

HUGH L. CAREY BATTERY PARK CITY AUTHORITY
Meeting of the Members
200 Liberty Street, 24th Floor
New York, NY 10281
September 26, 2017

Members Present

Dennis Mehiel, Chairman/CEO
Hector Batista, Member
Louis Bevilacqua, Member
Catherine McVay Hughes, Member

Authority Staff in Attendance: Shari C. Hyman, President/COO
Brett Beecham, Associate General Counsel
Lauren Bruggess-Murtha, Paralegal/Assistant Corporate Secretary
Marie Cornielle, Deputy Treasurer
Gwen Dawson, Vice President, Real Property
Abby Erlich, Director of Community Partnerships and Engagement
Joseph Ganci, Design Director
Julissa Garcia, Chief of Staff, Parks Operations
Abigail Goldenberg, Special Counsel and Risk Officer
Nimisha Haribaran, Executive Assistant/Contract Manager
Craig Hudon, Director of Parks Programming
Benjamin Jones, Chief Administrative Officer and VP of Internal Audit
Susie Kim, Deputy General Counsel
Karl Koenig, Controller
Kevin McCabe, Chief of Staff/Special Assistant to the Chairman/CEO
Robert Nesmith, Chief Contracting Officer
Anne O'Neill, Dir. of Horticulture, Sustainability & Landscape Design
Anthony Peterson, Director of Diversity
Bruno Pomponio, Director of Parks Operations
Jason Rachnowitz, Director of Financial Reporting
Jose Rosado, Director of Site and Property Management
Nicholas Sbordone, Director of Communications and Public Affairs
Nicole Stallworth-Roper, Associate General Counsel
Alexis Torres, Special Advisor to the President/COO

Others in Attendance: Pamela Frederick
Matthew Gordon, Hiltzik Strategies
Various Members of the Public

The meeting, called on public notice in accordance with the New York State Open Meetings Law, convened at 3:05 p.m.

To begin, the Chairman took the time to thank and recognize Shari Hyman and proposed a resolution to recognize her service.

Upon a motion made by Mr. Bevilacqua and seconded by Ms. McVay Hughes, the following resolution was unanimously adopted:

Chairman: thank you, I would like to, on the part of the Board, both recognize the quality of Shari's service and to thank her for her commitment to public service, which is not limited to this Authority, by the way, in her career.

* * *

The first item on the agenda was the approval of the minutes of the August 15, 2017 meeting. Upon a motion made by Mr. Bevilacqua and seconded by Mr. Batista, the following resolution was unanimously adopted:

APPROVAL OF MINUTES OF THE MAY 22, 2017 MEETING

BE IT RESOLVED, that the minutes of the meeting of the Members of the Hugh L. Carey Battery Park City Authority held on May 22, 2017 are hereby approved.

* * *

There were three individuals who presented during the period of public comment.

* * *

The next item on the agenda was the M/WBE Report presented by Mr. Peterson.

Mr. Peterson reported that for the month of August 2017, 32.01% or \$398,308.78 of the Authority's total expenditures of \$1,244,218.51 was paid to M/WBEs. Of this total amount, approximately 16.17% or \$201,216.48 was paid to MBEs and approximately 15.84% or \$ 197,092.30 was paid to WBEs. 15.98% (\$198,838.51) was paid directly to M/WBEs (\$59,998.48-MBE/\$138,840.03-WBE) and 16.03% (\$199,470.27) was paid to MWBEs as Sub-contractors (\$141,218.00-MBE/\$58,252.27-WBE).

He also reported that for the month of July 2017, 31.98% or \$1,904,558.57 of the Authority's total expenditures of \$5,956,395.50 was paid to M/WBEs. Of this total amount, approximately 3.09% or \$183,990.74 was paid to MBEs and approximately 28.89% or \$1,720,567.83 was paid to WBEs. 1.85% (\$110,210.97) was paid directly to M/WBEs (\$36,548.37-MBE/\$73,662.60-WBE) and 30.12% (\$1,794,347.60) was paid to MWBEs as Sub-contractors (\$147,442.37-MBE/\$1,646,905.23-WBE).

* * *

The next item on the agenda, presented by Ms. Kim, was an authorization to amend the LSCDP and Issue a Determination of Non-Significance (the "Negative Declaration") relating to the Ninth Amendment of the LSCDP.

Ms. Kim began by stating that this plan is the guiding document for commercial development within the area where the four (4) World Financial Center towers sit, as well as the NYMEX building, and the public spaces, the plazas and the parks surrounding these four (4) buildings. This plan sets forth certain regulations as well as land use requirements and use regulations within these four (4) buildings.

Currently the plan allows for an overall limit of 325,000 square feet for retail use, and within this overall limit there are two groups: group A and group B. Each of these groups sets forth certain permitted group uses for retail. We were approached by Brookfield, which is the ground lease tenant in this building, which we refer to as tower A, and they would like to enhance the retail and commercial uses within this building. In order to do so they think an additional 50,000 square feet of retail space is required.

In order to do this, Ms. Kim continued, we would have to amend the Large Scale Commercial Development Plan. First, it would have to increase the overall limit from 325,000 to 375,000, and, second, it would also result in an amendment to increase group A by 20,000 and group B by 30,000. This is not considered to be a major modification to the Large Scale Commercial Development Plan, which would require a formal review and determination by the City Planning Commission. But, she noted, as done in the past a formal letter was sent to the City Planning Commission laying forth the details of this amendment and to date we have not received any indication they would object to this amendment. In connection with this amendment, she added, we would also need to issue a Negative Declaration indicating that there is no significant environmental impact as a result of this proposed action. Included in your materials was an environmental assessment which lays down the criteria for making that determination.

Upon a motion made by Mr. Batista and seconded by Mr. Bevilacqua, the following resolutions were unanimously adopted:

AUTHORIZATION TO ENTER INTO AN AMENDMENT TO THE LARGE SCALE COMMERCIAL DEVELOPMENT PLAN FOR THE WORLD FINANCIAL CENTER (THE "WFC"), DATED AS OF JUNE 10, 1980 (AS AMENDED, THE "LSCDP").

WHEREAS, the commercial center of Battery Park City, of which the WFC is the principal component, is governed by the LSCDP, which controls use, bulk and other land use requirements; and

WHEREAS, the LSCDP sets forth an overall retail square footage limitation of the WFC, as well as retail square footage limitations in the two groups, Group A and Group B, within the WFC.

WHEREAS, amendments to the LSCDP, increasing the overall retail square footage of the WFC, and increasing the square footage for permitted retail uses in Groups A and B are required; and

WHEREAS, the Authority's management has determined that increasing the overall retail square footage of the WFC, and increasing the square footage for permitted retail uses in Groups A and B are not "major modifications" to the LSCDP.

NOW, THEREFORE, BE IT RESOLVED, that the President and Chief Operating Officer (the "President") of the Authority, or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the amendment to the LSCDP in the form presented to this meeting, subject to such changes as the officer or officers executing such amendment shall, with the advice of counsel, approve as necessary and appropriate and in the best interest of the Authority, such approval to be conclusively evidenced by the execution and delivery of such documents; and be it further

RESOLVED, that the President of the Authority, or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents, and take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transaction

contemplated in the foregoing resolutions, and any such execution of documents and any other further actions heretofore taken are hereby ratified and any actions hereafter taken are confirmed and approved.

AUTHORIZATION TO ISSUE A NEGATIVE DECLARATION RELATING TO THE AMENDMENT OF THE LARGE SCALE COMMERCIAL DEVELOPMENT PLAN FOR THE WORLD FINANCIAL CENTER (THE "WFC"), DATED AS OF JUNE 10, 1980 (AS AMENDED, THE "LSCDP").

WHEREAS, the WFC is the commercial center of Battery Park City and is governed by the LSCDP, which controls use, bulk and other land use requirements; and

WHEREAS, an amendment to the LSCDP (the "LSCDP Amendment"), increasing the overall retail square footage of the WFC, and increasing the square footage for permitted retail uses in Groups A and B are required; and

WHEREAS, the Authority's management has determined that the LSCDP Amendment is not a "major modification" to the LSCDP; and

WHEREAS, the LSCDP Amendment requires certain approvals by the Members, and such approvals are actions subject to the New York State Environmental Quality Review Act ("SEQRA") and the City Environmental Quality Review ("CEQR"); and

WHEREAS, the Authority declared its intent to the New York City Planning Commission (the "City Planning Commission") (the only other involved agency) to serve as lead agency for purposes of conducting the environmental review of the LSCDP Amendment required under SEQRA and CEQR; and

WHEREAS, having received no objection from the City Planning Commission, the Authority prepared a Short Environmental Assessment Form (the "EAF") to examine the potential environmental impacts of the LSCDP Amendment; and

WHEREAS, the EAF examines the LSCDP Amendment's potential to result in significant adverse impacts in the following areas: land use, zoning and public policy; community facilities; open space; historic resources; urban design and visual resources; natural resources; hazardous materials; water and sewer infrastructure; solid waste and sanitation services; energy; transportation; air quality; greenhouse gas emissions; noise; public health; neighborhood character; and construction impacts; and

WHEREAS, as stated in the EAF, no significant adverse impacts would occur as a result of amending the LSCDP to (a) increase the overall retail square footage of the WFC, (b) increase the square footage for permitted retail uses in Group A, and (c) increase the square footage for permitted retail uses in Group B.

NOW, THEREFORE, BE IT RESOLVED, that the Notice of Determination of No Significance for the LSCDP Amendment is hereby approved.

* * *

The next item on the agenda, presented by Mr. Koenig, was an authorization to enter into an agreement with PFM Financial Advisors LLC and Public Financial Management, Inc. ("PFM") for Financial Advisory Services and Independent Registered Municipal Advisor ("IRMA").

Mr. Koenig began by explaining that in June of this year the Authority issued an RFP to procure an independent financial advisory firm to provide the Authority with financial advisory services, including acting as its independent registered municipal advisor or IRMA.

Three firms responded, he continued, and the evaluation committee reviewed and scored their proposals based on the criteria as outlined in the RFP. The two highest rated firms were called in for interviews and PFM received the higher total score as well as the higher technical and diversity scores, which together comprised the total score. The Authority has had prior experience with PFM, which has given PFM deep institutional knowledge of the Authority's financial position. As a result, PFM was able to demonstrate a stronger understanding of the scope of the engagement and stronger expertise among some of those team members relating to the specific responsibilities that will be required. The Members were requested to enter into an agreement with PFM for a period of three (3) years in an amount not to exceed \$618,800.

Upon a motion made by Mr. Bevilacqua and seconded by Ms. McVay Hughes, the following resolution was unanimously adopted:

AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH PFM FINANCIAL ADVISORS LLC AND PUBLIC FINANCIAL MANAGEMENT, INC. ("PFM") FOR FINANCIAL ADVISORY SERVICES

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to enter into a three (3) year agreement (the "Agreement"), between the Authority and PFM, in an amount not to exceed \$618,800, for financial advisory services, including acting as the Authority's Independent Registered Municipal Advisor.

RESOLVED, that the President or his/her designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Agreement on behalf of the Authority, subject to such changes as the officer or officers executing the Agreement shall, with the advice of counsel, approve as necessary and appropriate and in the best interest of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Agreement; and be it further

RESOLVED, that the President or his/her designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are confirmed and approved.

* * *

The next item on the agenda, presented by Ms. Dawson, was an authorization to amend the contract with Brian Tolle Studios for the Irish Hunger Memorial ("IHM") restoration project.

Ms. Dawson explained that the Authority entered into a one (1) year contract in August of 2016 with Brian Tolle Studios, the original artist for the IHM. His original commissioning agreement provides that for any modification or repair to the memorial he would be retained at a reasonable cost to provide some oversight of the process. She added that the work was substantially completed, however, it was determined that we would delay the final plantings at the IHM to the fall season and therefore need to extend his contract.

Upon a motion made by Mr. Batista and seconded by Ms. McVay Hughes, the following resolution was unanimously adopted:

AUTHORIZATION TO AMEND THE CONTRACT WITH BRIAN TOLLE STUDIOS FOR THE IRISH HUNGER MEMORIAL RESTORATION PROJECT

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute an amendment to the contract with Brian Tolle Studios to oversee the Irish Hunger Memorial Restoration Project, extending the contract expiration date through November 30, 2017 (the "Contract Amendment"); and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Contract Amendment on behalf of the Authority, subject to such changes as the officer or officers executing the Contract Amendment shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Contract Amendment; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

* * *

The next item on the agenda, presented collectively by Ms. Hyman and Ms. Dawson, was an authorization to enter into a change order with Finger Lakes Industrial Inc. under the Pier A – River Water Geothermal System Maintenance project.

Ms. Hyman noted that this was for the geothermal system and Ms. Dawson further explained that this is just a repair project that came up after the approval of the maintenance contract in March that required us to change out the hoses in the system. However, the change order that we need to enter would cause the contract to go over \$500,000, consequently this is being presented to the Board because our procurement guidelines require us to get approval for anything above \$500,000.

Upon a motion made by Mr. Batista and seconded by Ms. McVay Hughes, the following resolution was unanimously adopted:

AUTHORIZATION TO ENTER INTO A CHANGE ORDER WITH FINGER LAKES INDUSTRIAL INC. UNDER THE PIER A – RIVER WATER GEOTHERMAL SYSTEM MAINTENANCE PROJECT

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to enter into a change order with Finger Lakes Industrial Inc. in the amount of \$150,000 under its current contract with the Authority for the Pier A – River Water Geothermal System Maintenance Project (the "Contract"), increasing the value of the Contract from \$425,552.00 to \$575,552; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Contract on behalf of the Authority, subject to such changes as the officer or officers executing the Contract shall, with the advice of counsel, approve as necessary and appropriate and in the best interest of the Authority, such approval to be conclusive evidence by the execution and delivery of the Contract; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents, and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are confirmed and approved.

* * *

The next item on the agenda, presented by Ms. Hyman, was an authorization to amend the 2016 contract with Hiltzik Strategies, LLC for communications & media relations.

Ms. Hyman explained that this is for a Communications & Media Relations contract with Hiltzik Strategies and Matt Gordon is here from Hiltzik if the Board has any questions. The Authority issued an RFP and they were the winning bidder. She explained that the contract term was a year and now we are looking to extend their contract for six months with a cap of \$72,000, so that we can continue using them while the new RFP goes out.

Upon a motion made by Mr. Batista and seconded by Mr. Bevilacqua, the following resolution was unanimously approved:

AUTHORIZATION OF AMENDMENT TO 2016 CONTRACT WITH HILTZIK STRATEGIES, LLC

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to amend the 2016 agreement with Hiltzik Strategies, LLC (the "Amendment"), in a not-to-exceed amount of \$72,000 for a period of six (6) months for communications & media relations services.

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Amendment on behalf of the Authority, subject to such changes as the officer or officers executing the Amendment shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Amendment; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

* * *

The next item on the agenda, presented by Mr. Koenig, was an authorization to enter into an agreement with Redsoft Technologies, Inc., ("Redsoft") for the BPCA Online Rental Deficiency System Platform.

Mr. Koenig explained that we utilize a web-based online tracking system to report on uncollected amounts from condo unit owners and condo buildings located in Battery Park City. Redsoft was the original developer of the program back in 2002 and they have continually been with us, helping us maintain it and the time has come for it to be upgraded to a newer version and modified so that it moves forward into the new millennia. He noted that Redsoft will come in and help us upgrade the software and then maintain it for three (3) years. So we are asking the Board to enter into a contract with Redsoft Technologies for a period of three (3) years in an amount not to exceed \$100,000.

Upon a motion made by Ms. McVay Hughes and seconded by Mr. Bevilacqua, the following resolution was unanimously approved:

AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH REDSOFT TECHNOLOGIES INC. TO UPGRADE AND MAINTAIN THE ONLINE RENTAL DEFICIENCY SYSTEM PLATFORM

BE IT RESOLVED, that in accordance with the materials presented to this meeting, the President and Chief Operating Officer (the "President") of the Authority or her/his designee(s) be, and each of them hereby is, authorized and empowered to enter into an agreement (the "Agreement") with Redsoft Technologies Inc. to upgrade and maintain BPCA's Online Rental Deficiency System Platform for a period of three (3) years in an amount not to exceed \$100,000; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Agreement on behalf of the Authority, subject to such changes as the officer or officers executing the Agreement shall, with the advice of counsel, approve as necessary and appropriate and in the best interest of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Agreement; and be it further.

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are confirmed and approved.

* * *

The next item on the agenda, presented by Mr. Jones, was an authorization to enter into an agreement with The Alliance for Downtown New York, Inc. for the WiFi Expansion project.

Mr. Jones explained that the Authority has been interested in providing free public Wi-Fi both in Wagner and Rockefeller Parks which are highly used by residents and visitors. He added, we have been exploring on our own how to go about expanding and boosting the limited coverage that we currently have, and as we pursued that route, the Downtown Alliance, which is building out a Wi-Fi network of its own had just completed a competitive procurement process to continue to expand their downtown coverage. They were delighted at the prospect of partnering with us, he noted.

Even though the details of the cost still need to be worked out, he added, it is not expected to exceed \$300,000 and rise to the level of the Board threshold in terms of dollar value but it certainly is expected to be a multiyear initiative. The Board is being asked to approve entering into a three (3) year agreement in the not-to-exceed amount of \$300,000, with the Downtown Alliance, pending our own internal approvals of the stats and final costs.

Upon a motion made by Mr. Bevilacqua and seconded by Ms. McVay Hughes, the following resolution was unanimously approved:

AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH THE ALLIANCE FOR DOWNTOWN NEW YORK, INC. FOR WIFI EXPANSION

BE IT RESOLVED, that the President and Chief Operating Officer (the "President") of the Authority, or her/his designees be, and each of them hereby is, authorized and empowered to execute an agreement for three (3) years, between the Authority and The Alliance for Downtown New York, Inc. in the not-to-exceed amount of \$300,000 (the "Agreement") for expansion of free WiFi throughout certain parts of Battery Park City; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Agreement on behalf of the Authority, subject to such changes as the officer or officers executing the Agreement shall, with the advice of counsel, approve as necessary and appropriate and in the best interest of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Agreement; and be it further

RESOLVED, that the President of the Authority, or her/his designees be, and each of them hereby is, authorized and empowered to execute all such other and further documents, and take all such other and further actions as may be necessary, desirable or appropriate in connection with the transaction contemplated in the foregoing resolution, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are confirmed and approved.

* * *

The next item on the agenda, presented by Mr. Jones, was an approval to enter into an agreement with ADP, Inc. for the Workforce Now HR System.

As a result of an RFP issued in August 2016, ADP received the highest technical score and had the lowest implementation and ongoing support costs. Mr. Jones explained the five year contract with

ADP would include implementation at the same cost as the annual rate. He noted that we utilize ADP for payroll and timekeeping specifically.

Upon a motion made by Mr. Batista and seconded by Ms. McVay Hughes, the following resolution was unanimously approved:

AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH ADP, INC. FOR THE WORKFORCE NOW HUMAN RESOURCE SYSTEM

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to enter into an agreement (the "Agreement") between the Authority and ADP, Inc., to provide human resources implementation and software services, in an amount not-to-exceed \$781,185, for a term of five (5) years; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Agreement on behalf of the Authority, subject to such changes as the officer or officers executing the Agreement shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Agreement; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

* * *

The next item on the agenda, presented by Mr. Jones, was an authorization to execute contract amendments for various MIS Contracts.

Mr. Jones stated that this action consolidates four IT related requests. The first two were Verizon contracts, for our network connectivity and internet services, and are term extensions, the first through January 2019 and the second through December 2017 with no added value to the contracts.

The third with A-1 Technologies, he added, was an extension for one year with an additional cost of \$18,000 to continue using the inventory system that we rely on in Parks operations. And the last one is the Dell licenses related to our service agreement, which we use the city OGS contract. The software licenses are up for renewal for another 3-year term with Dell, to purchase the VMWare licenses, in the total amount of \$66,103.84.

Upon a motion made by Mr. Batista and seconded by Ms. McVay Hughes, the following resolutions were unanimously approved:

AUTHORIZATION TO AMEND THE CONTRACTS WITH VERIZON FOR THE BPCA AND BPCPC NETWORK CONNECTIVITY AND INTERNET SERVICES

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute amendments to the contracts with Verizon for BPCA and BPCPC network connectivity and internet services to the BPCA and BPCPC offices, extending the contract expiration dates through January 31, 2019 and December 31, 2017, respectively (the "Contract Amendments"); and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Contract Amendments on behalf of the Authority, subject to such changes as the officer or officers executing the Contract Amendments shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Contract Amendments; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

AUTHORIZATION TO AMEND THE CONTRACT WITH A-1 TECHNOLOGIES TO PROVIDE SOFTWARE SUPPORT FOR THE BPCPC WAREHOUSE INVENTORY MANAGEMENT APPLICATION DLOC+

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute an amendment to the contract with A-1 Technologies to provide software support for the BPCPC warehouse inventory management application DLOC+, extending the contract expiration date through October 31, 2018 and increasing the contract value by \$18,000 to a total amount of \$42,000 (the "Contract Amendment"); and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Contract Amendment on behalf of the Authority, subject to such changes as the officer or officers executing the Contract Amendment shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Contract Amendment; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH DELL, INC. TO RENEW VMWARE SOFTWARE LICENSES

