



COURTROOM
1 MUNICIPAL PLAZA
BEACON, NY 12508
AND LIVE VIA ZOOM

Mayor Lee Kyriacou
Councilmember George Mansfield, At Large
Councilmember Paloma Wake, At Large
Councilmember Molly Rhodes, Ward 1
Councilmember Justice McCray, Ward 2
Councilmember Wren Longno, Ward 3
Councilmember Dan Aymar-Blair, Ward 4
City Administrator Chris White

**April 17, 2023
7:00 PM
City Council Agenda**

Roll Call

Workshop Agenda Items

1. [Affordable Housing Discussion](#)
2. [Appointment of Brian Tortora to the Position of Wastewater Treatment Plant Maintenance Mechanic](#)
3. [Appointment of Christina Ricottilli to the Recreation Committee](#)
4. [Appointment of Justin Lynch to the Recreation Committee](#)
5. [Appointment of Sarah Dwyer-Shick to the Recreation Committee](#)
6. [Leaf Blower Regulations](#)
7. [Community Quarterly Update](#)
8. [Draft Resolution Calling for the Public Service Commission to Approve and Implement an Opt-Out Community Distributed Generation Program](#)
9. [Bid Responses for Fishkill Avenue and Teller Avenue Rehabilitation \(PINs 8757.30 & 8757.80\)](#)
10. [Precision Trenchless, LLC Proposal for Stormwater Cast-in-Place Pipe Lining](#)

Executive Session Items

1. [Executive Session: Personnel](#)

City of Beacon City Council Agenda
04/17/2023

Title:

Affordable Housing Discussion

ATTACHMENTS

[City Planner Memorandum Regarding Affordable Housing](#)

[City of Beacon Projects and Proposals from 2012 - 2023](#)

[City Planner Housing Priorities Presentation](#)

To: Mayor Kyriacou and the Beacon City Council
From: John Clarke, City Planner
Date: March 22, 2023
Re: **Affordable Housing Options**

As requested, this memo updates my September 10, 2021 recommendations to the Council on affordable housing options. The following options could be enacted in the near-term to correct impediments in the Zoning Code to affordable housing. More site-specific solutions can still be simultaneously pursued, such as working on projects to create a higher percentage of affordable housing units on publicly-owned properties, similar to the example of West End Lofts. Two locations are suggested below.

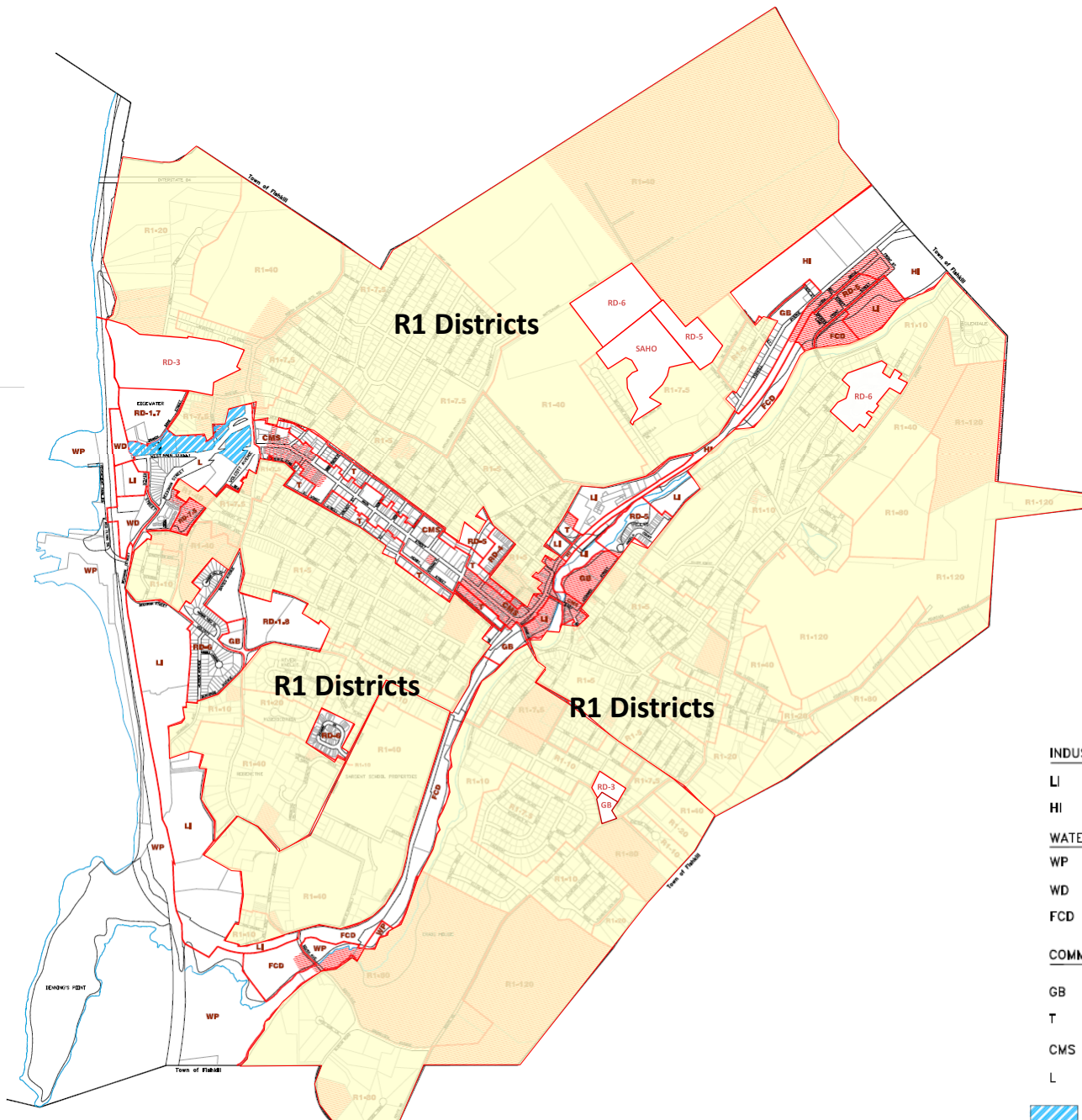
1. **Revise the Senior Affordable Housing Overlay (SAHO) district.** The City should encourage additional affordable housing for seniors with less restrictive zoning provisions, allowing more widespread use of the overlay zone on other sites. Changes could include:
 - a. Permit new construction, not just adaptive reuse of existing buildings over 50 years old.
 - b. Substantially increase the allowable units per acre from the current 4 per acre.
 - c. Reduce the required project size from the existing minimum of 20 dwelling units.
 - d. Lower the required parking standard from 1.2 spaces per unit to perhaps 0.5 per unit.
 - e. Decrease the eligible age limit from at least 62 years old to 55 or 60 years and older.
 - f. Lower the percentage of the Area Median Income (AMI) from 100% to 70-80%.
 - g. Eliminate the requirement for a separate special permit from the City Council, since the Council must have already designated the property for this use.
2. **Eliminate required parking for designated affordable units and lower other multifamily parking requirements.**
3. **Identify opportunities for additional RD districts** on remaining larger-scale parcels.
4. **Make multifamily dwellings a permitted use in the RD districts**, with no need for a special permit.
5. **Allow two-family dwellings in R1 residential districts**, without a special permit or site plan approval.
6. **Facilitate housing projects with a higher percentage of affordable apartments on public land**, such as:
 - a. **The County Center parking lot at Elm Street** can be targeted with a request for proposals for a 3-story, mixed-use building and a transit-linked public park along the Main Street frontage with an expanded rear parking lot. The Farmers' Market should be integrated into the design, using the park as an entrance feature. This Main Street infill proposal was recommended in the 2017 Comprehensive Plan Update and endorsed by the Main Street Access Committee. The building could require a higher percentage of affordable units and also encourage more affordable market-rate units by featuring micro-apartments under 300 square feet. A cooperative proposal from the County and City might have a good chance of receiving state housing funds.
 - b. **The Metro-North northern parking lot** was also identified in the 2017 Comprehensive Plan as an excellent opportunity for new housing, within easy walking distance of the Train Station and in a location up against a rock cliff with low view impacts. The MTA has recently indicated interest in soliciting developer proposals for its parking lots in cooperation with the City.

