



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-3247, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Contract Authorization for Department of General Services - Ann Lee Home

Date: March 31, 2022
Submitted By: David M Latina
Department: General Services
Title: Commissioner
Phone: 518-447-7210
Department Rep.
Attending Meeting: Commissioner Latina

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☒ Contract Authorization
- ☐ Countywide Services
- ☒ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed) SHPO Letter of Resolution

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.

Source of Funds: Click or tap here to enter text.

Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

☐ Change Order/Contract Amendment

☐ Purchase (Equipment/Supplies)

☐ Lease (Equipment/Supplies)

☐ Requirements

☒ Professional Services

☐ Education/Training

☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

☐ Settlement of a Claim

☐ Release of Liability

☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

Ritter & Paratore Contracting, Inc.

2435 State Route 5

Utica, NY 13502

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee: 1,877,400.00

Scope of Services: Pursuant to RFB 2022-024, Demolition of the Structures at #875 Albany Shaker Road (Ann Lee Home), to include initial abatement and legal disposal of hazardous friable materials and subsequent controlled demolition, removal and legal disposal of all structures, building components, portions of buildings, building equipment, building contents - furniture/equipment & debris, ancillary utilities, attached structures, light poles, site debris, etc. removal of all structures, including foundation walls and footings. Contractor shall backfill excavation left from removal of structures flush with adjacent grades.

Bond Res. No.: 518 of 2019

Date of Adoption: 11/12/2019

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☒ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.
Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: A91610-44046
Appropriation Amount: 1,877,400.00

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.
State: Click or tap here to enter text.
County: 100%
Local: Click or tap here to enter text.

Term

Term: (Start and end date) May 1, 2022
Length of Contract: Until completed in full

Impact on Pending Litigation Yes ☐ No ☒
If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

The Department of General Services requests authorization to enter into an agreement with Ritter & Paratore Contracting, Inc. pursuant to RFB 2022-024 Demolition of the Structures at #875 Albany Shaker Road. The base bid of \$1,584,000 plus a 10% contingency allowance of \$158,400.00 and an electric service relocation allowance of \$135,000.00 for a not to exceed \$1,877,400.00.

The Ann Lee Nursing Home facility has outlived its useful life and is currently sitting vacant on property adjacent to the Albany International Airport. Rehabilitation of the facility has become prohibitively expensive and would limit future use of the facility to the current building footprint. Consistent with the County's initiatives to identify shovel ready sites and promote economic development, the demolition of the facility would allow the County to redevelop the property.

All cost of these services will be covered under bond number HHYZ Res. No. 518 of 2019 adopted November 12, 2019. SEQR and SHPO reviews have been completed with documentation attached.

The term of this contract will commence upon signing and continue until the project is completed and signed off by the Department of General Services. Projected term is May 1, 2022 - June 30, 2023

