

Budget & Appropriations Meeting Agenda



800 Michaelian Office Bldg.
148 Martine Avenue, 8th Floor
White Plains, NY 10601
www.westchesterlegislators.com

Committee Chair: Tyrae Woodson-Samuels

Monday, March 30, 2026

10:00 AM

Committee Room

Joint with I&H, SSD&HR, S&Y, and LIT

CALL TO ORDER

Please note: Meetings of the Board of Legislators and its committees are held at the Michaelian Office Building, 148 Martine Avenue, 8th Floor, White Plains, New York, 10601, and livestreamed via the WebEx video conferencing system. Legislators may participate in person or via Webex. Members of the public may attend meetings in person at any of its locations, or view the meeting and its video recording online on the Westchester County Legislature's website: <https://westchestercountyny.legistar.com/>. This website also provides the links to documents to be discussed at a given meeting.

MINUTES APPROVAL

Monday March 23, 2026 at 10:00am

I. ITEMS FOR DISCUSSION

1. [2026-126](#) **PH-Sewer District Mod-Removal-485 Chappaqua Road, Mount Pleasant**

A RESOLUTION to set a Public Hearing on "AN ACT to modify the Saw Mill Valley Sanitary Sewer District by the Removal of one (1) parcel of property located in the Town of Mount Pleasant". [Public Hearing set for _____, 2026 at _____ .m.]. ACT INTRO: 2026-128.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone
Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

2. [2026-127](#) **ENV RES-Sewer District Mod-Removal-485 Chappaqua Road, Mount Pleasant**

AN ENVIRONMENTAL RESOLUTION determining that there will be no significant adverse impact on the environment from the removal of one (1) parcel of property from the Saw Mill

Valley Sanitary Sewer District.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone
Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

3. [2026-128](#) **ACT-Sewer District Mod-Removal-485 Chappaqua Road, Mount Pleasant**

AN ACT to modify the Saw Mill Valley Sanitary Sewer District by the removal of one (1) parcel of property located in the Town of Mount Pleasant.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone
Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

4. [2026-124](#) **BOND ACT-SOS19-Ossining SSD Kemey's Cove Force Main Replacement**

A BOND ACT authorizing the issuance of THREE MILLION (\$3,000,000) DOLLARS in bonds of Westchester County to finance Capital Project SOS 19 - Ossining Sanitary Sewer District Kemey's Cove Force Main Replacement.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone
Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

5. [2026-129](#) **BOND ACT-SPK22-3144-Peekskill WRRF Highland Avenue Pumping Station Upgrades**

A BOND ACT authorizing the issuance of TWO MILLION (\$2,000,000) DOLLARS in bonds of Westchester County to finance Capital Project SPK22 (3144) - Peekskill Water Resource Recovery Facility (WRRF) Highland Avenue Pumping Station Upgrades.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone

Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

6. [2026-130](#) **BOND ACT(Amended)-SBB07-Blind Brook WWTP-Process Equip. Improvements**

A BOND ACT (Amended) authorizing the issuance of additional bonds of Westchester County in the amount of FIVE MILLION (\$5,000,000) DOLLARS, making the total amount THIRTY-SEVEN MILLION, FIVE HUNDRED THOUSAND (\$37,500,000) DOLLARS to finance Capital Project SBB07 - Blind Brook Waste Water Treatment Plant - Process Equipment Improvements.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Environmental Services
First Deputy Commissioner Lou Vetrone
Deputy Commissioner Nat Federici
Director of Maintenance Steve Elie-Pierre
Environmental Project Director Jazmin Logan

7. [2026-133](#) **ENV RES-25 Moore Avenue, Mount Kisco**

AN ENVIRONMENTAL RESOLUTION determining that there will be no significant adverse impact on the environment in connection with the sale of County property located at 25 Moore Avenue, Mount Kisco to Kasinathan International Group.

COMMITTEE REFERRAL: COMMITTEE ON BUDGET & APPROPRIATIONS

Guest: Law Dept.: Carla Chaves, Senior Assistant County Attorney

8. [2026-134](#) **ACT-Authorizing County to Sell 25 Moore Avenue, Mount Kisco**

AN ACT authorizing the County of Westchester to sell County property located at 25 Moore Avenue, Mount Kisco, NY to Kasinathan International Group, Inc., its successor or assignee.

COMMITTEE REFERRAL: COMMITTEE ON BUDGET & APPROPRIATIONS

Guest: Law Dept.: Carla Chaves, Senior Assistant County Attorney

9. [2026-140](#) **ACT-Amending Act 2024-119-NYSOFA Grant Agreements**

AN ACT authorizing the County of Westchester to amend ACT 2024-119 to increase the total aggregate not-to-exceed amount of the Title III-C & NSIP IMA's by SEVEN HUNDRED TEN THOUSAND, ONE HUNDRED THIRTY DOLLARS AND FORTY CENTS (\$710,103.40) from an amount not to exceed ONE MILLION, THREE HUNDRED SEVENTY THREE, EIGHT HUNDRED FIFTY-SIX DOLLARS (\$1,373,856.00) to a new total aggregate amount not to exceed TWO MILLION, EIGHTY-THREE THOUSAND, NINE HUNDRED FIFTY NINE DOLLARS AND FORTY CENTS(\$2,083,959.40).

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND SENIORS AND YOUTH

Guests: Department of Senior Programs & Services
Sandra Brown, Director of Program Development
Sherine Kurien, Accountant

10. [2026-141](#) **IMA-Preventive Respite Care & Services for Eligible Children and Their Families-Rockland County**

AN ACT authorizing the County of Westchester to enter into an intermunicipal agreement with Rockland County in order to provide mandated preventive respite care and services to eligible children at risk of foster care placement and their families residing in Rockland County, on a space available basis, for the term commencing on March 1, 2026 and expiring on February 28, 2029.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND SOCIAL SERVICES, DISABILITIES & HUMAN RIGHTS

Guests: Department of Social Services
First Deputy Commissioner John Befus
Child Welfare Manager II Michelle Bethencourt-Garcia

11. [2026-131](#) **BOND ACT-BPL37-14 Payne Street & 175 Winthrop Avenue, Greenburgh**

A BOND ACT authorizing the issuance of TWO MILLION, FOUR HUNDRED EIGHTY-SEVEN THOUSAND (\$2,487,000) DOLLARS in bonds of Westchester County to finance Capital Project BPL37 - New Homes Land Acquisition Fund III.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Planning
Program Administrator Leonard Gruenfeld

12. [2026-132](#) **ACT-Land Acquisition-14 Payne Street & 175 Winthrop Avenue, Greenburgh**

AN ACT authorizing the County of Westchester to purchase approximately +/- 48,683 square feet of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh and to subsequently convey said property, as well as authorizing the County to grant and accept any property rights necessary in furtherance thereof, for the purpose of creating nine (9) affordable homeownership units that will affirmatively further fair housing and remain affordable for a period of not less than fifty (50) years.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Planning
Program Administrator Leonard Gruenfeld

13. [2026-119](#) **ENV RES-A0099-Airport Natural Gas Pipeline**

AN ENVIRONMENTAL RESOLUTION determining that there will be no significant adverse impact on the environment from Capital Project A0099 - Airport Natural Gas Pipeline.

COMMITTEE REFERRAL: BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Westchester County Airport
Director of Aviation April Gasparri
Airport Manager Francisco Tejada
Deputy Airport Manager Lauren Walsh
Associate Engineer Jeffrey Dean

14. [2026-120](#) CBA-A0099-Airport Natural Gas Pipeline

AN ACT amending the 2026 County Capital Budget Appropriations for Capital Project A0099 - Airport Natural Gas Pipeline.

COMMITTEE REFERRAL: BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Westchester County Airport
Director of Aviation April Gasparri
Airport Manager Francisco Tejada
Deputy Airport Manager Lauren Walsh
Associate Engineer Jeffrey Dean

15. [2026-121](#) BOND ACT(Amended)-A0099-Airport Natural Gas Pipeline

A BOND ACT (Amended) authorizing the issuance of EIGHT MILLION, EIGHT HUNDRED NINETEEN THOUSAND (\$8,819,000) DOLLARS in bonds of Westchester County, which includes FIVE HUNDRED FIFTY THOUSAND (\$550,000) DOLLARS in previously authorized bonds, to finance Capital Project A0099 - Airport Natural Gas Pipeline.

COMMITTEE REFERRAL: BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Westchester County Airport
Director of Aviation April Gasparri
Airport Manager Francisco Tejada
Deputy Airport Manager Lauren Walsh
Associate Engineer Jeffrey Dean

16. [2026-125](#) BOND ACT-T009H-Paratransit Vehicle Replacement-V

A BOND ACT authorizing the issuance of TWO MILLION, THREE HUNDRED THOUSAND (\$2,300,000) DOLLARS in bonds of Westchester County to finance Capital Project T009H - Paratransit Vehicle Replacement.

COMMITTEE REFERRAL: COMMITTEES ON BUDGET & APPROPRIATIONS AND INFRASTRUCTURE & HOUSING

Guests: Department of Public Works & Transportation
Director of Surface Transportation Michael Swee
Program Administrator Paul Chenard

II. OTHER BUSINESS

III. RECEIVE & FILE

ADJOURNMENT



Kenneth W. Jenkins
County Executive

March 18, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Honorable Members:

I have been advised by the Commissioner of Environmental Facilities that the Town of Mount Pleasant (the "Town") has requested, pursuant to the attached Resolution of the Town, that the Saw Mill Valley Sanitary Sewer District (the "District") be modified to remove one (1) parcel of property more particularly described as 485 Chappaqua Road, Sec. 98.8, Block 1, Lot 2 (hereinafter the "Parcel") from the District. This removal is being requested because the Parcel is not serviced by sanitary sewers and it is not anticipated that sanitary sewers will be constructed for this Parcel in the foreseeable future.

I am advised that the feasibility report prepared by the Department of Environmental Facilities (the "Department") dated March 2, 2026 and attached hereto (the "Feasibility Report"), indicates that the proposed removal of the Parcel represents a net decrease of 0.0024% to the Equalized Full Value of the District. Therefore, the removal of the Parcel will not cause significant changes in the tax rate of the District.

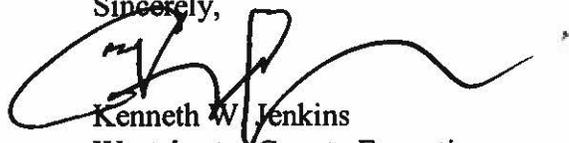
According to the Department, the proposal to remove the Parcel from the District is feasible because: 1) the proposed change was requested by the Town; 2) the subject change requires no engineering modifications to the District facilities and there is no impact on the County facilities because the Parcel was never connected to the sewerage system; 3) the subject change removes from ad valorem taxation a property that has not benefited and foreseeably will not benefit from connection to District facilities based on information received from the Town; 4) the subject change frees reserve capacity at the District treatment plant for future enlargement of the District from surrounding areas without the capital costs of expanding treatment facilities; 5) the subject Parcel, once removed from the District will be required to petition the County to re-enter the District and the County is not obligated to reserve any capacity for the Parcel once it has been removed; and 6) the subject Parcel was reviewed by the Westchester County Health Department.

As your Honorable Board knows, Laws of Westchester County ("LWC") Section 237.131 authorizes the alteration or change of a County Sanitary Sewer District. However, the Board of Legislators may only alter or change a district after it has held a public hearing thereon, upon notice thereof given by publication in such manner and for such time as the Board of Legislators

shall direct. Therefore, attached hereto is a Resolution which will authorize the date and time of the public hearing.

Based upon the foregoing, I respectfully recommend that your Board adopt a Resolution which will authorize Legal Notice for the public hearing as required by the Laws of Westchester County in such matters, and, after such hearing, urges your Honorable Board to adopt the annexed Act which accomplishes the removal of the Parcel from the District.

Sincerely,



Kenneth W. Jenkins
Westchester County Executive

KWJ/VK/SEP/sjc
Attachments

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER**

Your Committee is in receipt of a transmittal from the County Executive in which the County Executive states that the Commissioner of Environmental Facilities has advised him that the Town of Mount Pleasant (the “Town”) has requested, pursuant to the attached Resolution of the Town, that the Saw Mill Valley Sanitary Sewer District (the “District”) be modified to remove one (1) parcel of property more particularly described as 485 Chappaqua Road, Sec. 98.8, Block 1, Lot 2 (hereinafter the “Parcel”) from the District. This removal is being requested because the Parcel is not serviced by sanitary sewers and it is not anticipated that sanitary sewers will be constructed for this Parcel in the foreseeable future.

Your Committee is informed that the analysis prepared by the Department of Environmental Facilities (the “Department”) dated March 2, 2026 and attached hereto (the “Feasibility Report”), indicates that the proposed removal of the Parcel represents a net decrease of 0.0024% to the Equalized Full Value of the District. Therefore, the removal of the Parcel will not cause significant changes in the tax rate of the District.

According to the Department, the proposal to remove the Parcel is feasible because: 1) the proposed change was requested by the Town; 2) the subject change requires no engineering modifications to the District facilities and there is no impact on the County facilities because the Parcel was never connected to the sewerage system; 3) the subject change removes from ad valorem taxation a property that has not benefited and foreseeably will not benefit from connection to District facilities based on information received from the Town; 4) the subject change frees reserve capacity at the District treatment plant for future enlargement of the District from surrounding areas without the capital costs of expanding treatment facilities; 5) the subject

Parcel, once removed from the District will be required to petition the County to re-enter the District and the County is not obligated to reserve any capacity for the Parcel once it has been removed; and 6) the subject Parcel was reviewed by the Westchester County Health Department.

Your Committee notes that Section 237.131 of the Laws of Westchester County authorizes the alteration or change of a sewer district. However, your Honorable Board may only alter or change the district after it has held a public hearing, after notice has been given by publication in such manner and for such time as the Board shall direct. Therefore, attached hereto is a Resolution, which, if adopted by your Honorable Board, would authorize the date and time of the public hearing. Your Committee recommends adoption of said Resolution.

Your Committee is advised that the removal of the Parcel would constitute an Unlisted Action under Article 8 of the Environmental Conservation Law, which requires an appropriate environmental review. Your Committee has carefully considered the proposed legislation. It has reviewed the attached Short Environmental Assessment Form (“EAF”) and the criteria contained in Section 617.7 of Title 6 of the New York State Code of Rules and Regulations, the SEQR regulations, to identify the relevant areas of environmental concern. For the reasons set forth in the attached EAF, your Committee believes that the proposed action will not have any significant adverse impact on the environment and urges your Honorable Board to adopt the annexed resolution by which this Board would issue a Negative Declaration for this proposed action.

It should be noted that a vote of not less than a majority of the voting strength of the Board of Legislators is required to pass this Act.

Based on the above facts, the Feasibility Report prepared by the Department, and the review by the Planning Department, your Committee concurs with the recommendation of the

County Executive and recommends that your Honorable Board adopt the annexed Resolution which will authorize publication of the Legal Notice for the public hearing as required by the Laws of Westchester County in such matters, and, after such hearing, urges your Honorable Board to adopt the annexed Act which accomplishes the removal of the Parcel from the District.

Dated: _____, 2026
White Plains, New York



EMILY COSTANZA
Town Clerk

EXTRACT OF THE MINUTES
OF THE REGULAR MEETING
OF THE TOWN BOARD
TOWN OF MOUNT PLEASANT
WESTCHESTER COUNTY, NY
HELD OCTOBER 24, 2023

Authorization to Remove 485 Chappaqua Road from County Saw Mill Sewer District

RESOLUTION 405 23

Upon motion of Ms. Smalley, seconded by Ms. Zaino and unanimously carried, it was,

WHEREAS, certain property owner(s) have requested removal of their property from the Westchester County Saw Mill Sanitary Sewer District because it is not serviced by sanitary sewers and it is not anticipated that sanitary sewers will be constructed in this area in the foreseeable future; and

WHEREAS, it is believed by the Town of Mount Pleasant that the property satisfies all criteria set forth by the Westchester County Department of Environmental Facilities (WCDEF) for removal of a property from the tax base; therefore,

BE IT RESOLVED, that the Westchester County Board of Legislators is requested to remove the following parcel from the Westchester County Saw Mill Sanitary Sewer District:

<u>Name</u>	<u>Tax Map</u>	<u>Address</u>
Deborah Gargiulo	98 8-1-2	485 Chappaqua Road

VOTE - AYES - Fulgenzi, Schulman, Sialiano, Smalley, Zaino

EMILY COSTANZA
TOWN CLERK
TOWN OF MOUNT PLEASANT

ONE TOWN HALL PLAZA VALHALLA, N.Y. 10595 PHONE: 914-742-2312 FAX: 914-747-6172

Recycled Paper

COUNTY OF WESTCHESTER

DEPARTMENT OF ENVIRONMENTAL FACILITIES

March 2, 2026

FEASIBILITY REPORT
IN THE MATTER OF

THE REMOVAL OF A CERTAIN PARCEL

IN THE

SAW MILL VALLEY SANITARY SEWER DISTRICT

TOWN OF Mount Pleasant



Vincent Kopicki, P.E.
Acting Commissioner
Environmental Facilities

The Town of Mount Pleasant has petitioned that one (1) property currently included in the Saw Mill Valley Sanitary Sewer District be removed from the Saw Mill Valley Sewer District.

A. The identification of the property presently within the Saw Mill Sewer District and to be removed is contained on the attached Town Resolution of the Town of Mount Pleasant, Request for Removal from the Saw Mill Valley Sanitary Sewer District as prepared by the Mount Pleasant Town Clerk. The Town of Mount Pleasant is petitioning to remove said property from the Saw Mill Valley Sewer District. The property to be removed is known as 485 Chappaqua Road, Section 98.8, Block 1, Lot 2.

B. EFFECT ON SEWER DISTRICT TAX RATE:

Full Equalized Valuations, which are assessed values adjusted for equalization rates, form the basis on which the sewer district tax levies are apportioned by the County Board of Legislators. The following are the full equalized valuations in the 2026 levy pertinent to the subject parcels:

Full Value of Saw Mill District

<u>CITIES/TOWNS</u>	<u>ASSESSED VALUES</u>	<u>EQ. PERCENT</u>	<u>FULL VALUE</u>
Town of Greenburgh - Total	12,882,372,292.00	100.00%	12,882,372,292
Town of Mt Pleasant	157,897,500.00	1.07%	14,756,775,701
Town of Mt Pleasant - Briarcliff	2,596,869.00	1.07%	242,698,037
Town of New Castle	303,638,795.00	13.95%	2,176,622,186
City of Yonkers	83,905,374.00	1.72%	4,878,219,419
Town of Ossining - Briarcliff	1,284,742,208.00	100.00%	1,284,742,208
Town of Ossining	139,776,700.00	100.00%	139,776,700

TOTAL: \$ 36,361,206,543
 (TOWN OF MT PLEASANT) Total Value Removed: (-871,900)
 TOTAL FULL VALUE OF DISTRICT AS AMENDED: \$36,360,334,643*

*Represents a 0.0024% decrease in the FEV of the District

C. Summary and Recommendations

The proposal to remove certain parcels in the Saw Mill Valley Sanitary Sewer Districts is feasible because:

1. The proposed changes were requested by the Town of Mount Pleasant
2. The subject changes require no engineering modifications to the district facilities and there is no impact on the County facilities because these parcels were never connected to the sewerage system.
3. The subject changes remove from ad valorem taxation properties that have not benefited and foreseeably will not benefit from connection to District facilities based on information received from the Town of Mount Pleasant.
4. The subject changes free reserve capacity at the District treatment plant for future enlargement of the District from surrounding areas without the capital costs of expanding treatment facilities.
5. The subject parcels once removed from the district will be required to petition the County to re-enter the district. The County is not obligated to reserve any capacity for these parcels once they have been removed.
6. The subject parcels were reviewed by the Westchester County Health Department.

RESOLUTION NO. 2026 –

RESOLVED, that this Board hold a public hearing on the proposed modification to the Saw Mill Valley Sanitary Sewer District by the removal of one (1) parcel of property located in the Town of Mount Pleasant, more particularly described as 485 Chappaqua Road, Sec. 98.8, Block 1, Lot 2, pursuant to Section 237.131 of the Laws of Westchester County. The public hearing will be held at _____ P.M. on the ____ day of _____, 2026 in the Chambers of the Board of Legislators, 8th Floor, Michaelian Office Building, White Plains, New York. The Clerk of the Board shall cause notice of the time and date of such hearing to be published at least once in one or more newspapers published in the County of Westchester and selected by the Clerk of the Board for that purpose in the manner and time required by law. Such Notice shall be substantially in the form attached hereto.

PUBLIC NOTICE

NOTICE OF HEARING: MODIFICATION TO THE SAW MILL VALLEY SANITARY SEWER DISTRICT BY THE REMOVAL OF ONE (1) PARCEL OF PROPERTY IN THE TOWN OF MOUNT PLEASANT; NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD BY THE BOARD OF LEGISLATORS OF WESTCHESTER COUNTY ON THE _____ DAY OF _____, 2026 AT _____ P.M. IN THE CHAMBERS OF THE WESTCHESTER COUNTY BOARD OF LEGISLATORS, 8TH FLOOR, 148 MARTINE AVENUE, WHITE PLAINS, NEW YORK FOR THE PURPOSE OF HEARING PERSONS OR PARTIES INTERESTED IN THE PROPOSED REMOVAL FROM THE SAW MILL VALLEY SANITARY SEWER DISTRICT OF LAND IN THE TOWN OF MOUNT PLEASANT IN ACCORDANCE WITH THE FEASIBILITY REPORT OF THE COMMISSIONER OF ENVIRONMENTAL FACILITIES, DATED MARCH 2, 2026, OF THE PARCEL LISTED BELOW BY STREET ADDRESS AND TAX MAP DESIGNATION.

485 CHAPPAQUA ROAD, SEC. 98.8, BLOCK 1, LOT 2

A COPY OF THE REPORT AND MAP PREPARED BY THE COMMISSIONER OF ENVIRONMENTAL FACILITIES IS ON FILE IN THE OFFICE OF THE CLERK OF THE BOARD OF LEGISLATORS AND MAY BE INSPECTED THERE BY ANY INTERESTED PARTY DURING BUSINESS HOURS.

CLERK OF THE COUNTY
BOARD OF LEGISLATORS
WESTCHESTER COUNTY, NEW YORK

Dated: _____, 2026
White Plains, New York

RESOLUTION NO. 2026 – _____

WHEREAS, there is pending before this Honorable Board an Act to authorize the County to modify the Saw Mill Valley Sanitary Sewer District (the “District”) by removing one (1) parcel of property located in the Town of Mount Pleasant, which parcel is not currently connected to the County sewer system; and

WHEREAS, this Honorable Board has determined that the proposed removal would constitute an action under Article 8 of the Environmental Conservation Law, known as the State Environmental Quality Review Act (“SEQR”); and

WHEREAS, pursuant to SEQR and its implementing regulations (6 NYCRR Part 617), this project is classified as an “Unlisted” action, which requires this Honorable Board to make a determination as to whether the proposed action will have a significant impact on the environment; and

WHEREAS, the County of Westchester is the only involved agency for this action and, therefore, is assuming the role of Lead Agency; and

WHEREAS, in accordance with SEQR and its implementing regulations, a Short Environmental Assessment Form has been prepared to assist this Honorable Board in its environmental assessment of this proposed action; and

WHEREAS, this Honorable Board has carefully considered the proposed action and has reviewed the attached Short Environmental Assessment Form and the criteria set forth in Section 617.7 of the implementing regulations and has identified the relevant areas of environmental concern, as described in the attached Short Environmental Assessment Form, to determine if this proposed action will have a significant adverse impact on the environment.

NOW, THEREFORE, be it resolved by the County Board of Legislators of the County of Westchester, State of New York, as follows:

RESOLVED, that based upon this Honorable Board’s review of the Short Environmental Assessment Form and the reasons set forth therein, this Board finds that there will be no

significant adverse impact on the environment from the removal of the one (1) parcel of property from the Saw Mill Valley Sanitary Sewer District; and be it further

RESOLVED, the Clerk of the Board of Legislators is authorized and directed to sign the Determination of Significance in the Short Environmental Assessment Form, which is attached and made a part hereof, as responsible officer in Lead Agency; to issue this “Negative Declaration” on behalf of this Board in satisfaction of SEQR; and to immediately transmit same to the Commissioner of Planning to be filed, published and made available pursuant to the requirements of Part 617 of 6 NYCRR; and be it further

RESOLVED, that this Resolution shall take effect immediately.

TO: Vincent Kopicki, Commissioner
Department of Environmental Facilities

FROM: David S. Kvinge, AICP, RLA, CFM 
Assistant Commissioner

DATE: January 29, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR MODIFICATION OF
SAW MILL VALLEY SANITARY SEWER DISTRICT – REMOVAL OF
485 CHAPPAQUA ROAD, TOWN OF MOUNT PLEASANT**

In response to your request for an environmental review of the above referenced action, the Planning Department has prepared the attached documentation.

The proposed removal of one parcel from the County's sanitary sewer district has been classified as an Unlisted action pursuant to the State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (SEQR). A Short Environmental Assessment Form has been prepared for consideration by the Board of Legislators.

Please contact me if you require any additional information regarding this document.

DSK/cnm
Att.

cc: Joan McDonald, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Blanca Lopez, Commissioner of Planning
Steve Elie-Pierre, P.E., Director of Maintenance
Sean Curtin, Assistant County Attorney
Claudia Maxwell, Principal Environmental Planner

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

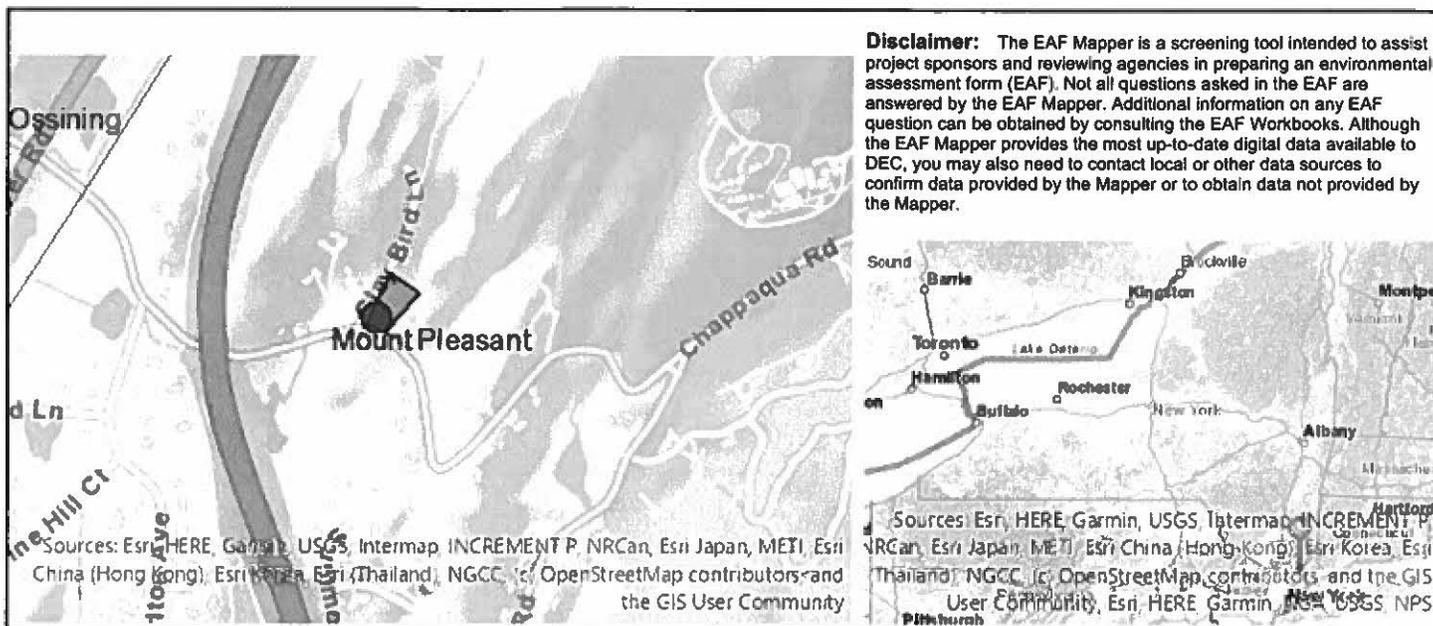
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: Removal of 1 Parcel from Saw Mill Valley Sanitary Sewer District			
Project Location (describe, and attach a location map): 485 Chappaqua Road, Chappaqua (Town of Mount Pleasant), Westchester County, New York (Section 98.8, Block 1, Lot 2)			
Brief Description of Proposed Action: Removal of one parcel from the Saw Mill Valley Sanitary Sewer District. At the request of the property owners, the Town of Mount Pleasant has petitioned the County to remove the subject parcel from the County sewer district on the basis that the parcel was never connected to the sewerage system and the Town/Village has no plans to extend local sewers to service this area. The parcel is 0.92 acre in size and is developed with a single-family residence. The residence is served by an on-site septic system. The proposed district modification will remove from ad valorem taxation, a property that has not, does not, nor is anticipated to receive district benefits.			
Name of Applicant or Sponsor: County of Westchester		Telephone: 914-995-4400 E-Mail: dsk2@westchestercountyny.gov	
Address: 148 Martine Avenue			
City/PO: White Plains		State: NY	Zip Code: 10601
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:			NO <input type="checkbox"/>
			YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ acres			
b. Total acreage to be physically disturbed? _____ acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres			
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO <input type="checkbox"/> <input type="checkbox"/>	YES <input type="checkbox"/> <input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	NO <input type="checkbox"/> <input type="checkbox"/>	YES <input type="checkbox"/> <input type="checkbox"/>	

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO <input type="checkbox"/>	YES <input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO <input type="checkbox"/>	YES <input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____ _____	NO <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	YES <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO <input type="checkbox"/>	YES <input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE Applicant/sponsor/name: _____ Date: January 29, 2026 Signature: <u>Dark Kuisge</u> Title: Assistant Commissioner of Planning		



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local, New York State, and federal wetlands and waterbodies is known to be incomplete. Refer to the EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	No

Project: SMV SSD - MTP 485 Chappaqua Rd

Date: January 2026

**Short Environmental Assessment Form
Part 2 - Impact Assessment**

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:		
a. public / private water supplies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

PRINT FORM

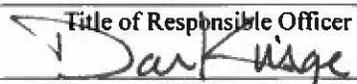
Project: SMV SSD - MTP 485 Chappaqua

Date: January 2026

Short Environmental Assessment Form Part 3 Determination of Significance

For every question in Part 2 that was answered “moderate to large impact may occur”, or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

The proposed action involves an act by the County Board of Legislators in order to modify a County-established sewer district, which is similar in nature to “the legislative adoption of a plan” in that there are no direct impacts to the environment because the action does not involve physical changes. The proposed action would remove from a district property that is not receiving nor is anticipated to receive district services. The parcel is already developed with a residence that is served by a functioning on-site septic systems. The Health Department has no record of septic problems or failures occurring at this site within the past five years, which may otherwise warrant inclusion in the district. Additionally, the property is located in the Town’s R-40 One Family Residential zoning district; as such, no new development is anticipated that would warrant a sewer connection. The nearest local sewer is located over 650 feet away. The Town does not have any plans to extend its local sewer lines to serve this property. Since the property was never connected to the sewer system, its removal from the district will have no physical impact on the County’s sewer infrastructure.