Beacon Projects and Proposals, 2012 - 2023

Beacon Project/Location	Commercial Sq. Ft.	Total Housing Units	BMR Units	Initial Review Date	Status/Approval
Highland Meadows, Hastings Dr.		68 Sr. Affordable Apts.	68	2012	Completed
1 East Main Street	5,746 sq. ft.	19 Condominiums	0	2014	Completed
Beacon Theater, Main Street	Theater+3,325 sq. ft.	29 Apartments	3	2015	Completed
The View, Beekman Street		41 Condominiums	4	2015	Completed
Lofts at Beacon Falls, Leonard St.		78 Apartments	0	2012	Completed
Weber III, 9-11 Creek Drive		46 Apartments	5	2015	Completed
344 Main Street	8,000 sq. ft.	24 Apartments	2	2015	Completed
HIP Lofts Phase I, Mason Circle		114 Artist Live/Work	12	2013	Completed
249 Main Street	11,000 sq. ft.	28 Apartments	3	2015	Completed
West End Lofts, Wolcott Ave.		98 Apartments	72	Nov. 2016	Completed
Edgewater, Tompkins Ave.		246 Apartments	25	Feb. 2017	Under Construction
25 Townsend Avenue		13 Single-Family	0	Apr. 2017	Under Construction
226 Main Street	3,300 sq. ft.	7 Condominiums	0	May. 2017	Completed
123 Rombout Avenue		10 Apartments	1	Aug. 2017	Completed
River Ridge, Wolcott Ave.		18 Townhouses	2	Aug. 2017	Completed
HIP Lofts Phase II, Mason Cr.		29 Net New Apartments	3	Aug. 2017	Under Construction
Ferry Landing, Beekman St.		6 Townhouses	0	Aug. 2017	Under Construction
208 Main Street	Existing 1st Floor	9 Apartments	0	May. 2018	Completed
248 Tioronda Avenue	24,500 sq. ft.	64 Apartments	6	Sept. 2018	Under Construction
53 Eliza Street		9 Condominiums	0	Sept. 2018	Under Construction
23-28 Creek Drive	20,000 sq. ft.	8 Apartments	0	Nov. 2018	Under Construction
Beacon Views, Townsend St.		37 Townhouses	4	Sept. 2019	Approved
2 Cross Street at Main Street	4,980 sq. ft.	18 Apartments	11	Sept. 2019	Approved
Beacon Commons, 16 W. Main St.		62 Apts/Live-Work	6	Sept. 2019	Approved
416-420 Main Street	11,715 sq. ft.	2 Apt/Live-Work	0	May. 2020	Under Construction
364 Main Street	8,892 sq. ft.	20 Apartments	2	June. 2021	Approved
HIP Lofts, Front Street	30,000 sq. ft.	28 Apartments	3	Aug. 2022	Under Review
393-397 Fishkill Avenue	3,500 sq. ft.	12 Apartments	1	Nov. 2022	Under Review
152-158 Fishkill Avenue	8,213 sq. ft.	16 Apartments	2	Mar. 2023	Under Review
Totals:	143,171 sq. ft.	1,159 Units	235 (20%)		

Affordable Housing Options:

1. **Revise the Senior Affordable Housing Overlay (SAHO) district.** The City should encourage additional affordable housing for seniors with less restrictive zoning provisions, allowing more widespread use of the overlay zone on other sites. Changes could include:
 - a. Permit new construction, not just adaptive reuse of existing buildings over 50 years old.
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 - f. Lower the percentage of the Area Median Income (AMI) from 100% to 70-80%.
 - g. Eliminate the requirement for a separate special permit from the City Council, since the Council must have already designated the property for this use.



