

Jeffrey M. Lanigan
Mayor

John A. Nash
Common Council
President

Brian Adams
City Treasurer



BOARD OF ESTIMATE AND CONTRACT
CITY HALL • ROME, NEW YORK 13440-5815

Gerard F. Feeney
Corporation Counsel

Joseph Guiliano
Commissioner of Public
Works

Eric Seelig
City Clerk

**BOARD OF ESTIMATE AND CONTRACT MEETING
SPECIAL SESSION**

**NOVEMBER 21, 2024
3:00 P.M.**

1. CALL THE ROLL OF MEMBERS BY THE CLERK

2. READING OF MINUTES OF PRECEDING SESSION

(Motion in order that the reading of the minutes of the preceding session be dispensed with and that they be approved.)

3. MATTERS FOR CONSIDERATION

RES. NO. 256 AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN AGREEMENT WITH MOORE LAND SURVEYING, P.C. (\$2,475.00).
Andrews

RES. NO. 257 AUTHORIZING CHANGE ORDER NO. 4 TO CONTRACT WITH MURNANE BUILDING CONTRACTORS, INC., PURSUANT TO BOARD OF ESTIMATE AND CONTRACT RESOLUTION NO. 136 ADOPTED JUNE 15, 2023 (\$771,197.00). **Andrews**

RES. NO. 258 AUTHORIZING SETTLEMENT OF CLAIM BY DELORIS FERLO FOR THE AMOUNT OF \$500.00. **Feeney**

RES. NO. 259 AUTHORIZING CHANGE ORDER NO. 2 TO CONTRACT WITH HOME OWNERSHIP CENTER (HOC), PURSUANT TO ORIGINAL BOARD OF ESTIMATE AND CONTRACT RESOLUTION NO. 203 ADOPTED SEPTEMBER 28, 2023. **Andrews**

RES. NO. 260 AUTHORIZING THE MAYOR OF THE CITY OF ROME TO EXECUTE AGREEMENTS FOR USE OF AMERICAN RESCUE PLAN ACT (ARPA) STATE AND LOCAL FISCAL RECOVERY FUNDS (SLFRF). **Mayor Lanigan**

RES. NO. 261 AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO A LICENSE AGREEMENT WITH KABARI WELLNESS ROME, LLC.
Guiliano

4. ADJOURNMENT

RESOLUTION NO. 256

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER
INTO AN AGREEMENT WITH MOORE LAND SURVEYING, P.C. (\$2,475.00).**

By _____:

WHEREAS, Matthew Andrews, Deputy Director of Community and Economic Development for the City of Rome, has recommended that the City of Rome, New York, retain the professional services of Moore Land Surveying, P.C., for boundary survey service for properties located on West Dominick Street, at an amount not to exceed \$2,475.00; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with Moore Land Surveying, P.C., for boundary survey service for properties located on West Dominick Street, at an amount not to exceed \$2,475.00, pursuant to their attached proposal which by this reference is made a part of this Resolution.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____

Moore Land Surveying
1721 Black River Boulevard
Rome, NY 13440
(315) 829-5429

November 7, 2024

City of Rome
West Dominick Street property consolidation survey
SBL. 242.049-1-33, SBL. 242.049-1-34, SBL. 242.049-1-35, SBL. 242.049-1-36, SBL. 242.049-1-37, SBL. 242.049-1-38 & SBL. 242.049-1-39

Per the email from Matthew Andrews (City of Rome), Moore Land Surveying would perform the following scope pertaining to preparing a boundary Survey service of the above listed properties:

Scope of Services:

1. Records Research (Oneida County Clerk's Office)
2. Plotting all the deeds and maps recovered on one deed plot to see if there are any overlaps or property title issues.
3. Field reconnaissance, laying out baseline and recovering any existing survey monuments.
4. Field survey around the parcel using a total station instrument and/or GPS, locate all relevant features including stone walls, fence lines, roads, driveways, utilities, buildings, and any survey monuments. Leaving survey control stations on all Baselines.
5. Office Computations comparing measured distances and angles to deed and map figures. This can be sometimes very time consuming and may lead to more field work to answer unknown variables that arise during office computations, (Measured versus deed)
6. Setting of corner monuments at corners of consolidated property witnessed by 3 ft. wood lath.
7. Preparation of modern legal description of consolidated property

Deliverables:

1. Consolidated Boundary Survey - Paper Copies
2. PDF File
3. Consolidated Boundary Description

The above-mentioned details can be performed for a not to exceed price of cost of **\$2475.00**. If any of the parcels are found to need an abstract of title (And not provided), such will be a supplemental cost.