<input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.	
<input checked="" type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.	
County of Westchester	
Name of Lead Agency	Date
Malika Vanderberg	
Print or Type Name of Responsible Officer in Lead Agency	Clerk of the Board of Legislators
Signature of Responsible Officer in Lead Agency	Title of Responsible Officer 
	Signature of Preparer (if different from Responsible Officer)

PRINT FORM

ACT NO. 2026 -

AN ACT to Modify the Saw Mill Valley Sanitary Sewer District by the Removal of one (1) Parcel of Property Located in the Town of Mount Pleasant.

BE IT ENACTED by the County Board of the County of Westchester as follows:

Section 1. The following property known and designated as 485 Chappaqua Road, Sec. 98.8, Block 1, Lot 2 (the "Parcel") on the assessment maps of the Town of Mount Pleasant (the "Town") is hereby removed from the Saw Mill Valley Sanitary Sewer District (the "District").

§ 2. The Parcel is to be forgiven its obligation for future debt service requirement and is to relinquish its equity in existing sewage facilities in the District, and in return the District is relieved of its responsibility to provide sanitary sewer service and sewerage facilities to the Parcel.

§ 3. This Act and the District and assessment areas as so altered, changed, modified, reduced and/or enlarged hereby, shall become effective immediately and the assessment rolls filed after the next taxable status date shall show County sewer district assessments and taxes on the basis of such revised District, and taxes levied on such rolls shall be based thereon, but any sewer district tax or assessment levied on any valid assessment rolls in effect prior to the next taxable status date, on any parcel affected by the revisions made by this Act, shall continue valid as such or as a tax lien, until paid and the amount paid shall be credited to the sewer district in which such parcel was assessed on the roll on which said tax is levied.

§ 4. The County Executive or his authorized designee be and hereby is authorized and empowered to execute any and all instruments and to take all action necessary and appropriate to accomplish the purposes hereof.

§ 5. This Act shall take effect immediately.



Kenneth W. Jenkins
County Executive

March 10, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Members of the Board of Legislators:

Transmitted herewith for your review and approval is a bond act (the "Bond Act") which, if adopted, would authorize the County of Westchester (the "County") to issue bonds in the amount of \$3,000,000 to finance the following capital project:

SOS19 – Ossining Sanitary Sewer District Kemey's Cove Force Main Replacement ("SOS19").

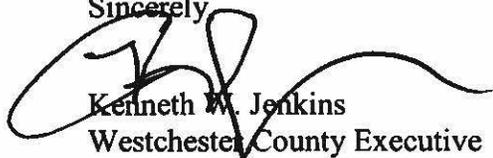
The Bond Act, in the amount of \$3,000,000, would fund design and construction management associated with the rehabilitation of the Kemey's Cove Pumping Station and the construction of a new parallel force main for the Kemey's Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining.

The Department of Environmental Facilities (the "Department") has advised that work under this project will include, but not be limited to, the rehabilitation of the Kemey's Cove Pumping Station and the construction of a new parallel force main for the Kemey's Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining. The work required at the pumping stations typically includes the installation of new bar screens, pumps and pump control panel replacements, piping and valves, gas and fire detection systems, all mechanical, instrumentation and electrical systems, and structural and architectural repairs and replacement such as walls, windows and roofs. The new force main installation work under this project will include earthwork such as excavation, trenching, and backfill and the installation of new force main piping adjacent to the existing force main. Flood Hazard Mitigation will also be addressed at the pumping station as recommended in a prior Vulnerability Assessment Study. Also, as part of this project rehabilitation, relocation and/or replacement work, the Kemey's Cove Pumping Station's emergency generator will be addressed.

Following bonding authorization, design will be scheduled and is anticipated to take twelve (12) months to complete and will be completed by outside consultants. It is estimated that construction will take twenty-four (24) months to complete and will begin after award and execution of the construction contracts, subject to your Honorable Board's approval of construction funding.

Based on the importance of this project to the County, favorable action on the proposed Bond Act is respectfully requested.

Sincerely

A handwritten signature in black ink, appearing to read 'KWJ', with a long, sweeping horizontal flourish extending to the right.

Kenneth W. Jenkins
Westchester County Executive

KWJ/JCL/cmc
Attachments

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a bond act (the “Bond Act”) in the amount of \$3,000,000, which, if adopted by your Honorable Board, would authorize the County of Westchester (“County”) to finance Capital Project SOS19 – Ossining Sanitary Sewer District Kemey’s Cove Force Main Replacement (“SOS19”).

The Bond Act, which was prepared by the law firm of Norton Rose Fulbright US, LLP, will fund design and construction management associated with the rehabilitation of the Kemey’s Cove Pumping Station and the construction of a new parallel force main for the Kemey’s Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining.

The Department of Environmental Facilities (the “Department”) has advised that work under this project will include, but not be limited to, the rehabilitation of the Kemey’s Cove Pumping Station and the construction of a new parallel force main for the Kemey’s Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining. The work required at the pumping stations typically includes the installation of new bar screens, pumps and pump control panel replacements, piping and valves, gas and fire detection systems, all mechanical, instrumentation and electrical systems, and structural and architectural repairs and replacement such as walls, windows and roofs. The new force main installation work under this project will include earthwork such as excavation, trenching, and backfill and the installation of new force main piping adjacent to the existing force main. Flood Hazard Mitigation will also be addressed at the pumping station as recommended in a prior Vulnerability Assessment Study. Also, as part of this project rehabilitation, relocation and/or replacement work, the Kemey’s Cove Pumping Station's emergency generator will be addressed.

Your Committee is advised that following bonding authorization, design will be scheduled and is anticipated to take twelve (12) months to complete and will be completed by outside consultants. It is estimated that construction will take twenty-four (24) months to complete and will begin after award and execution of the construction contracts, subject to your Honorable Board’s approval of construction funding.

The Department of Planning has advised your Committee that based on its review, the authorization of the proposed capital project may be classified as a Type “II” action pursuant to the State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (“SEQR”). Therefore, no environmental review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this recommendation.

It should be noted that an affirmative vote of two-thirds of the members of your Honorable Board is required in order to adopt the Bond Act. Your Committee recommends the adoption of the proposed Bond Act.

Dated: _____, 2026

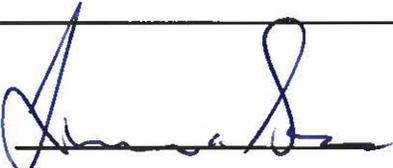
White Plains, New York

COMMITTEE ON

k/cmc/03.10.2026

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: <u>SOS19</u>		<input type="checkbox"/> NO FISCAL IMPACT PROJECTED	
SECTION A - CAPITAL BUDGET IMPACT To Be Completed by Budget			
<input type="checkbox"/> GENERAL FUND	<input type="checkbox"/> AIRPORT FUND	<input checked="" type="checkbox"/> SPECIAL DISTRICTS FUND	
Source of County Funds (check one):		<input checked="" type="checkbox"/> Current Appropriations	
		<input type="checkbox"/> Capital Budget Amendment	
SECTION B - BONDING AUTHORIZATIONS To Be Completed by Finance			
Total Principal	\$ 3,000,000	PPU	5
		Anticipated Interest Rate	2.32%
Anticipated Annual Cost (Principal and Interest):		\$	642,144
Total Debt Service (Annual Cost x Term):		\$	3,210,720
Finance Department: Interest rates from March 10, 2026 Bond Buyer - ASBA			
SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service) To Be Completed by Submitting Department and Reviewed by Budget			
Potential Related Expenses (Annual):	\$	-	
Potential Related Revenues (Annual):	\$	-	
Anticipated savings to County and/or impact of department operations (describe in detail for current and next four years):			

SECTION D - EMPLOYMENT As per federal guidelines, each \$92,000 of appropriation funds one FTE Job			
Number of Full Time Equivalent (FTE) Jobs Funded:		33	
Prepared by:	<u>Jazmin Logan</u>	Reviewed By:	
Title:	<u>Environmental Project Director</u>		<u>Budget Director</u>
Department:	<u>Environmental Facilities</u>	<u>OV 3/11/26</u>	
Date:	<u>3/11/26</u>	<u>CF 3/11/26</u>	<u>3/11/26</u>

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: David S. Kvinge, AICP, RLA, CFM
Assistant Commissioner



DATE: March 6, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
SOS19 OSSINING SANITARY SEWER DISTRICT – KEMEY’S COVE
FORCE MAIN REPLACEMENT**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 02/19/2026 (Unique ID: 3166)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no environmental review is required for the proposed action, because the project or component of the project for which funding is requested may be classified as a **TYPE II action** pursuant to section(s):

- **617.5(c)(27):** conducting concurrent environmental, engineering, economic, feasibility and other studies and preliminary planning and budgetary processes necessary to the formulation of a proposal for action, provided those activities do not commit the agency to commence, engage in or approve such action.

COMMENTS: The current request is for design and construction management. However, funds for construction management will not be expended unless funding for construction is approved, which will be subject to further environmental review as may be required by SEQR.

DSK/oav

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Dianne Vanadia, Associate Budget Director
Jazmin Logan, Environmental Project Director - Capital Programs (DEF)
Robert Zambardino, Program Coordinator – Capital Programs (DEF)
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

ACT NO. _____ - 2026

BOND ACT DATED _____, 2026.

A BOND ACT AUTHORIZING THE ISSUANCE OF \$3,000,000 BONDS OF THE COUNTY OF WESTCHESTER, NEW YORK, TO PAY THE COSTS OF DESIGN AND CONSTRUCTION MANAGEMENT FOR A NEW PARALLEL FORCE MAIN AND THE REHABILITATION OF THE KEMEY'S COVE PUMP STATION, IN AND FOR THE OSSINING SANITARY SEWER DISTRICT, IN SAID COUNTY.

WHEREAS, the capital project hereinafter described has been duly approved in the adopted capital budget for the current fiscal year; and

WHEREAS, the plan for the financing of the estimated maximum cost of such capital project, as hereinafter set forth in this Bond Act, is in conformity with such capital budget; and

WHEREAS, all conditions precedent to the financing of the capital project hereinafter described, including compliance with the provisions of the State Environmental Quality Review Act, to the extent required, have been performed; and

WHEREAS, it is now desired to authorize the financing of the cost of such capital project allocable to the County's Ossining Sanitary Sewer District; NOW, THEREFORE,

BE IT ENACTED, by the Board of Legislators of the County of Westchester, New York, by the affirmative vote of not less than two thirds of the entire voting strength thereof, as follows:

Section 1. For paying the costs of design and construction management for a new parallel force main and the rehabilitation of the Kemey's Cove Pump Station, in the Ossining Sanitary Sewer District, including incidental expenses in connection therewith, a class of objects or purposes, there are hereby authorized to be issued \$3,000,000 bonds of said County pursuant to the provisions of the Local Finance Law. To the extent that the details of the aforesaid class of objects or purposes set forth in this act are inconsistent with any details set forth in the current Capital Budget of the County, such Budget shall be deemed and is hereby amended to the extent inconsistent herewith.

Section 2. It is hereby determined that the estimated maximum cost of the aforesaid class of objects or purposes is \$3,000,000, and that the plan for the financing thereof is by the issuance of the \$3,000,000 bonds of said County authorized to be issued pursuant to this Bond Act.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is five years, pursuant to subdivision sixty-two of paragraph a of Section 11.00 of the Local Finance Law.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Commissioner of Finance, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of the County of Westchester, New York, are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. To the extent not paid from the assessment of properties assessable for this purpose in the County's Ossining Sanitary Sewer District, or other sources, there shall annually be levied on all the taxable real property of said County a tax sufficient to pay the principal of and interest on such obligations as the same become due and payable.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the County of Westchester, New York, by the manual or facsimile signature of the Commissioner of Finance and a facsimile of the corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the County Clerk.

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the Commissioner of Finance, who shall advertise

such bonds for sale, conduct the sale, and award the bonds in such manner as said Commissioner of Finance shall deem best for the interests of the County; including, but not limited to, the power to sell said bonds to the New York State Environmental Facilities Corporation; provided, however, that in the exercise of these delegated powers, the Commissioner of Finance shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the Commissioner of Finance shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. The Commissioner of Finance is hereby further delegated the power to authorize the sale and issuance of the bonds authorized pursuant to this Bond Act (a) at a discount in the manner authorized by paragraphs e and f of Section 57.00 of the Local Finance Law, (b) at private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, including the private sale of bonds at a premium, (c) as capital appreciation bonds or term bonds at public sale or private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, and (d) at a variable rate of interest in the manner authorized by Section 54.90 of the Local Finance Law, including notes issued in anticipation thereof. The Commissioner of Finance is hereby authorized to enter into such agreements as said Commissioner of Finance shall determine reasonable and necessary to facilitate the issuance, sale, resale and, or repurchase of such bonds or notes pursuant to the provisions of Section 54.90 of the Local Finance Law. Such bonds and, or notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance.

Section 9. The power to issue and sell notes to the New York State Environmental Facilities Corporation pursuant to Section 169.00 of the Local Finance Law is hereby delegated to the Commissioner of Finance. Such notes shall be of such terms, form and contents as may be prescribed by said Commissioner of Finance consistent with the provisions of the Local Finance Law.

Section 10. The Commissioner of Finance is hereby further authorized, at the sole discretion of the Commissioner of Finance, to execute a project financing agreement, and any other agreements with the New York State Department of Environmental Conservation and/or the New York State Environmental Facilities Corporation, including amendments thereto, and including any instruments (or amendments thereto) in the effectuation thereof, in order to effect the financing or refinancing of the class of objects or purposes described in Section 1 hereof, or a portion thereof, by a bond, and, or note issue of said County in the event of the sale of same to the New York State Environmental Facilities Corporation.

Section 11. The intent of this Bond Act is to give the Commissioner of Finance sufficient authority to execute those applications, agreements, instruments or to do any similar acts necessary to effect the issuance of the aforesaid bonds and, or notes without resorting to further action of this Board of Legislators.

Section 12. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the County by the facsimile signature of the Commissioner of Finance, providing for the manual countersignature of a fiscal agent or of a designated official of the County), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the Commissioner of Finance. It is hereby determined that it is to the financial advantage of the County not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of

the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by Section 52.00 of the Local Finance Law, as the Commissioner of Finance shall determine.

Section 13. The validity of such bonds and bond anticipation notes may be contested only if:

(1) Such obligations are authorized for an object or purpose for which said County is not authorized to expend money, or

(2) The provisions of law which should be complied with at the date of publication of this Bond Act are not substantially complied with,

and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 14. This Bond Act shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150 - 2. Other than as specified in this Bond Act, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 15. This Bond Act, which shall take effect immediately in accordance with the provisions of Section 33.10 of the Local Finance Law and as provided in Section 107.71 of the Westchester County Charter, shall be published in summary form in the official newspaper of said County for purposes of this Bond Act, together with a notice of the Clerk of the Board of Legislators in substantially the form provided in Section 81.00 of the Local Finance Law.

The foregoing Bond Act was duly put to a vote which resulted as follows:

AYES:

NOES:

ABSENT:

The Bond Act was thereupon declared duly adopted.

* * * * *

APPROVED BY THE COUNTY EXECUTIVE

Date: _____, 2026

STATE OF NEW YORK)
) ss.:
COUNTY OF WESTCHESTER)

I, the undersigned Clerk of the Board of Legislators of the County of Westchester, New York,
DO HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Board of Legislators of said County, including the Bond Act contained therein, held on _____, 2026, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that said meeting was (i) open to the general public pursuant to Section 103 of the Public Officers Law or (ii) conducted in conformance with Section 103-a of the Public Officers Law.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public notice of the time and place of said meeting to be given to the following newspapers and/or other news media as follows:

Newspaper and/or Other News Media

Date Given

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of posted notice

Date of Posting

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County Board of Legislators on _____, 2026.

Clerk of the County Board of Legislators
of the County of Westchester, New York

(CORPORATE
SEAL)

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on _____, 2026 and approved by the County Executive on _____, 2026 and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution.

Complete copies of the Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-2026

A BOND ACT AUTHORIZING THE ISSUANCE OF \$3,000,000 BONDS OF THE COUNTY OF WESTCHESTER, NEW YORK, TO PAY THE COSTS OF DESIGN AND CONSTRUCTION MANAGEMENT FOR A NEW PARALLEL FORCE MAIN AND THE REHABILITATION OF THE KEMEY'S COVE PUMP STATION, IN AND FOR THE OSSINING SANITARY SEWER DISTRICT, IN SAID COUNTY.

class of objects or purposes: costs of design and construction management for a new parallel force main and the rehabilitation of the Kemey's Cove Pump Station in the Ossining Sanitary Sewer District, including incidental expenses in connection therewith

period of probable usefulness: five years

amount of obligations to be issued: \$3,000,000

Dated: _____, 2026
White Plains, New York

Clerk of the County Board of Legislators of the County of Westchester, New York

285038970.2

CAPITAL PROJECT FACT SHEET

Project ID:* SOS19	<input type="checkbox"/> CBA	Fact Sheet Date:* 02-18-2026
Fact Sheet Year:* 2026	Project Title:* OSSINING SANITARY SEWER DISTRICT – KEMEY’S COVE FORCE MAIN REPLACEMENT	Legislative District ID: 3, 9, 4,
Category* SEWER AND WATER DISTRICTS	Department:* ENVIRONMENTAL FACILITIES	CP Unique ID: 3166

Overall Project Description

The project will fund the rehabilitation of the Kemeý’s Cove Pumping Station and the construction of a new parallel force main for the Kemeý’s Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining.

- | | | |
|---|--|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	7,000	1,500	1,500	4,000	0	0	0	0
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	7,000	1,500	1,500	4,000	0	0	0	0

Expended/Obligated Amount (in thousands) as of : 0

Current Bond Description: This bond authorization request will fund the design and construction management for the rehabilitation of the new parallel force main for the Kemeý’s Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining.

Financing Plan for Current Request:

Non-County Shares:	\$ 0
Bonds/Notes:	3,000,000
Cash:	0
Total:	\$ 3,000,000

SEQR Classification:

TYPE II

Amount Requested:

3,000,000

Expected Design Work Provider:

- County Staff Consultant Not Applicable

Comments:

Energy Efficiencies:

Appropriation History:

Year	Amount	Description
2025	1,500,000	DESIGN
2026	1,500,000	ADDITIONAL DESIGN FUNDS

Total Appropriation History:

3,000,000

Total Financing History:

0

Recommended By:

Department of Planning

DVWA

Date

02-19-2026

Department of Public Works

RJB4

Date

02-19-2026

Budget Department

DEV9

Date

02-19-2026

Requesting Department

JCL1

Date

02-20-2026

OSSINING SANITARY SEWER DISTRICT – KEMEY’S COVE FORCE MAIN REPLACEMENT (SOS19)

User Department : Environmental Facilities
Managing Department(s) : Environmental Facilities ; Public Works ;
Estimated Completion Date: TBD

Planning Board Recommendation: Project approved in concept but subject to subsequent staff review.

FIVE YEAR CAPITAL PROGRAM (in thousands)									
	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	7,000	1,500		1,500	4,000				
Non County Share									
Total	7,000	1,500		1,500	4,000				

Project Description

The project will fund the rehabilitation of the Kemey’s Cove Pumping Station and the construction of a new parallel force main for the Kemey’s Cove Pump Station in the Ossining Sanitary Sewer District located in the Village of Ossining.

Current Year Description

The current year request provides additional design funds.

Current Year Financing Plan				
Year	Bonds	Cash	Non County Shares	Total
2026	1,500,000			1,500,000

Impact on Operating Budget

The impact on the District Operating Budget is the debt service associated with the issuance of bonds.

Appropriation History			
Year	Amount	Description	Status
2025	1,500,000	Design	AWAITING BOND AUTHORIZATION
Total	1,500,000		

Prior Appropriations			
	Appropriated	Collected	Uncollected
Bond Proceeds	1,500,000		1,500,000
Total	1,500,000		1,500,000



Kenneth W. Jenkins
County Executive

March 23, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Honorable Members of the Board of Legislators:

Transmitted herewith for your review and approval is a bond act ("Bond Act"), which, if adopted, would authorize the County of Westchester ("County") to issue bonds in the amount of \$2,000,000.00 to finance the following capital project:

SPK22 (3144) – Peekskill WRRF Highland Avenue Pumping Station Upgrades.

The Bond Act, in the amount of \$2,000,000.00, would finance the costs of design and construction management for the rehabilitation and improvement of the Highland Avenue Pump Station ("Pump Station"), in and for said County, including incidental expenses in connection with such project.

The Department of Environmental Facilities ("Department") has advised that the Pump Station is part of the headworks of the Peekskill Water Resource Recovery Facility (WRRF). The Pump Station is in need of rehabilitation and upgrades as the components of this Pump Station are approaching the end of their useful life. Pump Station components will need replacement to ensure that the station will operate in a safe and environmentally sound manner.

Following bonding authorization, design will be scheduled and is anticipated to take twelve months to complete. It is anticipated that the design work will be completed by consultants. It is estimated that construction will take twenty-four months to complete and will begin after award and execution of the construction contracts.

Based on the importance of this project to the County, favorable action on the proposed Bond Act is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to read "K. W. Jenkins", with a long, sweeping horizontal line extending to the right.

Kenneth W. Jenkins
Westchester County Executive

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a transmittal from the County Executive recommending approval by the County of Westchester (“County”) of a bond act (“Bond Act”) in the amount of \$2,000,000.00 to finance capital project SPK22 (3144) – Peekskill WRRF Highland Avenue Pumping Station Upgrades (“SPK22”). The Bond Act, which was prepared by the law firm Norton Rose Fulbright, will finance the costs of design and construction management for the rehabilitation and improvement of the Highland Avenue Pump Station (“Pump Station”), in and for said County, including incidental expenses in connection with such project.

The Department of Environmental Facilities (“Department”) has advised that the Pump Station is part of the headworks of the Peekskill Water Resource Recovery Facility (WRRF). The Pump Station is in need of rehabilitation and upgrades as the components of this Pump Station are approaching the end of their useful life. Pump Station components will need replacement to ensure that the station will operate in a safe and environmentally sound manner.

Following bonding authorization, design will be scheduled and is anticipated to take twelve months to complete. It is anticipated that the design work will be completed by consultants. It is estimated that construction will take twenty-four months to complete and will begin after award and execution of the construction contracts.

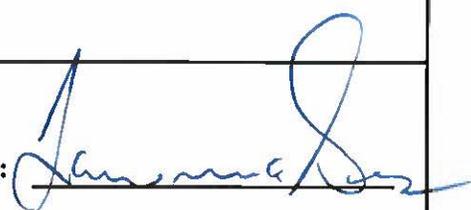
The Planning Department has advised your Committee that based on its review, SPK22 may be classified as a Type “II” action pursuant to the State Environmental Quality Review Act (“SEQR”) and its implementing regulations, 6 NYCRR Part 617. Therefore, no environmental

review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this recommendation.

It should be noted that an affirmative vote of two-thirds of the members of your Honorable Board is required in order to adopt the Bond Act. Your Committee recommends the adoption of the proposed Bond Act.

Dated: _____, 20____
White Plains, New York

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: <u>SPK22</u>		<input type="checkbox"/> NO FISCAL IMPACT PROJECTED
SECTION A - CAPITAL BUDGET IMPACT To Be Completed by Budget		
<input type="checkbox"/> GENERAL FUND	<input type="checkbox"/> AIRPORT FUND	<input checked="" type="checkbox"/> SPECIAL DISTRICTS FUND
Source of County Funds (check one):		<input checked="" type="checkbox"/> Current Appropriations
		<input type="checkbox"/> Capital Budget Amendment
SECTION B - BONDING AUTHORIZATIONS To Be Completed by Finance		
Total Principal	\$ 2,000,000	PPU 5 Anticipated Interest Rate 2.32%
Anticipated Annual Cost (Principal and Interest):	\$ 428,081	
Total Debt Service (Annual Cost x Term):	\$ 2,140,405	
Finance Department:	Interest rates from March 10, 2026 Bond Buyer - ASBA	
SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service) To Be Completed by Submitting Department and Reviewed by Budget		
Potential Related Expenses (Annual):	\$ -	
Potential Related Revenues (Annual):	\$ -	
Anticipated savings to County and/or impact of department operations (describe in detail for current and next four years): _____		
SECTION D - EMPLOYMENT As per federal guidelines, each \$92,000 of appropriation funds one FTE Job		
Number of Full Time Equivalent (FTE) Jobs Funded:	22	
Prepared by:	<u>Jazmin Logan</u>	@ 3/16/26 Reviewed By:  Budget Director
Title:	<u>Environmental Project Director</u>	
Department:	<u>Environmental Facilities</u>	Date: <u>3/16/26</u>
Date:	<u>3/16/26</u>	

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: David S. Kvinge, AICP, RLA, CFM
Assistant Commissioner



DATE: March 4, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
SPK22 Peekskill WRRF Highland Ave Pumping Station Upgrades**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 2/13/2026 (Unique ID: 3144)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no environmental review is required for the proposed action, because the project or component of the project for which funding is requested may be classified as a **TYPE II action** pursuant to section(s):

- **617.5(c)(27):** conducting concurrent environmental, engineering, economic, feasibility and other studies and preliminary planning and budgetary processes necessary to the formulation of a proposal for action, provided those activities do not commit the agency to commence, engage in or approve such action.

COMMENTS: The current request is for design and construction management. However, funds for construction management will not be expended unless funding for construction is approved, which will be subject to further environmental review as may be required by SEQR.

DSK/oav

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Dianne Vanadia, Associate Budget Director
Jazmin Logan, Environmental Project Director - Capital Programs (DEF)
Robert Zambardino, Program Coordinator – Capital Programs (DEF)
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

ACT NO. _____ - 2026

BOND ACT DATED _____, 2026.

A BOND ACT AUTHORIZING THE ISSUANCE OF \$2,000,000 BONDS OF THE COUNTY OF WESTCHESTER, NEW YORK, TO PAY THE COSTS OF DESIGN AND CONSTRUCTION MANAGEMENT FOR THE REHABILITATION AND IMPROVEMENT OF THE HIGHLAND AVENUE PUMP STATION, IN AND FOR THE PEEKSKILL SANITARY SEWER DISTRICT IN SAID COUNTY.

WHEREAS, the capital project hereinafter described has been duly approved in the adopted capital budget for the current fiscal year; and

WHEREAS, the plan for the financing of the estimated maximum cost of such capital project, as hereinafter set forth in this Bond Act, is in conformity with such capital budget; and

WHEREAS, all conditions precedent to the financing of the capital project hereinafter described, including compliance with the provisions of the State Environmental Quality Review Act, to the extent required, have been performed; and

WHEREAS, it is now desired to authorize the financing the cost of of such capital project;
NOW, THEREFORE,

BE IT ENACTED, by the Board of Legislators of the County of Westchester, New York (the "County"), by the affirmative vote of not less than two thirds of the entire voting strength thereof, as follows:

Section 1. For paying the costs of design and construction management for the rehabilitation and improvement of the Highland Avenue Pump Station, in and for said County, including incidental expenses in connection with such project, a class of objects or purposes, there are hereby authorized to be issued \$2,000,000 bonds of said County pursuant to the provisions of the Local Finance Law. To the extent that the details of the aforesaid class of objects or purposes set forth in this Bond Act are inconsistent with any details set forth in the current Capital Budget of

the County, such Budget shall be deemed and is hereby amended to the extent inconsistent herewith.

Section 2. It is hereby determined that the estimated maximum cost of the aforesaid class of objects or purposes is \$2,000,000, and that the plan for the financing thereof is by the issuance of the \$2,000,000 bonds of said County authorized to be issued pursuant to this Bond Act.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is five years, pursuant to subdivision sixty-two of paragraph a of Section 11.00 of the Local Finance Law.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Commissioner of Finance, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of the County are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. To the extent not paid from the assessment of properties assessable for this purpose in the County's Peekskill Sanitary Sewer District, or other sources, there shall annually be levied on all the taxable real property of said County a tax sufficient to pay the principal of and interest on such obligations, as the same become due and payable.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the County by the manual or facsimile signature of the Commissioner of Finance and a facsimile

of the corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the County Clerk.

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the Commissioner of Finance, who shall advertise such bonds for sale, conduct the sale, and award the bonds in such manner as said Commissioner of Finance shall deem best for the interests of the County; including, but not limited to, the power to sell said bonds to the New York State Environmental Facilities Corporation; provided, however, that in the exercise of these delegated powers, the Commissioner of Finance shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the Commissioner of Finance shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. The Commissioner of Finance is hereby further delegated the power to authorize the sale and issuance of the bonds authorized pursuant to this Bond Act (a) at a discount in the manner authorized by paragraphs e and f of Section 57.00 of the Local Finance Law, (b) at private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, including the private sale of bonds at a premium, (c) as capital appreciation bonds or term bonds at public sale or private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, and (d) at a variable rate of interest in the manner authorized by Section 54.90 of the Local Finance Law, including notes issued in anticipation thereof. The Commissioner of Finance is hereby authorized to enter into such agreements as said Commissioner of Finance shall determine reasonable and necessary to facilitate the issuance, sale, resale and, or repurchase of such bonds or notes pursuant to the provisions of Section 54.90 of the Local Finance Law. Such bonds and, or notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance.

Section 9. The power to issue and sell notes to the New York State Environmental Facilities Corporation pursuant to Section 169.00 of the Local Finance Law is hereby delegated to the Commissioner of Finance. Such notes shall be of such terms, form and contents as may be prescribed by said Commissioner of Finance consistent with the provisions of the Local Finance Law.