LEGEND

 Historic District and Landmark Overlay Zone

INDUSTRIAL DISTRICTS

LI Light Industrial
HI Heavy Industrial

WATERFRONT DISTRICTS

WP Waterfront Park
WD Waterfront Development
FCD Fishkill Creek Development

COMMERCIAL DISTRICTS

GB General Business
T Transitional
CMS Central Main Street
L Linkage



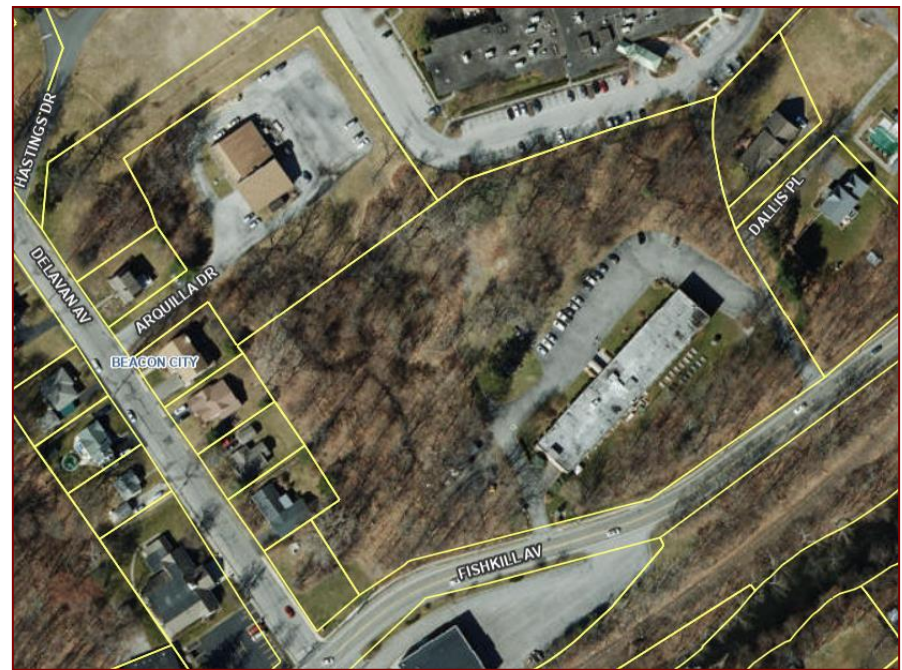
L District – additional commercial and industrial uses permitted.

RESIDENTIAL DISTRICTS

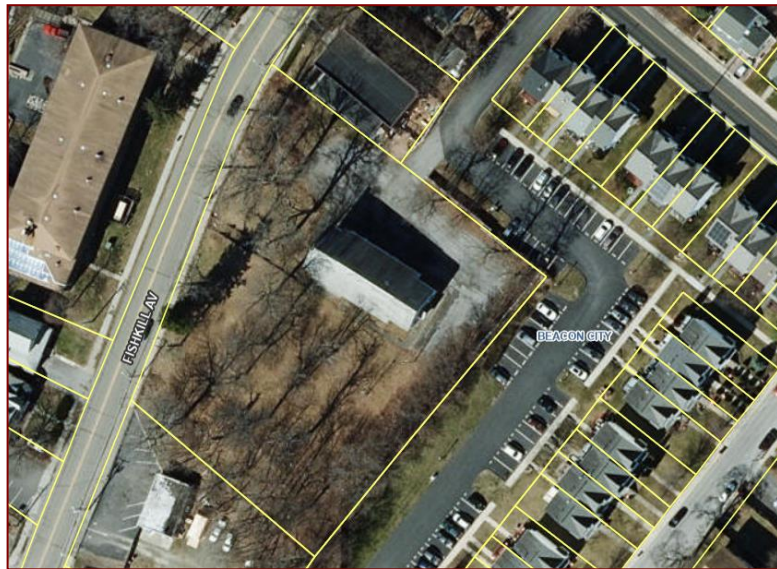
R1-120	One Family	120,000 sqft./dwelling
R1-80	One Family	80,000 sqft./dwelling
R1-40	One Family	40,000 sqft./dwelling
R1-20	One Family	20,000 sqft./dwelling
R1-10	One Family	10,000 sqft./dwelling
R1-7.5	One Family	7,500 sqft./dwelling
R1-5	One Family	5,000 sqft./dwelling
RD-7.5	Designed Residence	7,500 sqft./dwelling
RD-6	Designed Residence	6,000 sqft./dwelling
RD-5	Designed Residence	5,000 sqft./dwelling
RD-4	Designed Residence	4,000 sqft./dwelling
RD-3	Designed Residence	3,000 sqft./dwelling
RD-1.8	Designed Residence	1,800 sqft./dwelling
RD-1.7	Designed Residence	1,700 sqft./dwelling



Elks parcel off Wolcott Avenue, 3.9 Acres/2
R1-5 = 16 units; T (2,500) = 33 units; GB (1,500) = 56 units



Hedgewood, 355 Fishkill Avenue 6.1 acres/2
R1-7.5 = 17 units; T (2,500) = 53 units; GB (1,500) = 87 units



333 Verplanck Avenue Club Building, 1.2 Acre
RD-5 = 10 units; T (2,500) = 20 units; GB (1,500) = 34 units

**Sample
 Parcels
 for Senior
 Affordable
 Housing
 Overlay
 Zoning**



Vacant Lot: N. Chestnut and Church, 0.31 acres 7
T(2,500) = 5 units, GB (1,500) = 9 units

Affordable Housing Options:

