

**QUEENS PUBLIC LIBRARY
BUILDINGS & GROUNDS COMMITTEE
THURSDAY, JUNE 22, 2023**

Central Library
Queens Public Library, 89-11 Merrick Blvd., Jamaica, NY 11432

AGENDA

6:15 PM BUILDINGS & GROUNDS COMMITTEE REGULAR MEETING

I. CALL TO ORDER

II. AGENDA

Action Item(s)

1. Motion to Go into Executive Session (ID # 2914)
2. Motion to Return to Public Session (ID # 2917)
3. Pass-Through Agreement with the City of New York for Project at the Bay Terrace Community Library - Contract Authorization (ID # 2903)

III. ADJOURNMENT

1. Motion to Adjourn (ID # 2904)

Queens Library Board/Committee Item

BOARD/COMMITTEE: Buildings & Grounds Committee

DATE OF MEETING: June 22, 2023

ITEM ID #: 2914

AGENDA: Motion to Go into Executive Session

Recommended Motion for Consideration:

I move that the meeting go into Executive Session to discuss a real estate matter.

Queens Library Board/Committee Item

BOARD/COMMITTEE: Buildings & Grounds Committee

DATE OF MEETING: June 22, 2023

ITEM ID #: 2917

AGENDA: Motion to Return to Public Session

Recommended Motion for Consideration:

I move that the meeting return to Public Session.

Queens Library Board/Committee Item

BOARD/COMMITTEE: Buildings & Grounds Committee

DATE OF MEETING: June 22, 2023

ITEM ID #: 2903

AGENDA: Pass-Through Agreement with the City of New York for Project at the Bay Terrace Community Library - Contract Authorization

Background:

This is an action item seeking authorization from the Queens Borough Public Library Board of Trustees to enter into a Pass-Through Agreement (“Agreement”) with the New York City Department of Design and Construction (“DDC”) for partial reimbursement of the costs of renovation of the Bay Terrace Community Library, in the amount of \$3,222,127. DDC requires that the Board of Trustees approve a resolution authorizing the Agreement prior to its execution by the Library and DDC.

The Bay Terrace Community Library is a one-story 7,500 square foot building that was designed by Gerhard E. Karplus and opened to the public in 1981. The renovation is a complete interior gut renovation of the library, which has not been upgraded in more than 20 years. The renovations currently underway will provide an enlarged and more welcoming entrance, an expanded teen space, improved children’s area and meeting spaces, and a new roof, HVAC system, and exterior masonry restoration. The renovation will also include work concerning ADA accessibility, the fire alarm system, plumbing, electrical, data cabling, millwork, and finishes.

Current Status:

The renovation is being performed by Gryphon Construction, Inc. (“Gryphon”) pursuant to a contract authorized previously by the Board of Trustees on September 9, 2021. Their contract was in the amount of \$3,884,000.00. Completion is currently anticipated for December 2023. Additional work providing furniture and shelving will be performed by the Library’s furniture dealers.

Recommended Motion for Consideration by the Buildings and Grounds Committee:

I move that the Buildings and Grounds Committee recommend that the Board of Trustees approve the following Resolution authorizing the President and CEO to execute a pass-through contract with the City of New York for the Bay Terrace Community Library project, which Resolution shall be accompanied by a notarized Certificate from the Board's Secretary:

RESOLUTION

WHEREAS, the City of New York, ("City") proposes to enter into a construction contract ("Contract") with the Queens Borough Public Library, which provides for building and interior alterations at the Bay Terrace Community Library ("Premises") in accordance with a scope of work to be attached as Exhibit A to the Contract ("Contract Scope of Work"); and

WHEREAS, the project is expected to cost in excess of \$6,096,196.74 and is being funded by the City and non-City funding sources; and

WHEREAS, pursuant to the Contract, the City will contribute a sum not to exceed \$3,222,127.00 towards the Contract Scope of Work ("City Contribution"); and

WHEREAS, as a condition of the City Contribution, the Contract requires that the Queens Borough Public Library agree to: (a) complete performance of the Contract Scope of Work without cost to the City in excess of the City Contribution; and (b) have available, until completion of the Contract Scope of Work, the sum of at least (10%) of the City Contribution for purposes of payment of any cost overruns incurred in connection with the performance of the Contract Scope of Work;

Now, THEREFORE, be it resolved that:

1. Dennis M. Walcott, as President & CEO of the Queens Borough Public Library, is hereby authorized and directed to execute and deliver the Contract in the name of and on behalf of the Queens Borough Public Library and under the seal of the Queens Borough Public Library where appropriate; and
2. In return for the City Contribution, the Queens Borough Public Library agrees to:
 - a. complete the performance of the Contract Scope of Work without cost to the City in excess of the City Contribution, and
 - b. maintain for purposes of covering cost overruns, which may occur in connection with the project the sum of at least (10%) of the City Contribution.

CORPORATE SECRETARY’S CERTIFICATE

STATE OF NEW YORK)
) SS.:
COUNTY OF QUEENS)

I, Matthew Gorton, Secretary to the Board of the Queens Borough Public Library, hereby certify that attached to this Certificate is a true and correct copy of the resolution adopted at a meeting of the Board of Trustees of the Queens Borough Public Library duly called and held on the twenty-second day of June, 2023, a quorum present and acting throughout, and that said resolution has not been rescinded or amended and remains in full force and effect on the date of this Certificate.

I have executed this Certificate and attached the seal on behalf of Queens Borough Public Library on the ____ day of _____, 2023.

Corporate Secretary of the Board

Sworn to before me this _____ day of _____, 2023.

NOTARY PUBLIC

Queens Library Board/Committee Item

BOARD/COMMITTEE: Buildings & Grounds Committee

DATE OF MEETING: June 22, 2023

ITEM ID #: 2904

AGENDA: Motion to Adjourn

Recommended Motion for Consideration:

I move that the meeting be adjourned.