Section 10. The Commissioner of Finance is hereby further authorized, at the sole discretion of said Commissioner of Finance, to execute a project finance agreement, and any other agreements with the New York State Department of Environmental Conservation and/or the New York State Environmental Facilities Corporation, including amendments thereto, and including any instruments (or amendments thereto) in the effectuation thereof, in order to effect the financing or refinancing of the class of objects or purposes described in Section 1 hereof, or a portion thereof, by a bond, and, or note issue of said County in the event of the sale of same to the New York State Environmental Facilities Corporation.

Section 11. The intent of this Bond Act is to give the Commissioner of Finance sufficient authority to execute those applications, agreements, instruments or to do any similar acts necessary to effect the issuance of the aforesaid bonds and, or notes without resorting to further action of this Board of Legislators.

Section 12. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the County by the facsimile signature of the Commissioner of Finance, providing for the manual countersignature of a fiscal agent or of a designated official of the County), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be

determined by the Commissioner of Finance. It is hereby determined that it is to the financial advantage of the County not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by Section 52.00 of the Local Finance Law, as the Commissioner of Finance shall determine.

Section 13. The validity of such bonds and bond anticipation notes may be contested only if:

(1) Such obligations are authorized for an object or purpose for which said County is not authorized to expend money, or

(2) The provisions of law which should be complied with at the date of publication of this Bond Act are not substantially complied with,

and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 14. This Bond Act shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150 - 2. Other than as specified in this Bond Act, no moneys are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 15. This Bond Act, which shall take effect immediately in accordance with the provisions of Section 33.10 of the Local Finance Law and as provided in Section 107.71 of the Westchester County Charter, shall be published in summary form in the official newspaper of said

County for purposes of this Bond Act, together with a notice of the Clerk of the Board of Legislators in substantially the form provided in Section 81.00 of the Local Finance Law.

The foregoing Bond Act was duly put to a vote which resulted as follows:

AYES:

NOES:

ABSENT:

The Bond Act was thereupon declared duly adopted.

* * *

APPROVED BY THE COUNTY EXECUTIVE

Date: _____, 2026

STATE OF NEW YORK)
) ss.:
COUNTY OF WESTCHESTER)

I, the undersigned Clerk of the Board of Legislators of the County of Westchester, New York, DO HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Board of Legislators of said County, including the Bond Act contained therein, held on _____, 2026, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that said meeting was (i) open to the general public pursuant to Section 103 of the Public Officers Law or (ii) conducted in conformance with Section 103-a of the Public Officers Law.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public notice of the time and place of said meeting to be given to the following newspapers and/or other news media as follows:

Newspaper and/or Other News Media

Date Given

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of Posted Notices

Date of Posting

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County Board of Legislators on _____, 2026.

Clerk of the County Board of Legislators
of the County of Westchester, New York

(CORPORATE
SEAL)

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on _____, 2026 and approved by the County Executive on _____, 2026 and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution.

Complete copies of the Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-2026

A BOND ACT AUTHORIZING THE ISSUANCE OF \$2,000,000 BONDS OF THE COUNTY OF WESTCHESTER, NEW YORK, TO PAY THE COSTS OF DESIGN AND CONSTRUCTION MANAGEMENT FOR THE REHABILITATION AND IMPROVEMENT OF THE HIGHLAND AVENUE PUMP STATION, IN AND FOR THE PEEKSKILL SANITARY SEWER DISTRICT IN SAID COUNTY.

class of object or purpose: costs of design and construction management for the rehabilitation and improvement of the Highland Avenue Pump Station at the Peekskill Water Resource Recovery Facility

period of probable usefulness: five (5) years

amount of obligations to be issued: \$2,000,000

Dated: _____, 2026
White Plains, New York

Clerk of the County Board of Legislators of the County of Westchester, New York

CAPITAL PROJECT FACT SHEET

Project ID:* SPK22	<input type="checkbox"/> CBA	Fact Sheet Date:* 01-15-2026
Fact Sheet Year:* 2026	Project Title:* PEEKSKILL WRRF HIGHLAND AVE PUMPING STATION UPGRADES	Legislative District ID: 1, 9, 4,
Category* SEWER AND WATER DISTRICTS	Department:* ENVIRONMENTAL FACILITIES	CP Unique ID: 3144

Overall Project Description

This project will fund the upgrading of the Highlands Avenue Pumping Station that is part of the headworks of the Peekskill Water Resource Recovery Facility.

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input checked="" type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	12,000	2,000	0	10,000	0	0	0	0
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	12,000	2,000	0	10,000	0	0	0	0

Expended/Obligated Amount (in thousands) as of : 0

Current Bond Description: This bond authorization request will fund the design and construction management for the rehabilitation and/ or upgrade of the Highland Avenue Pump Station. The work required in the pumping stations typically includes, but is not limited to, the installation of new bar screens; pumps and pump control panel replacements; replacement of piping and valves; gas and fire detection systems; flood hazard mitigation measures (if applicable); rehabilitation, relocation and/or replacement of the station's emergency generator (if present); upgrades to all mechanical, instrumentation and electrical systems; and structural and architectural repairs and replacement such as walls, windows, and roofs.

This project will also include replacing the seal water system, replacing the grease pit mixing system, construction of an enclosure around the bar screens and rag compactors to protect them from the elements, and the addition of an isolation gate and actuator in the wet well to allow for cleaning and maintenance of the wet well while keeping the pumping station in service.

Financing Plan for Current Request:

Non-County Shares:	\$ 0
Bonds/Notes:	2,000,000
Cash:	0
Total:	\$ 2,000,000

SEQR Classification:

TYPE II

Amount Requested:

2,000,000

Expected Design Work Provider:

- County Staff Consultant Not Applicable

Comments:

Energy Efficiencies:

THE PROPOSED WORK IS EXPECTED TO REPLACE OR UPGRADE EQUIPMENT WITH MORE ENERGY EFFICIENT ALTERNATIVES.

Appropriation History:

Year	Amount	Description
2025	2,000,000	DESIGN

Total Appropriation History:

2,000,000

Total Financing History:

0

Recommended By:

Department of Planning

DVWA

Date

02-13-2026

Department of Public Works

RJB4

Date

02-13-2026

Budget Department

DEV9

Date

02-19-2026

Requesting Department

JCL1

Date

02-19-2026

PEEKSKILL WRRF HIGHLAND AVE PUMPING STATION UPGRADES (SPK22)

User Department : Environmental Facilities
Managing Department(s) : Environmental Facilities ; Public Works ;
Estimated Completion Date: TBD
Planning Board Recommendation: Project approved in concept but subject to subsequent staff review.

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	12,000	2,000			10,000				
Non County Share									
Total	12,000	2,000			10,000				

Project Description

This project will fund the upgrading of the Highlands Avenue Pumping Station that is part of the headworks of the Peekskill Water Resource Recovery Facility.

Current Year Description

There is no current request.

Impact on Operating Budget

The impact on the District Operating Budget is the debt service associated with the issuance of bonds.

Appropriation History

Year	Amount	Description	Status
2025	2,000,000	Design	AWAITING BOND AUTHORIZATION
Total	2,000,000		

Prior Appropriations

	Appropriated	Collected	Uncollected
Bond Proceeds	2,000,000		2,000,000
Total	2,000,000		2,000,000



Kenneth W. Jenkins
Westchester County Executive

March 13, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Members of the Board of Legislators:

Transmitted herewith for your review and approval is an amended bond act (“Amended Bond Act”), which, if adopted by your Honorable Board, would authorize the County of Westchester (“County”) to issue additional bonds to finance the following capital project:

SBB07 – Blind Brook Waste Water Treatment Plant – Process Equipment Improvements (“SBB07”).

The Amended Bond Act, in the total amount of \$37,500,000, which includes \$32,500,000 in previously authorized bonds of the County, would finance the costs of design, construction management and construction for Phase I of the rehabilitation, upgrading and/or replacement of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District, including but not limited to rehabilitation and upgrades to the screenings, grit, primary scum pit, plant effluent, primary sludge, and emergency power systems, and including incidental expenses.

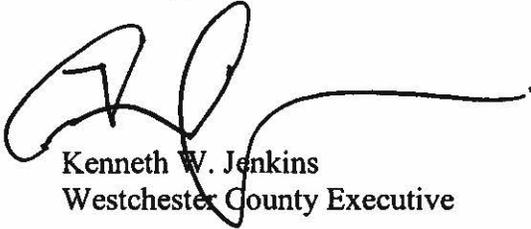
The Department of Environmental Facilities (“Department”) has advised that required scope changes have resulted in additional costs. The Screening Building was determined to have inadequate air exchange per applicable wastewater standards during design development, so the Department worked with a consultant to incorporate an odor control system. In addition, the loading capacity of the proposed emergency generator was increased to accommodate possible future development. The increased loading capacity increases the weight and size of the generator and the concrete slab thereby requiring geotechnical soil borings to confirm sub-surface conditions in the proposed location. Furthermore, existing emergency generators are served by a 1,000-gallon diesel underground storage tank. The underground storage tank will be removed in order to address permit requirements and to increase storage capacity to fuel the new generator.

Design is currently being undertaken by a consultant and is expected to be completed by the second quarter of 2026. It is estimated that construction will take eighteen months to complete and will begin after award and execution of construction contracts.

It should be noted that your Honorable Board has authorized the County to issue bonds for SBB07 as indicated in the annexed capital project fact sheet and as follows: Bond Act No. 9-2023 in the amount of \$32,500,000 to finance the above-described scope of work. These bonds have not been sold. Accordingly, it is now requested that Bond Act No. 9-2023 be amended to increase the amount authorized by \$5,000,000, for a total authorized amount, as amended, of \$37,500,000.

Based on the importance of this project to the County, favorable action on the proposed Amended Bond Act is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to read 'KWJ', with a long horizontal flourish extending to the right.

Kenneth W. Jenkins
Westchester County Executive

KWJ/mg

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a transmission from the County Executive recommending approval by the County of Westchester (“County”) of an amended bond act (“Amended Bond Act”) which, if adopted, will authorize the County to issue up to \$5,000,000 in additional bonds of the County to finance capital project SBB07 – Blind Brook Waste Water Treatment Plant – Process Equipment Improvements (“SBB07”).

The Amended Bond Act in the total amount of \$37,500,000 was prepared by the law firm Norton Rose Fulbright and includes \$32,500,000 in previously authorized bonds of the County. The Bond Act would finance the costs of design, construction management and construction for Phase I of the rehabilitation, upgrading and/or replacement of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District, including but not limited to rehabilitation and upgrades to the screenings, grit, primary scum pit, plant effluent, primary sludge, and emergency power systems, and including incidental expenses.

The Department of Environmental Facilities (“Department”) has advised that required scope changes have resulted in additional costs. The Screening Building was determined to have inadequate air exchange per applicable wastewater standards during design development, so the Department worked with a consultant to incorporate an odor control system. In addition, the loading capacity of the proposed emergency generator was increased to accommodate possible future development. The increased loading capacity increases the weight and size of the generator and the concrete slab thereby requiring geotechnical soil borings to confirm sub-surface conditions in the proposed location. Furthermore, existing emergency generators are served by a 1,000-gallon diesel underground storage tank. The underground storage tank will be removed in order to address permit requirements and to increase storage capacity to fuel the new generator.

Design is currently being undertaken by a consultant and is expected to be completed by the second quarter of 2026. It is estimated that construction will take eighteen months to complete and will begin after award and execution of construction contracts.

It should be noted that your Honorable Board has authorized the County to issue bonds for SBB07 as indicated in the annexed capital project fact sheet and as follows: Bond Act No. 9-2023 in the amount of \$32,500,000 to finance the above-described scope of work. These bonds have not been sold. Accordingly, it is now requested that Bond Act No. 9-2023 be amended to increase the amount authorized by \$5,000,000, for a total authorized amount, as amended, of \$37,500,000.

The Planning Department has advised your Committee that based on its review, SBB07 may be classified as a Type "II" action pursuant to the State Environmental Quality Review Act ("SEQR") and its implementing regulations, 6 NYCRR Part 617. Therefore, no environmental review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this recommendation.

Your Committee has carefully considered the Amended Bond Act, and recommends approval of the Amended Bond Act. It should be noted that an affirmative vote of two-thirds of the members of your Honorable Board is required in order to adopt the Amended Bond Act.

Dated: _____, 20____.
White Plains, New York

COMMITTEE ON

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: SBB07

NO FISCAL IMPACT PROJECTED

SECTION A - CAPITAL BUDGET IMPACT

To Be Completed by Budget

GENERAL FUND

AIRPORT FUND

SPECIAL DISTRICTS FUND

Source of County Funds (check one):

Current Appropriations

Capital Budget Amendment

SECTION B - BONDING AUTHORIZATIONS

To Be Completed by Finance

Total Principal \$ 35,895,617 **PPU** 30 **Anticipated Interest Rate** 4.04%

Anticipated Annual Cost (Principal and Interest): \$ 2,103,147

Total Debt Service (Annual Cost x Term): \$ 63,094,410

Finance Department: Interest rates as from March 10, 2026 Bond Buyer - ASBA

SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service)

To Be Completed by Submitting Department and Reviewed by Budget

Potential Related Expenses (Annual): \$ -

Potential Related Revenues (Annual): \$ -

Anticipated savings to County and/or impact of department operations

(describe in detail for current and next four years):

SECTION D - EMPLOYMENT

As per federal guidelines, each \$92,000 of appropriation funds one FTE Job

Number of Full Time Equivalent (FTE) Jobs Funded: 54

Prepared by: Jazmin Logan

Title: Environmental Project Director

Department: Environmental Facilities

Date: 3/16/26

JP 3/16/26
Reviewed By:

[Signature]
Budget Director

Date: 3/16/26

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: David S. Kvinge, AICP, RLA, CFM 
Assistant Commissioner

DATE: March 4, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
SBB07 BLIND BROOK WASTE WATERTREATMENT PLANT - PROCESS
EQUIPMENT IMPROVEMENTS**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 02/13/2026 (Unique ID: 3143)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no environmental review is required for the proposed action, because the project or component of the project for which funding is requested may be classified as a **TYPE II action** pursuant to section(s):

- **617.5(c)(2):** replacement, rehabilitation or reconstruction of a structure or facility, in kind, on the same site, including upgrading buildings to meet building, energy, or fire codes unless such action meets or exceeds any of the thresholds in section 617.4 of this Part.

COMMENTS: None.

DSK/oav

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Dianne Vanadia, Associate Budget Director
Jazmin Logan, Environmental Project Director - Capital Programs (DEF)
Robert Zambardino, Program Coordinator – Capital Programs (DEF)
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

ACT NO. _____ - 2026

BOND ACT DATED _____, 2026.

A BOND ACT OF THE COUNTY OF WESTCHESTER, NEW YORK, AMENDING AND SUPERSEDING BOND ACT NO. 9-2023, TO INCREASE THE ESTIMATED MAXIMUM COST TO \$37,500,000 (AN INCREASE OF \$5,000,000) AND THE AMOUNT OF BONDS AUTHORIZED HEREIN TO \$35,895,617, TO PAY FOR DESIGN, CONSTRUCTION MANAGEMENT AND CONSTRUCTION COSTS FOR PHASE I OF THE REHABILITATION, UPGRADING AND/OR REPLACEMENT OF VARIOUS ITEMS OF EQUIPMENT AND SYSTEMS AT THE BLIND BROOK WATER RESOURCE RECOVERY FACILITY FOR THE BENEFIT OF THE BLIND BROOK SANITARY SEWER DISTRICT, IN AND FOR SAID COUNTY,

WHEREAS, pursuant to Act No. 115-2015, dated July 13, 2015, the Board previously authorized the issuance of \$1,000,000 bonds to finance the design and construction management costs for the rehabilitation, upgrading and/or replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility, for the benefit of the Blind Brook Sanitary Sewer District;

WHEREAS, pursuant to Act No. 103-2020, dated June 1, 2020, which amended Act No. 115-2015, to include construction cost, change the period of probable usefulness, and increase the estimated maximum cost and the amount of bonds to \$18,000,000 (an increase of \$17,000,000) to finance design, construction management and construction costs for the rehabilitation, upgrading and/or replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District;

WHEREAS, pursuant to Act No. 131-2021, dated August 2, 2021, which amended the prior bond acts, to increase the estimated maximum cost and the amount of bonds authorized to \$25,500,000 (an increase of \$7,500,000) to finance design, construction management and construction costs for the rehabilitation, upgrading and/or replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District;

WHEREAS, pursuant to Act No. 9-2023, dated January 23, 2023 (collectively with all the prior bond acts described above, the "Prior Bond Acts"), which amended Act No. 131-2021, the estimated maximum cost and total amount of bonds authorized to \$32,500,000 (an increase of \$7,000,000) to finance design, construction management and construction costs for the rehabilitation, upgrading and/or replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District;

WHEREAS, \$1,604,383 bonds have been issued for said project under Act No. 103-2020;

WHEREAS, it has been determined that the estimated maximum cost of the aforesaid capital project is now \$37,500,000 (an increase of \$5,000,000), which will be financed with (a) \$35,895,617 bonds to be authorized herein, and (b) \$1,604,383 bonds previously issued under Act No. 103-2020;

WHEREAS, \$37,500,000 has been appropriated in the Capital Budget of the County for said project;

WHEREAS, all conditions precedent to the financing of the capital project hereinafter described, including compliance with the provisions of the State Environmental Quality Review Act to the extent required, have been performed; and

NOW, THEREFORE,

BE IT ENACTED BY THE COUNTY BOARD OF LEGISLATORS OF THE COUNTY OF WESTCHESTER, NEW YORK (the "County") (by the affirmative vote of not less than two-thirds of the voting strength of said Board), as follows:

Section 1. For paying for a portion of the \$37,500,000 estimated maximum cost of design, construction management and construction for Phase I of the rehabilitation, upgrading and/or replacement of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District, including but not limited to rehabilitation and upgrades to the screenings, grit, primary scum pit, plant effluent, primary sludge, and emergency power systems, and including incidental expenses in connection therewith, a class of objects or

purposes, there are hereby authorized to be issued \$35,895,617 bonds of said County pursuant to the provisions of the Local Finance Law. To the extent that the details of the aforesaid class of objects or purposes set forth in this Bond Act are inconsistent with any details set forth in the current Capital Budget of the County, such Budget shall be deemed and is hereby amended to the extent inconsistent herewith.

Section 2. It is hereby determined that the estimated maximum cost of the aforesaid class of objects or purposes is \$37,500,000, and that the plan for the financing thereof is by (a) the issuance of the \$35,895,617 bonds of said County authorized to be issued pursuant to this Bond Act and (b) \$1,604,383 bonds previously authorized for said project under Act No. 103-2020.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is thirty years, pursuant to subdivision four of paragraph a of Section 11.00 of the Local Finance Law.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Commissioner of Finance, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of the County are hereby irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable. An annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year. To the extent not paid from the assessment of properties assessable for this purpose in the County's Blind Brook Sanitary Sewer District, as allocated by the County, or other sources, there shall annually be levied on all the taxable real property of said County a tax sufficient to pay the principal of and interest on such obligations as the same become due and payable.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the County, by the manual or facsimile signature of the Commissioner of Finance and a facsimile of the corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the County Clerk.

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the Commissioner of Finance, who shall advertise such bonds for sale, conduct the sale, and award the bonds in such manner as said Commissioner of Finance shall deem best for the interests of the County; including, but not limited to, the power to sell said bonds to the New York State Environmental Facilities Corporation; provided, however, that in the exercise of these delegated powers, the Commissioner of Finance shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the Commissioner of Finance shall be a full acquittance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. The Commissioner of Finance is hereby further delegated the power to authorize the sale and issuance of the bonds authorized pursuant to this Bond Act (a) at a discount in the manner authorized by paragraphs e and f of Section 57.00 of the Local Finance Law, (b) at private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, including the private sale of bonds at a premium, (c) as capital appreciation bonds or term bonds at public sale or private sale pursuant to the applicable provisions of the Local Finance Law and any regulations of the New York State Comptroller appertaining thereto, and (d) at a variable rate of interest in the manner authorized by Section 54.90 of the Local Finance Law, including notes issued in anticipation thereof. The Commissioner of Finance is hereby authorized to enter into such agreements as said Commissioner of Finance shall determine reasonable and necessary to facilitate the issuance, sale, resale and, or repurchase of such bonds or notes pursuant to the provisions of Section 54.90 of the Local Finance

Law. Such bonds and, or notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Commissioner of Finance.

Section 9. The power to issue and sell notes to the New York State Environmental Facilities Corporation pursuant to Section 169.00 of the Local Finance Law is hereby delegated to the Commissioner of Finance. Such notes shall be of such terms, form and contents as may be prescribed by said Commissioner of Finance consistent with the provisions of the Local Finance Law.

Section 10. The Commissioner of Finance is hereby further authorized, at the sole discretion of the Commissioner of Finance, to execute a project finance agreement, and any other agreements with the New York State Department of Environmental Conservation and/or the New York State Environmental Facilities Corporation, including amendments thereto, and including any instruments (or amendments thereto) in the effectuation thereof, in order to effect the financing or refinancing of the class of objects or purposes described in Section 1 hereof, or a portion thereof, by a bond, and, or note issue of said County in the event of the sale of same to the New York State Environmental Facilities Corporation.

Section 11. The intent of this Bond Act is to give the Commissioner of Finance sufficient authority to execute those applications, agreements, instruments or to do any similar acts necessary to effect the issuance of the aforesaid serial bonds and, or notes without resorting to further action of this Board of Legislators.

Section 12. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining annual debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the County by the facsimile signature of the Commissioner of Finance, providing for the manual countersignature of a fiscal agent or of a designated official of the County), the date, denominations, maturities and interest payment dates, place or places of payment,

and also including the consolidation with other issues, shall be determined by the Commissioner of Finance. It is hereby determined that it is to the financial advantage of the County not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by Section 52.00 of the Local Finance Law, as the Commissioner of Finance shall determine.

Section 13. The validity of such bonds and bond anticipation notes may be contested only if:

(1) Such obligations are authorized for an object or purpose for which said County is not authorized to expend money, or

(2) The provisions of law which should be complied with at the date of publication of this Bond Act are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 14. This Bond Act shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.150 - 2. Other than as specified in this Bond Act, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 15. This bond act amends and supersedes the Prior Bond Acts, except with respect to \$1,604,383 bonds previously authorized for said project under Act No. 103-2020 which shall be deemed to be remain authorized thereunder, and shall in no way affect the validity of the liabilities incurred, obligations issued (including \$1,604,383 bonds previously issued under Act No.

103-2020), or actions taken pursuant to said Prior Bond Acts, and all such liabilities incurred, obligations issued, or actions taken shall be deemed to have been incurred, issued or taken pursuant to said bond act, as so amended.

Section 16. This Bond Act, which shall take effect immediately in accordance with the provisions of Section 33.10 of the Local Finance Law and as provided in Section 107.71 of the Westchester County Charter, shall be published in summary form in the official newspaper of said County for purposes of this Bond Act, together with a notice of the Clerk of the Board of Legislators in substantially the form provided in Section 81.00 of the Local Finance Law.

The foregoing Bond Act was duly put to a vote which resulted as follows:

AYES:

NOES:

ABSENT:

The Bond Act was thereupon declared duly adopted.

* * * *

APPROVED BY THE COUNTY EXECUTIVE

Date: _____, 2026

STATE OF NEW YORK)
) ss.:
COUNTY OF WESTCHESTER)

I, the undersigned Clerk of the Board of Legislators of the County of Westchester, New York,
DO HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Board of Legislators of said County, including the Bond Act contained therein, held on _____, 2026, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that, [please check one below]

_____ (1) pursuant to Section 103 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public, or

_____ (2) said meeting was held remotely by conference call, video conference, or other similar means in accordance with the requirements set forth in Chapter 417 of the Laws of 2021.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public notice of the time and place of said meeting to be given to the following newspapers and/or other news media as follows:

Newspaper and/or other news media

Date given

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of posted notices

Date of Posting

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County Board of Legislators on _____, 2026.

Clerk of the County Board of Legislators of the County of
Westchester, New York

(CORPORATE
SEAL)

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on _____, 2026 and approved by the County Executive on _____, 2026 and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution.

Complete copies of the Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-2026

A BOND ACT OF THE COUNTY OF WESTCHESTER, NEW YORK, AMENDING AND SUPERSEDING BOND ACT NO. 9-2023, TO INCREASE THE ESTIMATED MAXIMUM COST TO \$37,500,000 (AN INCREASE OF \$5,000,000) AND THE AMOUNT OF BONDS AUTHORIZED HEREIN TO \$35,895,617, TO PAY FOR DESIGN, CONSTRUCTION MANAGEMENT AND CONSTRUCTION COSTS FOR PHASE I OF THE REHABILITATION, UPGRADING AND/OR REPLACEMENT OF VARIOUS ITEMS OF EQUIPMENT AND SYSTEMS AT THE BLIND BROOK WATER RESOURCE RECOVERY FACILITY FOR THE BENEFIT OF THE BLIND BROOK SANITARY SEWER DISTRICT, IN AND FOR SAID COUNTY,

object or purpose: design, construction management and construction costs for Phase I of the rehabilitation, upgrading and/or replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility for the benefit of the Blind Brook Sanitary Sewer District, including but not limited to rehabilitation and upgrades to the screenings, grit, primary scum pit, plant effluent, primary sludge, and emergency power systems, and including incidental expenses in connection therewith.

period of probable usefulness: thirty (30) years

amount of obligations to be issued: \$35,895,617

Dated: _____, 2026
White Plains, New York

Clerk of the County Board of Legislators of the County of Westchester, New York

CAPITAL PROJECT FACT SHEET

Project ID:* SBB07	<input type="checkbox"/> CBA	Fact Sheet Date:* 01-28-2026
Fact Sheet Year:* 2026	Project Title:* BLIND BROOK WASTE WATER TREATMENT PLANT - PROCESS EQUIPMENT IMPROVEMENTS	Legislative District ID: 3, 7, 6, 4,
Category* SEWER AND WATER DISTRICTS	Department:* ENVIRONMENTAL FACILITIES	CP Unique ID: 3143

Overall Project Description

This project will provide for the repair, upgrading and replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility. Equipment or systems to be replaced or refurbished will include, but not be limited to, HVAC equipment, primary sludge and sludge transfer pumps including associated piping and valves; primary and secondary clarifier mechanisms; primary clarifier scum pit piping and valves; aeration tank influent and effluent sluice gates and mixers; all aeration blowers and blower piping; piping, valves and controls for caustic and hypochlorite tanks associated with odor control scrubbers; plant and service water system upgrade; replacement of RAS discharge isolation valves; final clarifier drain valves and plant effluent water system including pumps and associated valves; demolition and removal of obsolete boilers and fuel oil storage tanks and installation of security system improvements. The project is broken down into design and construction phases. Further refinement and phasing will be performed after design is undertaken. All equipment upgrades will include integration into SCADA system.

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input checked="" type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	98,350	35,500	5,000	42,400	3,180	0	0	12,270
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	98,350	35,500	5,000	42,400	3,180	0	0	12,270

Expended/Obligated Amount (in thousands) as of: 9,813

Current Bond Description: This bond authorization request will provide additional design, construction management, and construction funds for the Phase I of the Process Equipment Improvements project at the Blind Brook Water Resource Recovery Facility. Phase I includes the repair, upgrade, and replacement of various items of equipment and systems at the facility including but not limited to the sludge handling pumps, odor control for screen & grit building, emergency generator, primary sludge transfer pumps, bar screens building, headworks, grit system and building, plant effluent pump station, control building ventilation, splitter box, and primary grease pumps.

Financing Plan for Current Request:

Non-County Shares:	\$ 0
Bonds/Notes:	5,000,000
Cash:	0
Total:	\$ 5,000,000

SEQR Classification:

TYPE II

Amount Requested:

5,000,000

Expected Design Work Provider:

- | | | |
|---------------------------------------|--|---|
| <input type="checkbox"/> County Staff | <input checked="" type="checkbox"/> Consultant | <input type="checkbox"/> Not Applicable |
|---------------------------------------|--|---|

Comments:

The additional costs are attributed to necessary scope changes. During design development, DEF worked with the consultant to incorporate an odor control system for the Screening Building which was determined to have inadequate air exchange per applicable wastewater standards. In addition, the loading capacity of the proposed emergency generator was increased to accommodate possible future development at the facility. The increased loading capacity increases the weight/ size of the generator and the concrete slab. As a result, geotechnical soil borings are needed to confirm the subsurface conditions in the proposed location. Lastly, the existing emergency generators are served by a 1,000-gallon diesel underground storage tank. The underground storage will be removed in order to address permit requirements and to increase storage capacity to fuel the new generator.

Energy Efficiencies:

Appropriation History:

Year	Amount	Description
2009	500,000	DESIGN
2015	500,000	FUNDS ADDITIONAL DESIGN
2019	16,000,000	CONSTRUCTION AND CONSTRUCTION MANAGEMENT
2020	1,000,000	COST ESCALATION
2021	7,500,000	COST ESCALATION
2023	10,000,000	ADDITIONAL PHASE I CONSTRUCTION (\$7,000,000); DESIGN AND CONSTRUCTION MANAGEMENT PHASE II (\$3,000,000)
2026	5,000,000	ADDITIONAL PHASE I CONSTRUCTION

Total Appropriation History:

40,500,000

Financing History:

Year	Bond Act #	Amount	Issued	Description
15	115	0	0	BLIND BROOK WWTP - PROCESS EQUIPMENT IMPROVEMENTS
20	103	1,604,383	1,604,383	COST OF PROCESS EQUIPMENT IMPROVEMENTS AT BLIND BROOK WASTE WATER TREATMENT PLANT
21	131	0	0	BLIND BROOK WWTP - REPACEMENT/REHABILITATION
23	9	30,895,617	0	BLIND BROOK WWTP - PROCESS EQUIPMENT IMPROVEMENTS
23	10	3,000,000	0	BLIND BROOK WWTP - DESIGN AND CONSTRUCTION MANAGEMENT

Total Financing History:

35,499,999

Recommended By:

Department of Planning	Date
DVWA	02-13-2026

Department of Public Works	Date
RJB4	02-13-2026

Budget Department	Date
DEV9	02-19-2026

Requesting Department	Date
JCL1	02-19-2026

CAPITAL PROJECT FACT SHEET

Project ID:* SBB07	<input type="checkbox"/> CBA	Fact Sheet Date:* 01-28-2026
Fact Sheet Year:* 2026	Project Title:* BLIND BROOK WASTE WATER TREATMENT PLANT - PROCESS EQUIPMENT IMPROVEMENTS	Legislative District ID: 3, 7, 6, 4,
Category* SEWER AND WATER DISTRICTS	Department:* ENVIRONMENTAL FACILITIES	CP Unique ID: 3143

Overall Project Description

This project will provide for the repair, upgrading and replacement of various items of equipment and systems at the Blind Brook Water Resource Recovery Facility. Equipment or systems to be replaced or refurbished will include, but not be limited to, HVAC equipment, primary sludge and sludge transfer pumps including associated piping and valves; primary and secondary clarifier mechanisms; primary clarifier scum pit piping and valves; aeration tank influent and effluent sluice gates and mixers; all aeration blowers and blower piping; piping, valves and controls for caustic and hypochlorite tanks associated with odor control scrubbers; plant and service water system upgrade; replacement of RAS discharge isolation valves; final clarifier drain valves and plant effluent water system including pumps and associated valves; demolition and removal of obsolete boilers and fuel oil storage tanks and installation of security system improvements. The project is broken down into design and construction phases. Further refinement and phasing will be performed after design is undertaken. All equipment upgrades will include integration into SCADA system.