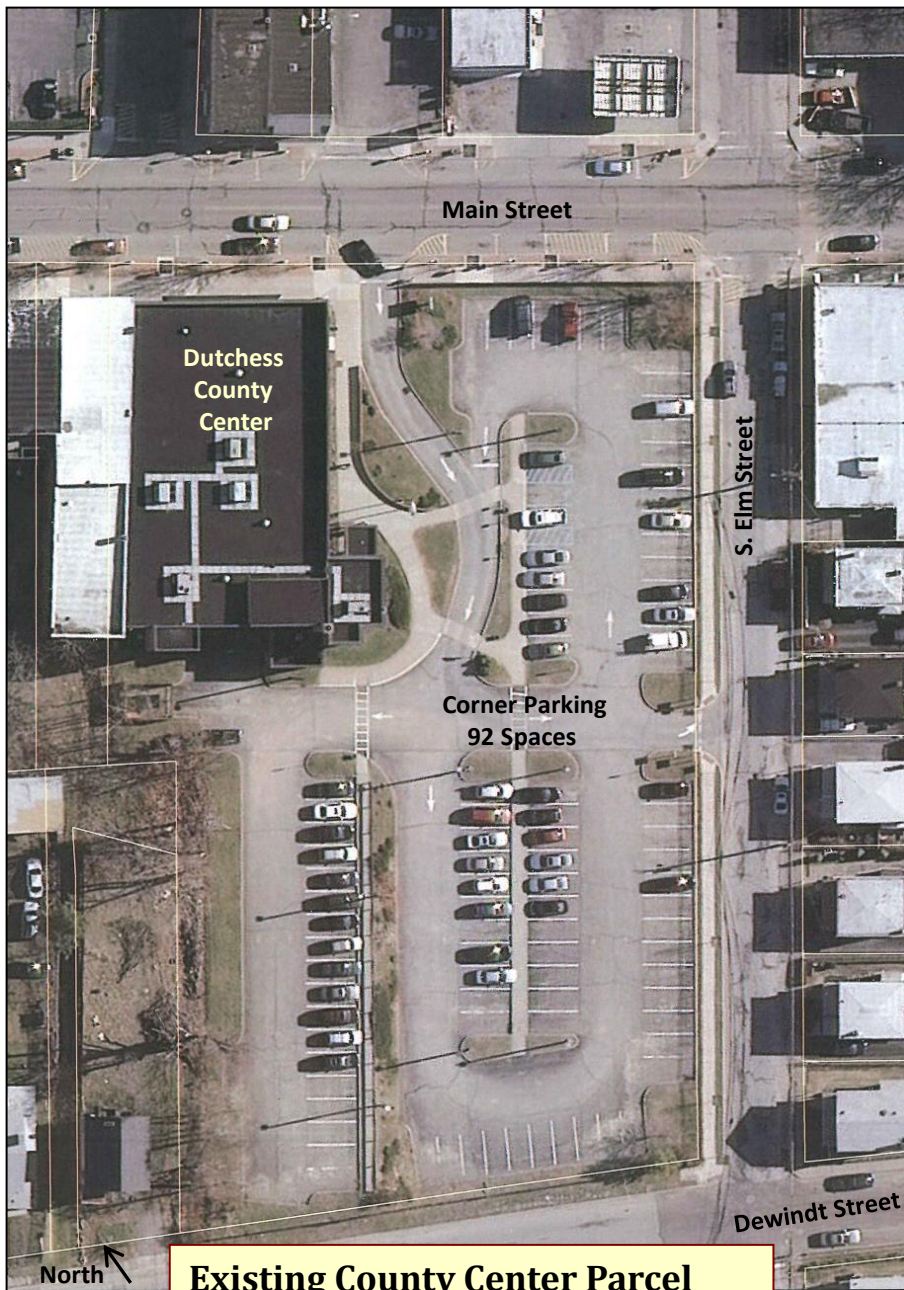
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Affordable Housing Options:

Facilitate housing projects with a higher percentage of affordable apartments on public land, such as:

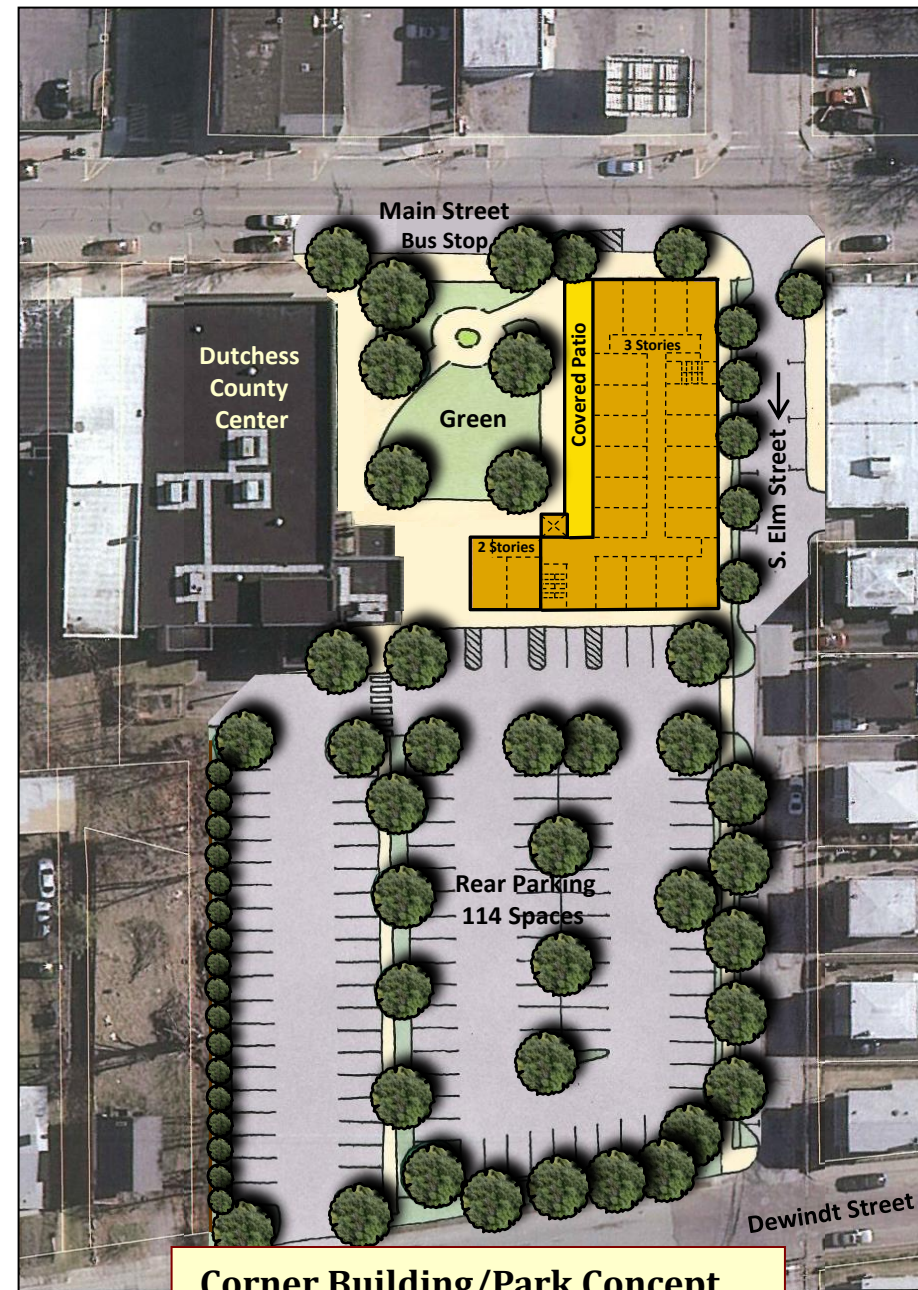
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b. The Metro-North northern parking lot was also identified in the 2017 Comprehensive Plan as an excellent opportunity for new housing, within easy walking distance of the Train Station and in a location up against a rock cliff with low view impacts. The MTA has recently indicated interest in soliciting developer proposals for its parking lots in cooperation with the City.