If you have any questions, please feel free to contact us at the Office.

Sincerely,

Jeffrey D. Moore, L.S.

Please sign authorizing Moore Land Surveying, P.C. to begin services and agreeing to above scope and fee.

Authorized Representative: _____ Dated: _____

RESOLUTION NO. 257

**AUTHORIZING CHANGE ORDER NO. 4 TO CONTRACT WITH MURNANE
BUILDING CONTRACTORS, INC., PURSUANT TO BOARD OF ESTIMATE AND
CONTRACT RESOLUTION NO. 136 ADOPTED JUNE 15, 2023 (\$771,197.00).**

By _____:

WHEREAS, the Board of Estimate and Contract of the City of Rome, New York, pursuant to Resolution No. 136 adopted June 15, 2023, authorized the awarding of a contract to Murnane Building Contractors, Inc., for services relative to the Rome City Hall Health & Safety Facility Enhancements project, at a total contract price of \$4,572,000.00; and

WHEREAS, at a meeting held on December 14, 2023, the Board of Estimate and Contract awarded Change Order No. 1 to Murnane Building Contractors, Inc., to allow an increase of \$539,007.00; and

WHEREAS, at a meeting held on May 9, 2024, the Board of Estimate and Contract awarded Change Order No. 2 to Murnane Building Contractors, Inc., to allow an increase of \$96,766.34; and

WHEREAS, at a meeting held on October 24, 2024, the Board of Estimate and Contract awarded Change Order No. 3 to Murnane Building Contractors, Inc., to allow an increase of \$122,657.00; and

WHEREAS, it has been recommended by Matthew Andrews, Deputy Director of Community and Economic Development for the City of Rome, that Murnane Building Contractors, Inc., be awarded Change Order No. 4 for this project for a total amount not to exceed \$771,197.00, pursuant to the attached documentation which is made part of this Resolution; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that the contract awarded to Murnane Building Contractors, Inc., pursuant to Resolution No. 136 adopted June 15, 2023, be and is hereby amended, whereby Change Order No. 4 is hereby awarded, so as to modify the contract to allow for an increase of \$771,197.00; and

BE IT FURTHER RESOLVED, that the total amount of Change Order No. 4 as described hereinabove shall be an amount not to exceed \$771,197.00, increasing the total contract price to \$6,101,627.34; and

BE IT FURTHER RESOVLED, Resolution No. 136, shall otherwise remain as originally adopted on June 15, 2023 and amended in prior change orders.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____



MURNANE
Building on a Tradition of Excellence

MURNANEBUILDING.COM

November 8, 2024

Mr. Chris Caravelli
DJB Builds

Re: Rome City Hall Facility Enhancements
Change Request #12 – Construct Eagle Monument Base

Dear Chris,

As per S001 and S100 dated 10/30/24, we propose to construct the base as detailed.

Subcontractor:

| | |
|--------------------|----------|
| Longhouse (Rebar): | \$ 3,451 |
| 5% O & P: | 173 |

Self-Perform:

| | |
|-------------------------------|--------------|
| Foundation/Pier Material: | \$ 1,791 |
| Foundation/Pier Labor: | 4,107 |
| Stone & Accessories Material: | 2,898 |
| Stone & Accessories Labor: | 9,011 |
| Bluestone Cap: | 3,900 |
| Set Bluestone Cap: | 1,005 |
| Set Monument and Plaque: | <u>1,503</u> |
| Self-Perform Subtotal: | \$ 24,215 |
| 15% O & P: | 3,632 |

Total Additional Cost: \$ 31,471

Please contact me with any questions.