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input checked="" type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	98,350	35,500	5,000	42,400	3,180	0	0	12,270
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	98,350	35,500	5,000	42,400	3,180	0	0	12,270

Expended/Obligated Amount (in thousands) as of : 9,813

Current Bond Description: This bond authorization request will provide additional design, construction management, and construction funds for the Phase I of the Process Equipment Improvements project at the Blind Brook Water Resource Recovery Facility. Phase I includes the repair, upgrade, and replacement of various items of equipment and systems at the facility including but not limited to the sludge handling pumps, odor control for screen & grit building, emergency generator, primary sludge transfer pumps, bar screens building, headworks, grit system and building, plant effluent pump station, control building ventilation, splitter box, and primary grease pumps.	
Financing Plan for Current Request:	
Non-County Shares:	\$ 0
Bonds/Notes:	5,000,000
Cash:	0
Total:	\$ 5,000,000

SEQR Classification:
TYPE II

Amount Requested:
5,000,000

Expected Design Work Provider:

- | | | |
|---------------------------------------|--|---|
| <input type="checkbox"/> County Staff | <input checked="" type="checkbox"/> Consultant | <input type="checkbox"/> Not Applicable |
|---------------------------------------|--|---|

Comments:

The additional costs are attributed to necessary scope changes. During design development, DEF worked with the consultant to incorporate an odor control system for the Screening Building which was determined to have inadequate air exchange per applicable wastewater standards. In addition, the loading capacity of the proposed emergency generator was increased to accommodate possible future development at the facility. The increased loading capacity increases the weight/ size of the generator and the concrete slab. As a result, geotechnical soil borings are needed to confirm the subsurface conditions in the proposed location. Lastly, the existing emergency generators are served by a 1,000-gallon diesel underground storage tank. The underground storage will be removed in order to address permit requirements and to increase storage capacity to fuel the new generator.

Energy Efficiencies:

Appropriation History:

Year	Amount	Description
2009	500,000	DESIGN
2015	500,000	FUNDS ADDITIONAL DESIGN
2019	16,000,000	CONSTRUCTION AND CONSTRUCTION MANAGEMENT
2020	1,000,000	COST ESCALATION
2021	7,500,000	COST ESCALATION
2023	10,000,000	ADDITIONAL PHASE I CONSTRUCTION (\$7,000,000); DESIGN AND CONSTRUCTION MANAGEMENT PHASE II (\$3,000,000)
2026	5,000,000	ADDITIONAL PHASE I CONSTRUCTION

Total Appropriation History:
40,500,000

Financing History:

Year	Bond Act #	Amount	Issued	Description
15	115	0	0	BLIND BROOK WWTP - PROCESS EQUIPMENT IMPROVEMENTS
20	103	1,604,383	1,604,383	COST OF PROCESS EQUIPMENT IMPROVEMENTS AT BLIND BROOK WASTE WATER TREATMENT PLANT
21	131	0	0	BLIND BROOK WWTP - REPACEMENT/REHABILITATION
23	9	30,895,617	0	BLIND BROOK WWTP - PROCESS EQUIPMENT IMPROVEMENTS
23	10	3,000,000	0	BLIND BROOK WWTP - DESIGN AND CONSTRUCTION MANAGEMENT

Total Financing History:
35,499,999

Recommended By:

Department of Planning	Date
DVWA	02-13-2026
Department of Public Works	Date
RJB4	02-13-2026
Budget Department	Date
DEV9	02-19-2026
Requesting Department	Date
JCL1	02-19-2026

BLIND BROOK WASTE WATER TREATMENT PLANT - PROCESS EQUIPMENT IMPROVEMENTS (SBB07)

User Department : Environmental Facilities

Managing Department(s) : Environmental Facilities ; Public Works ;

Estimated Completion Date: TBD

Planning Board Recommendation: Project approved in concept but subject to subsequent staff review.

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	98,350	35,500	9,813	5,000	42,400	3,180			12,270
Non County Share									
Total	98,350	35,500	9,813	5,000	42,400	3,180			12,270

Project Description

This project will provide for the repair, upgrading and replacement of various items of equipment and systems at the Blind Brook Wastewater Treatment Plant. Equipment or systems to be replaced or refurbished will include, but not be limited to, HVAC equipment not included in performance maintenance project, primary sludge and sludge transfer pumps including associated piping and valves; primary and secondary clarifier mechanisms; primary clarifier scum pit piping and valves; aeration tank influent and effluent sluice gates and mixers; all aeration blowers and blower piping; piping, valves and controls for caustic and hypochlorite tanks associated with odor control scrubbers; plant and service water system upgrade; replacement of RAS discharge isolation valves; final clarifier drain valves and plant effluent water system including pumps and associated valves; demolition and removal of obsolete boilers and fuel oil storage tanks and installation of security system improvements. The project is broken down into design and construction phases. Further refinement and phasing will be performed after design is undertaken. All equipment upgrades will include integration into SCADA system.

Current Year Description

The current year request provides funds for additional Phase 1 construction.

Current Year Financing Plan

Year	Bonds	Cash	Non County Shares	Total
2026	5,000,000			5,000,000

Impact on Operating Budget

The impact on the District Budget is the debt service associated with the issuance of bonds.

Appropriation History

Year	Amount	Description	Status
2009	500,000	Design	COMPLETE
2015	500,000	Funds additional design	DESIGN
2019	16,000,000	Construction and construction management	CONSTRUCTION
2020	1,000,000	Cost escalation	CONSTRUCTION
2021	7,500,000	Cost escalation	CONSTRUCTION
2023	10,000,000	Additional Phase I construction (\$7,000,000); Design and construction management Phase II (\$3,000,000)	DESIGN
Total	35,500,000		

BLIND BROOK WASTE WATER TREATMENT PLANT - PROCESS EQUIPMENT IMPROVEMENTS (SBB07)

Prior Appropriations

	Appropriated	Collected	Uncollected
Bond Proceeds	35,500,000	1,604,383	33,895,617
Total	35,500,000	1,604,383	33,895,617

Bonds Authorized

Bond Act	Amount	Date Sold	Amount Sold	Balance
115 15				
103 20	1,604,383	12/01/21	1,604,383	
131 21				
9 23	30,895,617			30,895,617
10 23	3,000,000			3,000,000
Total	35,500,000		1,604,383	33,895,617



Kenneth W. Jenkins
County Executive

March 13, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Members of the Board of Legislators:

Transmitted herewith for your consideration is an act (the "Act") which, if approved by your Honorable Board, would authorize the County of Westchester (the "County") to sell County property located at 25 Moore Avenue, Village of Mount Kisco, New York, consisting of approximately 35,567 square feet, identified as Section 80.41, Block 3, Lot 14 on the Tax Maps of the Village/Town of Mount Kisco (the "County Property").

The Department of Health ("Department") used the County Property for the operation of its environmental health and welfare activities. The Department recently consolidated its office space from leased properties, located at 145 Huguenot Avenue, New Rochelle and 10 County Center, White Plains, and County properties located at the County Airport and at the County Property, into a single newly leased space located at 11 Martine Avenue, White Plains, New York. As such, the County no longer needs the County Property for environmental health and welfare purposes or for any other purpose.

As a way of background, on October 3, 1960, pursuant to Act No. 23-1960 (the "1960 Act"), your Honorable Board authorized the County's Board of Acquisition and Contract ("Board of Acquisition and Contract") to acquire, by condemnation proceedings against Hachma Realty Co., Inc. ("Hachma Realty"), title to a portion of the County Property consisting of approximately 24,650 square feet situated in the Village of Mount Kisco, New York ("Hachma Property"). Subsequently, on October 6, 1960, the Board of Acquisition and Contract duly adopted a resolution authorizing the County Attorney to institute condemnation proceedings against Hachma Realty to acquire title to the Hachma Property. In accordance thereof, the County acquired title to the Hachma Property pursuant to condemnation proceedings instituted by the County Attorney against Hachma Realty under Index No. 8241-1960, in order to construct a County Health Center thereon.

On July 7, 1969, your Honorable Board, pursuant to Act No. 44-1969 (the "1969 Act"), further authorized the Board of Acquisition and Contract to also acquire, by condemnation proceedings against Beatrice Vivien Barnard ("Beatrice Barnard"), title to another portion of the County Property, adjacent to the Hachma Property, consisting of approximately 12,586 square feet, formerly known as 31 Moore Avenue, Mount Kisco, New York ("Barnard Property"). Subsequently, on December 4, 1969, the Board of Acquisition and Contracts further authorized the County Attorney to institute condemnation proceedings against Beatrice Barnard to acquire title to the Barnard Property. In accordance thereof, the County acquired title to the Barnard Property

Michaelian Office Building
148 Martine Avenue
White Plains, New York 10601

Telephone: (914) 995-2900

pursuant to condemnation proceedings instituted by the County Attorney against Beatrice Barnard under Index No. 12648-1969, in order to enlarge the County Health and Welfare Center.

The attached proposed Act would authorize the sale of the County Property to Kasinathan International Group, Inc. for \$2,525,000.00. This amount meets the fair market value of the County Property.

Pursuant to Section 209.101(8) of the Laws of Westchester County, the County may not sell any surplus real property to a person or private entity unless the city, town or village in which such property is situated has been given an opportunity to purchase it for park and recreation purposes for \$1.00, or for other municipal purposes at the current appraised value determined by your Honorable Board, or for no more than the price being offered by a person or private entity. The County gave the Village/Town of Mount Kisco written notice of the pending sale on December 15, 2025. Pursuant to a letter from the Village/Town of Mount Kisco Manager, dated March 3, 2026, the Village/Town of Mount Kisco has informed the County that it has waived its right to purchase the Property for park and recreational purposes.

In addition, a Report from the Department Commissioner, required pursuant to Section 191.41 of the Laws of Westchester County, recommending disposition of the County Property, is attached hereto for your consideration.

Based upon the foregoing, favorable action on the proposed Act is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to read 'K. W. Jenkins', with a long, sweeping horizontal line extending to the right.

Kenneth W. Jenkins
Westchester County Executive

KWJ/SM/cmc

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a communication from the County Executive wherein he requests that your Honorable Board adopt the attached act (the “Act”) that would authorize the County of Westchester (the “County”) to sell County property located at 25 Moore Avenue, Village of Mount Kisco, New York, consisting of approximately 35,567 square feet, identified as Section 80.41, Block 3, Lot 14 on the Tax Maps of the Village/Town of Mount Kisco (the “County Property”).

Your Committee is advised that the Department of Health (“Department”) used the County Property for the operation of its environmental health and welfare activities. The Department recently consolidated its office space from leased properties, located at 145 Huguenot Avenue, New Rochelle and 10 County Center, White Plains, and County properties located at the County Airport and at the County Property, into a single newly leased space located at 11 Martine Avenue, White Plains, New York. As such, the County no longer needs the County Property for environmental health and welfare purposes or for any other purpose.

Your Committee is also advised that on October 3, 1960, pursuant to Act No. 23-1960 (the “1960 Act”), your Honorable Board authorized the County’s Board of Acquisition and Contract (“Board of Acquisition and Contract”) to acquire, by condemnation proceedings against Hachma Realty Co., Inc. (“Hachma Realty”), title to a portion of the County Property consisting of approximately 24,650 square feet situated in the Village of Mount Kisco, New York (“Hachma Property”). Subsequently, on October 6, 1960, the Board of Acquisition and Contract duly adopted a resolution authorizing the County Attorney to institute condemnation proceedings against Hachma Realty to acquire title to the Hachma Property. In accordance thereof, the County acquired title to the Hachma Property pursuant to condemnation proceedings instituted by the County Attorney against Hachma Realty under Index No. 8241-1960, in order to construct a County Health Center thereon.

Your Committee is further advised that on July 7, 1969, your Honorable Board, pursuant to Act No. 44-1969 (the “1969 Act”), further authorized the Board of Acquisition and Contract to also acquire, by condemnation proceedings against Beatrice Vivien Barnard (“Beatrice Barnard”), title to another portion of the County Property, adjacent to the Hachma Property, consisting of

approximately 12,586 square feet, formerly known as 31 Moore Avenue, Mount Kisco, New York (“Barnard Property”). Subsequently, on December 4, 1969, the Board of Acquisition and Contracts further authorized the County Attorney to institute condemnation proceedings against Beatrice Barnard to acquire title to the Barnard Property. In accordance thereof, the County acquired title to the Barnard Property pursuant to condemnation proceedings instituted by the County Attorney against Beatrice Barnard under Index No. 12648-1969, in order to enlarge the County Health and Welfare Center.

Your Committee is further advised that the attached proposed Act would authorize the sale of the County Property to Kasinathan International Group, Inc. for \$2,525,000.00. This amount meets the fair market value of the County Property.

Pursuant to Section 209.101(8) of the Laws of Westchester County, the County may not sell any surplus real property to a person or private entity unless the city, town or village in which such property is situated has been given an opportunity to purchase it for park and recreation purposes for \$1.00, or for other municipal purposes at the current appraised value determined by your Honorable Board, or for no more than the price being offered by a person or private entity. The County gave the Village/Town of Mount Kisco written notice of the pending sale on December 15, 2025. Pursuant to a letter from the Village/Town of Mount Kisco Manager, dated March 3, 2026, the Village/Town of Mount Kisco has informed the County that it has waived its right to purchase the Property for park and recreational purposes.

In addition, your Committee is advised that a Report from the Department Commissioner, required pursuant to Section 191.41 of the Laws of Westchester County, recommending disposition of the County Property, is attached hereto for your consideration.

Your Committee has been advised by the Department of Planning that the proposed sale of the Property may be classified as an “Unlisted” action, under the State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (“SEQR”). A Resolution and a Full Environmental Assessment Form (“EAF”), prepared by the Department of Planning, are attached to assist your Honorable Board in complying with SEQR. For the reasons set forth in the attached EAF, your Committee believes that this proposed action will not have any significant adverse impact on the environment and accordingly recommends passage of the annexed

Resolution by which this Board would issue a Negative Declaration for this proposed action prior to enacting the Act authorizing the sale of the Property.

Your Committee has been informed that, pursuant to Section 104.11(2) of the Laws of Westchester County, an affirmative vote of two-thirds of the members of this Honorable Board is required in order to adopt the Act to authorize the sale of the Property to Kasinathan International Group, Inc.

Your Committee has carefully considered the sale of the County Property and recommends approval of the proposed Act.

Dated: _____, 2026
White Plains, New York

FISCAL IMPACT STATEMENT

SUBJECT: Sale of Property-25 Moore Ave NO FISCAL IMPACT PROJECTED

OPERATING BUDGET IMPACT

To Be Completed by Submitting Department and Reviewed by Budget

SECTION A - FUND

GENERAL FUND AIRPORT FUND SPECIAL DISTRICTS FUND

SECTION B - EXPENSES AND REVENUES

Total Current Year Expense _____

Total Current Year Revenue \$ 1,858,195

Source of Funds (check one): Current Appropriations Transfer of Existing Appropriations

Additional Appropriations Other (explain)

Identify Accounts: 101 52 1000 9599 Sale of Property - Purchase price \$2,525,000 less \$101,000

transaction fee AND \$565,805 debt service set aside B077E to Fund 319 Balance Sheet Account 6102

Potential Related Operating Budget Expenses: Annual Amount _____

Describe: _____

Potential Related Operating Budget Revenues: Annual Amount 1,858,195.00

Describe: Sale of county property located at 25 Moore Avenue, Mt. Kisco, NY

Anticipated Savings to County and/or Impact on Department Operations:

Current Year: No Impact to Department Operations.

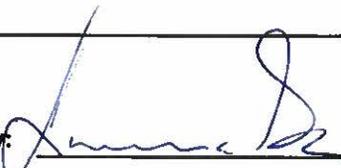
Next Four Years: _____

Prepared by: Ugochukwu Chibuikem

Title: Asst. Budget Analyst

Department: Budget

Date: January 6, 2026

UC
Reviewed By: 
DY 1/6/25
Budget Director
Date: 1/7/26

To: Honorable Ken Jenkins
County Executive

From: Blanca P. Lopez, M.S.
Commissioner

Date: March 13, 2026

Re: **Disposition of 25 Moore Avenue, Mount Kisco, New York**

Pursuant to Section 191.41 of the County Charter, this is the required report of the Commissioner of Planning on the proposed disposition of County Property located at 25 Moore Avenue in the Village of Mount Kisco, New York.

The property is identified as Section 80.41, Block 3, Lot 14 comprising of .82 acres of land, which is improved with a two-story building with a building size of 24,193 square feet in the Village/Town of Mount Kisco. The building is located in the OC (Cottage Office) Zoning District. The zone allows for business, office and commercial properties and its most appropriate use is to remain as such.

The County Director of Real Estate has determined that ownership of the property is no longer in the interest of the County. The Department of Health used the County Property for the operation of its environmental health and welfare activities. The recent consolidation of the Department's office space from leased properties, located at 145 Huguenot Avenue, New Rochelle and 10 County Center, White Plains, and County properties located at the County Airport and at 25 Moore Avenue, into a single newly leased space located at 11 Martine Avenue in White Plains, allows for the County to no longer need the 25 Moore Avenue property for environmental health and welfare purposes or for any other purpose.

Furthermore, pursuant to the requirements of Section 209.101(8) of the Laws of Westchester County, the Village of Mount Kisco was given an opportunity to purchase this property for park and recreation purposes, or for other municipal purposes. The Village, after completing its due diligence and review of the Property, waived its right to do so.

Based on this record, I have no objection to the disposition of this parcel.

cc: John Nonna, County Attorney
Tami Altschiller, Deputy County Attorney
Emily Saltzman, Director of Operations
Christopher Steers, Director of Real Estate
Susan Darling, Chief Planner

TO: Carla Chaves, Senior Assistant County Attorney
Department of Law

FROM: David S. Kvinge, AICP, RLA, CFM 
Assistant Commissioner

DATE: January 15, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR DISPOSITION OF
25 MOORE AVENUE, MOUNT KISCO**

In response to your request for an environmental review of the above referenced action, the Planning Department has prepared the attached documentation.

The proposed disposition of land is an Unlisted action pursuant to the State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (SEQR). As such, a Short Environmental Assessment Form has been prepared for consideration by the Board of Legislators.

Please contact me if you require any additional information regarding this document.

DSK/cnm
Att.

cc: Joan McDonald, Director of Operations
Lawrence Soule, Budget Director
Christopher Steers, Director of Countywide Administrative Services
Steven Bass, Director of Intergovernmental Relations
Emily Saltzman, Assistant Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Blanca P. Lopez, Commissioner of Planning
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

RESOLUTION

WHEREAS, there is pending before this Honorable Board an Act to authorized the County to sell County property located at 25 Moore Avenue, Village of Mount Kisco, New York (the "Property") to Kasinathan International Group, Inc., its successor or assignee for \$2,525,000.00; and

WHEREAS, this Honorable Board has determined that the proposed sale of the Property would constitute an action under Article 8 of the Environmental Conservation Law, known as the State Environmental Quality Review Act ("SEQRA"); and

WHEREAS, pursuant to SEQRA and its implementing regulations (6 New York Code of Rules and Regulations Part 617), this project is classified as an "Unlisted" action, requiring this Honorable Board to make a determination as to whether the proposed action will have a significant impact on the environment; and

WHEREAS, in accordance with SEQRA and its implementing regulations, an Environmental Assessment Form has been prepared to assist this Honorable Board in its environment assessment of this proposed action; and

WHEREAS, this Honorable Board has carefully considered the proposed action and has reviewed the attached Environmental Assessment Form and the criteria set forth in Section 617.7 of the regulations of the NYSDEC and has identified the relevant areas of environmental concern, as described in the attached Environmental Assessment Form, to determine if this proposed action will have an effect upon the environment.

NOW, THEREFORE, be it resolved by the County Board of Legislators of the County of Westchester, State of New York, as follows:

RESOLVED, that based upon the Honorable Board's review of the Environmental Assessment Form and the reasons set forth therein, this Board finds that there will be no significant adverse impact on the environment in connection with the proposed action; and be it further

RESOLVED, the Clerk of the Board of Legislators, as responsible office in Lead Agency, is authorized and directed to sign the Determination of Significance in the attached Environmental

Assessment Form, which Form is made a part hereof; to issue this “Negative Declaration” on behalf of this Board pursuant to Article 8 of the Environmental Conservation Law; and to immediately transmit same to the Commissioner of Planning to be filed, published and make available pursuant to the requirements of Part 617 of New York Code of Rules and Regulations; and be it further

RESOLVED, that the Resolution shall take effect immediately.

Short Environmental Assessment Form

Part 1 - Project Information

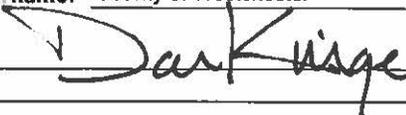
Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

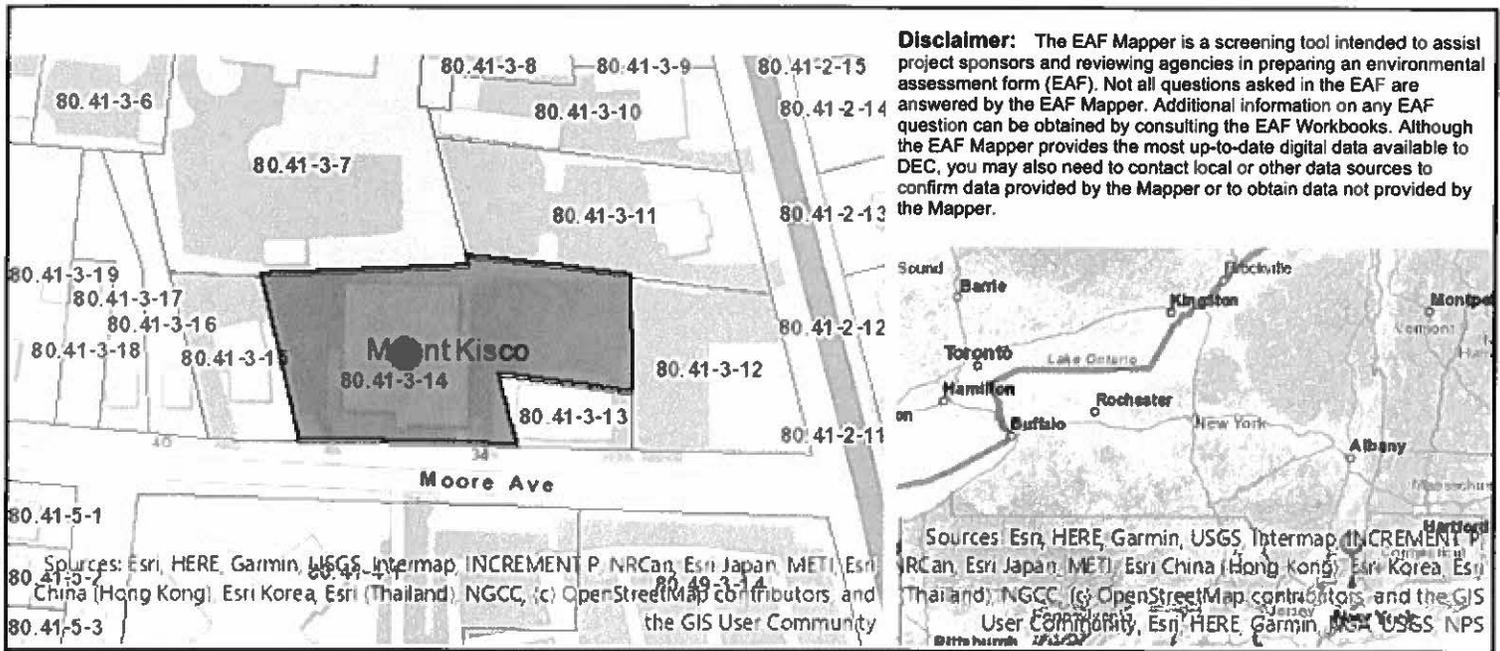
Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: Disposition of 25 Moore Avenue Property			
Project Location (describe, and attach a location map): 25 Moore Avenue, Mount Kisco, Westchester County, NY			
Brief Description of Proposed Action: The sale of an approximately 0.8-acre parcel of land (Section 80.41 - Block 3 - Lot 14) containing a 2-story office building and paved parking areas. The property was acquired by the County in the 1960s and was used by the County Department of Health and other County departments as administrative offices. The County Department of Health has recently consolidated office space from this and other properties throughout the county into a centralized space in White Plains. Other County departments have similarly consolidated administrative locations. As such, this property is no longer needed by the County for use as office space or any other purpose.			
Name of Applicant or Sponsor: County of Westchester		Telephone: 914-995-4400 E-Mail: dsk2@westchestercountyny.gov	
Address: 148 Martine Avenue			
City/PO: White Plains		State: NY	Zip Code: 10601
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		_____ 0.8 acres	
b. Total acreage to be physically disturbed?		_____ 0 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ 0.8 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other(Specify): Institutional (hospital) <input type="checkbox"/> Parkland			

	NO	YES	N/A
5. Is the proposed action, <ul style="list-style-type: none"> a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan? 	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	<input checked="" type="checkbox"/>
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	<input checked="" type="checkbox"/>
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	<input checked="" type="checkbox"/>
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: <u>The proposed action is the disposition of the property to a new land owner. Any redevelopment of the property will comply with new energy code standards and requirements per the state and local municipal building code and related ordinances.</u>	NO	YES	<input checked="" type="checkbox"/>
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____	NO	YES	<input checked="" type="checkbox"/>
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	NO	YES	<input checked="" type="checkbox"/>
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? Per CRIS, the site does not contain nor is contiguous to any registered or eligible historic resources. b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO	YES	<input checked="" type="checkbox"/>
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	NO	YES	<input checked="" type="checkbox"/>

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:		
<input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe: _____ _____		
Note: The action only involves a transfer of ownership. The site is already developed. No additional development is currently proposed.		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: There are two incidents of fuel oil spills at the site (most recent in 2013) and a number in the vicinity of the site, all of which have been closed. There were also a small number of sewage backups in the street in 2004, which have also been closed. There were no results from the Environmental Remediation Database. _____	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: County of Westchester		Date: January 13, 2026
Signature: 		Title: Assistant Commissioner of Planning

PRINT FORM



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	Yes
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	Yes

Project: Disposition of 25 Moore Ave, MTK

Date: January 2026

Short Environmental Assessment Form
Part 2 - Impact Assessment

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:		
a. public / private water supplies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Short Environmental Assessment Form Part 3 Determination of Significance

For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

There will be no environmental impact as the action consists solely of the disposition of a County-owned parcel to a new land owner, with no physical changes. The property is already fully developed with a 2-story office building and paved parking areas, with existing pedestrian access and stormwater management. The property is no longer needed by the County for any purpose and is considered surplus property. The Village was offered the opportunity to acquire the property, but declined. As such, no other impacts are anticipated from the transfer of this property to private ownership. The west side of the property is located in the Village's OC - Cottage Office zoning district and the east side of the property is located in the OD - Low Intensity Office district. Any future changes in use or improvements will be subject to all applicable regulations, including local land use approvals and SEQR compliance.

- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

County of Westchester

Name of Lead Agency

Malika Vanderberg

Print or Type Name of Responsible Officer in Lead Agency

Signature of Responsible Officer in Lead Agency

Date

Clerk of the Board of Legislators

Title of Responsible Officer

Signature of Preparer (if different from Responsible Officer)

PRINT FORM

ACT NO. _____ - 2026

AN ACT authorizing the County of Westchester to sell County property located at 25 Moore Avenue, Mount Kisco, New York to Kasinathan International Group, Inc., its successor or assignee.

BE IT ENACTED by the County Board of the County of Westchester as follows:

Section 1. Ownership of County property located at 25 Moore Avenue, Mount Kisco, New York, previously utilized by the County of Westchester Department of Health for environmental health and welfare purposes, consisting of approximately 35,567 square feet (the “County Property”), is no longer required for a County purpose.

§2. The County is hereby authorized to sell the County Property to Kasinathan International Group, Inc., its successor or assignee for TWO MILLION, FIVE HUNDRED TWENTY-FIVE THOUSAND DOLLARS (\$2,525,000.00).

§3. The County Executive or his authorized designee is hereby authorized and empowered to execute any and all documents and take all actions necessary and appropriate to effectuate the purposes hereof.

§4. This Act shall take effect immediately.

March 20, 2026

TO: Hon. Vedat Gashi, Chair
Hon. Terry Clements, Vice Chair
Hon. Judah Holstein, Majority Leader
Hon. Margaret Cunzio, Minority Leader

FROM: Kenneth W. Jenkins
County Executive 

RE: Message Requesting Immediate Consideration: **Act – Amending Act
2024-119 – NYSOFA Grant Agreements.**

This will confirm my request that the Board of Legislators allow submission of the referenced communication to be submitted to the Board of Legislators March 23, 2026 Agenda.

Transmitted herewith for your review and approval is an act (the “Act”), which, if adopted by your Honorable Board, would amend Act 2024-119, which authorized the County of Westchester (the “County”), acting by and through its Department of Senior Programs and Services (the “Department”), to enter into inter-municipal agreements (“IMAs”) with the municipalities listed.