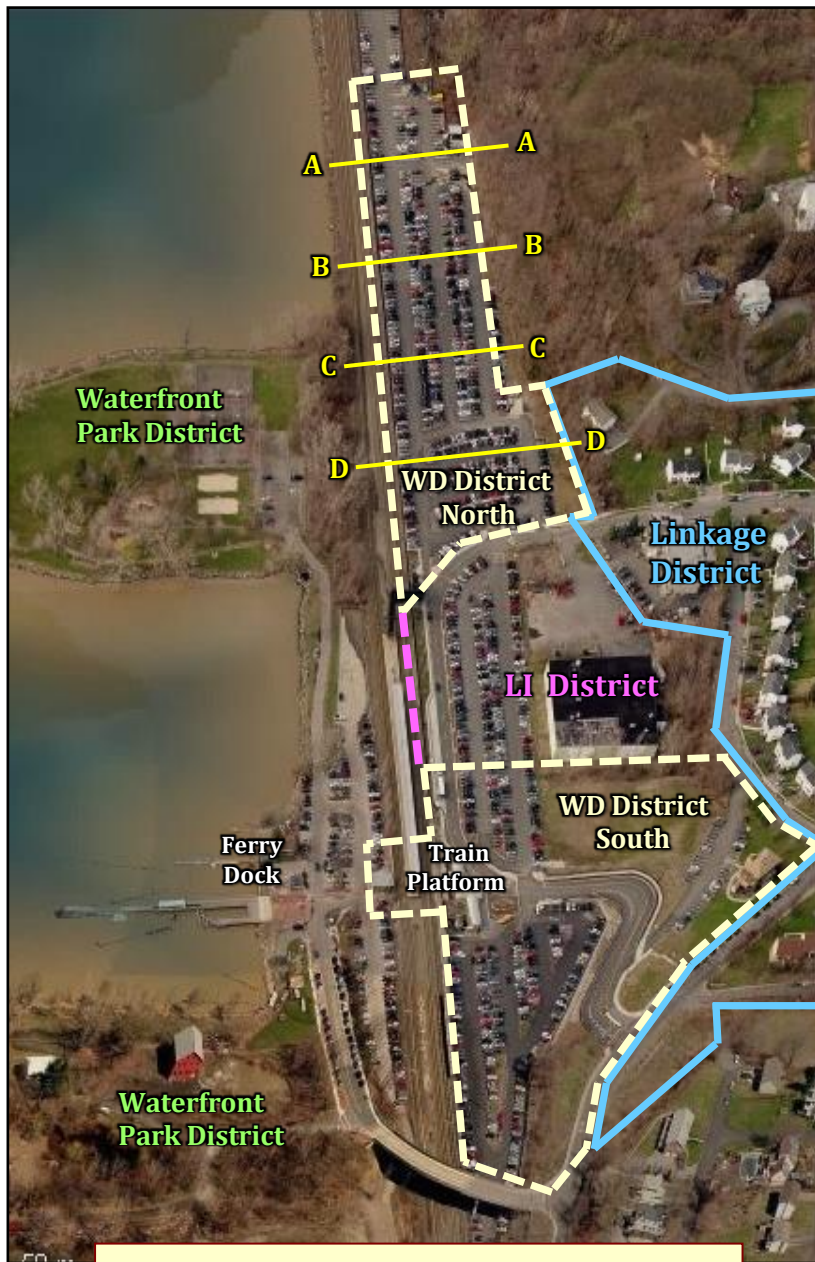
Existing County Center Parcel

- Parking lot at prime Main Street corner
- Expansive asphalt with inefficient layout
- Poorly landscaped with no interior trees



Corner Building/Park Concept

- 40 micro-apartments for affordability
- 7,200 square feet 1st floor commercial
- Transit-linked park framed by active uses



Waterfront Development District

- Designed to cover gaping MTA parking lots
- Bridge gap between waterfront and Main St.
- Create a new mixed-use front porch for City