Sincerely,

Andrew P. Kantor, Vice President

104 Sharron Avenue
Plattsburgh, NY 12901
518-561-4010

6728 Myers Road
East Syracuse, NY 13057
315-432-0490

15 Wood Road
Whitesboro, NY 13492
315-736-0879

287 Ushers Road
Clifton Park, NY
518-978-3301



MURNANEBUILDING.COM

November 8, 2024

Mr. Matt Andrews
City of Rome

Re: Rome City Hall City Green Scope (2 Pages via Email)

Dear Matt,

As requested, Murnane hereby proposes to complete the GC portion of the work as depicted in DELTA Engineers documents dated 11/01/2024. Majority of work to commence as early as possible spring 2025 and be complete no later than June 30, 2025. There are general wage rate increases as of July 1, 2205 which are not contemplated in this proposal.

Subcontractor:

| | |
|---|---------------|
| Fred Burrows Trucking & Excavating: | \$ 99,746 |
| Maple Ridge Organics (Landscape, Pavers and Planting) | 204,203 |
| Granite Curb: | <u>19,750</u> |
| Subtotal: | \$ 323,699 |
| 5% O & P: | 16,185 |

Self-Perform:

| | |
|--|--------------|
| Supervision, Lay-Out and General Conditions: | \$ 38,056 |
| Salvage and Turn Over Existing Tables and Benches: | 572 |
| Concrete Walks and Paver Base Material: | 48,820 |
| Concrete Walks and Paver Base Labor: | 55,211 |
| Concrete Seat Walls Material (figured as cast in place): | 22,638 |
| Concrete Seal Walls Labor (figured as cast in place): | 41,973 |
| Caulking & Selant Material: | 1,500 |
| Caulking & Sealant Labor: | 4,374 |
| Light Pole Bases Material: | 2,612 |
| Light Pole Bases Labor: | 6,556 |
| Site Furniture as per Maglin Quote dated 11/05/24: | 91,830* |
| Receive, uncrate, and install site furniture: | 16,533 |
| Swings – Material: | 7,600 |
| Swings Set/Erect: | 3,209 |
| 72" ROME Letters (DELTA provided Budget): | 18,000 |
| Pad and Set Letters in Place: | <u>4,009</u> |
| Subtotal: | \$ 363,493 |
| 10% O & P: | 36,349 |

Total Base Proposal: \$ 739,726

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MURNANEBUILDING.COM

There is no electrical scope included in this pricing with the exception of excavation and backfill and the concrete pole bases.

***Michael Haas forwarded the Maglin quote but noted there still may be some revisions coming, those revisions are obviously not accounted for here.**

Alternates:

| | | |
|--|--------|-----------------------------|
| Alternate 1 for New Concrete Pavement Along W. Dominick St.: | | \$ 40,000 |
| Alternate 2 for Curb at Paver Edge: | | \$ 6,000 |
| Alternate 3 for Water Line and Yard Hydrants: | | \$ Pricing not yet Received |
| Seeded Lawns in lieu of Sod: | DEDUCT | \$ (14,000) |

Please contact me with any questions.

Sincerely,

Andrew P. Kantor, Vice President

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RESOLUTION NO. 258

**AUTHORIZING SETTLEMENT OF CLAIM BY
DELORIS FERLO FOR THE AMOUNT OF \$500.00.**

By _____:

WHEREAS, Deloris Ferlo, residing in Rome, New York made a claim to the City of Rome, New York, for property damages allegedly caused by the City of Rome; and

WHEREAS, Deloris Ferlo has accepted the settlement offer by the City of Rome in the amount of Five Hundred and 00/100 Dollars (\$500.00) in full settlement of the claim against the City of Rome; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that it does hereby authorize the Corporation Counsel of the City of Rome to settle the claim of Deloris Ferlo against the City of Rome in the amount of Five Hundred and 00/100 Dollars (\$500.00); and

