



George Latimer
County Executive

September 7, 2022

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 bond act (“Bond Act,”) which, if adopted, would authorize the County of Westchester (“County”) add a new capital project, RWW05 – Willson’s Woods Pool Improvements (“RWW05”), and to issue up to \$7,000,000 in bonds of the County to finance RWW05.

The proposed Capital Budget Amendment will amend the County’s current-year capital budget to add an appropriation for RWW05 in the amount of \$7,000,000. The Department of Parks, Recreation and Conservation (“Department”) has advised that during preparation for the 2022 swimming season, structural fractures in the pool base were discovered. Following an investigation, it was determined that the pool is compromised and will require extensive repairs.

The Bond Act, in the amount of \$7,000,000, would finance the cost of the construction of improvements to the County’s Willson’s Woods pool, including the replacement of multiple ruptured pipes, restoration of multiple cracks in several areas of the pool, remediation of significant ground water accumulation in the pool and upgrades to the UV filtration system.

The Department has further advised financing is required for the pool to re-open for the 2023 season. County pools are a public service and resource for residents during the hot summer months. Willson’s Woods serves the population of Mount Vernon and the surrounding area and is open to all Westchester residents.

Following bonding authorization, design will be scheduled and is anticipated to take three months to complete. It is anticipated that design will be completed using consultants. It is estimated that construction will take six months to complete and will begin after award and execution of the construction contracts, subject to approval of construction financing by your Honorable Board.

Office of the County Executive

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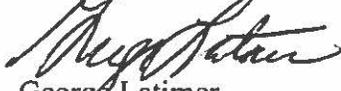
westchestergov.com

The Planning Department has advised that based on its review, RWW05 has been 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 further environmental review is required. As you know, your Honorable Board may use such expert advice to reach its own conclusion.

Section 167.131 of the County Charter 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 Board report for RWW05 will be transmitted under separate cover.

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

Sincerely,



George Latimer
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 bond act (“Bond Act”) in the amount of \$7,000,000 prepared by the law firm Hawkins, Delafield & Wood, to add and finance a new capital project; RWW05 – Willson’s Woods Pool Improvements (“RWW05”).

Your Committee is advised that the Capital Budget Amendment will amend the County’s current-year capital budget to add an appropriation for RWW05 in the amount of \$7,000,000. The Department of Parks, Recreation and Conservation (“Department”) has advised your Committee that during preparation for the 2022 swimming season, structural fractures in the pool base were discovered. Following an investigation, it was determined that the pool is compromised and will require extensive repairs.

The Bond Act, in the amount of \$7,000,000, would finance the cost of the construction of improvements to the County’s Willson’s Woods pool, including the replacement of multiple ruptured pipes, restoration of multiple cracks in several areas of the pool, remediation of significant ground water accumulation in the pool and upgrades to the UV filtration system.

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Following bonding authorization, design will be scheduled and is anticipated to take three months to complete. It is anticipated that design will be completed using consultants. It is estimated that construction will take six months to complete and will begin after award and

execution of the construction contracts, subject to approval of construction financing by your Honorable Board.

The Planning Department has advised your Committee that based on its review, RWW05 has been 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 further environmental review is required. Your Committee has reviewed the annexed SEQR documentation and concurs with this conclusion.

Your Committee is advised that an affirmative vote of two-thirds of the members of this Honorable Board is required in order to amend the County's Capital Budget, as well as to adopt the related Bond Act. In addition, Section 167.131 of the County Charter 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 Board report for RWW05 will be transmitted under separate cover.

Your Committee has carefully considered the proposed Capital Budget Amendment, as well as the related Bond Act, and recommends approval of both of the proposed Acts, noting that the 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 Bond Act.

Dated: _____, 20____
White Plains, New York

COMMITTEE ON

FISCAL IMPACT STATEMENT

CAPITAL PROJECT #: RWW05

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 \$ 7,000,000 PPU 15 Anticipated Interest Rate 2.80%

Anticipated Annual Cost (Principal and Interest): \$ 571,641

Total Debt Service (Annual Cost x Term): \$ 8,574,615

Finance Department: Interest rates from August 25, 2022 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: 76

SECTION E - EXPECTED DESIGN WORK PROVIDER

County Staff

Consultant

Not Applicable

Prepared by: Robert Abbamont

Title: Director of Operations (Capital)

Department: Public Works/Transportation

Date: 8/25/22

Reviewed By: 

Budget Director

Date: 8/26/22

TO: Michelle Greenbaum, Senior Assistant County Attorney
Jeffrey Goldman, Senior Assistant County Attorney

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

DATE: August 16, 2022

SUBJECT: **STATE ENVIRONMENTAL QUALITY REVIEW FOR CAPITAL PROJECT:
RWW05 WILLSON'S WOODS POOL IMPROVEMENTS**

PROJECT/ACTION: Per Capital Project Fact Sheet as approved by the Planning Department on 08-15-2022 (Unique ID: 1995)

With respect to the State Environmental Quality Review Act and its implementing regulations 6 NYCRR Part 617, the Planning Department recommends that no further 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.
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COMMENTS: None.

DSK/cnm

cc: Andrew Ferris, Chief of Staff
Paula Friedman, Assistant to the County Executive
Lawrence Soule, Budget Director
Kathleen O'Connor, Commissioner of Parks, Recreation and Conservation
Tami Altschiller, Assistant Chief Deputy County Attorney
Peter Tartaglia, First Deputy Commissioner, Dept. of Parks, Recreation and Conservation
Lorraine Marzola, Associate Budget Director
Kelly Sheehan, Assistant Commissioner
William Brady, Chief Planner
Michael Lipkin, Associate Planner
Claudia Maxwell, Associate Environmental Planner

An Act amending the 2022 County
 Capital Budget Appropriations for
 Capital Project RWW05 - Willson's
 Woods Pool Improvements

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

Section 1. The Capital section of the 2022 County Budget is hereby amended as follows:

	Previous 2022 Appropriation	Change	Revised 2022 Appropriation
I. Appropriation	\$0	\$7,000,000	\$7,000,000

Section 2. The estimated method of financing in the Capital Section of the 2022 Westchester County Capital Budget is amended as follows:

II. METHOD OF FINANCING

Bonds and/or Notes	\$0	\$7,000,000	\$7,000,000
Non County Shares	\$0		\$0
Cash	\$0		\$0
Total	\$0	\$7,000,000	\$7,000,000

Section 3. The ACT shall take effect immediately.