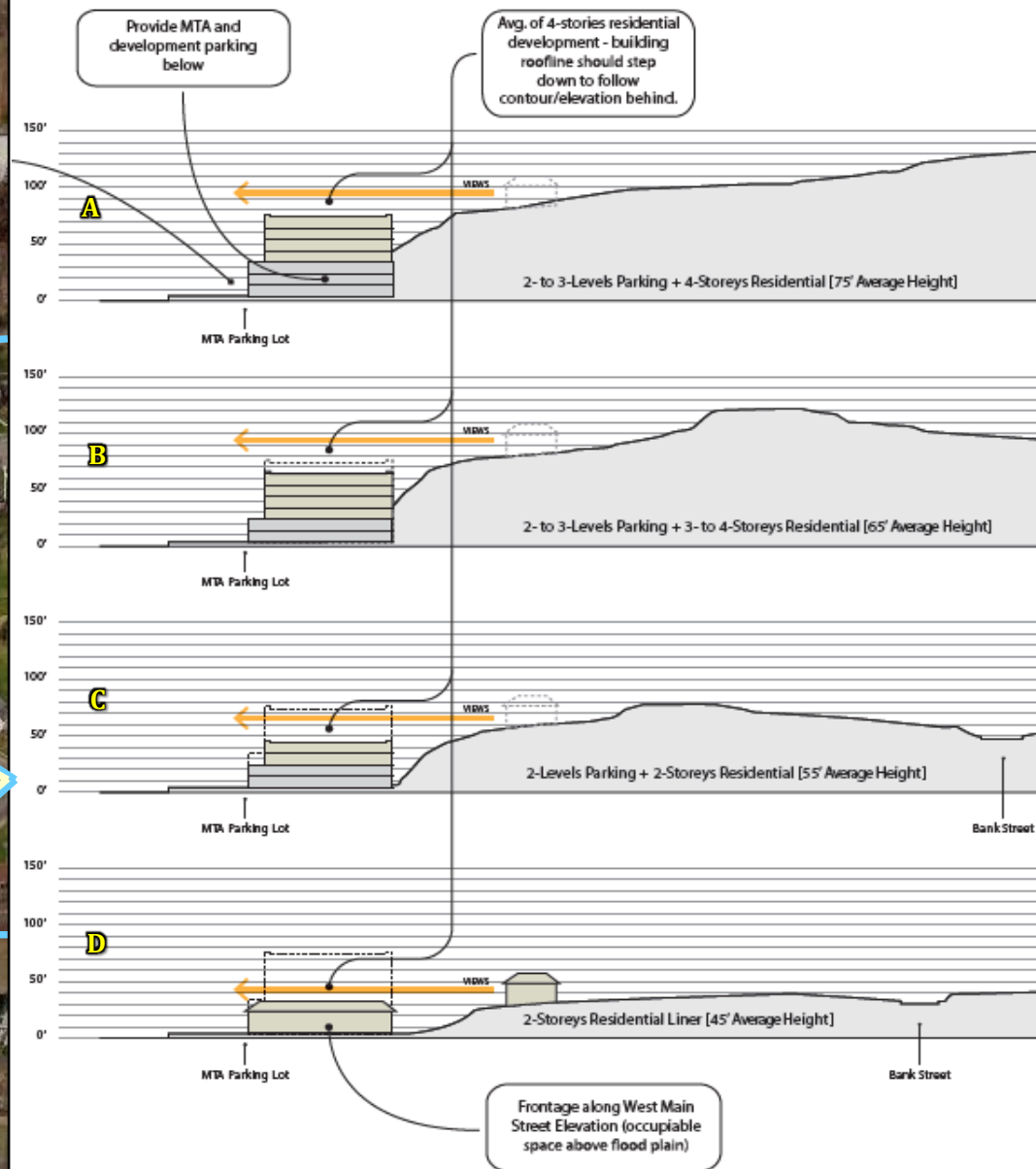
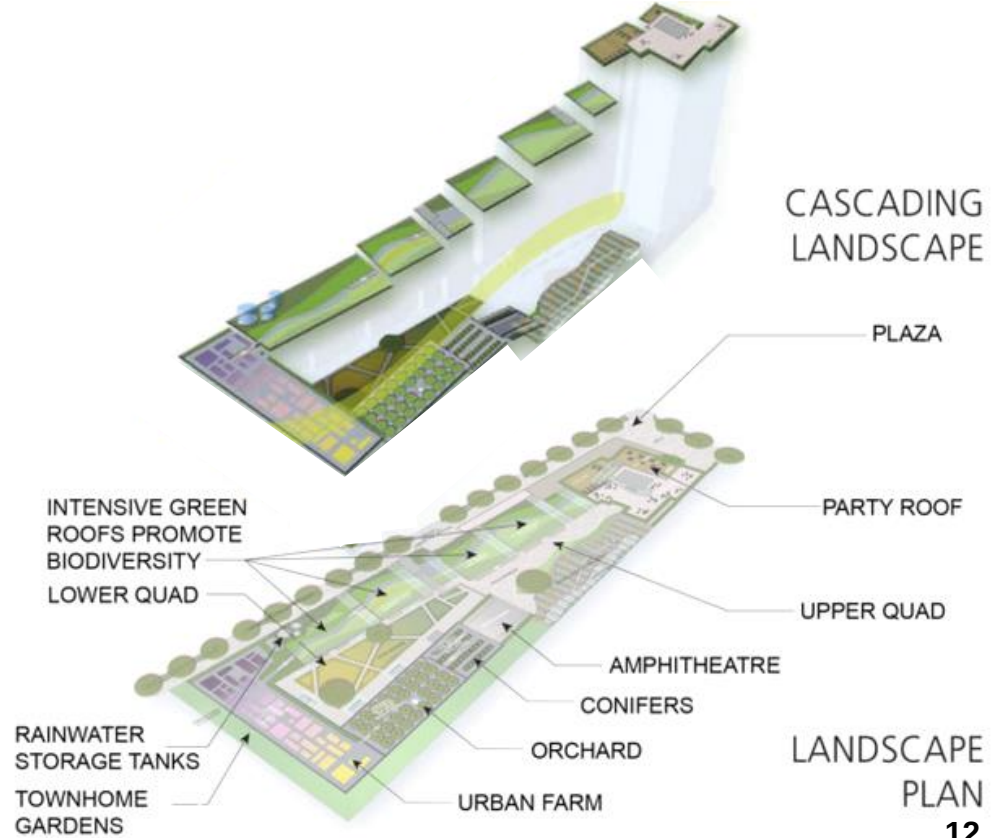
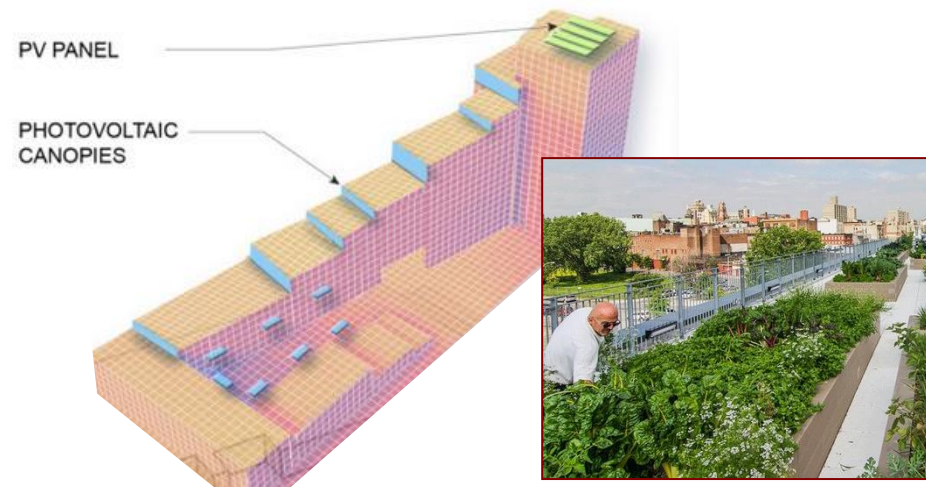


FIGURE 10-4: WATERFRONT/STATION AREA DEVELOPMENT PROFILE (NORTH SITE)

Via Verde by Jonathan Rose Companies

- 2012 LEED gold-rated housing in the South Bronx;
- 222 mixed-income and affordable apartments;
- Solar panels on multiple south-facing terraces;
- 40,000 square feet of green roofs and gardens.