BE IT FURTHER RESOLVED, that the Corporation Counsel is hereby authorized to affect such settlement upon receipt of an executed general release and stipulation discontinuing action from the aforesaid claimant; and

BE IT FURTHER RESOLVED, that the Corporation Counsel is further authorized to draft and execute such other and further documentation as may be necessary to affect such settlement.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____

RESOLUTION NO. 259

AUTHORIZING CHANGE ORDER NO. 2 TO CONTRACT WITH HOME OWNERSHIP CENTER (HOC), PURSUANT TO ORIGINAL BOARD OF ESTIMATE AND CONTRACT RESOLUTION NO. 203 ADOPTED SEPTEMBER 28, 2023.

By _____:

WHEREAS, the Board of Estimate and Contract of the City of Rome, New York, pursuant to Resolution No. 203 adopted September 28, 2023, authorized an agreement with the Home Ownership Center (HOC), to provide program delivery and administration of the State and Local Fiscal Recovery Fund American Rescue Plan Act Funded Rome Owner-Occupied Residential Rehabilitation Program, at a total amount not to exceed \$575,000.00 including a 15% administration fee; and

WHEREAS, at a meeting held on September 26, 2024, the Board of Estimate and Contract adopted Resolution No. 220, awarding Change Order No. 1 to the Home Ownership Center (HOC) for an increased amount not to exceed \$500,000.00; and

WHEREAS, it has been recommended by Matthew Andrews, Deputy Director of the Department of Community and Economic Development for the City of Rome, that the Home Ownership Center (HOC), be awarded Change Order No. 2 to extend the original agreement for one (1) additional year with the new deadline of December 15, 2025; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that Change Order No. 2 be awarded to the Home Ownership Center (HOC), pursuant to Resolution No. 203 adopted September 28, 2023, to modify the original contract to extend the original agreement for one (1) additional year with the new deadline of December 15, 2025; and

BE IT FURTHER RESOLVED, that Resolution No. 203 shall otherwise remain as originally adopted on September 28, 2023.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____

RESOLUTION NO. 260

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO EXECUTE
AGREEMENTS FOR USE OF AMERICAN RESCUE PLAN ACT (ARPA) STATE
AND LOCAL FISCAL RECOVERY FUNDS (SLFRF).**

By _____:

WHEREAS, the Common Council of the City of Rome, New York, has approved the use of American Rescue Plan Act (ARPA) State and Local Fiscal Recovery Funds (SLFRF) for the following projects:

Lake Delta FD equipment and building repairs - \$12,500.00
Stanwix Heights FD equipment and building repairs - \$12,500.00; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that it does hereby authorize the Mayor of the City of Rome, New York, to execute agreements to for the use of American Rescue Plan Act (ARPA) State and Local Fiscal Recovery Funds (SLFRF) with the above mentioned organizations.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____

RESOLUTION NO. 261

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO
ENTER INTO A LICENSE AGREEMENT WITH KABARI WELLNESS ROME, LLC.**

By _____:

WHEREAS, at a meeting held on November 13, 2024 the Common Council of the City of Rome, New York, adopted Resolution No. 159, authorizing the City to accept the donation and conveyance of the former Saint Mary’s Church and certain adjacent property on the 200 block of West Liberty Street; and

WHEREAS, Joseph Guiliano, Commissioner of Public Works for the City of Rome, has recommended that the City of Rome, New York, enter into a License Agreement with Kabari Wellness Rome, LLC, to allow the City to enter on the property of the former Saint Mary’s Church and certain adjacent property on the 200 block of West Liberty Street to begin demolition work prior to the City formally taking ownership; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into a License Agreement with Kabari Wellness Rome, LLC, to allow the City to enter on the property of the former Saint Mary’s Church and certain adjacent property on the 200 block of West Liberty Street to begin demolition work prior to the City formally taking ownership.

Seconded by _____.

AYES & NAYS: Mayor Lanigan _____ Nash _____ Feeney _____
Guiliano _____ Adams _____

ADOPTED _____ DEFEATED _____