



# Onondaga County Legislature

**JAMIE McNAMARA**  
Clerk

**TIMOTHY T. BURTIS**  
Chairman

**TAMMY BARBER**  
Deputy Clerk

401 Montgomery Street • Court House • Room 407 • Syracuse, New York 13202  
Phone: 315.435.2070 • onondagacountylegislature@ongov.net • [www.ongov.net/legislature](http://www.ongov.net/legislature)

## COUNTY FACILITIES COMMITTEE MINUTES – SEPTEMBER 10, 2024 DEBRA J. CODY, CHAIR

**MEMBERS PRESENT:** Mr. Knapp, Dr. Kelly, Mr. Brown  
**MEMBER ABSENT:** Ms. Hernandez  
**ALSO ATTENDING:** Chairman Burtis, also see attached list

Chair Cody called the meeting to order at 11:35 a.m. and the previous meeting’s minutes were approved.

### 1. FACILITIES MANAGEMENT: Archie Wixson, Commissioner a. **INFORMATIONAL:** Update on 2024 Budget & Projects

#### Onondaga County Department Forecast Report by Fund D05-Facilities Management F10001-General Fund

Account Code - Description	2023	2024	2024	2024	2024	Variance
	Actual	Adopted	Modified	Actual	Dpt_Projected	over Modified
A641010-Total-Salaries	6,843,268	7,264,667	7,234,667	4,650,680	7,490,242	(255,555) IUOE contract passed very late and not included in this budget for raise/one-time payment
A641020-Overtime Wages	376,476	267,927	267,927	226,678	391,808	(123,881) continued high shift coverage due to turnover in staff
A641030-Other Employee Wages	37,606	16,466	46,466	41,594	49,000	(2,534) had 2nd p/t night custodial who has now been terminated
A693000-Supplies & Materials	967,935	984,545	1,017,321	649,557	1,017,321	0
A694130-Maint, Utilities, Rents	3,918,323	4,643,730	4,720,648	2,555,716	4,274,872	445,776 utility savings
A694060-Professional Services	68,309	0	21,991	9,216	21,991	0
A694100-All Other Expenses	2,390,693	2,342,856	2,342,856	1,703,266	2,342,856	0
A694010-Travel & Training	14,944	27,072	27,072	9,452	21,950	5,122 less mileage and training expected
A668720-Transfer to Grant Expend	210,000	0	0	0	0	0
A671500-Automotive Equipment	67,064	90,000	90,000	49,183	62,483	27,517 may be used later for another used vehicle
A674600-Provision for Capital Projects	1,400,000	400,000	400,000	400,000	400,000	0
Direct Appropriation	16,306,621	16,037,285	16,166,970	10,295,344	16,072,525	96,445
A691200-Employee Benefits-Interdepart	3,132,637	3,624,459	3,624,459	1,598,355	3,624,459	0
A694950-Interdepart Charges	2,362,962	2,353,124	2,353,124	132,768	2,353,124	0
A699690-Transfer to Debt Service Fund	4,851,932	4,280,520	4,280,520	3,260,392	4,280,520	0
Interdepartmental Appropriation	10,347,532	10,258,103	10,258,103	4,991,516	10,258,103	0
<b>Total Appropriations</b>	<b>654,153</b>	<b>26,295,388</b>	<b>26,427,073</b>	<b>15,286,860</b>	<b>26,330,628</b>	<b>96,445</b>
A590020-State Aid - General Govt Support	506,496	561,060	561,060	(400,000)	561,060	0
A590030-County Svc Rev - Gen Govt Suppt	43,009	40,870	40,870	0	40,870	0
A590034-County Svc Rev - Transportation	183,649	191,450	191,450	177,559	191,450	0
A590036-County Svc Rev - Home & Comm Svc	10,370	10,846	10,846	0	10,846	0
A590040-Svcs Other Govts - Genl Govt Suppt	2,342,808	2,690,714	2,690,714	2,414,815	2,690,714	0
A590042-Svcs Other Govts- Public Safety	1,046,059	902,455	902,455	902,455	902,455	0
A590056-Sales of Prop and Comp for Loss	15,343	6,609	6,609	6,646	11,828	5,219 Reimb for damages unplanned, higher recycling payments from vendor
A590057-Other Misc Revenues	45,361	33,500	33,500	4,960	33,500	0
Sub Total Direct Revenues	4,193,095	4,437,504	4,437,504	3,106,435	4,442,723	5,219
A590060-Interdepart Revenue	16,826,625	17,044,346	17,044,346	273,465	17,044,346	0
Sub Total Interdepartmentals	16,826,625	17,044,346	17,044,346	273,465	17,044,346	0
<b>Total Revenues</b>	<b>21,019,720</b>	<b>21,481,850</b>	<b>21,481,850</b>	<b>3,379,901</b>	<b>21,487,069</b>	<b>5,219</b>
Local (Appropriations - Revenues)	5,634,433	4,813,538	4,945,223	11,906,959	4,843,560	(101,663)

- Within \$90,000+ of reaching 2024 budget goal
  - Columns on report show projected 2024 expenditures with a benefit variance of \$96,000
  - Will continue to watch through the last quarter of 2024
- Total Salaries and Overtime Wages show Facilities will not meet last years’ projections

- Expecting a utilities savings due to good climate that will help balance the lines
- Salaries – IUOE contract passed after budget was presented last year; was not captured in projections
  - Salaries line shows a deficit but will be able to cover
- Overtime - primarily due to shift coverage at DH&C plant (District Heating/Cooling)
  - Shift coverage at DH&C plant for HVAC operations requires 24/7 coverage for:
    - Boiler operator, controller supervisor and refrigeration machine operators (one on every shift)
  - Controller supervisor has been on military deployment for a few years
    - Hard to predict the amount of overtime required to cover that missing shift
    - Hiring a temporary employee could only be provisional due to military status of permanent employee

## Facilities Projects 2024

- CC13 Purchasing
  - We are complete with remodeling CC13w and Purchasing is in full operation. Separated units are in the space.
- CC11 Personnel
  - We are complete with remodeling CC11e for the Personnel relocation. They are in full operation and separated units are in the space.
- CC11 Diversity and Inclusion
  - We are about 80% complete.
- CC13 Jobs Plus
  - We are underway with expanding DSS Jobs Plus units into the area vacated by Purchasing's bid unit.
- DH&C Plant
  - We are about 75% complete with the boiler controls replacement and misc upgrades project.
- Courthouse HVAC
  - We are about 75% complete with floors 1&4 and will be complete before we need full heat mode. Floors 2&3 will begin early 2025.
- CC8 Children and Family
  - Construction is underway.
- WAM seating and sound replacement.
  - Designs and procurements are underway and both will be complete in 2026.
- Everson Garage
  - Could begin bidding once decision are made as to removing parkers.
- STEAM School
  - Work is underway and progressing.
- Aquarium
  - Phase 1 is complete. Phase 2 will be complete in October 2024. Phase 3 contracts of Mechanical, Electrical and Plumbing have been awarded and the GC bid has been re-advertised.
- Hillbrook Improvements
  - Design is underway. Funding will be in CIP.

- Zoo Mechanicals
  - Contracts awarded, construction to begin on all 3 soon.
- Parks Hopkins Rd
  - Design underway
- Parks Marina
  - Design underway
- Parks Beaver Lake Boardwalk
  - Contract awarded, construction to begin soon.
- Law Library
  - Contract is about to be executed.
- Clinic 30
  - Renovations complete, clinic will move back in next week.

- Projects listed do not include minor projects such as:
  - Sidewalk replacement, small reconfigurations, small roof replacements, etc.
- CC13 West – Purchasing
  - Remodeled and incorporated the bid unit that was displaced on the east side
- CC11 West – Personnel
  - Renovated to incorporate entirety of Personnel Department including Employee Benefits
- CC11 East – Diversity & Inclusion
  - Need technology, furniture, and flooring
  - Expect to occupy and operate within a month
- CC13 Jobs Plus
  - Renovated front for reception and client queuing area
- DH&C Plant
  - First boiler is complete and operational
  - Second boiler is close to being wrapped up
- Court House HVAC
  - Current phase of project is primarily the perimeter cabinet heat along exterior walls
  - Project will continue for a few more years
- CC8 East – Child and Family
  - Renovation should be complete in about 6 months
- War Memorial seating and sound replacement
  - Not expected to be complete until 2026
    - Work cannot be done during hockey season
  - Seating replacement can only be done between June and late August
  - Sound system can be done at same time as seating replacement
- Everson Garage
  - Work requires relocation of parkers
  - Downtown footprint is limited for available parking
    - Convention Center lot is not available
  - Need a plan for alternate parking
- STEAM School
  - Have good contractors on the job doing quality work
  - Will be a fight to the finish maintaining budget and schedule; most critical is getting switch gear delivered on time
  - Meetings are scheduled once a week
  - Set to be operational in the Fall 2025
  - Good time for a tour
- Aquarium
  - Phase 1 completed in December 2024 (site preparation, shoreline stabilization)
  - Phase 2 should be completed this year (deep pile foundations, 422 deep driven pile at 164 foot in length, pile caps)
  - Phase 3 is main construction and currently in advertisement period; bids due by end of September 2024

