

**COMMON COUNCIL
AGENDA
SPECIAL MEETING
May 30, 2017
6:00 P.M.**

DISCUSSION:

1. Water meters for buildings with both commercial and residential subdivided units.
2. 55 Bank Street sewer lines.
3. Miscellaneous Street Reconstruction Capital Project update.



DRAFT

DEPARTMENT OF PUBLIC WORKS

MUNICIPAL BUILDING • 255 MAIN STREET • WHITE PLAINS, NEW YORK 10601
(914) 422-1206 • FAX: (914) 422-1469

THOMAS M. ROACH
MAYOR

RICHARD G. HOPE
COMMISSIONER

ANTHONY R. CARR, P.E., CFM
DEPUTY COMMISSIONER

STEFANIA A. MIGNONE
DEPUTY COMMISSIONER

TO THE HONORABLE MAYOR AND MEMBERS OF THE COMMON COUNCIL OF THE CITY OF WHITE PLAINS

In recent years, buildings have been permitted to develop vertical subdivisions within a single building. This allows for separate uses along with separate property owners such as commercial use along with residential use within the same building. The consequence of this type of vertical subdivision can result in inequitable water billing for the residents who reside there. The residents have been forced to pay the commercial water rate instead of the residential rate. They were not permitted to install separate water lines at the time the building was constructed. This results in the residents paying close to double for the same water service that other residential customers pay. Installing separate water lines at this time would not have any benefit to either the City or the owner and would unnecessarily cause extensive disruption to traffic on the City's streets. This proposed amendment will allow certain properties that fall into this category the opportunity to split their service, utilizing their existing service line, to allow for both proper billing and recording of water use.

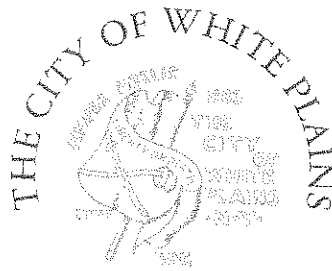
Therefore, I am herewith submitting, for your consideration, an ordinance approving the installation of two water meters from a single tap for a single building for which a vertical subdivision has been approved and filed with the County Clerk's office along with collecting all appropriate fees and charges pursuant to Sections 197, 198 199 and 200 of the City Charter.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Richard G. Hope".

Richard G. Hope
Commissioner of Public Works

Dated: June 5, 2017



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TO THE HONORABLE MAYOR AND MEMBERS OF THE COMMON COUNCIL OF THE CITY OF WHITE PLAINS

In 2009, the approval of the site plan for 55 Bank Street required that the 30” sanitary sewer line, and 84” storm sewer line, which runs through the property, be re-lined to the satisfaction of the Commissioner of Public Works.

In 2014, the approval of the site plan for 55 Bank Street requires that the two pipes (30” Sanitary sewer line and 84” storm sewer line) be replaced by pipes of the same diameter, subject to plans approved by the Commissioner of Public Works and the Westchester County Department of Health. The Department of Public Works has studied the pipes and found their condition to be adequate, and found no need for the pipes to be replaced in kind.

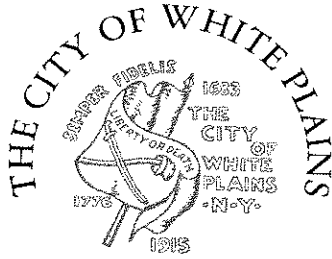
This department is in the process of determining if the size of the sanitary sewer pipe will need to be increased in the future due to further development in the area that is served by this particular line.

The Department of Public Works is recommending that the Common Council authorize the City to receive a payment of \$250,000 from the owner of 55 Bank Street to fulfill the requirement to reline/replace the existing lines. This amount will be used in the future by the City to either re-line as necessary, or toward the installation of a larger sized sanitary sewer pipe to service the area currently served by this line and will be deposited into the City’s Sewer Rent Fund.

Respectfully Submitted,

Richard G. Hope
Commissioner of Public Works

Dated: June 5, 2017



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**CAPITAL PROJECTS BOARD
MUNICIPAL BUILDING**

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THOMAS M. ROACH
MAYOR

TO THE HONORABLE MEMEBERS OF THE COMMON COUNCIL OF THE CITY OF WHITE PLAINS

Included in FY 2016-17 Capital Improvement Program is a project to reconstruct portions of various streets. The main focus of this year's work is the reconstruction of various street segments in the City's downtown. This communication requests funding for reconstruction and paving, but can include drainage and other related underground utility installations and improvements along with curbing, sidewalk, streetscape items, street lighting, tree replacement, signage, guiderail and routine re-grading and re-shaping of the pavement cross section and minor realignment changes.

The Common Council adopted an ordinance authorizing the establishment of Capital Project No. C5479 entitled "**Miscellaneous Street Reconstruction FY 2017**", on July 5, 2016 for the debt portion of the project. The CHIPS portion of the project became available upon the passing of the New York State Budget in April, 2017.

Submitted herewith is legislation which would authorize the Mayor to direct the Commissioner of Public Works to enter into various contracts as required to complete the capital improvements. The attached legislation authorizes the Mayor to direct the Budget Director to amend the Capital Projects Fund by amending Capital Project No. **C5479**, entitled "**Miscellaneous Street Reconstruction FY 2017**" as follows:

Finally, it is requested that the Mayor be authorized to direct the Commissioner of Finance to receive and disburse funds accordingly.

Respectfully submitted,

Thomas M. Roach, Mayor
Chairman, Capital Projects Board

Date: June 5, 2017