

RESOLUTION NO. 186

AUTHORIZING AGREEMENTS WITH RITTER & PARATORE CONTRACTING, INC. AND THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION AND THE NEW YORK STATE OFFICE OF PARKS, RECREATION AND HISTORIC PRESERVATION REGARDING THE DEMOLITION OF STRUCTURES AT 875 ALBANY SHAKER ROAD (ANN LEE NURSING HOME) AND MAKING A SEQR DETERMINATION

Introduced: 6/13/22

By Public Works Committee:

WHEREAS, The Commissioner of the Department of General Services has requested authorization to enter into an agreement with Ritter & Paratore Contracting, Inc. regarding the initial abatement and disposal of hazardous friable materials and complete controlled demolition of the main structure at 875 Albany Shaker Road in the Town of Colonie (also known as the Ann Lee Nursing Home), adjacent multi-bay garage, removal and disposal of structures, building components, and equipment and building contents (the Project) in an amount not to exceed \$1,877,400 for a term commencing May 1, 2022 and ending June 30, 2023, and

WHEREAS, The Albany County Purchasing Department issued Request for Bid #2022-024 for the Project and five bids were received in response, and

WHEREAS, The Commissioner of the Department of General Services, Director of the Facilities Engineering Division, and the County Purchasing Agent have reviewed said bids and have recommended awarding the contract to Ritter & Paratore Contracting, Inc. as the lowest responsible bidder, and

WHEREAS, The amount of \$1,877,400 includes both a 10% contingency allowance of \$158,400 and an electric services relocation allowance of \$135,000, and

WHEREAS, The County, in consultation with the State Historic Preservation Office (SHPO), developed a historic preservation mitigation plan to offset the potential impacts to the historic buildings at 875 Albany Shaker Road, and

WHEREAS, The County Executive has requested authorization to enter into a Letter of Resolution agreement with the New York State Department of Environmental Conservation and the New York State Office of Parks, Recreation and Historic Preservation to define mitigation measures required to offset construction in the Watervliet Shaker Historic District, and

WHEREAS, The following mitigation measures are included in a proposed Letter of Resolution agreement related to the Project: (1) Conduct a Phase 1 archaeological study to document previously recorded archaeological sites and other cultural resources within or near the project area; (2) Create a documentation

package to NYS Historic Structure Documentation Standards, which includes building plans and photographs to be archived; (3) Grade site and restore to grass; (4) Develop a demolition plan to avoid the Shaker Heritage Society site and activities to the greatest extent possible; and (5) Consult with Shaker Heritage Society and Historic Albany to determine any opportunities for architectural salvage, now, therefore, be it

RESOLVED, That the Albany County Legislature now declares lead agency for the Project and designates the Project an Unlisted action pursuant to SEQRA, and, be it further,

RESOLVED, That Albany County has reviewed the Project, including the project description, the Short Environmental Assessment Form, comments from SHPO and all supporting documentation, and conducted such further investigation of the Project and its environmental effects as deemed appropriate, and Albany County has recommended a finding that the Project will not result in a significant adverse environmental impact, and, be it further

RESOLVED, That this Honorable Body now finds that the Project will not result in a significant adverse environmental impact and no further environmental review is necessary, and, be it further

RESOLVED, That the County Executive is authorized to enter into a Letter of Resolution agreement with the New York State Department of Environmental Conservation and the New York State Office of Parks, Recreation and Historic Preservation to define mitigation measures for the Project as set forth above, and, be it further

RESOLVED, That the County Executive is further authorized to enter into an agreement with Ritter & Paratore Contracting, Inc., Utica, NY 13502 regarding the demolition of structures at 875 Albany Shaker Road in an amount not to exceed \$1,877,400 for a term commencing May 1, 2022 and ending June 30, 2023, and, be it further

RESOLVED, That the County Attorney is authorized to approve said agreements as to form and content, and, be it further

RESOLVED, That the Chair of the Legislature is hereby authorized and directed to sign and file any documents that may be necessary to comply with SEQRA regarding the Project, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County Officials.