Waterfront Development South (Metro North Parking Area)



Profile Section Cuts

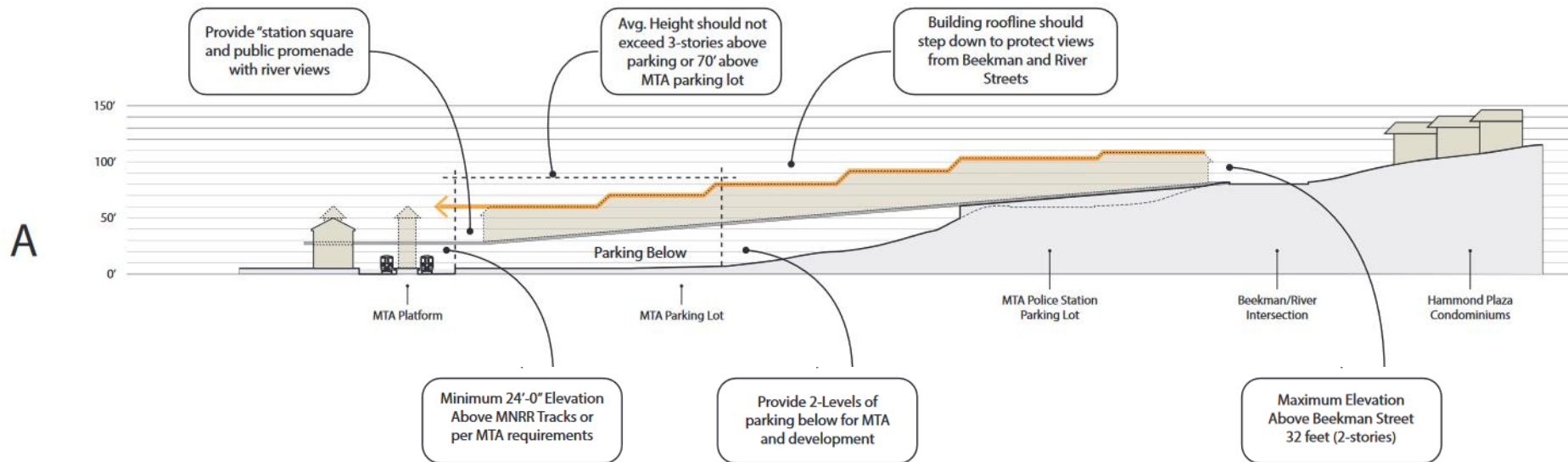
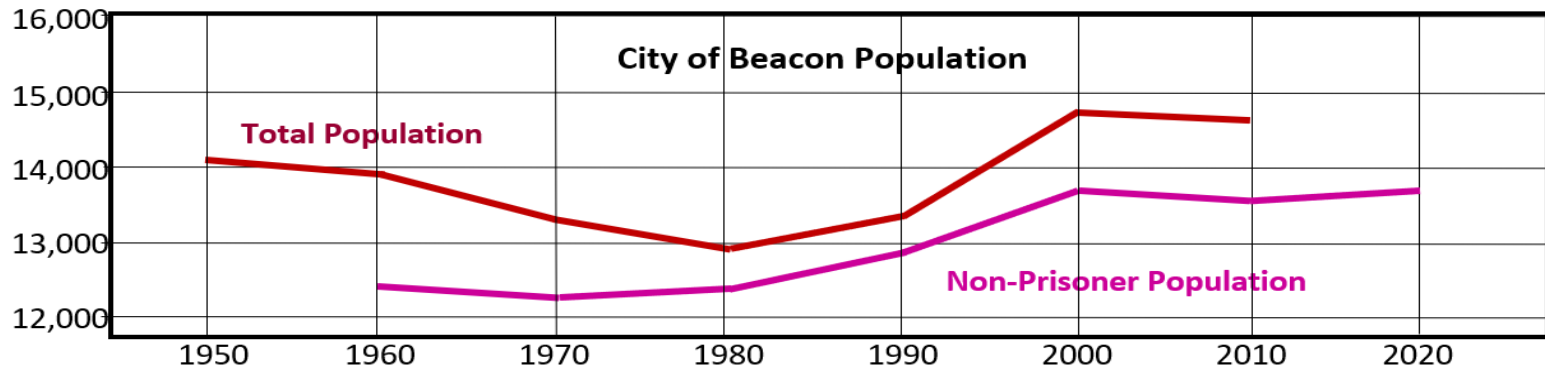


FIGURE 10-5: WATERFRONT/STATION AREA DEVELOPMENT PROFILE (SOUTH SITE)

U.S. Census:	Total Population	Institutional Population	Non-Prison Population	Population Per Household
1950	14,012			
1960	13,922	1,583	12,339	
1970	13,255	1,116	12,139	3.09
1980	12,937	762	12,367	2.76
1990	13,243	495	12,940	2.68
2000	14,810	1,442	13,720	2.61
2010	14,599	1,125 (Prison Pop: 966)	13,633	2.47
2020 Preliminary			13,723	2.28

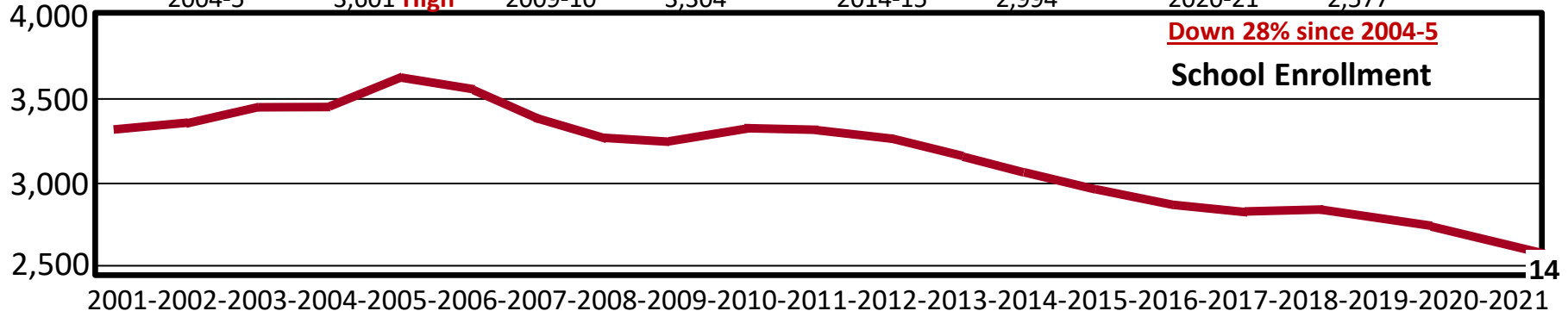
Steady Since 2000 Down 12.6% Since 2000



Beacon School District Enrollment

Source: NYS Education Department

2000-1	3,312	2005-6	3,532	2010-11	3,292	2015-16	2,866
2001-2	3,385	2006-7	3,376	2011-12	3,241	2016-17	2,812
2002-3	3,486	2007-8	3,254	2012-13	3,143	2017-18	2,841
2003-4	3,476	2008-9	3,228	2013-14	3,060	2019-20	2,723
2004-5	3,601 High	2009-10	3,304	2014-15	2,994	2020-21	2,577