Therefore, since this communication is of the utmost importance, it is respectfully submitted that the County Board of Legislators accepts this submission for March 23, 2026 “blue sheet” calendar.

Thank you for your prompt attention to this matter.



Kenneth W. Jenkins
County Executive

March 23, 2026

Westchester County Board of Legislators
800 Michaelian Office Building, Room 800
White Plains, NY 10601

Dear Honorable Members of the Board of Legislators:

Transmitted herewith for your review and approval is an act (the “Act”), which, if adopted by your Honorable Board, would amend Act 2024-119, which authorized the County of Westchester (the “County”), acting by and through its Department of Senior Programs and Services (the “Department”), to enter into inter-municipal agreements (“IMAs”) with the municipalities listed in Exhibit “A” attached to Act 2024-119 (the “Municipalities”), for services to be funded with grants received from the New York State Office for the Aging (“NYSOFA”) under Titles III-B, III-C, and the Nutrition Incentive Program (“NSIP”) of the Older Americans Act of 1965, as amended (“OAA”), to increase the total aggregate not-to-exceed amount of the Title III-C & NSIP IMAs by \$710,103.40, from an amount not to exceed \$1,373,856.00 to a new total aggregate amount not to exceed \$2,083,959.40.

Act 2024-119 authorized the County to enter into the IMAs for terms corresponding to the terms of the grant agreements between NYSOFA and the County (the “Grant Agreements”), commencing retroactively on January 1, 2024 and continuing through December 31, 2024, except for the IMAs for the provision of the NSIP services, which commenced retroactively on October 1, 2023 and continued through September 30, 2024. The IMAs were subsequently executed. The IMAs funded by the NYSOFA Grant Agreements were authorized in the total aggregate not-to-exceed amounts set forth below:

IMAs

Title III-B	Title III-C & NSIP
\$230,021.00	\$1,373,856.00

As a result of unforeseen circumstances, NYSOFA has informed the Department that it has increased funding under the grant agreement for the Title III-C & NSIP grant programs (“Title III-C & NSIP Grant Agreement”). On December 4, 2025, the Westchester County Board of Acquisition and Contract authorized the County to amend the Title III-C & NSIP Grant Agreement to increase the total not-to-exceed amount thereof by \$497,757.22, from an amount not to exceed \$2,123,230.00 to a new total amount not to exceed \$2,620,987.22.

Accordingly, with more funds available for the Title III-C & NSIP grant programs, the Department is now seeking authority to amend Act 2024-119 to increase the total not-to-exceed amount of the Title III-C & NSIP IMAs by \$710,103.40, from an amount not to exceed \$1,373,856.00 to a new total aggregate amount not to exceed \$2,083,959.40. All other terms and conditions of the Title III-C & NSIP IMAs will remain the same.

The nutrition aid services being provided to seniors under the Title III-C & NSIP IMAs are exempt from the Westchester County Procurement Policy and Procedures (the "Policy") pursuant to Section 3(a)(iii) thereof, which exempts from procurement "transactions or contracts with the United States of America, any State, and any political subdivision, agency or instrumentality thereof," and pursuant to Section 3(a)(xix) of the Policy, which exempts "any procurement for the purpose of entering into a contract with persons to provide direct services to senior citizens".

Notwithstanding the foregoing, the Title III-C & NSIP IMAs are funded with Federal grant monies and are, therefore, also subject to the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (the "Federal Procurement Standards") according to Section 11 of the Policy. The Federal Procurement Standards require that contracts in amounts greater than \$15,000.00, but less than \$350,000.00, be procured by obtaining price or rate quotations from an "adequate number of qualified sources", unless there are specific circumstances in which the recipient or subrecipient of the Federal funds may use a "noncompetitive procurement method". Here, because the nutrition aid services are being provided directly by the respective Municipalities using their own resources (i.e., senior centers, buses, food service providers, equipment, etc.), it has been determined that the services are exempt from the Federal Procurement Standards, pursuant to 2 C.F.R. §200.320(c)(2) thereof, because, due to the nature and extent of the services being provided, the services "can only be fulfilled by a single source".

Based upon the foregoing, I respectfully recommend the adoption of the annexed proposed Act.

Sincerely,

A handwritten signature in black ink, appearing to read 'KWJ', with a long horizontal flourish extending to the right.

Kenneth W. Jenkins
County Executive

KWJ/MC/BL/mcz

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER**

Your Committee is in receipt of a communication from the County Executive recommending the adoption of an act (the “Act”), which, if approved by your Honorable Board, would amend Act 2024-119, which authorized the County of Westchester (the “County”), acting by and through its Department of Senior Programs and Services (the “Department”), to enter into inter-municipal agreements (“IMAs”) with the municipalities listed in Exhibit “A” attached to this Act (the “Municipalities”), for services to be funded with grants received from the New York State Office for the Aging (“NYSOFA”) under Titles III-B, III-C, and the Nutrition Incentive Program (“NSIP”) of the Older Americans Act of 1965, as amended (“OAA”), to increase the total aggregate not-to-exceed amount of the Title III-C & NSIP IMAs by \$710,103.40, from an amount not to exceed \$1,373,856.00 to a new total aggregate amount not to exceed \$2,083,959.40.

Act 2024-119 authorized the County to enter into the IMAs for terms corresponding to the terms of the grant agreements between NYSOFA and the County (the “Grant Agreements”), commencing retroactively on January 1, 2024 and continuing through December 31, 2024, except for the IMAs for the provision of the NSIP services, which commenced retroactively on October 1, 2023 and continued through September 30, 2024. The IMAs were subsequently executed. The IMAs funded by the NYSOFA Grant Agreements were authorized in the total aggregate not-to-exceed amounts set forth below:

IMAs

Title III-B	Title III-C & NSIP
\$230,021.00	\$1,373,856.00

As a result of unforeseen circumstances, NYSOFA has informed the Department that it has increased funding under the grant agreement for the Title III-C & NSIP grant programs (“Title III-C & NSIP Grant Agreement”). On December 4, 2025, the Westchester County Board of Acquisition and Contract authorized the County to amend the Title III-C & NSIP Grant Agreement to increase the total not-to-exceed amount thereof by \$497,757.22, from an amount not to exceed \$2,123,230.00 to a new total amount not to exceed \$2,620,987.22.

Accordingly, with more funds available for the Title III-C & NSIP grant programs, the Department is now seeking authority to amend Act 2024-119 to increase the total not-to-exceed amount of the Title III-C & NSIP IMAs by \$710,103.40, from an amount not to exceed \$1,373,856.00 to a new total aggregate amount not to exceed \$2,083,959.40. All other terms and conditions of the Title III-C & NSIP IMAs will remain the same.

The nutrition aid services being provided to seniors under the Title III-C & NSIP IMAs are exempt from the Westchester County Procurement Policy and Procedures (the “Policy”) pursuant to Section 3(a)(iii) thereof, which exempts from procurement “transactions or contracts with the United States of America, any State, and any political subdivision, agency or instrumentality thereof,” and pursuant to Section 3(a)(xix) of the Policy, which exempts “any procurement for the purpose of entering into a contract with persons to provide direct services to senior citizens”.

Notwithstanding the foregoing, the Title III-C & NSIP IMAs are funded with Federal grant monies and are, therefore, also subject to the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (the “Federal Procurement Standards”) according to Section 11 of the Policy. The Federal Procurement Standards require that contracts

in amounts greater than \$15,000.00, but less than \$350,000.00, be procured by obtaining price or rate quotations from an “adequate number of qualified sources”, unless there are specific circumstances in which the recipient or subrecipient of the Federal funds may use a “noncompetitive procurement method”. Here, because the nutrition aid services are being provided directly by the respective Municipalities using their own resources (i.e., senior centers, buses, food service providers, equipment, etc.), it has been determined that the services are exempt from the Federal Procurement Standards, pursuant to 2 C.F.R. §200.320(c)(2) thereof, because, due to the nature and extent of the services being provided, the services “can only be fulfilled by a single source”.

The Department of Planning has advised your Committee that based on its review, the proposed amendment to the Title III-C & NSIP IMAs does not meet the definition of an action under New York State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617. Please refer to the memorandum from the Department of Planning dated January 9, 2026, which is on file with the Clerk of your Honorable Board.

Your Committee has carefully considered this matter and recommends adoption of the annexed proposed Act, noting that it requires not more than an affirmative vote of a majority of the members of your Honorable Board.

Dated: _____, 20_____
White Plains, New York

FISCAL IMPACT STATEMENT

SUBJECT: IIIB NO FISCAL IMPACT PROJECTED

OPERATING BUDGET IMPACT

(To be completed by operating department and reviewed by Budget Department)

A) GENERAL FUND AIRPORT SPECIAL REVENUE FUND (Districts)

B) EXPENSES AND REVENUES

Total Current Year Cost \$ 230021

Total Current Year Revenue \$ 230021

Source of Funds (check one): Current Appropriations

Transfer of Existing Appropriations Additional Appropriations Other (explain)

Identify Accounts: 263-85-T686

Potential Related Operating Budget Expenses: Annual Amount \$ 0

Describe: .

Potential Related Revenues: Annual Amount \$ 230021

Describe: Funding received from the Federal Government under the Older American's Act.

Anticipated Savings to County and/or Impact on Department Operations:

Current Year: Without these funds, the Department would not be able to provide Transportation, services to Seniors in Westchester.

Next Four years:

Estimated to be same as above each year.

Prepared by: Sandra Brown

Title: Director of Program Development II

Department: Senior Programs & Svcs.

Reviewed By: 

Budget Director

If you need more space, please attach additional sheets.

FISCAL IMPACT STATEMENT

SUBJECT: IIIC1/NSIP NO FISCAL IMPACT PROJECTED

OPERATING BUDGET IMPACT

(To be completed by operating department and reviewed by Budget Department)

A) GENERAL FUND AIRPORT SPECIAL REVENUE FUND (Districts)

B) EXPENSES AND REVENUES

Total Current Year Cost \$ 1161423.29

Total Current Year Revenue \$ 1161423.29

Source of Funds (check one): Current Appropriations

Transfer of Existing Appropriations Additional Appropriations Other (explain)

Identify Accounts: 263-85-T941 (IIIC1) 263-85-T939 (NSIP)

Potential Related Operating Budget Expenses: Annual Amount \$ 0

Describe: _____

Potential Related Revenues: Annual Amount \$ 1161423.29

Describe: Funding received from the Federal Government under the Older American's Act.

Anticipated Savings to County and/or Impact on Department Operations:

Current Year: Without these funds, the Department would not be able to provide seniors with Congregate Meals, Nutrition Services Incentive Program, and supplement regional kitchen equipment, supplies, repairs and vehicle expenses as needed.

Next Four years:

Estimated to be same as above each year.

Prepared by: Sandra Brown

Reviewed By:  _____

Title: Director of Program Development II

Budget Director

Department: Senior Programs & Svcs.

If you need more space, please attach additional sheets.

FISCAL IMPACT STATEMENT

SUBJECT: IIIC2/NSIP NO FISCAL IMPACT PROJECTED

OPERATING BUDGET IMPACT

(To be completed by operating department and reviewed by Budget Department)

A) GENERAL FUND AIRPORT SPECIAL REVENUE FUND (Districts)

B) EXPENSES AND REVENUES

Total Current Year Cost \$ 922536.11

Total Current Year Revenue \$ 922536.11

Source of Funds (check one): Current Appropriations

Transfer of Existing Appropriations Additional Appropriations Other (explain)

Identify Accounts: 263-85-T942 (IIIC2); 263-85-T939 (NSIP)

Potential Related Operating Budget Expenses: Annual Amount \$ 0

Describe: .

Potential Related Revenues: Annual Amount \$ 922536.11

Describe: Funding received from the Federal Government under the Older American's Act.

Anticipated Savings to County and/or Impact on Department Operations:

Current Year: Without these funds, the Department would not be able to provide seniors with Home Delivered Meals, Nutrition Services Incentive Program, supplement regional kitchen equipment, supplies, repairs and vehicle expenses as needed.

Next Four years:

Estimated to be same as above each year.

Prepared by: Sandra Brown

Title: Director of Program Development II

Department: Senior Programs & Svcs.

Reviewed By: 

Budget Director

3/18/24

If you need more space, please attach additional sheets.

ACT NO. ___-2026

AN ACT authorizing the County of Westchester to amend Act 2024-119 to increase the total aggregate not-to-exceed amount of the Title III-C & NSIP IMAs by \$710,103.40, from an amount not to exceed \$1,373,856.00 to a new total aggregate amount not to exceed \$2,083,959.40.

BE IT ENACTED by the County Board of the County of Westchester as follows:

SECTION 1. Section 1 of Act 2024-119, is hereby amended as follows:

“Section 1. The County of Westchester (“County”), acting by and through its Department of Senior Programs and Services (the “Department”), be and hereby is authorized to enter into inter-municipal agreements (“IMAs”) with the municipalities listed in Exhibit “A” attached hereto (the “Municipalities”), for services to be funded with grants receive from the New York State Office for the Aging (“NYSOFA”) under Titles III-B, III-C, and the Nutrition Services Incentive Program (“NSIP”) of the Older Americans Act, as amended (“OAA”), each for a term commencing retroactively on January 1, 2024 and continuing through December 31, 2024, except that the term for the IMA’s for NSIP services will commence retroactively on October 1, 2023 and continue through September 30, 2024, in the total aggregate not-to-exceed amounts set forth below:

IMAs

Title III-B	Title III-C & NSIP
\$230,021.00	\$2,083,959.40

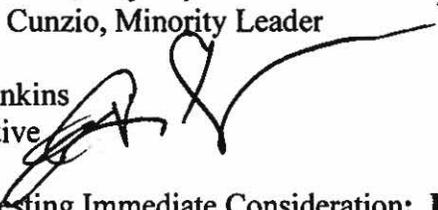
§ 2. All other terms and conditions of the Title III-C & NSIP IMAs shall remain the same.

§ 3. The County Executive or his duly authorized designee is hereby authorized and empowered to execute any and all documents appropriate and necessary to effectuate the purposes hereof.

§ 4. This Act shall take effect immediately.

March 20, 2026

TO: Hon. Vedat Gashi, Chair
Hon. Terry Clements, Vice Chair
Hon. Judah Holstein, Majority Leader
Hon. Margaret Cunzio, Minority Leader

FROM: Kenneth W. Jenkins
County Executive 

RE: **Message Requesting Immediate Consideration: IMA – Preventive Respite Care and Services for Eligible Children and Their Families – Rockland County.**

This will confirm my request that the Board of Legislators allow submission of the referenced communication to be submitted to the Board of Legislators March 23, 2026 Agenda.

Transmitted herewith for your review and approval is legislation which would authorize the County to enter into an intermunicipal agreement (“IMA”) with Rockland for the provision of mandated preventive respite care and services for eligible Rockland children and their families.

Therefore, since this communication is of the utmost importance, it is respectfully submitted that the County Board of Legislators accepts this submission for March 23, 2026 “blue sheet” calendar.

Thank you for your prompt attention to this matter.



Kenneth W. Jenkins
County Executive

March 18, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

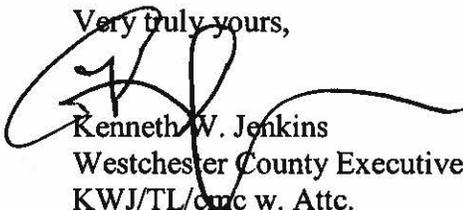
Dear Honorable Members of the Board:

Pursuant to New York State Social Services Law Section 409-a, the County of Westchester (“County”) is charged with providing mandated preventive respite care and services to eligible children and their families residing in Westchester County. The County provides these services to eligible youth at risk of foster care placement and their families, through a contract with The Children’s Village, Inc. (“Children’s Village”), for the operation of a Runaway and Youth Shelter located at 35 Hammond House Road at the County’s Grasslands Campus (the “Respite Shelter”). The County incurred a fixed cost of \$444,332.00 for the year 2025 for the operation of the Respite Shelter, regardless of the utilization of the facility in order to guarantee capacity. The County of Rockland (“Rockland”) closed its respite shelter on March 1, 2013 and at Rockland’s request, since that time, the County has provided respite services to its eligible youth on a space-available basis. The Respite Shelter has the capacity to provide such services to Rockland since on most days full capacity has not been reached. If and when the Respite Shelter does reach full capacity, Rockland would have to find alternative placement.

Transmitted herewith for your review and approval is legislation which would authorize the County to enter into an intermunicipal agreement (“IMA”) with Rockland for the provision of mandated preventive respite care and services for eligible Rockland children and their families, for the term commencing on March 1, 2026 and expiring on February 28, 2029, for consideration payable to the County at the rate of \$200.00 per diem per child. It is anticipated that the County could offset the County’s costs incurred with Children’s Village to operate the Respite Shelter by as much as \$36,800 per year, for a total sum of \$110,400.00 over the three-year term of the IMA.

I believe that the proposed IMA with Rockland is in the best interests of the County since it will decrease the costs incurred with the Respite Shelter for Westchester County tax payers. I therefore, recommend that your Honorable Board approve the annexed legislation.

Very truly yours,



Kenneth W. Jenkins
Westchester County Executive
KWJ/TL/cmc w. Attc.

Office of the County Executive
Michaelian Office Building
148 Martine Avenue
White Plains, New York 10601

Telephone: (914)995-2900

E-mail: ceo@westchestercountyny.gov

**TO THE COUNTY BOARD OF LEGISLATORS
COUNTY OF WESTCHESTER**

Upon a communication from the County Executive, your Committee has been advised that, pursuant to New York State Social Services Law Section 409-a, the County of Westchester (“County”) is charged with providing mandated preventive respite care and services to eligible children and their families residing in Westchester County. The County provides these services to eligible youth at risk of foster care placement and their families, through a contract with The Children’s Village, Inc. (“Children’s Village”) for the operation of a Runaway and Youth Shelter located at 35 Hammond House Road at the County’s Grasslands Campus (the “Respite Shelter”). The County incurred a fixed cost of \$444,332.00 for the year 2025 for the operation of the Respite Shelter, regardless of the utilization of the facility in order to guarantee capacity. The County of Rockland (“Rockland”) closed its respite shelter on March 1, 2013 and at Rockland’s request, since that time, the County has provided respite services to its eligible youth on a space-available basis. The Respite Shelter has the capacity to provide such services to Rockland since on most days full capacity has not been reached. If and when the Respite Shelter does reach full capacity, Rockland would have to find alternative placement.

The County Executive has forwarded legislation which would authorize the County to enter into an intermunicipal agreement (“IMA”) with Rockland for the provision of mandated preventive respite care and services for eligible Rockland children and their families, for the term commencing on March 1, 2026 and expiring on February 28, 2029, for consideration payable to the County at the rate of \$200.00 per diem per child. It is anticipated that the County could offset the County’s costs incurred with Children’s Village to operate the Respite Shelter by as much as \$36,800 per year, for a total sum of \$110,400.00 over the three-year term of the IMA.

The Department of Planning has advised that the authorization of the proposed IMA does not meet the definition of an action under the New York State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (“SEQR”). Please refer to the memorandum

from the Department of Planning dated January 9, 2026, which is on file with the Clerk of the Board of Legislators. Your Committee concurs with this recommendation.

Your Committee has been advised that a majority of the voting strength of the Board of Legislators is required to adopt the annexed Act.

After review and careful consideration, your Committee recommends favorable action upon the proposed legislation.

Dated: _____, 2026
White Plains, New York

COMMITTEE ON

C/cmc.03.16.2026v1

ACT NO. 2026- _____

AN ACT authorizing the County of Westchester to enter into an Intermunicipal Agreement with Rockland County in order to provide mandated preventive respite care and services to eligible children at risk of foster care placement and their families residing in Rockland County, on a space-available basis, for the term commencing on March 1, 2026 and expiring on February 28, 2029.

BE IT ENACTED, by the County Board of the County of Westchester, as follows:

Section 1. The County of Westchester (the “County”) be and hereby is authorized to enter into an Intermunicipal Agreement (“IMA”) with the County of Rockland (“Rockland”) for the term commencing on March 1, 2026 and expiring on February 28, 2029, to provide mandated preventive respite care and services to eligible children at risk of foster care placement and their families residing in Rockland County, on a space-available basis, at the County’s Runaway and Youth Shelter located at 35 Hammond House Road at the County’s Grasslands Campus (the “Respite Shelter”).

§2. Rockland shall pay the County at the rate of \$200.00 per diem per child placed at the Respite Shelter for the term of the IMA.

§3. The County Executive or his authorized designee be and hereby is authorized and empowered to execute instruments and take all action necessary and appropriate to accomplish the purposes hereof.

§4. This Act shall take effect immediately.

THIS AGREEMENT (“Agreement”), made this _____ day of _____,
2026, by and between:

THE COUNTY OF WESTCHESTER, a municipal corporation of the State of New York, having an office and place of business in the Michaelian Office Building, 148 Martine Avenue, White Plains, New York 10601 (hereinafter referred to as the “County”)

and

THE COUNTY OF ROCKLAND, a municipal corporation of the State of New York, having an office and place of business at 50 Sanatorium Road, Building “L,” Pomona, New York 10970 (hereinafter referred to as the “Rockland”)

WITNESSETH:

WHEREAS, pursuant to Section 409-a of the New York State Social Services Law, the County, acting by and through its Department of Social Services (“Department”), is charged with providing mandated preventive respite care and services to eligible children and their families residing in Westchester County; and

WHEREAS, Rockland has requested that the County provide mandated preventive respite care and services to eligible children and their families residing in Rockland County because Rockland’s respite shelter has been closed since March 1, 2013; and

WHEREAS, The County has provided said preventive care and services since that time and Rockland has requested that the County continue to provide these services for an additional three-year term; and

WHEREAS, the County expects to have adequate capacity in its respite shelter located in Valhalla, New York, to provide these preventive care and services on behalf of Rockland.

NOW, THEREFORE, in consideration of the terms and conditions herein contained, the County and the Rockland agree as follows:

1. **SERVICES**: Except when the County's preventative respite shelter, operated by Children's Village, Inc. and located in Valhalla, New York (hereinafter the "Respite Shelter"), is at full census or capacity, as determined by the Department, the County shall provide to eligible children and their families residing in Rockland County mandated preventative respite care and services at the Respite Shelter, as more fully detailed in the Scope of Services attached hereto as Schedule "A" and made a part hereof. Rockland shall contact the Department to check if there is capacity at the Respite Shelter for an eligible Rockland's child and his/her family and once the Department has determined that there is sufficient capacity, Rockland shall make arrangements directly with the Respite Shelter. Rockland shall at its sole cost and expense transport on a daily basis children enrolled in the Respite Shelter to and from school in Rockland to and from their homes upon entry into and release from the Respite Shelter. Rockland shall also at its sole cost and expense contract with the Respite Shelter to provide a caseworker at the Respite Shelter for Rockland's children and their families.

2. **PAYMENT**: Rockland shall pay the County for Respite Shelter preventive care and services the sum of TWO HUNDRED (\$200.00) DOLLARS per diem per child. Requests for reimbursement shall be submitted by the County to Rockland on a monthly basis and shall be payable within fourteen (14) days. The number of Rockland's children and the dates such children attended the Respite Shelter should be listed on the claim forms submitted by the Department to Rockland. Rockland shall keep and make available to the County such detailed books and records as are reasonably necessary to substantiate the basis for reimbursement to the County.

3. **TERM**: This Agreement shall commence on March 1, 2026 and shall terminate on February 28, 2029. The County may, upon thirty (30) days written notice to Rockland terminate this Agreement in whole or in part when it deems it to be in its best interest. In such event, the County shall be compensated and Rockland shall be liable only for payment for services rendered prior to the effective date of termination.

4. **COMPLIANCE**: Rockland shall comply, at its own expense, with the provisions of all applicable local, state and federal laws, rules and regulations relating to this Agreement.

5. **INSURANCE AND INDEMNIFICATION**: All personnel and vehicles engaged in the transportation of children to and from the Respite Shelter shall at all times remain and be deemed the employees and property of Rockland. In addition to, and not in limitation of the insurance provisions contained in Schedule "A" of this Agreement Rockland agrees:

(a) that except for the amount, if any, of damage contributed to, caused by, or resulting from the sole negligence of the County, Rockland shall indemnify and hold harmless the County, its officers, employees, agents, and elected officials from and against any and all liability, damage, claims, demands, costs, judgments, fees, attorney's fees or loss arising directly or indirectly out of the performance or failure to perform hereunder by Rockland or third parties under the direction or control of Rockland; and

(b) to provide defense for and defend, at its sole expense, any and all claims, demands or causes of action directly or indirectly arising out of this Agreement and to bear all other costs and expenses related thereto; and

(c) in the event Rockland does not provide the above defense and indemnification to the County, and such refusal or denial to provide the above defense and indemnification is found to be in breach of this provision, then Rockland shall reimburse the County's reasonable attorney's fees incurred in connection with the defense of any action, and in connection with enforcing this Agreement.

6. **NOTICES**: All notices of any nature referred to in this Agreement shall be in writing and either sent by registered or certified mail postage pre-paid, or delivered by hand or overnight courier, or sent by facsimile (with acknowledgment received and a copy of the notice sent by registered or certified mail, postage pre-paid), as set forth below or to such other addresses as the respective parties hereto may designate in writing. Notice shall be effective on the date of receipt. Notices shall be sent to the following:

To the County: County of Westchester
Department of Social Services

112 East Post Road, Room 6th Floor
White Plains, New York 10601

with a copy to: County Attorney
Michaelian Office Building, Room 600
148 Martine Avenue
White Plains, New York 10601

To Rockland: The County of Rockland - Department of Social Services – Legal Unit
50 Sanatorium Road, Building “L”
Pomona, New York 10970

7. **ENTIRE AGREEMENT**: This Agreement constitutes the entire and integrated agreement between and among the parties hereto and supersedes any and all prior negotiations, agreements and conditions, whether written or oral. Any modification or amendment to this Agreement shall be void unless it is in writing and subscribed by the party to be charged.

8. **APPLICABLE LAW**: This Agreement shall be construed and enforced in accordance with the laws of the State of New York. In addition, the parties hereby agree that for any cause of action arising out of this Agreement shall be brought in the County of Westchester.

9. **APPROVALS**: This Agreement is subject to the approval of the Westchester County Board of Legislators and the governing legislative body of Rockland.

[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK]

IN WITNESS WHEREOF, the County and Rockland have executed this Agreement on the _____ day of _____, 2026.

THE COUNTY OF WESTCHESTER

THE COUNTY OF ROCKLAND

By: _____
Leonard G. Townes
Commissioner of Social Services

By: _____
Name: _____
Title: _____

Approved by the Westchester County Board of Legislators by Act No. 2026- _____ on the _____ day of _____, 2026.

Approved by the _____ of Rockland County on the _____ day of _____, 2026.

Approved:

Approved as to form and manner of execution:

Sr. Assistant County Attorney
The County of Westchester
Rockland IMA 2026-29.cmc.02.26.2026

The County of Rockland

MUNICIPALITY'S ACKNOWLEDGEMENT

STATE OF NEW YORK)
) ss.:
COUNTY OF _____)

On this _____ day of _____, 2026, before me personally came
_____, to me known, and known to me to be the
_____ of _____,
the municipal corporation described in and which executed the within instrument, who being by
me duly sworn did depose and say that he, the said _____
resides at _____
and that he is _____ of said municipal corporation.

Notary Public County

CERTIFICATE OF AUTHORITY
(Municipality)

I, _____,
(Officer other than officer signing contract)
certify that I am the _____ of the _____
(Title)

(Name of Municipality)

(the "Municipality") a corporation duly organized in good standing under the _____
(Law under which organized, e.g., the New York Village Law, Town Law, General Municipal Law)

named in the foregoing agreement that _____
(Person executing agreement)

who signed said agreement on behalf of the Municipality was, at the time of execution _____
of the Municipality,
(Title of such person),

that said agreement was duly signed for on behalf of said Municipality by authority of its _____
(Town Board, Village Board, City Council)

thereunto duly authorized, and that such authority is in full force and effect at the date hereof.

(Signature)

STATE OF NEW YORK)
 ss.:
COUNTY OF _____)

On this _____ day of _____, 2026, before me personally came _____
_____ whose signature appears above, to me known, and know to be the _____
_____ of _____,
(title)

the municipal corporation described in and which executed the above certificate, who being by me duly sworn did depose and say that he, the said _____
resides at _____, and that he is
the _____ of said municipal corporation.
(title)

Notary Public County

SCHEDULE "A"

2026 SCOPE OF SERVICE and PROGRAM NARRATIVE

Agency Name: The Children's Village

Title of Program: The Sanctuary-Respite

Program History: The Children's Village was founded in 1851 to shelter the homeless immigrant children of the Lower East Side in New York City. The agency moved to Westchester County in 1905 and has evolved over the years to grow and develop a wide range of programs to meet changing needs. Following in the roots of CV, it opened the Sanctuary in 1994 to provide emergency housing for runaway and homeless youth. The respite component was added later as part of the expanding PINS legislation and the wise observations of the County administrators who saw the benefits of short term crisis placements which reduce the need for long-term foster care. Over the years the program has had several sites finally settling into its current state-of-the-art designed building which opened in 2002.

Program Justification: CV provides Crisis Respite to adolescents at high risk of foster care. This service allows families to temporarily separate while building safety and risk-reducing interventions or coping strategies for families. This service provides families with the break that is needed to problem solve. It reduces placement in care. Without this service the children in crisis could potentially have come into foster care. Our Interventions are designed to reunite families, improve educational outcomes for the youth and provide harm reduction strategies for the young people entering our program as well as their families.

The Children's Village will provide Crisis Respite care and services to youth eligible for Mandated Preventive Services, Child Protective Services and Probation services at the Runaway and Homeless Youth Shelter subject to the following conditions: Crisis respite care and services means the provision of brief and temporary care and supervision of children for the purpose of relieving parents of the care of children at a time of need for support or when there has been a loss of capacity to maintain an adequate level of care and supervision due to an unexpected demand upon the family or deterioration of family relationships such that there is a need for immediate assistance in order to be able to maintain or restore family functioning.

Program Capacity: There is a 14 bed capacity. Because youth come to us on an emergency basis, there is no expectation of how many young people will be served at a time. We anticipate an annual count of 200 unduplicated admissions per year.

Target Referral:

Respite services are provided for youth, boys and girls, voluntarily, between the ages of 12 and 17 years old. Youth are provided shelter, case management, educational supports, and aftercare services. Youth may come from the Department of Probation, Social Services System, PINS, homelessness, or youth in need of respite due to crisis situations. We also carefully screen for youth that have been sex and/or labor trafficked, abused, neglected, gang involved and are at risk

for HIV and other STD/STI's.

Program Referral Process

- Respite shall be delivered in accordance with the respite protocols as developed in conjunction with the Westchester County Department of Social Services and The Children's Village as described below.
- Respite Services are voluntary and can only be received with the consent of the youth. A Sanctuary staff member must talk to the youth prior to the youth's arrival at The Sanctuary Program.
- The referring agency will contact the shelter hotline Sanctuary Hotlines: 1-888-997-1583 or 1-877-540-7680
- The Sanctuary team will assess the level of crisis, service needs, and appropriateness of the referral at the point of hotline. Runaway, Homeless, and youth at risk of harm are prioritized for bed availability.
- The referring agency is the lead agency for case management and discharge planning.
- When Probation and Child Protective Services (CPS) are both involved in a case, the Manager of CPS and the Assistant Commissioner of Probation will determine who the primary planner is and report the determination to the clinical supervisor at The Sanctuary within two business days.
- The Sanctuary social worker or case worker will collaborate with the case management team and the youth and provide aftercare services when appropriate.
- When the youth return home, aftercare services include counseling services, pro-social activities, and 30-60-90 day follow up phone calls.
- Respite services can only be provided for 21 days. An extension of services for CPS, PS & MHA cases may be granted with a signed written request from senior level management at the referring agency. Extensions beyond 21 days are not permitted for youth admitted through Probation.
- Due to the crisis nature of respite services, the referring agency must attend at least one weekly case conference (for purposes of discharge and aftercare planning).
- All youth admitted to The Sanctuary will receive all Sanctuary services offered to RHY such as counseling, community recreation, therapeutic groups, ILS instruction, education and employment assistance and daily programming. All youth admitted will also have access to community and home passes, computer lab time, and opportunities for prosocial and normative experiences.

Program Description: The Sanctuary provides a structured residential program for youth whose family is experiencing serious turmoil that requires a brief separation while the crisis is calmed. The youth continue their regular school programming. They are provided with basic needs of food, clothing, assessment for physical and psychological services, and age-appropriate programs of independent living skills, employment readiness, and cultural enhancement.

When crisis respite care and services are provided to a family or the voluntary agency supervising the approved respite care and services must provide crisis counseling to the children's family. Counseling may be provided by DSS, Sanctuary or a mental health agency. The Sanctuary clinical team can initiate or support such services. Crisis counseling must address the situation or condition for which respite care and services are needed and/ or the stress and tension in the family resulting from that situation or condition.

An initial crisis counseling contact must be made with the family within 24 hours of the child's placement with an approved respite care and services provider and, where appropriate, be provided as often as practical until the child returns home. Crisis counseling may continue as long as needed after child returns home from respite care in order to prevent the need for the child's placement in foster care, provided that the services are needed and that it is reasonable to believe the services will be effective.

DSS or the voluntary agency supervising an approved respite care and the services provider must maintain weekly contact with the approved respite care and services provider whenever children are receiving respite care and services from the provider. Contact with the respite care and services provider may take place in the home or other place where the provider is providing such service or may be made by telephone.

Services under this contract are especially for children residing with their families who are receiving services from the Department of Probation or Department of Social Services. Children in the care and custody of the Commissioner of Social Services will not be eligible for services under this contract unless written approval is given by the designee of the Commissioner. Children in care but home on trial discharge at risk of re-placement due to a crisis are the one exempt from this policy.

In addition, Children who are in care, but run away from their foster homes, thus making them homeless are also exempt from this policy.

- Crisis respite care and services may be provided for periods of less than 24 hours.
- Crisis respite care and services for families may be provided for up to a maximum of 21 consecutive days at a time, after 21 days, approval for an extension up to the 30th day must be given by a representative of Westchester County DSS. Extensions beyond 30 days must be approved by The Westchester County Youth Bureau as required by RHY regulations. There are no extensions available beyond 60 days. Westchester County DSS is copied on the email where the request and approval are made.
- Where a parent is not in a substance abuse program and respite care is needed for up to 30 days, the assigned caseworker must send a written statement, signed by his/her supervisor, to the Child Protective Services (CPS) Program Manager explaining the reason for the extended care.
- A case conference must be held with the Program Child Protective Services Manager when respite care extends beyond the 30 consecutive days.
- A period of 7 consecutive days must elapse before respite care and services may be provided to a family, which has previously received such care and services for any length of time.
- Respite care and services may be provided to a family for a maximum of seven weeks in any calendar year.

- If crisis respite care and services are provided to a family more than twice in any 12 month period, DSS must assess and determine the needs of the child and family for additional support services. Approval for such readmission must be provided in writing by a representative of Westchester County DSS

Program Outcome: Program success is measured using Performance Measure Indicators (PMI's). These indicators are described in the next section. We work diligently with the case managers from DSS and Probation to ensure that all youth leave the Sanctuary to a safer and more stable home environment, to the best of the ability of all involved. We participate in the case planning for each youth and their family and offer After Care services to provide additional support for struggling families to remain stable and together even after the crisis is resolved. We know that if the Sanctuary did not offer Respite services many families would remain in crisis for longer periods, more young people would end up in placement, and young people who run away would remain unsafe and at substantial risk for a multitude of health and social problems.

Performance Measurement Indicators:

Process Measures/ General Utilization:

- Total number of referrals within the month
- Total number of Youth served YTD (unduplicated)
- Total number of Youth served this month (unduplicated)
- Total number of care days per month
- Total Number of Cases Closed
- Total number of Cases Carried Over

Utilization Review:

- # of males served within the month
- # of females served within the month

Quantitative Measures:

- Number of referrals received breakdown by referral source, i.e. (Probation/CPS/PDP/Community) (Duplicated youth included)
- Total number of youths returned to a safe living environment.
- Total number of youths served who are eligible for preventive services.
- Total number of youths served who are at risk of becoming subject to PINS petitions.

Qualitative Measures:

- % of contract capacity served (Total Care days / monthly contract capacity).
- % Total number of youths with improved school and class attendance (Target: 95%).
- % Total number of youths with improved family relationships (Target: 95%)
- % Total number of youths screened for Labor/ Sex Trafficking (Target: 95%)
- % Total number of youths offered HIV testing, education/prevention (Target: 95%)

SCHEDULE "B"

STANDARD INSURANCE PROVISIONS
(MUNICIPALITY)

1. Prior to commencing work, and throughout the term of the Agreement, the Municipality shall obtain at its own cost and expense the required insurance as delineated below from insurance companies licensed in the State of New York, carrying a Best's financial rating of A or better. The Municipality shall provide evidence of such insurance to the County of Westchester ("County"), either by providing a copy of policies and/or certificates as may be required and approved by the Director of Risk Management of the County ("Director"). The policies or certificates thereof shall provide that ten (10) days prior to cancellation or material change in the policy, notices of same shall be given to the Director either by overnight mail or personal delivery for all of the following stated insurance policies. All notices shall name the Municipality and identify the Agreement.

If at any time any of the policies required herein shall be or become unsatisfactory to the Director, as to form or substance, or if a company issuing any such policy shall be or become unsatisfactory to the Director, the Municipality shall upon notice to that effect from the County, promptly obtain a new policy, and submit the policy or the certificate as requested by the Director to the Office of Risk Management of the County for approval by the Director. Upon failure of the Municipality to furnish, deliver and maintain such insurance, the Agreement, at the election of the County, may be declared suspended, discontinued or terminated.

Failure of the Municipality to take out, maintain, or the taking out or maintenance of any required insurance, shall not relieve the Municipality from any liability under the Agreement, nor shall the insurance requirements be construed to conflict with or otherwise limit the contractual obligations of the Municipality concerning indemnification.

All property losses shall be made payable to the "County of Westchester" and adjusted with the appropriate County personnel.

In the event that claims, for which the County may be liable, in excess of the insured amounts provided herein are filed by reason of the Municipality's negligent acts or omissions under the Agreement or by virtue of the provisions of the labor law or other statute or any other reason, the amount of excess of such claims or any portion thereof, may be withheld from payment due or to become due the Municipality until such time as the Municipality shall furnish such additional security covering such claims in form satisfactory to the Director.

In the event of any loss, if the Municipality maintains broader coverage and/or higher limits than the minimums identified herein, the County shall be entitled to the broader coverage and/or higher limits maintained by the Municipality. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the County.

2 The Municipality shall provide proof of the following coverage (if additional coverage is required for a specific agreement, those requirements will be described in the Agreement):

- a) Workers' Compensation and Employer's Liability. Certificate form C-105.2 or State Fund Insurance Company form U-26.3 is required for proof of compliance with the New York State Workers' Compensation Law. State Workers' Compensation Board form DB-120.1 is required for proof of compliance with the New York State Disability Benefits Law. Location of operation shall be "All locations in Westchester County, New York."

Where an applicant claims to not be required to carry either a Workers' Compensation Policy or Disability Benefits Policy, or both, the employer must complete NYS form CE-200, available to download at: <http://www.wcb.ny.gov>.

If the employer is self-insured for Workers' Compensation, he/she should present a certificate from the New York State Worker's Compensation Board evidencing that fact (Either SI-12, Certificate of Workers' Compensation Self-Insurance, or GSI-105.2, Certificate of Participation in Workers' Compensation Group Self-Insurance).

- b) a) Commercial General Liability Insurance with a combined single limit of \$1,000,000 (c.s.1) per occurrence and a \$2,000,000 aggregate limit naming the "County of Westchester" as an additional insured on a primary and non-contributory basis. This insurance shall include the following coverages::

- i. Premises - Operations.
- ii. Broad Form Contractual.
- iii. Independent Contractor and Sub-Contractor.
- iv. Products and Completed Operations.

- c) Commercial Umbrella/Excess Insurance: \$2,000,000 each Occurrence and Aggregate naming the "County of Westchester" as additional insured, written on a "follow the form" basis.

NOTE: Additional insured status shall be provided by standard or other endorsement that extends coverage to the County for both on-going and completed operations.

- d) Automobile Liability Insurance with a minimum limit of liability per occurrence of \$1,000,000 for bodily injury and a minimum limit of \$100,000 per occurrence for property damage or a combined single limit of \$1,000,000 unless otherwise indicated in the contract specifications. This insurance shall include for bodily injury and property damage the following coverages and name the "County of Westchester" as additional insured:

- (i) Owned automobiles.
- (ii) Hired automobiles.
- (iii) Non-owned automobiles.

- e) Abuse and Molestation Liability, either by separate policy of insurance or through endorsement to the General Liability Policy or Professional Liability Policy. (Limits of \$1,000,000.00 per occurrence/3,000,000 aggregate). This insurance shall include

coverage for the following, including coverage for client on client, counselor client, and third parties :

- i. Misconduct
- ii. Abuse (including both physical and sexual)
- iii. Molestation

This insurance shall, if it is a separate policy rather than an endorsement to an above-specified policy, name the "County of Westchester" as additional insured.

3. All policies of the Municipality shall be endorsed to contain the following clauses:

(a) Insurers shall have no right to recovery or subrogation against the County (including its employees and other agents and agencies), it being the intention of the parties that the insurance policies so effected shall protect both parties and be primary coverage for any and all losses covered by the above-described insurance.

(b) The clause "other insurance provisions" in a policy in which the County is named as an insured, shall not apply to the County.

(c) The insurance companies issuing the policy or policies shall have no recourse against the County (including its agents and agencies as aforesaid) for payment of any premiums or for assessments under any form of policy.

(d) Any and all deductibles in the above described insurance policies shall be assumed by and be for the account of, and at the sole risk of, the Municipality.



Kenneth W. Jenkins
Westchester County Executive

March 13, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Honorable Members of the Board of Legislators:

As your Honorable Board is aware, to encourage the development of affordable housing that will affirmatively further fair housing ("AFFH") in Westchester County (the "County"), the County has established New Homes Land Acquisition Fund III ("NHLA" or "Capital Project BPL37") to provide funds to assist in the acquisition of property.

Transmitted herewith for your review and approval please find the following:

Land Purchase and Conveyance. An Act (the "Land Acquisition Act") to authorize the purchase and subsequent conveyance of approximately +/- 48,683 square feet of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh (the "Property") to Regan Development Corporation, its successors, assigns, or any entity created to carry out the purposes of the proposed transaction (the "Developer"), as part of the County's program to support the construction of affordable homeownership housing units that affirmatively further fair housing (the "Affordable AFFH Units"). The Land Acquisition Act also authorizes the County to grant and accept any property rights necessary in furtherance thereof.

Acquisition Financing. A New Homes Land Acquisition Bond Act (the "NHLA Bond Act") to authorize the issuance of bonds of the County in a total amount not to exceed \$2,487,000 as a part of Capital Project BPL37 New Homes Land Acquisition III. The Department of Planning ("Planning") has advised that subject to the approval of your Honorable Board, the proposed NHLA Bond Act will authorize an amount not to exceed \$2,487,000 (including \$40,000 for County Administrative costs) to purchase the Property from the current owner(s) of record to create nine (9) Affordable AFFH Homeownership Units (the "Development"). The Development will include approximately eighteen (18) parking spaces for the residents.

Upon acquisition, the County will file a Declaration of Restrictive Covenants against the Property, to require that the Affordable AFFH Units be marketed and sold in accordance with an approved affordable fair housing marketing plan to eligible households earning at or below 80% of the Westchester County area median income ("AMI"). The units will remain affordable for a period of not less than fifty (50) years, noting that the income limits are subject to change based on the median income levels at the time of initial occupancy and subsequent occupancies, as established by the U.S. Department of Housing and Urban Development.

Office of the County Executive
Michaelian Office Building
148 Martine Avenue
White Plains, New York 10601

Telephone: (914) 995-2900 CE@westchestercounty.gov

In accordance with the Land Acquisition Act, the County will subsequently convey the Property to the Developer for One (\$1.00) Dollar to construct the Development which will consist of the new construction of nine single family homes. Each of the homes will be approximately 1,500 square feet and will have 3 bedrooms and 2.5 bathrooms.

Planning has further advised that additional funds for the Development are anticipated to include a funding from New York State Homes and Community Renewal (“NYS HCR”) through their Affordable Homeownership Opportunity Program, Westchester County HOME and sale proceeds, for an estimated total Development cost of approximately \$8,603,674.

Planning has further advised that Section 167.131 of the Laws of Westchester County (“LWC”) mandates that a Capital Budget Amendment that introduces a new capital project or changes the location, size or character of an existing capital project be accompanied by a report of the Westchester County Planning Board (the “Planning Board”) with respect to the physical planning aspects of the project. On February 3, 2026, the Planning Board adopted Resolution Nos. 26-04 which recommended the County provide NHLA funding. The Planning Board Resolutions are attached hereto for your Honorable Board’s information. In addition, in accordance with LWC Section 191.41, the Commissioner of Planning has provided a report, which is also attached hereto for your Honorable Board’s consideration.

Based on the importance of creating more affordable housing units that affirmatively further fair housing in the County, your favorable action on the annexed Acts is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to read 'KWJ', with a long horizontal flourish extending to the right.

Kenneth W. Jenkins
Westchester County Executive

KWJ/BPL/LG/MG
Attachments

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER**

Your Committee is in receipt of a communication from the County Executive recommending the enactment of the following:

Land Purchase and Conveyance. An Act (the “Land Acquisition Act”) to authorize the purchase and subsequent conveyance of approximately +/- 48,683 square feet of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh (the “Property”) to Regan Development Corporation, its successors or assigns, or any entity created to carry out the purpose of the proposed transaction (the “Developer”), as part of the County’s program to support the creation of affordable homeownership housing units that affirmatively further fair housing (the “Affordable AFFH Units”). The Land Acquisition Act also authorizes the County to grant and accept any property rights necessary in furtherance thereof.

Acquisition Financing. A New Homes Land Acquisition Bond Act (the “NHLA Bond Act”) prepared by the firm of Hawkins, Delafield & Wood LLP, to authorize the issuance of bonds of the County in a total amount not to exceed \$2,487,000 as a part of Capital Project BPL37 New Homes Land Acquisition III. The Department of Planning (“Planning”) has advised that subject to the receipt of approval of your Honorable Board, the proposed NHLA Bond Act will authorize an amount not to exceed \$2,487,000 (including \$40,000 for County Administrative costs) to purchase the Property from the current owner(s) of record to create nine (9) Affordable AFFH Homeownership Units (the “Development”). The Development will include approximately eighteen (18) parking spaces for the residents.

Your Committee is advised that upon acquisition, the County will file a Declaration of Restrictive Covenants against the Property, to require that the Affordable AFFH Units be marketed and sold in accordance with an approved affordable fair housing marketing plan to eligible household earning at or below 80% of the Westchester County area median income (“AMI”). The units will remain affordable for a period of not less than fifty (50) years, noting that the income limits are subject to change based on the median income levels at the time of initial occupancy and subsequent occupancies, as established by the U.S. Department of Housing and Urban

Development.

In accordance with the Land Acquisition Act, the County will subsequently convey the Property to the Developer for One (\$1.00) Dollar to construct the Development which will consist of the new construction of nine single family homes. Each of the homes will be approximately 1,500 square feet and will have 3 bedrooms and 2.5 bathrooms.

Planning has advised that additional funds for the Development are anticipated to include funding from New York State Homes and Community Renewal (“NYS HCR”) through their Affordable Homeownership Opportunity Program, Westchester County HOME and sale proceeds, for an estimated total Development cost of approximately \$8,603,674.

Planning has further advised that Section 167.131 of the Laws of Westchester County (“LWC”) mandates that a Capital Budget Amendment that introduces a new capital project or changes the location, size, or character of an existing capital project be accompanied by a report of the Westchester County Planning Board (the “Planning Board”) with respect to the physical planning aspects of the project. On February 3, 2026, the Planning Board adopted Resolution No. 26-04, which recommended the County provide NHLA funding. The Planning Board Resolutions are attached hereto for your Honorable Board’s information. In addition, in accordance with LWC Section 191.41, the Commissioner of Planning has provided a report, which is also attached hereto for your Honorable Board’s consideration.

Your Committee has been advised by Planning that based on its review, the proposed Development pursuant to capital project BPL37 may be classified as a “Type II” action under the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617 (“SEQR”), pursuant to section 617.5(c)(11), “construction or expansion of a single-family, a two-family or a three-family residence on an approved lot including provision of necessary utility connections as provided in paragraph (13) of this subdivision and the installation, maintenance or upgrade of a drinking water well or a septic system or both, and conveyances of land in connection therewith.” Therefore, no environmental review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this recommendation with regard to capital

project BPL37.

Based on the foregoing, your Committee believes that the Acts are in the best interest of the County and therefore recommends their adoption, noting that the Land Acquisition Act and NHLA Bond Act require the affirmative vote of two-thirds of the members of your Honorable Board.

Dated: _____, 2026
White Plains, New York

COMMITTEE ON:

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: <u>BPL37</u>		<input type="checkbox"/> NO FISCAL IMPACT PROJECTED	
SECTION A - CAPITAL BUDGET IMPACT To Be Completed by Budget			
<input checked="" type="checkbox"/> GENERAL FUND	<input type="checkbox"/> AIRPORT FUND	<input type="checkbox"/> SPECIAL DISTRICTS FUND	
Source of County Funds (check one):		<input checked="" type="checkbox"/> Current Appropriations	<input type="checkbox"/> Capital Budget Amendment
14 PAYNE ST AND 175 WINTHROP AVE, TOWN OF GREENBURGH			
SECTION B - BONDING AUTHORIZATIONS To Be Completed by Finance			
Total Principal	\$ 2,487,000	PPU 30	Anticipated Interest Rate 4.04%
Anticipated Annual Cost (Principal and Interest):	\$ 145,715		
Total Debt Service (Annual Cost x Term):	\$ 4,371,450		
Finance Department:	Interest rates from March 10, 2026 Bond Buyer - ASBA		
SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service) To Be Completed by Submitting Department and Reviewed by Budget			
Potential Related Expenses (Annual):	\$	-	
Potential Related Revenues (Annual):	\$	-	
Anticipated savings to County and/or impact of department operations (describe in detail for current and next four years):			

SECTION D - EMPLOYMENT As per federal guidelines, each \$92,000 of appropriation funds one FTE Job			
Number of Full Time Equivalent (FTE) Jobs Funded:	N/A		
Prepared by:	<u>Blanca P. Lopez</u>	Reviewed By:	<u><i>Ulisses Ramirez</i></u>
Title:	<u>Commissioner</u>	<u>03/13/26</u>	Budget Director
Department:	<u>Planning</u>	Date:	<u>3/13/26</u>
Date:	<u>3/13/26</u>		

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: David S. Kvinge, AICP, RLA, CFM
Assistant Commissioner



DATE: March 6, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
BPL37 NEW HOMES LAND ACQUISITION III (2024-33)
(14 Payne Street and 175 Winthrop Avenue, Greenburgh)**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 02/26/2026 (Unique ID: 3164)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no environmental review is required for the proposed action, because the project or component of the project for which funding is requested may be classified as a **TYPE II action** pursuant to section(s):

- **617.5(c)(11):** construction or expansion of a single-family, a two-family or a three-family residence on an approved lot including provision of necessary utility connections as provided in paragraph (13) of this subdivision and the installation, maintenance or upgrade of a drinking water well or a septic system or both, and conveyances of land in connection therewith.

COMMENTS: None

DSK/oav

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Blanca P. Lopez, Commissioner of Planning
Dianne Vanadia, Associate Budget Director
Susan Darling, Chief Planner
Leonard Gruenfeld, Program Administrator
Claudia Maxwell, Principal Environmental Planner

Memorandum



Department of Planning
432 Michaelian Office Building
148 Martine Avenue
White Plains, NY 10601

TO: Honorable Kenneth W. Jenkins
County Executive

FROM: Blanca P. Lopez
Commissioner

DATE: March 13, 2026

SUBJECT: Acquisition of Real Property – 14 Payne Street and 175 Winthrop Avenue –Town of Greenburgh

Pursuant to Section 191.41 of the County Charter, submitted herewith is the required report of the Commissioner of Planning on the proposed acquisition and subsequent conveyance of +/- 0.33 acres of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh, identified on the Town tax maps as Section 7.19; Block 70; Lots: 6.1, 6.2, 6.3, 6.4 6.5, 6.6, 6.7, 6.8 and 6.9 (the "Property") for the purpose of creating 9 affordable homeownership housing units (the "Affordable AFFH Units"), that will affirmatively further fair housing ("AFFH"). The development will also provide approximately 18 on-site parking spaces for residents.

The County of Westchester ("the County") intends to finance the purchase of the Property from the current owner in an amount not to exceed \$2,487,000 (including \$40,000 for County Administrative costs) as a part of Capital Project BPL37 New Homes Land Acquisition III. Upon acquisition of the Property, the County will file a Declaration of Restrictive Covenants to require that the Affordable AFFH Units are marketed and sold in accordance with an approved affirmative fair housing marketing plan and will remain available to eligible households for a period of not less than 50 years. The County will then convey ownership of the Property to Regan Development Corporation (the "Developer"), its successors or assigns, for One (\$1.00) Dollar.

The Developer proposes to construct nine single family homes that will each have 3-bedrooms and 2.5 baths that will be sold to households who earn at or below 80% of the area median income (collectively the "Development").

I recommend funding for acquisition and conveyance of the Property for the following reasons:

1. The acquisition of this Property will advance the County's efforts to provide fair and affordable housing;
2. The acquisition and subsequent conveyance of the Property to develop fair and affordable housing is consistent with development policies adopted by the County Planning

Board as set forth in *Westchester 2025 - Context for County and Municipal Planning in Westchester County and Policies to Guide County Planning*, adopted May 6, 2008, and amended January 5, 2010, and the recommended strategies set forth in *Patterns for Westchester: The Land and the People*, adopted December 5, 1995;

3. The Development is proposed to include green technology, such as energy efficient appliances, lighting and heating systems and water-conserving fixtures to reduce operating and maintenance costs, minimize energy consumption and conserve natural resources. The Development is designed to meet the sustainability guidelines of New York State Homes and Community Renewal;
4. The Development is consistent with the land use policies and regulations of the City of White Plains; and
5. On February 3, 2026, the County Planning Board adopted a resolution to recommend County financing towards the purchase the Property to support the Development.

BPL/lg

cc: Joan McDonald, Deputy County Executive
Emily Saltzman, Director of Operations
John M. Nonna, County Attorney
Westchester County Planning Board

RESOLUTION 26-04

WESTCHESTER COUNTY PLANNING BOARD

Amendment of Planning Board Report on 2026 Capital Project Requests

**BPL37 New Homes Land Acquisition III
14 Payne Street and 175 Winthrop Avenue,
Town of Greenburgh**

WHEREAS, the County of Westchester (the “County”) has established Capital Project BPL37 New Homes Land Acquisition III (“NHLA”) to assist in the acquisition of property associated with the development and preservation of fair and affordable housing; and

WHEREAS, Regan Development Corporation (the “Developer”), its successors or assigns, desires to develop the real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh (the “Town”), identified on the tax maps as Section 7.19; Block 70; Lots: 6.1, 6.2, 6.3, 6.4, 6.5, 6.6, 6.7, 6.8 and 6.9. (the “Property”) to create 9 affordable residential ownership (single family homes) units that will affirmatively further fair housing (“AFFH”; collectively the “Affordable AFFH Units”) and approximately 18 parking spaces (collectively the “Development”). and

WHEREAS, the County proposes to purchase the Property from the owner of record, for a not to exceed amount of \$2,446,875 with funds from NHLA and subsequently convey the Property to the Developer for One (\$1.00) Dollar to underwrite the cost of the land; and

WHEREAS, upon acquisition, the County will file a Declaration of Restrictive Covenants to require that the Affordable AFFH Units constructed on the Property be sold to households with an income at or below 80% of the Westchester County Area Median Income (“AMI”); and

WHEREAS, the County will transfer ownership of the Property to the Developer to construct nine three-bedroom single family homes to be purchased by eligible first time home buyer households, pursuant to an approved Affirmative Fair Housing Marketing Plan, for a minimum of 50 years; and

WHEREAS, in furtherance of the above, the County Executive will be submitting legislation to the Board of Legislators to amend Capital Project BPL37 NHLA III to add the Property, 14 Payne Street and 175 Winthrop Avenue; Town of Greenburgh, and authorize bonding in a not to exceed amount of \$2,446,875 to develop the Property; and

WHEREAS, the Development is subject to approvals by the Town of Greenburgh; and

WHEREAS, the funding to support the development of the Affordable AFFH Units is consistent with and reinforces *Westchester 2025 – Policies to Guide County Planning*, the County Planning Board’s adopted long-range land use and development policies, by contributing

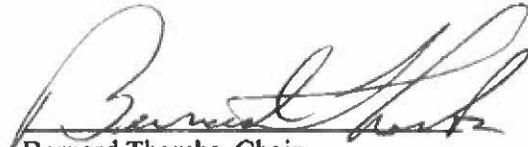
to the development of “a range of housing types” “affordable to all income levels”; and

WHEREAS, the staff of the County Department of Planning have reviewed the proposal and recommend the requested funding associated with acquisition of the Property; and

RESOLVED, that the Westchester County Planning Board after completing a review of the physical planning aspects of the Affordable AFFH Units, subject to an appraisal, recommends that the County provide financial assistance in a not-to-exceed amount of \$2,446,875 from BPL37 NHLA III for property acquisition; and be it further

RESOLVED, that the Westchester County Planning Board amends its report on the 2026 Capital Project requests to include 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh, as a new component project in Capital Project BPL37 under the heading of Buildings, Land and Miscellaneous.

Adopted this 3rd day of February 2026.



Bernard Thombs, Chair

Westchester County Planning Board Report

BPL37 New Homes Land Acquisition III (2024-33)

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Total	Approp- riated	Expended	2026	2027	2028	2029	2030	Under Review
Gross	175,000	50,000	0	25,000	25,000	25,000	25,000	25,000	70,000
Less Non-County Shares	0	0	0	0	0	0	0	0	0
Net	175,000	50,000	0	25,000	25,000	25,000	25,000	25,000	70,000

PROJECT DESCRIPTION

New Homes Land Acquisition (NHLA) provides funds to acquire property for the construction of fair and affordable housing. The purpose of the Fund is to increase the inventory of available properties for fair and affordable housing development.

In addition to the acquisition cost of properties, other costs associated with, and often required for, site acquisition may be considered eligible costs to be funded through the NHLA program. Such associated costs may include, but are not limited to, closing costs, appraisals, property surveys, environmental assessments, hazardous materials reports and demolition of existing structures. Demolition may be particularly critical in the County's urban areas where existing structures need to be removed to allow construction of fair and affordable units. Funds can be used in all municipalities.

Between 2019 and 2024, 2,569 units of fair and affordable housing have been completed, are under construction or approved for funding by the Board of Legislators on property acquired through the New Homes Land Acquisition program.

This 2026 Capital Budget Amendment to BPL37 New Homes Land Acquisition III for \$2,446,875 is to fund affordable housing at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh. For more information, please see Executive Summary for this project attached to this report.

APPROPRIATION HISTORY

Year	Amount	Description
2024	25,000	Funds this project
2025	25,000	Continuation of this project
Total	50,000	

PROJECT JUSTIFICATION

The New Homes Land Acquisition Fund III will provide the County with funding to acquire land that is suitable for fair and affordable housing and needed to assist with meeting the County's goals of developing of fair and affordable housing units in Westchester County. Further, the funds are instrumental in leveraging funding for the construction of fair and affordable housing county-wide, thus creating new jobs and related economic benefits in the county.

The New Homes Land Acquisition Fund addresses the need to supplement fair and affordable housing resources and to provide new housing units. Together with BPL01 Housing Implementation Fund, BPL1A Housing Implementation Fund II and BPL50 Fair and Affordable Housing, this funding provides a significant mechanism to fulfill the affordable housing goals of Westchester County.

Westchester County Planning Board Report

CONSISTENCY WITH PLANS AND PROGRAMS

The project is consistent with the policies of "*Westchester 2025*", the County's long-range land use policies, in that it supports the development of fair and affordable housing.

PLANNING BOARD RECOMMENDATIONS

The Planning Board recommends this 2026 Capital Budget Amendment for affordable housing at **14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh** per resolution number 2026-04 signed on the following date: 2/3/2026. The Planning Board designates this project as **PL2**.

