

Agenda Item #1

**SUBJECT: Light & Interior Renovations at the Stone Comfort Building
CHANGE ORDER #1**

A contract for the above referenced project was awarded to Walter S. Johnson Bldg. Co., Inc. 6638 Mooradian Drive, Niagara Falls, N.Y., on July 8, 2013 in an amount of \$32,770.00.

Subsequent to the completion of the above referenced project, the City requested additional work related to completion of interior modifications to the Stone Comfort Building. Two separate items, for additional electrical modifications and floor refinishing were added at a total cost of \$23,338.00 bringing the contract total to \$56,108.00. Please note that the willingness of the general contractor to perform these additional tasks rather than bid out separately saved the City valuable time and money.

Therefore, it is the recommendation of the undersigned that Change Order #1 in the amount of \$23,338.00 be approved. Sufficient funds presently exist in Code H1214.2012.1214.0449.599.

Will the Council vote to so approve?

Agenda Item #2

**SUBJECT: Window & Door Replacement and
Stone Repointing & Cleaning
at the Stone Comfort Building, Hyde Park Ice Rinks
CHANGE ORDER #1**

A contract for the above referenced project was awarded to Big L Windows and Doors, 2727 William Street, Cheektowaga, N.Y., on June 10, 2013 in an amount of \$160,000.00.

Subsequent to the completion of the above referenced project the City requested a change in the product submittal to avoid additional work to be performed by another General Contractor. The City also requested additional building repairs discovered during the course of work for unanticipated yet necessary work that was beyond the original Contract's Scope of Work. The total cost of the work is \$10,908.00 bringing the contract total to \$170,908.00.

Therefore, it is the recommendation of the undersigned that Change Order #1 in the amount of \$10,908.00 be approved. Sufficient funds presently exist in Code H1214.2012.1214.0449.599.

Will the Council vote to so approve?

Agenda Item #3

**RE: City Council Agenda Item:
Sale to Housing Visions, Inc.
524, 527, 530 and 531 Seventh Street**

The City has been working with Housing Visions, Inc. to rehabilitate downtown properties. Housing Visions, Inc. has applied to the State Division of Homes and Community Renewal for low income housing tax credits for the project. The application requires that Housing Visions have site control of the properties.

Housing Visions, Inc. has offered \$2,000.00 (\$500.00 per property) for the purchase of the four properties, in “as is” condition. The sale is contingent on Housing Visions, Inc. obtaining funds to complete the project. Upon approval of the tax credit allocation and demonstration of availability of funds, the properties will be transferred. The Planning Board approved the sale of these properties on July 10, 2013.

City Charter §59 requires that real property be sold at public auction to the highest bidder. Approval of a negotiated sale requires that Council determine that the best interest of the city shall be subserved by dispensing with a sale at public auction.

Will the Council vote to determine that the best interest of the city shall be subserved by dispensing with a sale at public auction and to approve sale of 524, 527, 530 and 531 Seventh Street as set forth herein, and authorize the Mayor to execute any documents necessary to effectuate the same?

Agenda Item #4

RE: Purchase of Deionizer System for the Battery Operated Zamboni

Council Members:

The Director of DPW is requesting that a Deionizer system for the Battery Operated Zamboni be purchased. The purpose of this equipment is to save labor time when the Zamboni batteries need to be filled. The amount required for this purchase is \$1,470.00 as per the attached quote. Funding is available from casino interest.

Will the Council so approve?



STANGCO

INDUSTRIAL EQUIPMENT, INC.

3330 West Castor St.
Santa Ana, CA 92704

714-241-1077 Phone
714-241-1016 Fax

Quotation

Date	Quotation #
10/11/2013	1012

Bill To

COD Customer Niagara Falls Ice Rink 911 Robbins Dr. City of Niagara, NY 14302
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Ship To

COD Customer Niagara Falls Ice Rink 911 Robbins Dr. City of Niagara, NY 14302 Attn: Joseph @ 716-286-4833

Delivery	Terms	Rep	FOB	Ship Via
Stock	COD	TS	Factory	Bestway

Qty	Item	Description	Sell	QuoteTotal
1	BA-Zamboni-1	BK-Zamboni-1; 40 cell Single Point Watering Kit w/ Delivery Hoz	975.00	975.00
1	PS Deionizer	PS-300; HydroPure Deionizer System	400.00	400.00
1	Freight	Freight Charge (ESTIMATE)	95.00	95.00

Subtotal		\$1,470.00
Sales Tax (0.0%)		\$0.00
QuoteTotal		\$1,470.00

www.stangco.com

888-8-STANGCO
888-878-2642

Agenda Item #5

RE: Environmental Testing at 72nd Street Fire House

Council Members:

The Fire Chief has learned of concerns pertaining to certain environmental issues which may exist in the City Fire House located on 72nd Street and has recommended that environmental testing be performed. The City has obtained an estimate from Stohl Environmental to perform this testing. That estimate is attached hereto and is in the amount of \$1,400.00. Funding is available from casino revenues.

