thomas stated that a plan was necessary to decide what course of action should be taken and Chairman Monroe pointed out that it might be possible to fund the renovations through the economic stimulus package proposed by President Obama; however, he added a plan was necessary to apply for funds. Mr. Martin said that funds might also be available through the Office of Court Administration (OCA) to renovate the space.

Mr. Goodspeed exited the meeting at 9:00 a.m.

Discussion ensued.

Subsequent to further discussion, motion was made by Mr. VanNess and seconded by Mr. Girard to authorize CPL to proceed with a review of the former Jail space, assess any future court space issues and develop a Master Plan by May of 2009 at a cost of \$71,000.

With respect to questions raised as to how the expenditure would be funded, Chairman Monroe noted that the HSB project was proceeding under budget and he suggested that some of the unexpended funds be transferred to fund the CPL review.

Mr. Thomas called the question and the motion was carried unanimously to authorize CPL to proceed with the review of the jail space and refer same to the Finance Committee to determine a source of funding.

Continuing with the next item on the agenda, Mr. Morehouse presented a request to award a bid and authorize an agreement with J.C. Structures, Inc. for exterior

insulation and finish system contract for the HSB. Mr. VanNess questioned whether the costs associated with the request were included in the existing budget and Mr. Morehouse responded affirmatively.

Motion was made by Mr. VanNess, seconded by Mr. Pitkin and carried unanimously to award the bid and authorize a contract with J.C. Structures as outlined above and the necessary resolution was authorized for the February 20, 2009 Board meeting. *A copy of the resolution request form is on file with the minutes.*

Mr. Morehouse then requested a resolution granting an easement for Niagara Mohawk Corporation and Verizon New York, Inc. to erect a power pole and transformer on Warren County property in the Town of Queensbury. Joan Sady, Clerk of the Board, noted that this resolution had been adopted at the January 16, 2009 Board meeting; therefore, she said, no further action was necessary.

Mr. Lamy requested authorization to fill the vacant position of Cabinet Maker/Grounds Keeper #1, base salary of \$29,199, vacated due to retirement. He noted that the position would be filled with an existing staff member whose current position would remain vacant. Hal Payne, Commissioner of Administrative and Fiscal Services, questioned whether there was an alternate title more appropriate for the position and Mr. Lamy replied in the negative.

Mr. O'Connor questioned whether it was appropriate to fill the position in light of the hiring freeze that had been enacted and Chairman Monroe responded that although there was no intent to have a complete hiring freeze, a more extensive review process had been implemented to ensure that only necessary positions were filled. Mr. Geraghty queried how long the position had been vacant and whether it was possible to complete the required work without filling the position. Mr. Lamy advised that it was necessary as there were multiple employees at the same grade level that this position would be required to supervise and he reiterated that the lower position could remain vacant unless it was deemed necessary to fill it when the HSB was complete.

Motion was made by Mr. Girard, seconded by Mr. Pitkin and carried by majority vote to approve the request to fill the vacant position of Cabinet Maker/Grounds Keeper #1, base salary of \$29,199, as outlined above, with Mr. Champagne voting in opposition and the same was referred to the Personnel Committee. *A copy of the Notice of Intent to Fill Vacant Position is on file with the minutes.*

Mr. Lamy referred the Committee to agenda item 3D which consisted of a letter from Barbara Sweet, Executive Director of the United Way, thanking County Officials for providing firewood to a family in need of immediate assistance. Mr. Lamy explained that the firewood had been collected from County Highway brush cutting jobs and the delivery had been made by DPW employees after their shifts had ended. Mr. Payne explained that any such firewood deliveries had to be authorized through his Office.

Mr. Morehouse advised that Siemens Building Technologies had requested an amendment to the list of equipment they maintained. He explained that in lieu of their personnel performing filter changes, they would provide all of the filters required for one change which County personnel would perform and in exchange, Siemens would service the three existing boilers. Paul Dusek, County Attorney, stated that he would need to review the contract to ensure that they were not already required to perform the service they were offering.

Motion was made by Mr. O'Connor, seconded by Mr. Pitkin and carried unanimously to authorize that the agreement with Siemens Building Technologies be amended as outlined above, pending County Attorney review and approval and the necessary resolution was authorized for the March 20, 2009 Board meeting. *A copy of the resolution request form is on file with the minutes.*

As there was no further business to come before the County Facilities Committee, on motion made by Mr. O'Connor and seconded by Mr. VanNess, Mr. Thomas adjourned the meeting at 9:36 a.m.

Respectfully submitted,

Sarah McLenithan, Legislative Office Specialist