BE IT RESOLVED, that the President and Chief Operating Officer of the Authority (the "President") or her/his designee(s) be, and each of them hereby is, authorized and empowered to enter into a 3-year

agreement between the Authority and DELL, Inc. to renew VMWare software licenses in the not-to-exceed amount of \$66,103.64 (the "Agreement"); and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute and deliver the Agreement on behalf of the Authority, subject to such changes as the officer or officers executing the Agreement shall, with the advice of counsel, approve as necessary and appropriate and in the best interests of the Authority, such approval to be conclusively evidenced by the execution and delivery of the Agreement; and be it further

RESOLVED, that the President or her/his designee(s) be, and each of them hereby is, authorized and empowered to execute all such other and further documents and to take all such other and further actions as may be necessary, desirable or appropriate, in connection with the transactions contemplated in the foregoing resolutions, and any such execution of documents and any other and further actions heretofore taken are hereby ratified and any actions hereafter taken are in all respects confirmed and approved.

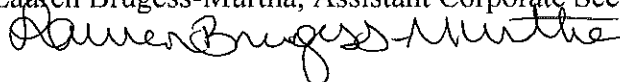
* * *

Before the Members adjourned the meeting the Chairman introduced the new CFO for the Authority, Pamela Frederick.

* * *

There being no further business, upon a motion made by Mr. Batista and seconded by Ms. McVay Hughes, the Members unanimously voted to adjourn the meeting. The meeting thereupon adjourned at 3:57 p.m.

Respectfully submitted,
Lauren Bruggess-Murtha, Assistant Corporate Secretary



Public Comment
September 26, 2017 Board Meeting

1. Maryanne Braverman Re: Asphalt Green

2. Public Comment regarding 311 & 411-related services in BPC for 9-26-17 BPCA Board meeting: I am a resident of BPC who has concerns about 311 and 911 related issues in BPC. The issue regarding calls to 911 is best illustrated by the two instances where 911 was called to seek help for people found in the water off the BPC shores; first the man at South Cove and more recently the female student behind Stuyvesant High School. In both cases emergency responses took at least 20 minutes and reportedly involved the responders needing to be looked for as they were unclear about where to go. Clearly the method for identifying water front locations, at least in BPC, is inadequate. Requests made using 311 have elicited confusion as well. For example, a pedestrian light was out by the NYC library branch on the west side of North End Ave for some time. Since the traffic light is not visible to pedestrians facing the west side of North End Avenue, the pedestrian figure to show walk (or not) is the only way for pedestrians to know when they have the right of way to cross North End Ave from the south side of Murray St. Residents and doormen who called 311 about getting the light repaired were told that it was an issue for the BPCA to deal with. Nick Sbordone resolved this issue with 311 when it was brought to his attention; however, it demonstrates a problem with requests to 311 for city services in BPC.

A second example of a 311 related issue is that of the path shoveled to clear snow from the curbs to the street so that pedestrians can cross the street without having to trudge through snow. This is an issue because the narrow paths that are shoveled are (1) too narrow for wheeled devices including wheelchairs, strollers & delivery carts and (2) not aligned with the curb cuts, and (3) typically poorly drained. When I brought this to the attention of 311 and a representative from the NYC Dept of Transportation (DoT) that made a presentation at a CB1 Quality of Life committee meeting (I am a public member of that committee), I was told that DoT is not responsible for this problem in BPC, the BPCA is.

After thinking about these various issues regarding delivery of city services in BPCA, I would like to respectfully request three things of the BPCA Board regarding these issues:

1- Designate a BPCA employee to be the contact person responsible for questions and issues related to service delivery typically handled by 311 and 911 in NYC. This would give people someone to go to when there is a problem; someone who could get familiar with the issues in BPC and develop relationships with employees at 911 and 311;

2- -Work with 311 and 911 to make sure that the BPC maps are detailed, up-to-date and include designations for public space locations throughout BPC; and

3- Provide information on the BPCA website to clarify the responsibilities of the BPCA versus NYC regarding services typically handled using 311 and 911 in NYC; such as access from curb to the street when there is snow, recycling, etc. The emphasis will clearly need to be on the 311-type issues that BPCA is responsible for in BPC.

Thank you.

Betty Kay, 2 River Terrace drbettykay@yahoo.com

3. Tammy Meltzer Re: South Battery Park City Resiliency