Will the Council so approve?



ENVIRONMENTAL CONSULTANTS

4169 Allendale Parkway
Buffalo, New York 14219
(P) 716-312-0070 (F) 716-312-8092
www.stohlenvironmental.com

A MEMBER OF THE STOHL GROUP OF COMPANIES

October 21, 2013

City of Niagara Falls
David L. Kinney
Director of Public Works
PO Box 69 Niagara Falls, New York 14302-0069

**Re: Screening for Mold Contamination
72nd Street Fire Station
Niagara Falls, NY**

Dear Mr. Kinney:

Thank you for inviting Stohl Environmental, LLC to submit a proposal for mold investigation services at the 72nd Street Fire Station in Niagara Falls, New York.

Stohl Environmental is well-qualified to assist you with this project, including the following credentials:

- **American Indoor Air Quality Council (AmIAQ) Certifications:** Our team of Environmental Professionals hold AmIAQ certifications and have completed training and accreditations programs through the Indoor Environmental Standards Organization (IESO).
- **Experience:** Stohl Environmental personnel have extensive experience with inspection, remediation design and project monitoring for mold contamination including similar projects for the City of Niagara Falls, Fire Stations in the City of Buffalo, and buildings at the Niagara Power Project for the New York Power Authority, to name just a few similar projects.

PROJECT UNDERSTANDING:

Based upon a site walk through performed on October 18, 2013, Stohl Environmental's scope of work is proposed to include:

- Visual inspection of main floor areas of the Fire Station, with particular attention to areas that had been affected by moisture intrusion.
- Environmental sampling including:
 - Spore trap sampling in occupied main floor areas, and collection of an exterior sample representing ambient conditions.
 - Confirmatory bio-tape samples of any suspect growth identified in the visual inspection.
- Independent laboratory analysis of samples by an AIHA accredited laboratory.



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- Preparation of a summary report including a listing of samples collected, photographic documentation of conditions, interpretation of laboratory results with comparison to published benchmarks and ambient conditions.

PROPOSED FEES:

Task	Approximate Units	Unit Price	Total
Mold Sampling Site Visit (Coordination, Sampling and Summary Report)	6 hours	\$75	\$450
Spore-Trap Sampling (Air Samples) of complaint areas and ambient conditions.	6 samples	\$80	\$480
Confirmatory Bio-taps samples, if necessary	0 to 4 samples	\$80	\$0-\$320
Report	2 hours	\$75	\$150
Total Estimated Costs			\$1,080 to \$1,400

If you have any questions on the matters discussed here, or suggestions on how Stohl Environmental can better serve you please do not hesitate to call. Thank you for the opportunity to submit this proposal.

Sincerely,
Stohl Environmental, LLC.

Tony Franjoine
Senior Environmental Analyst and Operations Manager

Agenda Item #6

RE: Office Equipment for Engineering Department

Council Members:

The Engineering Department has requested that a new multifunction scanner/plotter be purchased because the existing scanner/plotter in the department is old and is in a state of disrepair and is not worth repairing. A new piece of equipment can be purchased for \$15,034.00 plus a delivery charge of \$850.00. It is also requested that a new desk and chair be purchased for the sum of \$1,643.31 plus a delivery charge of \$295.80. An existing desk and chair are worn and not in good working order. These items total \$17,823.11. Funding is available from casino interest.

Will the Council so approve?

Agenda Item #7

RE: Parking Ramp – Roof Repairs

Council Members:

Certain repairs are required to be made to various sections of the roof at the parking ramp. Quotes were solicited and the quote from Danny Thompson Inc. was the lowest in the amount of \$29,300.00. This is broken down into two components, i.e., \$5,100.00 for the west elevation elevator building roof and \$24,200.00 for the six stairwells. It is important for the City to accomplish the repairs as the leaking roof areas are damaging the newly installed fire alarm boxes and continue to degrade the wiring and lighting in the facility.

Funding is available from code H0912.2009.0912.0444.000.

Will the Council so approve?

Agenda Item #8

RE: Health Insurance Business Associate Agreement with Brown & Brown of New York, Inc.

Council Members:

Brown & Brown serves as the broker for the City's health insurance plan. Recent amendments to the regulations under the Health Insurance Portability and Accountability Act of 1996 ("HIPAA") requires the City to enter into a revised Business Associate Agreement with Brown & Brown.