COMMENTS

The Planning Board strongly supports the continuation of this program which helps reduce infrastructure costs of new housing, making it more affordable. The program is a partnership between the County and local governments to provide affordable housing throughout Westchester. The Planning Department will continue to take the lead in reviewing funding applications and ensuring that the goals of "*Westchester 2025*" continue to be met.

2/6/2026

ACT NO. -20__

BOND ACT AUTHORIZING THE ISSUANCE OF \$2,487,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE PURCHASE OF REAL PROPERTY LOCATED AT 14 PAYNE STREET AND 175 WINTHROP AVENUE, IN THE TOWN OF GREENBURGH, IN ORDER TO AFFIRMATIVELY FURTHER FAIR HOUSING (“AFFH”); STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,487,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$2,487,000 BONDS HEREIN AUTHORIZED; AND PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS (Adopted , 20__)

BE IT ENACTED BY THE COUNTY BOARD OF LEGISLATORS OF THE COUNTY OF WESTCHESTER, NEW YORK (by the affirmative vote of not less than two-thirds of the voting strength of said Board), AS FOLLOWS:

Section 1. Pursuant to the provisions of the Local Finance Law, constituting Chapter 33-a of the Consolidated Laws of the State of New York (the “Law”), the Westchester County Administrative Code, being Chapter 852 of the Laws of 1948, as amended, and other laws applicable thereto, bonds of the County in the aggregate amount of \$2,487,000, or so much thereof as may be necessary, are hereby authorized to be issued to finance the cost of the purchase of approximately 1.12 acres of real property located at 14 Payne Street and 175 Winthrop Avenue, in the Town of Greenburgh and identified on the tax maps as Section 7.19: Block 70: Lots 6.1, 6.2, 6.3, 6.4, 6.5, 6.6, 6.7, 6.8, and 6.9 (the “AFFH Property”) from the current owner(s) of record at a

cost of \$2,487,000, including acquisition and settlement costs, in order to make available 9 affordable housing units that will affirmatively further fair housing (“AFFH”). The County will file, or cause to be filed, a Declaration of Restrictive Covenants in the Westchester County Clerk’s office requiring that the AFFH Property remain affordable for a period of not less than 50 years. The funding requested herein is to make available 9 affordable AFFH homeownership and 18 parking spaces for residents, at the aggregate estimated maximum cost of \$2,487,000 for the acquisition of the AFFH Property. The AFFH Property shall be acquired by the County, subjected to said Declaration of Restrictive Covenants and subsequently conveyed to Regan Development Corporation (the “Developer”), its successors or assigns. The County’s acquisition of the AFFH Property is set forth in the County’s Current Year Capital Budget, as amended. To the extent that the details set forth in this act are inconsistent with any details set forth in the Current Year Capital Budget of the County and the Statement of Need, such Budget and Statement of Need shall be deemed and are hereby amended. The estimated maximum cost of said object or purpose, including preliminary costs and costs incidental thereto and the financing thereof, is \$2,487,000. The plan of financing includes the issuance of \$2,487,000 bonds herein authorized, and any bond anticipation notes issued in anticipation of the sale of such bonds, and the levy and collection of a tax on taxable real property in the County to pay the principal of and interest on said bonds and notes.

Section 2. The period of probable usefulness for which said \$2,487,000 bonds are authorized to be issued, within the limitations of Section 11.00 a. 21 of the Law, is thirty (30) years.

Section 3. The County intends to finance, on an interim basis, the costs or a portion of the costs of said object or purpose for which bonds are herein authorized, which costs are

reasonably expected to be reimbursed with the proceeds of debt to be incurred by the County, pursuant to this Bond Act, in the maximum amount of \$2,487,000. This Act is a declaration of official intent adopted pursuant to the requirements of Treasury Regulation Section 1.150-2.

Section 4. The estimate of \$2,487,000 as the estimated maximum cost of the aforesaid object or purpose is hereby approved.

Section 5. Subject to the provisions of this Act and of the Law, and pursuant to the provisions of section 30.00 relative to the authorization of the issuance of bond anticipation notes and the renewals thereof, and of sections 50.00, 56.00 to 60.00 and 168.00 of said Law, the powers and duties of the County Board of Legislators relative to authorizing the issuance of any notes in anticipation of the sale of the bonds herein authorized, and the renewals thereof, relative to providing for substantially level or declining annual debt service, relative to prescribing the terms, form and contents and as to the sale and issuance of the bonds herein authorized, and of any notes issued in anticipation of the sale of said bonds and the renewals of said notes, and relative to executing agreements for credit enhancement, are hereby delegated to the Commissioner of Finance of the County, as the chief fiscal officer of the County.

Section 6. Each of the bonds authorized by this Act and any bond anticipation notes issued in anticipation of the sale thereof shall contain the recital of validity prescribed by section 52.00 of said Local Finance Law and said bonds and any notes issued in anticipation of said bonds shall be general obligations of the County of Westchester, payable as to both principal and interest by general tax upon all the taxable real property within the County. The faith and credit of the County are hereby irrevocably pledged to the punctual payment of the principal of and interest on

said bonds and any notes issued in anticipation of the sale of said bonds and the renewals of said notes, and provision shall be made annually in the budgets of the County by appropriation for (a) the amortization and redemption of the notes and bonds to mature in such year and (b) the payment of interest to be due and payable in such year.

Section 7. The validity of the bonds authorized by this Act and of any notes issued in anticipation of the sale of said bonds, may be contested only if:

(a) such obligations are authorized for an object or purpose for which the County is not authorized to expend money, or

(b) the provisions of law which should be complied with at the date of the publication of this Act or a summary hereof, are not substantially complied with,

and an action, suit or proceeding contesting such validity, is commenced within twenty days after the date of such publication, or

(c) such obligations are authorized in violation of the provisions of the Constitution.

Section 8. This Act shall take effect in accordance with Section 107.71 of the Westchester County Charter.

* * *

STATE OF NEW YORK)
 : ss.:
COUNTY OF WESTCHESTER)

I HEREBY CERTIFY that I have compared the foregoing Act No. -20__ with the original on file in my office, and that the same is a correct transcript therefrom and of the whole of the said original Act, which was duly adopted by the County Board of Legislators of the County of Westchester on , 20__ and approved by the County Executive on , 20__.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said County Board of Legislators this day of , 20__.

Clerk and Chief Administrative Officer of the County Board of Legislators of the County of Westchester, New York

(SEAL)

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on _____, 20__ and approved by the County Executive on _____, 20__ and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution. Complete copies of the Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-20__

BOND ACT AUTHORIZING THE ISSUANCE OF \$2,487,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE PURCHASE OF REAL PROPERTY LOCATED AT 14 PAYNE STREET AND 175 WINTHROP AVENUE, IN THE TOWN OF GREENBURGH, IN ORDER TO AFFIRMATIVELY FURTHER FAIR HOUSING (“AFFH”); STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,487,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$2,487,000 BONDS HEREIN AUTHORIZED; AND PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS (Adopted _____, 20__)

Object or purpose: to finance the cost of the purchase of approximately 1.12 acres of real property located at 14 Payne Street and 175 Winthrop Avenue, in the Town of Greenburgh and identified on the tax maps as Section 7.19: Block 70: Lots 6.1, 6.2, 6.3, 6.4, 6.5, 6.6, 6.7, 6.8, and 6.9 (the “AFFH Property”) from the current owner(s) of record at a cost of \$2,487,000, including acquisition and settlement costs, in order to make available 9 affordable housing units that will affirmatively further fair housing (“AFFH”). The County will file, or cause to be filed, a Declaration of Restrictive Covenants in the Westchester County Clerk’s office requiring that the AFFH Property remain affordable for a period of not less than 50 years. The funding requested herein is to make available 9 affordable AFFH homeownership and 18 parking spaces for residents, at the aggregate estimated maximum cost of \$2,487,000 for the acquisition of the AFFH Property. The AFFH Property shall be acquired by the County, subjected to said Declaration of Restrictive Covenants and subsequently conveyed to Regan Development Corporation (the “Developer”), its successors or assigns. The County’s acquisition of the

AFFH Property is set forth in the County's Current Year Capital Budget, as amended.

Amount of obligations to be issued
and period of probable usefulness:

\$2,487,000 - thirty (30) years

Dated: _____, 20____
White Plains, New York

Clerk and Chief Administrative Officer of the County Board
of Legislators of the County of Westchester, New York

CAPITAL PROJECT FACT SHEET

Project ID:* BPL37	<input type="checkbox"/> CBA	Fact Sheet Date:* 02-11-2026
Fact Sheet Year:* 2026	Project Title:* NEW HOMES LAND ACQUISITION III (2024-33)	Legislative District ID: 8
Category* BUILDINGS, LAND & MISCELLANEOUS	Department:* PLANNING	CP Unique ID: 3164

Overall Project Description

This project provides funds to acquire property for the construction of fair and affordable housing. The purpose of the New Homes Land Acquisition (NHLA) Fund is to increase the inventory of available properties for fair and affordable housing development. In addition to the acquisition cost of properties, other costs associated with, and often required for, site acquisition may be considered eligible costs to be funded through the NHLA program. Such associated costs may include, but are not limited to, closing costs, appraisals, property surveys, environmental assessments, hazardous materials reports and demolition of existing structures. Funds can be used in all municipalities.

- | | | |
|--|--|---|
| <input type="checkbox"/> Best Management Practices | <input type="checkbox"/> Energy Efficiencies | <input type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input checked="" type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	245,000	50,000	25,000	25,000	25,000	25,000	25,000	70,000
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	245,000	50,000	25,000	25,000	25,000	25,000	25,000	70,000

Expended/Obligated Amount (in thousands) as of : 0

Current Bond Description: Bonding is requested to finance the acquisition of approximately 1.12 acres of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh and identified on the tax maps as Section 7.19: Block 70: Lots 6.1, 6.2, 6.3, 6.4, 6.5, 6.6, 6.7, 6.8 and 6.9 (the "Property") in order to construct 9 units of ownership housing that will Affirmatively Further Fair Housing (the "Affordable AFFH Units"). The Development will also include 18 parking spaces.	
Financing Plan for Current Request:	
Non-County Shares:	\$ 0
Bonds/Notes:	2,487,000
Cash:	0
Total:	\$ 2,487,000

SEQR Classification:

TYPE II

Amount Requested:

2,487,000

Expected Design Work Provider:

- County Staff Consultant Not Applicable

Comments:

A Capital Budget Amendment ("CBA") is requested to add the property to Capital Projects BPL37 and to authorize the County to purchase the land and vacant obsolete structures from the current owner for an amount not to exceed \$2,487,000 (including \$40,000 for County Administrative Costs) to support the new construction of nine single family Affordable AFFH ownership units and 18 parking spaces. Upon acquisition, the County will file a Declaration of Restrictive Covenants to require that the units will be marketed and sold to households who earn less than 80% of the County Area Median Income for a period of no less than 50 years, and further that the units will be sold and marketed to eligible households under an approved Affordable Housing Marketing plan. The County will then convey ownership to Regan Development Corporation (the "Developer") its successors or assigns for one dollar (\$1.00).

Energy Efficiencies:

THE BUILDINGS WILL BE CONSTRUCTED WITH ENERGY EFFICIENT APPLIANCES, LIGHTING, HEATING AND COOLING SYSTEMS AND WATER-CONSERVING FIXTURES. THE DEVELOPMENT IS DESIGNED TO MEET THE STANDARDS OF NYS HOMES AND COMMUNITY RENEWAL SUSTAINABILITY GUIDELINES.

Appropriation History:

Year	Amount	Description
2024	25,000,000	FUNDS THIS PROJECT
2025	25,000,000	CONTINUATION OF THIS PROJECT
2026	25,000,000	CONTINUATION OF THIS PROJECT

Total Appropriation History:

75,000,000

Financing History:

Year	Bond Act #	Amount	Issued	Description
25	242	4,505,000		0 438 MAIN ST
25	201	5,900,000		0 632-636 SOUTH BROADWAY YONKERS

Total Financing History:

10,405,000

Recommended By:

Department of Planning
DVWA

Date
02-26-2026

Department of Public Works
RJB4

Date
02-27-2026

Budget Department
DEV9

Date
02-27-2026

Requesting Department
DVWA

Date
03-02-2026

NEW HOMES LAND ACQUISITION III (2024-33) (BPL37)

User Department : Planning

Managing Department(s) : Planning ;

Estimated Completion Date: TBD

Planning Board Recommendation: Project approved in concept but subject to subsequent staff review.

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	245,000	50,000		25,000	25,000	25,000	25,000	25,000	70,000
Non County Share									
Total	245,000	50,000		25,000	25,000	25,000	25,000	25,000	70,000

Project Description

This project provides funds to acquire property for the construction of fair and affordable housing. The purpose of the New Homes Land Acquisition (NHLA) Fund is to increase the inventory of available properties for fair and affordable housing development. In addition to the acquisition cost of properties, other costs associated with, and often required for, site acquisition may be considered eligible costs to be funded through the NHLA program. Such associated costs may include, but are not limited to, closing costs, appraisals, property surveys, environmental assessments, hazardous materials reports and demolition of existing structures. Funds can be used in all municipalities.

Current Year Description

The current year request funds the continuation of this project.

Current Year Financing Plan

Year	Bonds	Cash	Non County Shares	Total
2026	25,000,000			25,000,000

Impact on Operating Budget

The impact on the Operating Budget is the debt service associated with the issuance of bonds.

Appropriation History

Year	Amount	Description	Status
2024	25,000,000	Funds this project	AWAITING BOND AUTHORIZATION
2025	25,000,000	Continuation of this project	AWAITING BOND AUTHORIZATION
Total	50,000,000		

Prior Appropriations

	Appropriated	Collected	Uncollected
Bond Proceeds	50,000,000		50,000,000
Total	50,000,000		50,000,000

Bonds Authorized

Bond Act	Amount	Date Sold	Amount Sold	Balance
201 25	5,900,000			5,900,000
242 25	4,505,000			4,505,000
Total	10,405,000			10,405,000

ACT NO. - 2026

AN ACT authorizing the County of Westchester to purchase approximately +/- 48,683 square feet of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh and to subsequently convey said property, as well as authorizing the County to grant and accept any property rights necessary in furtherance thereof, for the purpose of creating nine (9) affordable homeownership units that will affirmatively further fair housing and remain affordable for a period of not less than fifty (50) years.

BE IT ENACTED by the County Board of the County of Westchester, as follows:

Section 1. The County of Westchester (the “County”) is hereby authorized to purchase from the current owner(s) of record approximately +/- 48,683 square feet of real property located at 14 Payne Street and 175 Winthrop Avenue in the Town of Greenburgh, (the “Property”) to construct nine (9) affordable homeownership housing units that will affirmatively further fair housing (the “Affordable AFFH Units”) as set forth in 42 U.S.C. Section 5304(b)(2).

§2. The County is hereby authorized to purchase the Property from the current owner(s) of record for an amount not to exceed TWO MILLION FOUR HUNDRED EIGHTY-SEVEN THOUSAND (\$2,487,000) DOLLARS (including \$40,000 for County Administrative costs).

§3. The County is hereby authorized to convey the Property to Regan Development Corporation, its successors or assigns or any entity created to carry out the purposes of the transaction, for One (\$1.00) Dollar to construct the Affordable AFFH Units that will be marketed and sold to households earning at or below 80% of the Westchester County area median income, that will remain affordable for a period of not less than fifty (50) years, and will be marketed and sold in accordance with an approved affirmative fair housing marketing plan, noting that the income limits are subject to change based on the median income levels at the time of initial occupancy and subsequent occupancies, as established by the U.S. Department of Housing and

Urban Development.

§4. The County is hereby authorized to grant and accept any and all property rights necessary in furtherance hereof.

§5. The transfers of the Property shall be by such deeds as approved by the County Attorney.

§6. The County Executive or his duly authorized designee is hereby authorized and empowered to execute all instruments and to take all action necessary and appropriate to effectuate the purposes hereof.

§7. This Act shall take effect immediately.



Kenneth W. Jenkins
Westchester County Executive

March 2, 2026

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Members of the Board of Legislators:

Transmitted herewith for your review and approval is an Act to amend the current-year capital budget ("Capital Budget Amendment"), as well as a related amended bond act ("Amended Bond Act,"), which, if adopted, would authorize the County of Westchester ("County") to finance the following capital project:

A0099 – Airport Natural Gas Pipeline ("A0099").

The proposed Capital Budget Amendment would amend the County's current-year capital budget by decreasing the County share by \$771,000 and increasing the non-County share by the same amount. This amendment is required to reflect the County's acceptance of a New York State grant.

The Amended Bond Act, in the total amount of \$8,819,000, which includes \$550,000.00 in previously authorized bonds of the County, would finance the cost of the County's share of the construction and construction management costs to extend the natural gas pipeline on the east side of the airport.

The Department of Public Works and Transportation ("Department") has advised that A0099 will achieve overall energy efficiencies at the Westchester County Airport by approximately 10-20%, by switching the heating systems of multiple facilities from oil to natural gas.

It should be noted that your Honorable Board has authorized the County to issue bonds in connection with A0099 as indicated in the annexed fact sheet.

Design has been completed by outside consultant. It is estimated that construction will take 12 months to complete and will begin after execution of the construction contracts.

Section 167.131 of the Laws of Westchester County mandates that a capital budget amendment that introduces a new capital project or changes the location, size or character of an existing capital

Office of the County Executive
Michaelian Office Building
148 Martine Avenue
White Plains, New York 10601

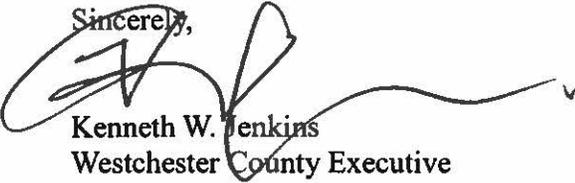
Telephone: (914)995-2900

E-mail: ceo@westchestercountyny.gov

project be accompanied to the Board of Legislators by a report of the Westchester County Planning Board (the "Planning Board") with respect to the physical planning aspects of the project. The Planning Department has advised that the Planning Board has previously reviewed this project and issued a report and that since there is no change in the scope of the work and this is simply a change in the financing plan, no further action by the Planning Board is necessary at this time.

Based on the importance of this capital project to the County, favorable action on the annexed proposed Acts is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to read 'K. W. Jenkins', with a long, sweeping horizontal flourish extending to the right.

Kenneth W. Jenkins
Westchester County Executive

Attachments

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a transmittal from the County Executive recommending approval by the County of Westchester (“County”) of an act, which, if adopted, will amend the County’s current-year capital budget (“Capital Budget Amendment”), as well as adoption of a related amended bond act (“Amended Bond Act”) in the amount of \$8,819,000 prepared by the law firm Hawkins, Delafield & Wood, to finance capital project A0099 – Airport Natural Gas Pipeline (“A0099”).

Your Committee is advised that the Capital Budget Amendment would amend the County’s current-year capital budget by decreasing the County share by \$771,000 and increasing the non-County share by the same amount. This amendment is required to reflect the County’s acceptance of a New York State grant.

The Amended Bond Act, in the total amount of \$8,819,000, which includes \$550,000.00 in previously authorized bonds of the County, would finance the cost of the County’s share of the construction and construction management costs to extend the natural gas pipeline on the east side of the airport.

The Department of Public Works and Transportation (“Department”) has advised that A0099 will achieve overall energy efficiencies at the Westchester County Airport by approximately 10-20%, by switching the heating systems of multiple facilities from oil to natural gas.

It should be noted that your Honorable Board has authorized the County to issue bonds in connection with A0099 as indicated in the annexed fact sheet.

Design has been completed by outside consultant. It is estimated that construction will take 12 months to complete and will begin after execution of the construction contracts.

The Department of Planning has advised your Committee that Section 167.131 of the Laws of Westchester County mandates that a capital budget amendment that introduces a new capital project or changes the location, size or character of an existing capital project be accompanied to the Board of Legislators by a report of the Westchester County Planning Board (the "Planning Board") with respect to the physical planning aspects of the project. The Planning Department has advised that the Planning Board has previously reviewed this project and issued a report and that since there is no change in the scope of the work and this is simply a change in the financing plan, no further action by the Planning Board is necessary at this time.

The Department of Planning has further advised your Committee that based on its review, A0099 may be classified as an "Unlisted" action under the State Environmental Quality Review Act ("SEQR") and its implementing regulations 6 NYCRR Part 617 ("SEQR"). A Resolution and Short Environmental Assessment Form ("EAF"), prepared by the Department of Planning, are attached to assist your Honorable Board in complying with SEQR. For the reasons set forth in the attached EAF, your Committee believes that the proposed action will not have any significant adverse impact on the environment and recommends passage of the annexed resolution prior to enacting the Amended Bond Act.

Your Committee has carefully considered the proposed Capital Budget Amendment, as well as the related Amended Bond Act, and recommends approval of both of the proposed Acts, noting that the Amended Bond Act may only be enacted following adoption of the Capital Budget Amendment. It should also be noted that an affirmative vote of two-thirds of the members of your Honorable Board is required in order to amend the County's Capital Budget and to adopt the Amended Bond Act.

Dated: _____, 2026
White Plains, New York

COMMITTEE ON

s: cmc/03.02.2026

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: Blanca P. Lopez, M.S. 
Commissioner

DATE: February 24, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
A0099 AIRPORT NATURAL GAS PIPELINE**

The Planning Department has reviewed the above referenced project (Fact Sheet Unique ID: 3089) in accordance with the State Environmental Quality Review Act and its implementing regulations, 6 NYCRR Part 617 (SEQR).

Pursuant to SEQR, this project has been classified as an Unlisted action. Uncoordinated review is being conducted as permitted for Unlisted actions pursuant to Section 617.6(b)(4) of the implementing regulations. A Short Environmental Assessment Form has been prepared for the project and is attached for consideration by the Board of Legislators.

Please contact me if you require any additional information regarding this document.

BPL/cnm
Att.

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Dianne Vanadia, Associate Budget Director
Lauren Walsh, Deputy Airport Manager – Administration
Christopher Prashad, Program Manager, Westchester County Airport
David Kvinge, Assistant Commissioner
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

RESOLUTION

WHEREAS, there is pending before this Honorable Board a an amended bond act to issue bonds in connection with Capital Project A0099 – Airport Natural Gas Pipeline (the “Project”); and

WHEREAS, this Honorable Board has determined that the proposed Project would constitute an action under Article 8 of the Environmental Conservation Law, known as the New York State Environmental Quality Review Act (“SEQR”); and

WHEREAS, pursuant to SEQR and its implementing regulations (6 NYCRR Part 617), this project is classified as an “Unlisted action,” which requires this Honorable Board to make a determination as to whether the proposed action will have a significant impact on the environment; and

WHEREAS, the County of Westchester is conducting uncoordinated review as permitted for Unlisted Actions pursuant to Section 617.6(b)(4) of the implementing regulations for the environmental review of this project; and

WHEREAS, in accordance with SEQR and its implementing regulations, a Short Environmental Assessment Form has been prepared to assist this Honorable Board in its environmental assessment of this proposed action; and

WHEREAS, this Honorable Board has carefully considered the proposed action and has reviewed the attached Short Environmental Assessment Form and the criteria set forth in Section 617.7 of the implementing regulations and has identified the relevant areas of environmental concern, as described in the attached Short Environmental Assessment Form, to determine if this proposed action will have a significant impact on the environment.

NOW, THEREFORE, be it resolved by the County Board of Legislators of the County of Westchester, State of New York, as follows:

RESOLVED, that based upon the Honorable Board's review of the Short Environmental Assessment Form and for the reasons set forth therein, this Board finds that there will be no significant adverse impact on the environment from the Project; and be it further

RESOLVED, that the Clerk of the Board of Legislators is authorized and directed to sign the "Determination of Significance" in the Short Environmental Assessment Form, which is attached hereto and made a part hereof, as the "Responsible Officer in Lead Agency"; to issue this "Negative Declaration" on behalf of this Board in satisfaction of SEQR and its implementing regulations; and to immediately transmit same to the Commissioner of Planning to be filed, published and made available pursuant to the requirements of Part 617 of 6 NYCRR; and be it further

RESOLVED, that the Resolution shall take effect immediately.

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: Airport Natural Gas Pipeline Extension (A0099)			
Project Location (describe, and attach a location map): Westchester County Airport, Airport Road, Town of North Castle, Westchester County, New York			
Brief Description of Proposed Action: This project will complete the extension of the natural gas main on the east side of the airport. The scope of work includes the underground installation of approximately 2,000 linear feet of 8-inch diameter pipe from Hangar V to Building 10 with approximately 1,000 linear feet in total of 4-inch diameter lateral lines in the vicinity of Buildings 1, 2, 10 and 26. One of the gas lateral lines will extend up along the east side of Building 10 in anticipation of a new storage building for snow removal equipment that is proposed to be constructed on the north side of Building 10. The project includes gas meter assemblies and associated infrastructure at some of the buildings to support their conversion to natural gas usage. The project will also provide for the removal of existing oil tanks located near Buildings 1, 2 and 10.			
Name of Applicant or Sponsor: County of Westchester		Telephone: 914-995-4400 E-Mail: dsk2@westchestercountyny.gov	
Address: 148 Martine Avenue			
City/PO: White Plains		State: NY	Zip Code: 10601
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: New York State - Aviation Capital Grant			YES <input type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ +/-1 acres b. Total acreage to be physically disturbed? _____ 0.8 acres c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ +/-698 acres			
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input checked="" type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other(Specify): Airport <input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? Name: Airport 60 Ldn Noise Contour, Reason: Exceptional or unique character, Agency: Westchester County, If Yes, identify: Date: 1-31-90	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: <u>Not applicable.</u>	NO	YES	
	<input type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: <u>Not applicable.</u>	NO	YES	
	<input type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: <u>Not applicable.</u>	NO	YES	
	<input type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

<p>14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:</p> <p><input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input checked="" type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional</p> <p><input checked="" type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban</p>		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe:		

18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain the purpose and size of the impoundment:	<input checked="" type="checkbox"/>	<input type="checkbox"/>

19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe:	<input checked="" type="checkbox"/>	<input type="checkbox"/>

20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Prior use by NY Air National Guard contributed contaminants associated with a septic field (V00499) and firefighting training. The Airport is under the NYSDEC Brownfield Cleanup Program (C360174) to address PFAS and other contaminants. Site is active.		
<p>I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p> <p>Applicant/sponsor/name: <u>County of Westchester</u> Date: <u>February 23, 2026</u></p> <p>Signature: <u><i>Claudia G. Maxwell</i></u> Title: <u>Principal Planner (Environmental)</u></p>		

Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources to confirm data provided by the Mapper or to obtain data not provided by the Mapper.

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Swisstopo, Esri Korea, Esri (Thailand), NGCC, (Switzerland), DeLorme, StreetMap contributors, IGN, Esri, the GIS User Community

Part 1 / Question 7 [Critical Environmental Area]	Yes
Part 1 / Question 7 [Critical Environmental Area - Identify]	Name:Airport 60 Ldn Noise Contour, Reason:Exceptional or unique character, Agency:Westchester County, Date:1-31-90
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	Yes
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local, New York State, and federal wetlands and waterbodies is known to be incomplete. Refer to the EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	No
Part 1 / Question 20 [Remediation Site]	Yes

Project: A0099 Natural Gas Pipeline

Date: February 2026

**Short Environmental Assessment Form
Part 2 - Impact Assessment**

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:		
a. public / private water supplies?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Short Environmental Assessment Form Part 3 Determination of Significance

For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

This project will complete the extension of natural gas mains at the Westchester County Airport to allow all facilities at the airport the opportunity to convert to natural gas usage. This benefits the environment as natural gas is more energy efficient and produces less hydrocarbon emissions than oil when used for heating. It also allows for the elimination of on-site oil tanks and oil deliveries, further reducing impacts on the environment.

The installation of the proposed gas lines in this last segment will have minimal environmental impacts. All of the work will be in active areas of the airport that are already heavily disturbed, most of which will be within or alongside the Airport access road or within existing paved areas. As such, no archaeological impacts are anticipated.

Since the Westchester County Airport is under the New York State's Brownfield Cleanup Program, all work will be done in accordance with the New York State Department of Environmental Conservation's approved IRM Limited Remedial Investigation/Limited Remedial Action Work Plan.

The project is located within the 60 Ldn (DNL) noise contour of the Westchester County Airport. This area was designated by the County as a Critical Environmental Area to ensure that airport noise levels are considered in connection with any proposed action. The proposed gas lines will have no impact on airport noise levels.

- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

County of Westchester

Name of Lead Agency

Date

Clerk to the Board of Legislators

Print or Type Name of Responsible Officer in Lead Agency

Title of Responsible Officer

Signature of Responsible Officer in Lead Agency

Signature of Preparer (if different from Responsible Officer)

PRINT FORM

An Act amending the 2026 County
 Capital Budget Appropriations for
 Capital Project A0099 AIRPORT
 NATURAL GAS PIPELINE

BE IT ENACTED by the Board of Legislators of the County of Westchester as follows:

Section 1. The Capital section of the 2026 County Budget is hereby amended as follows:

	Previous 2026 Appropriation	Change	Revised 2026 Appropriation
I. Appropriation	\$10,100,000		\$10,100,000

Section 2. The estimated method of financing in the Capital Section of the 2026 Westchester County Capital Budget is amended as follows:

II. METHOD OF FINANCING

Bonds and/or Notes	\$9,590,000	-\$771,000	\$8,819,000
Non County Shares	\$0	\$771,000	\$771,000
Cash	<u>\$510,000</u>		<u>\$510,000</u>
Total	\$10,100,000	<u>\$0</u>	\$10,100,000

Section 3. The ACT shall take effect immediately.

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: A0099

NO FISCAL IMPACT PROJECTED

SECTION A - CAPITAL BUDGET IMPACT

To Be Completed by Budget

GENERAL FUND

AIRPORT FUND

SPECIAL DISTRICTS FUND

Source of County Funds (check one):

Current Appropriations

Capital Budget Amendment

SECTION B - BONDING AUTHORIZATIONS

To Be Completed by Finance

Total Principal \$ 8,819,000 PPU 10 Anticipated Interest Rate 2.50%

Anticipated Annual Cost (Principal and Interest): \$ 1,008,338

Total Debt Service (Annual Cost x Term): \$ 10,083,380

Finance Department: Interest rates from Mach 3, 2026 Bond Buyer - ASBA

SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service)

To Be Completed by Submitting Department and Reviewed by Budget

Potential Related Expenses (Annual): N/A

Potential Related Revenues (Annual): N/A

Anticipated savings to County and/or impact of department operations

(describe in detail for current and next four years):

SECTION D - EMPLOYMENT

As per federal guidelines, each \$92,000 of appropriation funds one FTE Job

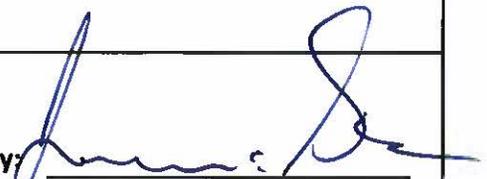
Number of Full Time Equivalent (FTE) Jobs Funded: 95

Prepared by: Brian Hegt

Title: Dir. Of Gov'tal & Comm. Affairs

Department: DPWT

Date: 3/5/26

Reviewed By: 
DV 3/5/26 Budget Director

Date: 3/9/26

ACT NO. -20 _____

BOND ACT OF THE COUNTY OF WESTCHESTER, NEW YORK, AMENDING THE BOND ACT ADOPTED OCTOBER 3, 2022, IN RELATION TO THE CONSTRUCTION AND CONSTRUCTION MANAGEMENT FOR THE EXTENSION OF THE GAS MAIN PIPELINE AT THE WESTCHESTER COUNTY AIRPORT (Adopted _____, 20____).

WHEREAS, this Board has heretofore duly authorized the issuance of \$550,000 bonds to finance the preparation of surveys, preliminary and detailed plans, specifications and estimates necessary for planning the installation of a new gas main extension at the Westchester County Airport (the "Project"), pursuant to Act No. 131-2022 duly adopted on October 3, 2022; and

WHEREAS, grant funds in the amount of \$771,000 have become available for the Project; and

WHEREAS, it is now appropriate to authorize such improvements, and it is necessary to increase the amount of bonds to be issued and the appropriation for such project to include the estimated cost of such improvements; now, therefore

BE IT ENACTED BY THE COUNTY BOARD OF LEGISLATORS OF THE COUNTY OF WESTCHESTER, NEW YORK (by the affirmative vote of not less than two-thirds of the voting strength of said Board), AS FOLLOWS:

Section (A). The bond act duly adopted by this Board on October 3, 2022, entitled:

“ACT NO. 131-2022

BOND ACT AUTHORIZING THE ISSUANCE OF \$550,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF PREPARATION OF SURVEYS, PRELIMINARY AND DETAILED PLANS, SPECIFICATIONS AND ESTIMATES NECESSARY FOR PLANNING THE INSTALLATION OF A NEW GAS MAIN EXTENSION AT THE WESTCHESTER COUNTY AIRPORT; STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$550,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$550,000 BONDS HEREIN AUTHORIZED; AND PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS,”

is hereby amended to read as follows:

BOND ACT AUTHORIZING THE ISSUANCE OF \$8,819,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE CONSTRUCTION AND CONSTRUCTION MANAGEMENT FOR THE EXTENSION OF THE GAS MAIN PIPELINE ON THE EAST SIDE OF THE WESTCHESTER COUNTY AIRPORT, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$9,590,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$8,819,000 BONDS HEREIN AUTHORIZED; PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS; AND THE APPLICATION OF \$771,000 EXPECTED TO BE RECEIVED FROM THE STATE OF NEW YORK TO BE EXPENDED TOWARDS THE COST OF SAID SPECIFIC OBJECT OR PURPOSE OR REDEMPTION OF THE COUNTY’S OBLIGATIONS ISSUED THEREFOR,

OR TO BE BUDGETED AS AN OFFSET TO THE TAXES FOR THE PAYMENT OF THE PRINCIPAL OF AND INTEREST ON SAID BONDS. (Adopted _____, 20____)

BE IT ENACTED BY THE COUNTY BOARD OF LEGISLATORS OF THE COUNTY OF WESTCHESTER, NEW YORK (by the affirmative vote of not less than two-thirds of the voting strength of said Board), AS FOLLOWS:

Section 1. Pursuant to the provisions of the Local Finance Law, constituting Chapter 33-a of the Consolidated Laws of the State of New York (the "Law"), the Westchester County Administrative Code, being Chapter 852 of the Laws of 1948, as amended, and to the provisions of other laws applicable thereto, \$8,819,000 bonds of the County, or so much thereof as may be necessary, are hereby authorized to be issued to finance the cost of the construction and construction management and planning for the extension of the gas main pipeline on the east side of the Westchester County Airport, all as set forth in the County's Current Year Capital Budget, as amended. To the extent that the details set forth in this act are inconsistent with any details set forth in the Current Year Capital Budget of the County, such Budget shall be deemed and is hereby amended. The estimated maximum cost of said specific object or purpose, including preliminary costs and costs incidental thereto and the financing thereof is \$9,590,000. The plan of financing includes the issuance of \$8,819,000 bonds herein authorized and any bond anticipation notes issued in anticipation of the sale of such bonds, the levy of a tax to pay the principal of and interest on said bonds and notes, and the application of \$771,000 expected to be received from the State of New York to be expended towards the cost of said specific object or purpose or redemption of the County's obligations issued therefor, or to be budgeted as an offset to the taxes for the payment of the principal of and interest on said bonds.

Section 2. The period of probable usefulness of the specific object or purpose for which the \$8,819,000 bonds authorized by section 1 of this Act are to be issued, within the limitations of Section 11.00 a. 14 of the Law, is ten (10) years.

Section 3. Current funds are not required to be provided as a down payment pursuant to Section 107.00 d. 9. of the Law prior to issuance of the bonds authorized herein, or any bond anticipation notes issued in anticipation of the sale of such bonds. The County intends to finance, on an interim basis, the costs or a portion of the costs of said improvements for which bonds are herein authorized, which costs are reasonably expected to be reimbursed with the proceeds of debt to be incurred by the County, pursuant to this Act, in the maximum amount of \$8,819,000. This Act is a declaration of official intent adopted pursuant to the requirements of Treasury Regulation Section 1.150-2.

Section 4. The estimate of \$9,590,000 as the estimated total cost of the aforesaid specific object or purpose is hereby approved.

Section 5. Subject to the provisions of this Act and of the Law, and pursuant to the provisions of §30.00 relative to the authorization of the issuance of bond anticipation notes or the renewals thereof, and of §§50.00, 56.00 to 60.00 and 168.00 of said Law, the powers and duties of the County Board of Legislators relative to authorizing the issuance of any notes in anticipation of the sale of the bonds herein authorized, or the renewals thereof, relative to providing for substantially level or declining annual debt service, relative to prescribing the terms, form and contents and as to the sale and issuance of the respective amounts of bonds herein authorized, and of any notes issued in anticipation of the sale of said bonds or the renewals of said notes, and relative to executing agreements for credit enhancement, are hereby

delegated to the Commissioner of Finance of the County, as the chief fiscal officer of the County.

Section 6. Each of the bonds authorized by this Act and any bond anticipation notes issued in anticipation of the sale thereof shall contain the recital of validity prescribed by §52.00 of said Local Finance Law and said bonds and any notes issued in anticipation of said bonds shall be general obligations of the County of Westchester, payable as to both principal and interest by general tax upon all the taxable real property within the County. The faith and credit of the County are hereby irrevocably pledged to the punctual payment of the principal of and interest on said bonds and any notes issued in anticipation of the sale of said bonds or the renewals of said notes, and provision shall be made annually in the budgets of the County by appropriation for (a) the amortization and redemption of the notes and bonds to mature in such year and (b) the payment of interest to be due and payable in such year.

Section 7. The validity of the bonds authorized by this Act and of any notes issued in anticipation of the sale of said bonds, may be contested only if:

(a) such obligations are authorized for an object or purpose for which the County is not authorized to expend money, or

(b) the provisions of law which should be complied with at the date of the publication of this Act or a summary hereof, are not substantially complied with, and an action, suit or proceeding contesting such validity, is commenced within twenty days after the date of such publication, or

(c) such obligations are authorized in violation of the provisions of the Constitution.

Section 8. This Act shall take effect in accordance with Section 107.71 of the Westchester County Charter.

Section (B). The amendment of the bond act set forth in Section (A) of this act shall in no way affect the validity of the liabilities incurred, obligations issued, or action taken

pursuant to said bond act, and all such liabilities incurred, obligations issued, or action taken shall be deemed to have been incurred, issued or taken pursuant to said bond act, as so amended.

Section (C). This Act shall take effect in accordance with Section 107.71 of the Westchester County Charter.

* * *

STATE OF NEW YORK)
 : ss.:
COUNTY OF NEW YORK)

I HEREBY CERTIFY that I have compared the foregoing Act No. -20____
with the original on file in my office, and that the same is a correct transcript therefrom and of
the whole of the said original Act, which was duly adopted by the County Board of Legislators
of the County of Westchester on , 20____ and approved by the County Executive
on , 20____.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the
corporate seal of said County Board of Legislators
this day of , 20____.

(SEAL)

The Clerk and Chief Administrative Office of the
County Board of Legislators County of
Westchester, New York

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on October 3, 2022 and amended on _____, 20____ and approved, as amended, by the County Executive on _____, 20____ and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution.

Complete copies of the amended Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-20_____

BOND ACT AUTHORIZING THE ISSUANCE OF \$8,819,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE CONSTRUCTION AND CONSTRUCTION MANAGEMENT FOR THE EXTENSION OF THE GAS MAIN PIPELINE ON THE EAST SIDE OF THE WESTCHESTER COUNTY AIRPORT, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$9,590,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$8,819,000 BONDS HEREIN AUTHORIZED; PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS; AND THE APPLICATION OF \$771,000 EXPECTED TO BE RECEIVED FROM THE STATE OF NEW YORK TO BE EXPENDED TOWARDS THE COST OF SAID SPECIFIC OBJECT OR PURPOSE OR REDEMPTION OF THE COUNTY'S OBLIGATIONS ISSUED THEREFOR, OR TO BE BUDGETED AS AN OFFSET TO THE TAXES FOR THE PAYMENT OF THE PRINCIPAL OF AND INTEREST ON SAID BONDS. (adopted on October 3, 2022 and amended on _____, 20____)

object or purpose: to finance the cost of the construction and construction management for the extension of the gas main pipeline on the east side of the Westchester County Airport, all as set forth in the County's Current Year Capital Budget, as amended.

amount of obligations to be issued:

and period of probable usefulness: \$8,819,000; ten (10) years

Dated: _____, 20____
White Plains, New York

Clerk and Chief Administrative Officer of the County Board of Legislators of the County of Westchester, New York



3951650.1 047331 LEG

4072798.2 048790

CAPITAL PROJECT FACT SHEET

Project ID:*
A0099

CBA

Fact Sheet Date:*
01-02-2026

Fact Sheet Year:*
2026

Project Title:*
AIRPORT NATURAL GAS PIPELINE

Legislative District ID:
6,

Category*
AIRPORT

Department:*
AIRPORT/DOT

CP Unique ID:
3089

Overall Project Description

This project completes the natural gas line on the east side of the airport. The extension of this utility service to various hangars and buildings to the north will provide increased energy efficiency and the elimination of remaining underground fuel storage tanks.

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input checked="" type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	10,100	5,600	4,500	0	0	0	0	0
Less Non-County Shares	771	0	0	0	0	0	0	771
Net	9,329	5,600	4,500	0	0	0	0	-771

Expended/Obligated Amount (in thousands) as of : 1,020

Current Bond Description: Funding is requested to support the County's share of construction management and construction costs to extend the natural gas pipeline on the east side of the airport.	
Financing Plan for Current Request:	
Non-County Shares:	\$ 771,000
Bonds/Notes:	8,269,000
Cash:	0
Total:	\$ 9,040,000

SEQR Classification:
UNLISTED

Amount Requested:
8,269,000

Expected Design Work Provider:

- County Staff Consultant Not Applicable

Comments:

A capital budget amendment is requested to reflect the acceptance of a New York State grant for \$771,900 (programmed as \$771,000), decreasing the County's total share to \$9,329,000. CBA amounts are shown in Under Review.

Energy Efficiencies:

SWITCHING THE FACILITY'S HEATING SYSTEM FROM OIL TO NATURAL GAS WILL IMPROVE OVERALL ENERGY EFFICIENCY BY APPROXIMATELY 10-20%.

Appropriation History:

Year	Amount	Description
2009	1,000,000	FEASIBILITY STUDY AND DESIGN
2013	410,000	DESIGN & CONSTRUCTION OF A GAS PIPELINE
2014	4,190,000	CONSTRUCTION FOR THE PROJECT, NON-COUNTY SHARES WILL NO LONGER BE RECEIVED
2026	4,500,000	CONSTRUCTION

Total Appropriation History:

10,100,000

Financing History:

Year	Bond Act #	Amount	Issued	Description
22	131	550,000	0	AIRPORT NATURAL GAS PIPELINE

Cash History (in thousands):

Year	Amount	Description
2009	100,000	STUDY
2013	410,000	DESIGN

Total Financing History:

1,060,000

Recommended By:

Department of Planning
DVWA

Date
12-15-2025

Department of Public Works
RJB4

Date
01-30-2026

Budget Department
DEV9

Date
02-03-2026

Requesting Department
LGFA

Date
02-03-2026

AIRPORT NATURAL GAS PIPELINE (A0099)

User Department : Airport/DOT
Managing Department(s) : Airport/DOT ; Public Works ;
Estimated Completion Date: TBD
Planning Board Recommendation: Project approved in concept but subject to subsequent staff review.

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	10,100	5,600	1,020	4,500					
Non County Share									
Total	10,100	5,600	1,020	4,500					

Project Description

This project completes the natural gas line on the east side of the airport. The extension of this utility service to various hangars and buildings to the north will provide increased energy efficiency and the elimination of remaining underground fuel storage tanks.

Current Year Description

The current year request provides additional construction funding.

Current Year Financing Plan

Year	Bonds	Cash	Non County Shares	Total
2026	4,500,000			4,500,000

Impact on Operating Budget

The impact on the Airport Special Revenue Fund is the appropriation of Cash to Capital and the debt service associated with the issuance of bonds.

Appropriation History

Year	Amount	Description	Status
2009	1,000,000	Feasibility study and design	COMPLETE
2013	410,000	Design & construction of a gas pipeline	COMPLETE
2014	4,190,000	Construction for the project, Non-county shares will no longer be received	DESIGN
Total	5,600,000		

Prior Appropriations

	Appropriated	Collected	Uncollected
Bond Proceeds	5,090,000		5,090,000
Federal Funds			
Funds Revenue	510,000	510,000	
Total	5,600,000	510,000	5,090,000

Bonds Authorized

Bond Act	Amount	Date Sold	Amount Sold	Balance
131 22	550,000			550,000
Total	550,000			550,000



Kenneth W. Jenkins
Westchester County Executive

March 13, 2025

Westchester County Board of Legislators
800 Michaelian Office Building
White Plains, New York 10601

Dear Honorable Members of the Board of Legislators:

Transmitted herewith for your review and approval is a bond act ("Bond Act") which, if adopted, would authorize the County of Westchester ("County") to issue bonds in the amount of \$2,300,000 to finance the following capital project:

T009H - Paratransit Vehicle Replacement – V ("T009H").

The Bond Act, in the amount of \$2,300,000, would finance the cost of acquisition of replacement paratransit vehicles and associated equipment.

The Department of Public Works and Transportation ("Department") has advised that vehicle acquisition is required to maintain the County's paratransit service fleet's adequate capacity and reliability, as well as to continue to efficiently meet Federal and State guidelines for delivery of mandated services.

The Department has advised that it anticipates that vehicles will be ordered within approximately 90 days after bonding is authorized.

Based on the importance of this project to the County, favorable action on the proposed Bond Act is respectfully requested.

Sincerely,

A handwritten signature in black ink, appearing to be "K. W. Jenkins", written over a horizontal line.

Kenneth W. Jenkins
Westchester County Executive

**HONORABLE BOARD OF LEGISLATORS
THE COUNTY OF WESTCHESTER, NEW YORK**

Your Committee is in receipt of a transmittal from the County Executive recommending approval by the County of Westchester (“County”) of a bond act (“Bond Act”) in the amount of \$2,300,000 to finance capital project T009H - Paratransit Vehicle Replacement – V (“T009H”). The Bond Act, which was prepared by the law firm Hawkins, Delafield & Wood, will finance the cost of acquisition of replacement paratransit vehicles and associated equipment.

The Department of Public Works and Transportation (“Department”) has advised that vehicle acquisition is required to maintain the County’s paratransit service fleet’s adequate capacity and reliability, as well as to continue to efficiently meet Federal and State guidelines for delivery of mandated services.

The Department has advised that it anticipates that vehicles will be ordered within approximately 90 days after bonding is authorized.

The Planning Department has advised your Committee that based on its review, T009H may be classified as a Type “II” action pursuant to the State Environmental Quality Review Act (“SEQR”) and its implementing regulations, 6 NYCRR Part 617. Therefore, no environmental review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this recommendation.

It should be noted that an affirmative vote of two-thirds of the members of your Honorable Board is required in order to adopt the Bond Act. Your Committee recommends the adoption of the proposed Bond Act.

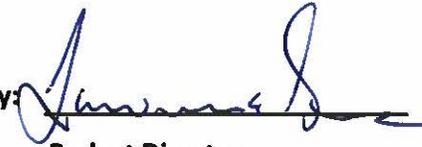
Dated: _____, 20____
White Plains, New York

COMMITTEE ON

c/mg/2-23-23

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: <u>T009H</u>		<input type="checkbox"/> NO FISCAL IMPACT PROJECTED	
SECTION A - CAPITAL BUDGET IMPACT To Be Completed by Budget			
<input checked="" type="checkbox"/> GENERAL FUND	<input type="checkbox"/> AIRPORT FUND	<input type="checkbox"/> SPECIAL DISTRICTS FUND	
Source of County Funds (check one):		<input checked="" type="checkbox"/> Current Appropriations	<input type="checkbox"/> Capital Budget Amendment
SECTION B - BONDING AUTHORIZATIONS To Be Completed by Finance			
Total Principal	\$ 2,300,000	PPU	5
		Anticipated Interest Rate	2.32%
Anticipated Annual Cost (Principal and Interest):		\$	492,293
Total Debt Service (Annual Cost x Term):		\$	2,461,465
Finance Department: Interest rates from March 10, 2026 Bond Buyer - ASBA			
SECTION C - IMPACT ON OPERATING BUDGET (exclusive of debt service) To Be Completed by Submitting Department and Reviewed by Budget			
Potential Related Expenses (Annual):	\$	-	
Potential Related Revenues (Annual):	\$	-	
Anticipated savings to County and/or impact of department operations (describe in detail for current and next four years):			

SECTION D - EMPLOYMENT As per federal guidelines, each \$92,000 of appropriation funds one FTE Job			
Number of Full Time Equivalent (FTE) Jobs Funded:		25	
Prepared by:	<u>Michael Swee</u>	Reviewed By:	
Title:	<u>Director of Surface Transportation</u>		Budget Director
Department:	<u>Public Works & Transportation</u>	<i>OV 3/11/26</i>	
Date:	<u>3/11/26</u>	<i>CR 3/11/26</i>	<u>3/11/26</u>

TO: Michelle Greenbaum, Senior Assistant County Attorney
Carla Chaves, Senior Assistant County Attorney
Maximilian Zorn, Assistant County Attorney
Maria Baratta, Assistant County Attorney

FROM: David S. Kvinge, AICP, RLA, CFM
Assistant Commissioner



DATE: March 4, 2026

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
T009H PARATRANSIT VEHICLE REPLACEMENT - V**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 02/13/2026 (Unique ID: 3129)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no environmental review is required for the proposed action, because the project or component of the project for which funding is requested may be classified as a **TYPE II action** pursuant to section(s):

- **617.5(c)(31):** purchase or sale of furnishings, equipment or supplies, including surplus government property, other than the following: land, radioactive material, pesticides, herbicides, or other hazardous materials.

COMMENTS: None.

DSK/oav

cc: Emily Saltzman, Director of Operations
Paula Friedman, Assistant to the County Executive
Tami Altschiller, Assistant Chief Deputy County Attorney
Dianne Vanadia, Associate Budget Director
Robert Abbamont, Director of Operations, Department of Public Works & Transportation
Susan Darling, Chief Planner
Claudia Maxwell, Principal Environmental Planner

ACT NO. -20 _____

BOND ACT AUTHORIZING THE ISSUANCE OF \$2,300,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE ACQUISITION OF REPLACEMENT PARATRANSIT VEHICLES AND ASSOCIATED EQUIPMENT, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,300,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$2,300,000 BONDS HEREIN AUTHORIZED; AND PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS (Adopted _____, 20____)

BE IT ENACTED BY THE COUNTY BOARD OF LEGISLATORS OF THE COUNTY OF WESTCHESTER, NEW YORK (by the affirmative vote of not less than two-thirds of the voting strength of said Board), AS FOLLOWS:

Section 1. Pursuant to the provisions of the Local Finance Law, constituting Chapter 33-a of the Consolidated Laws of the State of New York (the "Law"), the Westchester County Administrative Code, being Chapter 852 of the Laws of 1948, as amended, and to the provisions of other laws applicable thereto, \$2,300,000 bonds of the County, or so much thereof as may be necessary, are hereby authorized to be issued to finance the acquisition of replacement paratransit vehicles and associated equipment; all as set forth in the County's Current Year Capital Budget, as amended. To the extent that the details set forth in this act are inconsistent with any details set forth in the Current Year Capital Budget of the County, such Budget shall be deemed and is hereby amended. The estimated maximum cost of said specific objects or purposes, including preliminary costs and costs incidental thereto and the financing thereof is \$2,300,000.

The plan of financing includes the issuance of \$2,300,000 bonds herein authorized, and any bond anticipation notes issued in anticipation of the sale of such bonds, and the levy of a tax to pay the principal of and interest on said bonds and notes.

Section 2. The period of probable usefulness of said specific objects or purposes, within the limitations of Section 11.00 a. 29, 32 and 89 of the Law, is five (5) years;

Section 3. Current funds are not required to be provided as a down payment pursuant to Section 107.00 d. 9. of the Law prior to issuance of the bonds authorized herein, or any bond anticipation notes issued in anticipation of the sale of such bonds. The County intends to finance, on an interim basis, the costs or a portion of the costs of said improvements for which bonds are herein authorized, which costs are reasonably expected to be reimbursed with the proceeds of debt to be incurred by the County, pursuant to this Act, in the maximum amount of \$2,300,000. This Act is a declaration of official intent adopted pursuant to the requirements of Treasury Regulation Section 1.150-2.

Section 4. The estimate of \$2,300,000 as the estimated maximum cost of the aforesaid specific objects or purposes is hereby approved.

Section 5. Subject to the provisions of this Act and of the Law, and pursuant to the provisions of §30.00 relative to the authorization of the issuance of bond anticipation notes or the renewals thereof, and of §§50.00, 56.00 to 60.00 and 168.00 of said Law, the powers and duties of the County Board of Legislators relative to authorizing the issuance of any notes in anticipation of the sale of the bonds herein authorized, or the renewals thereof, relative to providing for substantially level or declining annual debt service, relative to prescribing the terms, form and contents and as to the sale and issuance of the respective amounts of bonds herein authorized, and of any notes issued in anticipation of the sale of said bonds or the renewals of said notes, and

relative to executing agreements for credit enhancement, are hereby delegated to the Commissioner of Finance of the County, as the chief fiscal officer of the County.

Section 6. Each of the bonds authorized by this Act and any bond anticipation notes issued in anticipation of the sale thereof shall contain the recital of validity prescribed by §52.00 of said Local Finance Law and said bonds and any notes issued in anticipation of said bonds shall be general obligations of the County of Westchester, payable as to both principal and interest by general tax upon all the taxable real property within the County. The faith and credit of the County are hereby irrevocably pledged to the punctual payment of the principal of and interest on said bonds and any notes issued in anticipation of the sale of said bonds or the renewals of said notes, and provision shall be made annually in the budgets of the County by appropriation for (a) the amortization and redemption of the notes and bonds to mature in such year and (b) the payment of interest to be due and payable in such year.

Section 7. The validity of the bonds authorized by this Act and of any notes issued in anticipation of the sale of said bonds, may be contested only if:

(a) such obligations are authorized for an object or purpose for which the County is not authorized to expend money, or

(b) the provisions of law which should be complied with at the date of the publication of this Act or a summary hereof, are not substantially complied with,

and an action, suit or proceeding contesting such validity, is commenced within twenty days after the date of such publication, or

(c) such obligations are authorized in violation of the provisions of the Constitution.

Section 8. This Act shall take effect in accordance with Section 107.71 of the Westchester County Charter.

* * *

STATE OF NEW YORK)
 : ss.:
COUNTY OF NEW YORK)

I HEREBY CERTIFY that I have compared the foregoing Act No. -20 _____ with the original on file in my office, and that the same is a correct transcript therefrom and of the whole of the said original Act, which was duly adopted by the County Board of Legislators of the County of Westchester on _____, 20____ and approved by the County Executive on _____, 20____.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said County Board of Legislators this _____ day of _____, 20____.

The Clerk and Chief Administrative Office of the County Board of Legislators County of Westchester, New York

(SEAL)

LEGAL NOTICE

A Bond Act, a summary of which is published herewith, has been adopted by the Board of Legislators on _____, 20____ and approved by the County Executive on _____, 20____ and the validity of the obligations authorized by such Bond Act may be hereafter contested only if such obligations were authorized for an object or purpose for which the County of Westchester, in the State of New York, is not authorized to expend money or if the provisions of law which should have been complied with as of the date of publication of this Notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the publication of this Notice, or such obligations were authorized in violation of the provisions of the Constitution.

Complete copies of the Bond Act summarized herewith shall be available for public inspection during normal business hours at the Office of the Clerk of the Board of Legislators of the County of Westchester, New York, for a period of twenty days from the date of publication of this Notice.

ACT NO. _____-20_____

BOND ACT AUTHORIZING THE ISSUANCE OF \$2,300,000 BONDS OF THE COUNTY OF WESTCHESTER, OR SO MUCH THEREOF AS MAY BE NECESSARY, TO FINANCE THE COST OF THE ACQUISITION OF REPLACEMENT PARATRANSIT VEHICLES AND ASSOCIATED EQUIPMENT, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,300,000; STATING THE PLAN OF FINANCING SAID COST INCLUDES THE ISSUANCE OF \$2,300,000 BONDS HEREIN AUTHORIZED; AND PROVIDING FOR A TAX TO PAY THE PRINCIPAL OF AND INTEREST ON SAID BONDS (Adopted _____, 20____)

Objects or purposes: to finance the acquisition of replacement paratransit vehicles and associated equipment; all as set forth in the County's Current Year Capital Budget, as amended.

Amount of obligations to be issued
and period of probable usefulness: \$2,300,000; five (5) years

Dated: _____, 20____
White Plains, New York

Clerk and Chief Administrative Officer of the County Board
of Legislators of the County of Westchester, New York



CAPITAL PROJECT FACT SHEET

Project ID:* CBA **Fact Sheet Date:***
01-30-2026
T009H

Fact Sheet Year:* **Project Title:*** **Legislative District ID:**
2026 PARATRANSIT VEHICLE ALL
REPLACEMENT - V

Category* **Department:*** **CP Unique ID:**
TRANSPORTATION AIRPORT/DOT 3129

Overall Project Description

This project provides for the acquisition of vehicles to maintain the County's paratransit service fleet at an adequate level of capacity and reliability to efficiently meet Federal and State guidelines for delivery of this mandated service. This capital project is a continuation of Capital Project T009G for the on-going procurement of paratransit vehicles, associated equipment and related services.

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Best Management Practices | <input checked="" type="checkbox"/> Energy Efficiencies | <input checked="" type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Life Safety | <input type="checkbox"/> Project Labor Agreement | <input type="checkbox"/> Revenue |
| <input type="checkbox"/> Security | <input type="checkbox"/> Other | |

FIVE-YEAR CAPITAL PROGRAM (in thousands)

	Estimated Ultimate Total Cost	Appropriated	2026	2027	2028	2029	2030	Under Review
Gross	10,800	0	2,300	2,500	2,000	2,000	2,000	0
Less Non-County Shares	0	0	0	0	0	0	0	0
Net	10,800	0	2,300	2,500	2,000	2,000	2,000	0

Expended/Obligated Amount (in thousands) as of: 0

Current Bond Description: Bonding is requested to purchase vehicles, associated equipment and related services.

Financing Plan for Current Request:

Non-County Shares:	\$ 0
Bonds/Notes:	2,300,000
Cash:	0
Total:	\$ 2,300,000

SEQR Classification:

TYPE II

Amount Requested:

2,300,000

Expected Design Work Provider:

- County Staff Consultant Not Applicable

Comments:

Energy Efficiencies:

IT IS ANTICIPATED THAT NEWER VEHICLES WILL BE MORE ENERGY EFFICIENT THAN THE VEHICLES BEING REPLACED.

Appropriation History:

Year	Amount	Description
2026	2,300,000	REPLACEMENT OF VEHICLES, ASSOCIATED EQUIPMENT AND SERVICES

Total Appropriation History:

2,300,000

Total Financing History:

0

Recommended By:

Department of Planning

DVWA

Date

02-13-2026

Department of Public Works

RJB4

Date

02-13-2026

Budget Department

DEV9

Date

02-19-2026

Requesting Department

MAS9

Date

02-23-2026

PARATRANSIT VEHICLE REPLACEMENT - V (T009H)

User Department : Airport/DOT

Managing Department(s) : Airport/DOT ;

Estimated Completion Date: TBD

Planning Board Recommendation: Project without physical planning aspects of concern to the Westchester County Planning Board.

FIVE YEAR CAPITAL PROGRAM (in thousands)

	Est Ult Cost	Appropriated	Exp / Obl	2026	2027	2028	2029	2030	Under Review
Gross	10,800			2,300	2,500	2,000	2,000	2,000	
Non County Share									
Total	10,800			2,300	2,500	2,000	2,000	2,000	

Project Description

This project provides for the acquisition of vehicles to maintain the County's ParaTransit service fleet at an adequate level of capacity and reliability to efficiently meet Federan and State guidelines for delivery of this mandated service. This capital project is a continuation of Capital Project T009G for the on-going procurement of paratransit vehicles.

Current Year Description

The current year request funds the ongoing procurement of paratransit vehicles reaching thier useful life.

Current Year Financing Plan

Year	Bonds	Cash	Non County Shares	Total
2026	2,300,000			2,300,000

Impact on Operating Budget

The impact on the Operating Budget is the debt service associated with the issuance of bonds.