



Planning Board

Monroe County, New York

Adam J. Bello
County Executive

William Santos
Chairperson

Monroe County Planning Board Meeting Minutes May 26, 2022

A meeting of the Monroe County Planning Board was held on May 26, 2022, at 3:30 pm via Zoom.

Members Present: William Santos, MCPB Chair; Mike Wiedemer, Vice Chair; Andrew Hollister, Citizen member; Dave Watson, Citizen member; Robert Barley, Citizen member; George Hebert, Co. Legislator; Rachel Barnhart, Co. Legislator; Robert Franklin, CFO, Finance; Mike Garland, Director, DES; Richard Tantalo, Director, Public Safety;

Alternates Present: Adrienne Green, Law Dept. Secretary (for Jeff McCann, Dep. Co. Exec.); Laura Smith, Chief Dep. Co. Atty., Law Dept. (for Amy Grower, Chief of Staff); Josette Mangieri, Sr. Debt Mgmt. Coordinator, Finance Dept.; Kristina Daugherty, Emerg. Mgmt. Prgm. Specialist, Pub. Safety; Bill Daly, DES Chief of Engineering & Facilities Mgmt.

Planning Staff Present: Rochelle Bell, Board Secretary; Kim Hudson, Asst. to the Board Secretary

Others Present: Brie Harrison, MC Library; Quent Rhodes, MCC; Darrell Jackim-Moore, MCC, Tim Murphy, Director of Real Property Services; Sean Murphy, DES Engineering Operations Mgr. Asst.; Carla Grace, DES Engineering Operations Mgr. Asst.; Andy Fraser, DES Assoc. Engineer

Chairman Santos called the meeting to order at 3:34 pm.

Legislator Hebert made a motion to approve the April 28, 2022 meeting minutes; Mr. Franklin seconded the motion. One correction was made to the minutes: the March 31, 2022 meeting minutes were not approved unanimously, they were approved with one abstention, Mr. Barley. After the correction was noted, the April 28, 2022 minutes were approved.

ANNOUNCEMENTS & COMMUNICATIONS: Ms. Bell made the following announcements:

1) The following change was made to the Notice and Agenda: the next scheduled meeting was changed from June 30, 2022 to June 23, 2022, to be held in person at CityPlace, 50 W. Main St., in the first floor multipurpose rooms A&B.

2) The location of the MCPB webpage is as follows: <https://www.monroecounty.gov/>

- **Menu/Departments** button
- **Planning and Development**
- Scroll down for **Planning Board**, on left

3) Hickey-Freeman Company Building will be considered by the New York State Board for Historic Preservation at its next meeting, June 9, 2022, for nomination to the National and State Registers of Historic Places (the letter was included in the meeting packet for the May 26th meeting).

ACTION ITEMS:

The following projects were submitted for consideration by the Board:

- a) **Amend the 2022-2027 Capital Improvement Program and the 2022 Capital Budget to Add a Project Entitled "Monroe Community College Wolk Health Care Center" and Authorize Financing for the Project**

Mr. Quent Rhodes and Mr. Darrell Jackim-Moore, both from MCC, were present to speak to the Board on the Wolk Health Care Center project, and answer any questions the Board may have. Mr. Rhodes provided a PowerPoint presentation. In summary, the health care center will use existing space at the MCC Downtown Campus to expand space for health care education. Both MCC and Dormitory Authority of NYS (DASNY) will be investing in this project. The New York State grant is already in place.

Mr. Barley made a motion to recommend an amendment to the 2022-2027 Capital Improvement Program and the 2022 Capital Budget to add a project entitled "Monroe Community College Wolk Health Care Center" in the amount of \$2,500,000. Legislator Barnhart seconded the motion which passed unanimously.

- b) **Amend the 2022 Capital Budget to Provide an Increase in Funding for the Monroe County Library System Fleet Replacement Project**

Ms. Brie Harrison, from the Monroe County Library, came before the Board to talk about the library system fleet replacement project. Ms. Harrison explained that the trucks are used throughout the Monroe County library system for picking up and dropping off library materials and interoffice mail during the week. This member library delivery service allows for the convenience for users to select their preferred pick-up location.

According to Ms. Harrison, planning began in 2020 for the replacement of its fleet of three (3) box trucks. The need for the increase in funding is due to the fact that when bids came in earlier this spring, they exceeded the project authorization due mainly to the current inflationary and supply chain environment.

Members of the board did ask about other uses, or possible uses, of the trucks and library use in general. Ms. Harrison stated that there are occasions when the trucks are used for other purposes/for other users such as the Strong Museum of Play, but not frequently. She also stated that there has been an increase of approximately 30% of e-content use which includes books, movies and magazines, not just with what's available in Monroe County, but what is available and accessible throughout NYS.

Mr. Franklin made a motion to recommend an amendment to the 2022 Capital Budget to provide an increase in funding for the "Monroe County Library System Fleet Replacement Project" in the amount of \$70,000. Mr. Mike Garland seconded the motion which passed unanimously.

c) Amend the 2022-2027 Capital Improvement Program and the 2022 Capital Budget to Add a Project Entitled “STD Clinic Relocation” and Authorize Financing for the Project

Mr. Tim Murphy, from Monroe County Real Property Services, briefly reviewed the project, stating that a few years ago, the City of Rochester acquired the Bull’s Head plaza area for urban renewal. The County has a lease for the new clinic space and will provide all improvements needed to meet NYS Health Department criteria, compliance, and parameters requirements. The new clinic will be in the same target area and is State approved.

The County will be reimbursed from Federal Relocation funds (\$378,881) but due to unanticipated cost from items brought to light by the Department of Public Health, and the increase in cost for materials and labor, the County’s cost will be approximately \$128,000. According to Mr. Murphy, the project is about 95% complete.

Mr. Franklin made a motion to recommend an amendment to the 2022-2027 Capital Improvement Program and the 2022 Capital Budget to add a project entitled “STD Clinic Relocation” in the amount of \$500,000. Mr. Mike Wiedemer seconded the motion, which passed unanimously.

d) Amend the 2022 Capital Budget to Provide an Increase in Funding for the “Space Utilization and Renovation of CityPlace Project”

Mr. Mike Garland, DES Director, gave a brief background summary of the project history. Mr. Sean Murphy, also from Environmental Services, then continued with the presentation, which he noted was previously shown when initiating the project in 2014 and 2017. After going through the presentation, Mr. Murphy stated that the two primary reasons for the increase in cost are: 1) additional scope items and 2) LeChase’s re-estimate of cost which resulted in showing a 34% increase. Mr. Franklin, from the Finance Department, stated that the last time the building was renovated was in 1998 and that there are considerable issues with the building.

There was some discussion and comments from board members regarding cost, inflation and the CIP.

Mr. Wiedemer made a motion to recommend an amendment to the 2022 Capital Budget to increase funding by \$16,000,000 for the “Space Utilization and Renovation of CityPlace” project, from \$370,400 to \$16,370,400, making the total project authorization \$16,370,400. Mr. Watson seconded the motion, the motion passed with Mr. Hollister abstaining.

OTHER BUSINESS: Plan Forward, Monroe County’s Comprehensive Plan update - there will be a public workshop open house, Wednesday, June 29th at the Olmstead Lodge in Highland Park from 3 pm – 7 pm, in conjunction with the Active Transportation Plan (ATP).

NEXT SCHEDULED MEETING DATE: June 23, 2022 at 3:30 p.m.

ADJOURNMENT: Mr. Franklin made a motion to adjourn; Legislator Hebert seconded the motion which carried unanimously; the meeting adjourned at 4:39 pm.

RB/kmh