Will the Council so approve and authorize the Mayor to execute a Business Associate Agreement in a form acceptable to the Corporation Counsel?

SUBJECT: INFORMATIONAL ITEM

At the Traffic Advisory Commission meeting held on October 10, 2013, the Commission:

DENIED:

1) Request submitted by Gregory & Christine Hughes, 472 – 74th Street and Richard & Marie Miller, 486 – 74th Street to **INSTALL ALL WAY STOP SIGNS AT THE INTERSECTION OF LINDBERGH AVENUE & 74TH STREET.** This intersection has previously been studied and denied in 1998 & 2005 and the traffic volumes counted at peak times during this summer have again fallen far short of MUTCD minimum warrants for the placement of “ALL WAY” stop signs. In addition, only one total right angle/turning collision accident has occurred in the last five years which also falls short of these minimum warrants. In addition, the Traffic Division/NFPD placed radar here and found speeding was not a problem. All sight distances and stop signs were observed as clear and unobstructed and therefore the Commission denied this request.

2) Request submitted by Beverly Bradley, on behalf of her son, Rhoemel Lampkin, 2492 Weston Avenue to **INSTALL A 5' HANDICAPPED ACCESS SPACE IN FRONT OF 2492 WESTON AVENUE.** The request was denied since the criteria for the handicapped access space was not met. The residence has a wide driveway to provide access, in addition to no lead in sidewalk being present to place these signs around.

Agenda Item #10

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on October 10, 2013 the Commission recommended **APPROVAL** of the following item:

INSTALL A 50' LOADING ZONE (6A.M. – 9P.M.) IN FRONT OF 24 BUFFALO AVENUE

Request was made to facilitate a place for clientele to have in and out service and delivery vehicles to load/unload in front of 24 Buffalo Avenue.

Submitted By: Babu Patel, Owner, Niagara Club Welcome Center, 24 Buffalo Avenue

It is requested that City Council approve this recommendation.

Agenda Item #11

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on October 10, 2013 the Commission recommended **APPROVAL** of the following item:

INSTALL “AUTISTIC CHILD AREA” SIGNS IN ADVANCE OF 758 PARK PLACE (BOTH DIRECTIONS)

Request was made to provide warning to approaching motorists to drive with caution due to a child with severe autism living in the area.

Submitted By: Morris & Louise Olson, on behalf of their child Thomas, 758 Park Place

It is requested that City Council approve this recommendation.

Agenda Item #12

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on October 10, 2013 the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 1109 – 20TH STREET**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Deborah Pearson, 1109 – 20th Street, Apt. 1

It is requested that City Council approve this recommendation.

Agenda Item #13

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on October 10, 2013 the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 2706 FOREST AVENUE**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Harold & Rose Brown, 2706 Forest Avenue

It is requested that City Council approve this recommendation.

Agenda Item #14

SUBJECT: AGENDA ITEM:

At the Traffic Advisory Commission meeting held on October 10, 2013 the Commission recommended **APPROVAL** of the following item:

**INSTALL A 5' HANDICAPPED ACCESS SPACE
IN FRONT OF 453 – 22ND STREET**

[Physician verification of wheelchair dependency and/or severe restriction of movement, has been received]

Submitted By: Stella Krzystek, 453 – 22nd Street, Apt. 2

It is requested that City Council approve this recommendation.

RELATIVE TO REMEMBERING MARIO ANTONACCI

BY:

Council Chairman Glenn Choolokian
Council Member Robert A. Anderson Jr.
Council Member Sam Fruscione
Council Member Kristen Grandinetti
Council Member Charles Walker

WHEREAS, the Como Restaurant and the Antonacci family name are synonymous with the city of Niagara Falls and fine Italian cuisine, and

WHEREAS, Como proprietor Mario Antonacci lost his fight for life on April 4th 2005 as the result of a pedestrian-vehicle accident which took place in front of the Como Restaurant on New Year's Eve 2004, and

WHEREAS, in order to improve pedestrian safety along Pine Avenue the Niagara Falls City Council worked to have traffic lights installed in front of the Como Restaurant, and

WHEREAS, these new lights and the completion of their installation are being celebrated today, Columbus Day Monday October 14, 2013,

NOW THEREFORE BE IT RESOLVED, that we join to recognize the need for these lights, and we take this moment to fondly remember the life of Mario Antonacci as we dedicate the lights in his memory, and

BE IT FURTHER RESOLVED, that we express a heartfelt "Thank You" to the Antonacci family for all they have done over the years to gather our community at the Como table in a spirit of friendship and fine food.

Monday October 28, 2013 Council Meeting

PRESENTATIONS:

ADMINISTRATIVE UPDATE: