



**COMMON COUNCIL
AGENDA
REGULAR STATED MEETING
July 6, 2021
7:30 PM**

PLEDGE TO THE FLAG: Hon. Justin Brasch

ROLL CALL: City Clerk

APPOINTMENTS:

1. Appointment of City Clerk.
2. Appointment of Member to the Historic Preservation Commission.

ADJOURNED PUBLIC HEARING:

3. Public Hearing in relation to an application submitted on behalf of Senlac Ridge Partners for a Zoning Map Amendment associated with a conceptual development project at 701-777 Westchester Avenue and consideration of a Planned Campus Development District on the site.

PUBLIC HEARING:

4. Public Hearing in relation to an application submitted on behalf of Colmex Restaurant Group for a Special Permit to allow Outdoor Dining at Salsa Picante located at 359-369 Mamaroneck Avenue.

5. Communications from Commissioner of Building
6. Design Review Board
7. Commissioner of Planning
8. Planning Board
9. Commissioner of Public Safety
10. Commissioner of Public Works
11. Deputy Commissioner of Parking
12. Transportation Commission
13. Commissioner of Parking
14. Westchester County Planning Board
15. Environmental Officer

16. Environmental Findings Resolution

17. Resolution by the Common Council of the City of White Plains granting the application by Colmex Restaurant Group on behalf of Salsa Picante for a Special Permit to allow Outdoor Dining at 359-369 Mamaroneck Avenue.

18. Public Hearing in relation to an application submitted on behalf of Bello's Mexican Grille for a Special Permit to allow Outdoor Dining at 8 City Place.

19. Communications from Commissioner of Building
20. Design Review Board
21. Commissioner of Planning
22. Planning Board
23. Commissioner of Public Safety
24. Commissioner of Public Works
25. Deputy Commissioner of Parking
26. Transportation Commission
27. Commissioner of Parking
28. Westchester County Planning Board
29. Environmental Officer

30. Environmental Findings Resolution

31. Resolution of the Common Council of the City of White Plains granting the application made on behalf of Bello's Mexican Grille for a Special Permit to allow Outdoor Dining at 8 City Place.

32. Public Hearing in relation to a proposed amendment to the Zoning Ordinance with respect to (A) certain revisions to dimensional standards of the CB-2 District and (B) certain revisions to the Zoning Ordinance Table Section 5-3 Schedule of Dimensional Regulations - Non-Residential.

33. Communications from Commissioner of Building
34. Design Review Board
35. Commissioner of Planning
36. Planning Board
37. Commissioner of Public Safety
38. Commissioner of Public Works
39. Deputy Commissioner of Parking
40. Transportation Commission
41. Commissioner of Parking
42. Westchester County Planning Board
43. Environmental Officer

44. Environmental Findings Resolution

45. Ordinance amending an ordinance entitled "The Zoning Ordinance of the City of White Plains" with respect to A) certain amendments to dimensional standards of the CB-2 District and B) certain revisions to the Zoning Table Section 5.3 Schedule of Dimensional Regulations – Non-Residential.

**FIRST READING
ORDINANCES:**

46. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.C5578, entitled "Municipal Parking Structure Rehabilitation FY 2022."
47. Communication from Environmental Officer.
48. Environmental Findings Resolution
49. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by Establishing Capital Project No.C5578 entitled "Municipal Parking Structure Rehabilitation FY 2022."
50. Bond Ordinance, dated July 6, 2021, authorizing the issuance of \$757,500 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the costs of the reconstruction of Parking Garages, constituting Class "A" buildings in and for the City.
51. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.SW5580, entitled "Miscellaneous Sanitary Sewer Reconstruction FY22."
52. Communication from Environmental Officer.
53. Environmental Findings Resolution
54. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by establishing Capital Project No.SW5580, entitled "Miscellaneous Sanitary Sewer Reconstruction FY22."
55. Bond Ordinance, dated July 6, 2021, authorizing the issuance of \$909,000 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the cost of the improvements to the City's Sanitary Sewer System.
56. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.C5579, entitled "Battle of White Plains Park Improvements."
57. Communication from Environmental Officer.
58. Environmental Findings Resolution
59. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by Establishing Capital Project No.C5579 entitled, "Battle of White Plains Park Improvements."
60. Bond Ordinance, dated July 6, 2021, authorizing the issuance of an

additional \$303,000 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the costs of the acquisition, construction, and/or reconstruction of Park and Recreational Areas.

61. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.W5569, entitled "Water System SCADA/Cyber Security Improvements."
62. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by establishing Capital Project No.W5569 entitled, "Water System SCADA/Cyber Security Improvements."
63. Bond Ordinance, dated July 6, 2021, authorizing the issuance of an additional \$303,000 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the additional costs of the acquisition of equipment, machinery and apparatus for improvements to information technology infrastructure.
64. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.C5581, entitled "Rolling Stock Acquisition Heavy Duty Vehicles FY22."
65. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by establishing Capital Project No.C5581 entitled, "Rolling Stock Acquisition Heavy Duty Vehicles FY22."
66. Bond Ordinance, dated July 6, 2021, authorizing the issuance of \$3,567,000 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the costs of the acquisition of Heavy-Duty Vehicles for maintenance and construction.
67. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.C5582, entitled "License Plate Readers."
68. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by establishing Capital Project No.C5582 entitled, "License Plate Readers."
69. Bond Ordinance, dated July 6, 2021, authorizing the issuance of \$156,500 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the costs of the acquisition of Public Safety Equipment, including License Plate Readers.
70. Communication from Chairman, Capital Projects Board, in relation to Capital Project No.C5565, entitled "Public Safety Radio Infrastructure Replacement."
71. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by amending Capital Project No.C5565, entitled, "Public Safety Radio Infrastructure Replacement."
72. Bond Ordinance, dated July 6, 2021, authorizing the issuance of \$820,000

aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the additional costs of the acquisition of Public Safety Public Radio Systems.

73. Communication from Corporation Counsel in relation to a contract renewal and extension of the annual contract with the Thomas H. Slater Center, Inc. for the operation of the Thomas H. Slater Center for the period commencing July 1, 2021 and expiring on June 30, 2022.
74. Ordinance authorizing the Mayor to renew and extend the annual contract with the Thomas H. Slater Center, Inc. for the operation of the Thomas H. Slater Center.
75. Communication authorizing Corporation Counsel to retain special counsel as may be deemed necessary to act as labor counsel for the City of White Plains for the period beginning July 1, 2021 and ending June 30, 2022.
76. Ordinance of the Common Council of the City of White Plains authorizing the Corporation Counsel to retain labor counsel from July 1, 2021 to June 30, 2022.
77. Communication from Commissioner of Public Safety requesting authority for a license agreement with WP Galleria Realty LP for the use of space to serve as an impound lot during the period of July 1, 2021 through June 30, 2022.
78. Ordinance authorizing an agreement between the City of White Plains and WP Galleria Realty LP for use by the City of certain space at the Galleria Mall at 100 Main Street for a Public Safety Impound Lot.
79. Communication from Commissioner of Public Safety assigning two Resource Officers to be present and provide services at White Plains City School District Schools.
80. Ordinance authorizing an agreement between the City of White Plains and the White Plains City School District pursuant to which the City will provide two School Resource Officers.
81. Communication from Commissioner of Recreation and Parks in relation to an agreement with the LiveBarn Inc. for the placement of a fully automated sports broadcasting system for the delivery of live and/or on demand video and audio streaming of hockey activity at the Ebersole Ice Rink.
82. Ordinance of the Common Council of the City of White Plains authorizing an agreement with LiveBarn, Inc. to permit the video viewing of Ice Hockey activity.
83. Communication from Director of the Youth Bureau in relation to extending from June 30, 2021 to October 30, 2021 the term of the grant from the Friends of the White Plains Youth Bureau to support the Youth Bureau's Grandpas United Program.

84. Ordinance of the Common Council of the City of White Plains authorizing the Mayor to accept an extension to October 30, 2021 of a Grant Award from the Friends of White Plains Youth Bureau to support the Youth Bureau's Grandpas United Program.
85. Communication from Director of the Youth Bureau in relation to entering into a contract with Career Visions Institute, LTD to provide professional development workshops and strategic planning sessions for staff of the 21st Century Community Learning Center STEAM Academy.
86. Ordinance of the Common Council of the City of White Plains authorizing the Mayor, or his designee, to execute on behalf of the City (through its Youth Bureau), a contract with Career Visions Institute, LTD in connection with the 21st Century Learning Center STEAM Academy.
87. Communication from Director of the Youth Bureau in relation to accepting the fifth year of funding of a five year grant from the State Education Department to run the 21st Century Community Learning Centers in the White Plains Elementary Schools starting July 1, 2017 and ending June 30, 2022.
88. Ordinance of the Common Council of the City of White Plains, authorizing the Mayor to receive the fifth year funding of the State Education Department's five year grant in the amount of \$779,403 to continue the Youth Bureau's 21st Century Community Learning Centers.
89. Communication from Director of the Youth Bureau in relation to approving a contract with the County of Westchester for the Youth Bureau to provide Summer Youth Employment Services to 20 youths 14 to 20 years of age from June 1, 2021 through September 30, 2021.
90. Ordinance authorizing the City of White Plains to receive a grant and enter into a contract with the County of Westchester to fund the City providing summer jobs to youths between 14 and 20 years of age and to authorize the Budget Director to amend the FY 2021/22 Youth Development Fund to reflect this grant and agreement.
91. Communication from Director of the Youth Bureau in relation to accepting an award from the Liberty Partnerships Great Potential Program at Purchase College for Thirty-Two Thousand Five Hundred dollars (\$32,500) to run the SUNY Purchase LPP Summer Career Leaders Program for Youth.
92. Ordinance of the Common Council of the City of White Plains to receive a grant and enter into an agreement with SUNY Purchase to fund the Youth Bureau's SUNY Purchase LPP Summer Career Leaders Program and to authorize the Budget Director to amend the FY 2021/22 Youth Development Fund to reflect this grant and agreement.
93. Communication from Director of the Youth Bureau in relation to authorizing the Mayor to accept an additional grant from the New York State OASAS for \$2,211 to continue the Project Hope Program.

94. Ordinance of the Common Council of the City of White Plains authorizing the Mayor to receive an additional \$2,211 in funding to continue the Project Hope Program through the New York State Office of Alcoholism and Substance Abuse Services (OASAS) providing Alcohol and Substance Prevention Services to the City of White Plains through December 31, 2021
95. Communication from City Transportation Engineer in relation to transfer of funds to pay for a contract for signal work at the intersection of Mamaroneck Avenue and Shapham Place.
96. Ordinance authorizing the transfer of funds from the 2020-2021 General Fund Reserve for Financing in order to reflect additional costs within the Department of Parking.
97. Communication from Commissioner of Traffic in relation to amending the Traffic Ordinance of the City of White Plains to 1) relabel section 224-e(1) to 224(g)(1) "No Parking 8:00 a.m. to Noon Monday through Friday" and 2) modify a "No Parking" Zone on the west side of Longview Avenue.
98. Ordinance an Ordinance Amending the Traffic Ordinance of the City of White Plains to 1) Relabel Section 224-e(1) to 224(g)(1) "No Parking 8:00 a.m. to Noon Monday through Friday" and 2) Modify a "No Parking" Zone on the west side of Longview Avenue.

RESOLUTIONS:

99. Communication from Corporation Counsel regarding a proposed amendment to the Zoning Ordinance of the City of White Plains Ordinance revising provisions relating to "fee-in-lieu" parking, and referring the matter to appropriate City Agencies, Departments, Boards, Commissions, and Officers and scheduling a Public Hearing.
100. Communication from White Plains Planning Board.
101. Resolution of the Common Council of the City of White Plains noticing a Public Hearing for August 2, 2021 in relation to amending an ordinance entitled "The Zoning Ordinance of the City of White Plains" in relation to "Fee-in-Lieu" Parking.
102. Communication from Commissioner of Finance in relation to adopting an investment policy to serve as a guide for investing, monitoring, and reporting Public Funds.
103. Resolution of the Common Council of the City of White Plains adopting a revised investment policy for the City of White Plains.
104. Communication from Commissioner of Building in relation to a request for a Governmental "Use" Permit pursuant to Section 5.6 of the White Plains Zoning Ordinance, for a proposed New York State Department of Motor Vehicles' District Office at 1 Maple Avenue.
105. Communications from Design Review Board
106. Commissioner of Planning

- 107. Planning Board
- 108. Commissioner of Public Safety
- 109. Commissioner of Public Works
- 110. Deputy Commissioner Parking
- 111. Transportation Commission
- 112. Commissioner of Parking
- 113. Westchester County Planning Board
- 114. Environmental Officer

115. Environmental Findings Resolution

116. Resolution of the Common Council of the City of White Plains approving an Application for a Government Use Permit for the Use of Premises at 1 Maple Avenue by the New York State Department of Motor Vehicles as a District Office.

117. Communication from Commissioner of Building in relation to an extension of the Site Plan and Special Permit Approvals for the development known as The Collection.

- 118. Communications from Design Review Board
- 119. Commissioner of Planning
- 120. Planning Board
- 121. Commissioner of Public Safety
- 122. Commissioner of Public Works
- 123. Deputy Commissioner Parking
- 124. Transportation Commission
- 125. Commissioner of Parking
- 126. Westchester County Planning Board
- 127. Environmental Officer

128. Environmental Findings Resolution

129. Resolution of the Common Council of the City of White Plains granting a third one year extension of a Special Permit and Site Plan Approval to TB White Plains Apartments LLC (Toll Brothers) to construct a project to be known as The Collection.

130. Communication from the Corporation Counsel regarding the Westchester County Industrial Development Agency's proposed inducement of a development project by GS White Plains Owner, LLC.

131. Resolution of No Objection to Westchester County Industrial Development Agency's issuance of sales tax and tax exemptions to construct a mixed use facility containing 500 residential units and approximately 19,000 square feet of retail use along with 755 Parking Spaces at 25 North Lexington Avenue for the benefit of GS White Plains Owner, LLC.

132. Communication from the Corporation Counsel in relation to amending a Resolution of No Objection to Westchester County Industrial Development Agency's issuance of sales tax, mortgage tax and partial abatement of real property tax exemptions to 440 Hamilton Owner LLC.

133. Resolution amending in part a resolution of the Common Council adopted November 5, 2018 entitled "Resolution of no objection to Westchester County Industrial Development Agency's issuance of sales tax, mortgage tax and partial abatement of real property tax exemptions to construct a new building and renovate and reconstruct an existing structure which buildings will contain 468 residential units and 3,420 square feet of retail space at 440 Hamilton Avenue on behalf of 440 Hamilton Owner, LLC by leasing and subleasing said residential and retail space."

ITEMS FOR REFERRAL:

134. Communication from Commissioner of Building in relation to an application submitted on behalf of Living Word Church for an extension of an Amended Site Plan Approval associated with a proposed building at 1236 Mamaroneck Avenue.
135. Communication from Commissioner of Building in relation to an application submitted by Cuddy and Feder LLP on behalf of Southern Land Company, LLC, for a one (1) year Extension to a Common Council Resolution that was originally approved on April 6, 2020, to develop their project at 250 Mamaroneck Avenue.

ITEM FOR INFORMATION:

136. Communication from Budget Director transmitting the Summary Adopted Budget for the Fiscal Year 2021-2022.