- Hillbrook Detention Center
  - Provide a separate satellite building in the backyard of facility for vocational instructional programs
    - Culinary, barbering/cosmetics, minor auto mechanics, computer technologies, sensory room, expanded parking lot, perimeter solar lighting)
  - Funding is primarily reimbursed by state aid through Raise the Age mandate
- Zoo Mechanicals
  - Rehabilitation and replacement of ozone and climate control system for Penguin exhibit
  - Boiler replacement in main facility and administrative buildings
  - Replace grinder pumps and adding separation at elephant barn
    - Original system for grinder pumps and ejection pits do not have a long useful life
- Parks, Hopkins Road
  - Phase 1 underway with design of large convertible-field
    - There will be artificial turf, improvements with seating, parking, lighting, sound, safety
  - Convertible-field will be state of the art
- Parks, Marina
  - Design will include additional dockage for personal watercraft and transient boaters to enjoy the restaurants and retail offered in the village of Liverpool
- Parks, Beaver Lake Boardwalk
  - Existing boardwalk built 20 years ago will be removed and replaced
  - First pre-construction meeting was held the first week of September 2024
  - Facilities provides construction management and oversight for Parks projects
- Law Library
  - Construction will begin immediately following execution of contract
- Clinic 30
  - Located in the basement of the Civic Center across from Facilities
  - Funding received through grants that Clinic 30 received
  - Facilities delivered the project with vendors for flooring and case work; trade staff did most of the construction

#### **Questions/Comments from the Committee:**

- Is it possible to have a ramp in the Everson Garage to access the Courthouse connection for ADA purposes?
  - Expect to include ramp as an addition to original design; have up to 25 feet in length
  - Not required to meet ADA statute, but will be providing a solution as close to the statute as possible
- Would a lift be a better option than a long ramp?
  - Would lose 1 delivery opportunity at the loading dock; currently have 2
- Can the garage floor be done in stages?
  - Not impossible, but would add cost to project
  - Would need to come back to Legislature with another request
- What is the expectation for those who park in the garage?
- Everyone parking in the garage will need to be inconvenienced; the question is when and how far
  - Facilities is at a disadvantage on where folks can park during restoration
  - Will need to discuss with County Executive, Legislature, and NYS Courts to find acceptable arrangement
  - Replaced lighting in the garage with funding from LED replacement project
  - Re-wrapped areas of pipe with rigid vinyl jacketed insulation to discourage squirrels
  - May have to consider changing the plan and complete sections at a time
- Did the Legislature approve extra money for the STEAM School a few months ago?
  - Yes, this is a state aid reimbursement through the lease agreement
    - County fronts the money and will be reimbursed over the period of the bonds
    - County is protected from overrun costs
- Is there a timeline for the Hopkins Road convertible-field?
  - Expect design to be bid ready in Spring 2025

- A few fields will remain active
- Vendors who operate fields are excited about the new field opportunity
- Do not anticipate Phase 1 to interrupt more than 1 season
- Will other fields at Hopkins Road remain grass?
  - Yes, for now
  - Given funding and planning, there may be a Phase 2
- The project is well worth the money and beneficial to the waterway
- Is there a timeline for the Marina project?
  - Design strategies are not complete yet
  - Designers are talking with various contractors to get input on completing the project in one off-season
  - Winter is the best time to do work because:
    - Does not inconvenience boaters or Parks operations
    - Water levels are lowest in the winter
    - Easiest time to install cofferdam and pump out
  - Applying for dredging permits to dredge silt
- On the subject of animal waste, is there any effort made to repurpose organic matter?
  - Yes, folks within the agricultural community pick up waste
    - Waste is considered a mix of straw and sand
  - Solids are manually separated through animal handlers
    - Remaining waste is picked up and separated with perimeter grading; then goes to mulching and composting
  - Elephants cover themselves with sand and dirt for cooling and pest control
    - Sand ends up being brought in to the animal enclosure where they eat straw
    - Sand mixed with water and straw turns to adobe, which is difficult for pumps to grind up
- What is the status of the Erie Canal Museum?
  - Identified priorities; expect to have prototypes within a month or two

The meeting was adjourned at 12:27 p.m.

Respectfully submitted,



DEBBIE KAMINSKI, Assistant Clerk  
Onondaga County Legislature

ATTENDANCE

COMMITTEE: COUNTY FACILITIES COMMITTEE  
DATE: SEPTEMBER 10, 2024

NAME (Please Print)	DEPARTMENT/AGENCY
Ben Yaws	Law
Darcie Lesniak	leg
John DeSantis	leg.
Dan Komco	leg.
Archie Wixson	fac.
Karen Hajska	fac.
Joe Fretschel	Counsel
Jim Beebe	leg.