Down 28% since 2004-5

School Enrollment

City of Beacon City Council Agenda
04/17/2023

Title:

Appointment of Brian Tortora to the Position of Wastewater Treatment Plant Maintenance Mechanic

ATTACHMENTS

[Chief Wastewater Operator Memorandum for the Appointment of Brian Tortora to the position of Wastewater Treatment Plant Maintenance Mechanic](#)

[Brian Tortora Resume](#)



CITY OF BEACON New York

David Tavernier
Chief Operator

SEWER DEPARTMENT

845-831-7130

TO: Mayor Kyriacou and the City Council

FROM: Chief Wastewater Operator David Tavernier

RE: Proposed Promotion of WWTP Maintenance Helper Brian Tortora to WWTP Maintenance Mechanic

DATE: April 13, 2023

The City of Beacon Wastewater Treatment Department would like to promote Brian Tortora to the position of Wastewater Treatment Plant ("WWTP") Maintenance Mechanic. Mr. Tortora has worked for the City since June 06, 2017. During his more than 5 years with the City of Beacon Wastewater Treatment Department he's shown to be both hardworking and a reliable WWTP Maintenance Helper.

Mr. Tortora is a City of Beacon High School Graduate.

Mr. Tortora is tasked with maintaining plant headworks, working in the septage receiving station, groundskeeping, maintenance of buildings, and operating heavy equipment. He is very eager to progress in his maintenance role.

Based on his work ethic, qualifications, and experience at the Beacon WWTP, I respectfully request that the Council promote WWTP Maintenance Helper Brian Tortora to the position of WWTP Maintenance Mechanic. I am also happy to answer any questions that you may have.

Sincerely,

David Tavernier
Chief Operator

Brian Tortora

Professional Summary

Extremely energized. Strong ability to multitask, with 10+ years of extensive experience in performing a range of construction, historical restoration, and manual laborer tasks. Efficiently operates various motorized machinery in a safe work environment. A hardworking individual who strives to provide high quality work while meeting consumer commitments in a timely fashion

Education

Beacon High School, Beacon NY, Graduated 2012

LABORER | BALANCED BUILDERS INC. | 2011-2017

- Part of a small family construction company which worked on numerous historic preservation projects such as the Vanderbuilt Estate, Samuel Morse Estate and other churches, homes and public buildings listed on the National Register of Historic Places/Sites.
- Utilized traditional building techniques with modern-day knowledge to properly care for and maintain historic structures.
- Built houses that used "Passive House" construction, a standard for energy in a building, reducing its energy footprint. Resulting in ultra-insulated energy efficient buildings that require little energy for heating or cooling.
- Volunteered with non-profit organizations such as Newburgh Land Bank, and Habitat for Humanity

Maintenance Helper | City of Beacon DPW - Wastewater Treatment | 2017-Present

- Heavy equipment operation
- Maintains a safe work environment, also on the city safety committee
- Works as a team to protect public health and the environment
- Operates various types of sewage treatment equipment and pre-treatment equipment
- Relied upon to assist in plant repairs and upkeep
- Performs groundskeeping tasks such as mowing lawns and removing snow

Lewis Tompkins Hose / Beacon Fire Department | 2012-2023(Exempt)

Protection Engine Company / Village of Fishkill Fire Department | 2023-Present

Beacon Volunteer Ambulance Corps. | 2011-2022(Exempt)

- Attends training classes and drills to maintain a high level of knowledge, skill, and ability necessary to function safely and effectively as a Firefighter and EMS provider.
- Responds to emergencies ranging from personal injuries to fires and other types of emergencies that are threatening to life and property.
- Administers first aid to injured persons
- Works closely with medical and fire personnel including paramedics and field supervisors.
- Participates in community service programs.
- Held position of Director on the Ambulance Corp. Board of Directors from 2017-2018

City of Beacon City Council Agenda
04/17/2023

Title:

Appointment of Christina Ricottilli to the Recreation Committee

ATTACHMENTS

[Christina Ricottilli Resume](#)

[Christina Ricottilli Committee Application](#)

Christina Ricottilli

[REDACTED]

[REDACTED]

[REDACTED]

Summary:

Knowledgeable and reliable Licensed Practical Nurse with 10+ years of experience providing patient care. Passionate about helping others in need. Eager to assist my community through volunteer work to help meet goals. Confident that my qualifications and desire to serve will contribute to this committee.

Work Experience:

Sun River Health

October 2021-Current

LPN Clinical Coordinator

Manage & coordinate the day-to-day operations of the Women's Health & Urgent Care Departments, including staff oversight, inventory management, quality metrics & patient care.

Northern Medical Group

March 2010-March 2021

Nurse Manager

Managed the day-to-day operations of the medical office as well as delivered direct patient care. Supervised 15 clinical staff members and provided administrative support to the CEO.

Dr. Islam Private Practice

August 2009-February 2010

Medical Assistant

Focused on patient care including obtaining vital signs, phlebotomy, transcription and assisting the physician.

Education:

A.A.S in Nursing, SUNY Orange, Newburgh, NY

Anticipated to finish in May 2024

Practical Nursing, Dutchess BOCES, Poughkeepsie, NY

December 2011

License & Certificates:

Licensed Practical Nurse

New York

License # 309199-1

Basic Life Support

ID# 7461CDDF

Expires January 20, 2025

Volunteer Work:

Beacon Hoops

2017-Current

Committee Application



Submit Forms:
One Municipal Plaza, Suite One
Beacon, NY 12508

Phone: (845) 838-5010
FAX: (845) 838-5012
Email: cityofbeacon@cityofbeacon.org

Name

Christina Ricottilli

Address

[REDACTED]

Phone Number

[REDACTED]

Alternate Phone

Email Address

[REDACTED]

Committee You are
Interested In

- ☐ Board of Assessment Review
- ☐ Board of Ethics
- ☐ Conservation Advisory Committee
- ☐ Emergency Management Committee
- ☐ Human Relations Commission
- ☐ Planning Board
- ☒ Recreation Committee
- ☐ Traffic Safety Committee
- ☐ Zoning Board of Appeals
- ☐ Any of the above
- ☐ Other

Available number of
Hours per week (for
Committee work)

4

Occupation

Nurse

Employer

Sun River Health

Work Address

[REDACTED]

Work Phone

[REDACTED]

Education

- ☐ Some High School
☐ High School Diploma
☒ Some College
☐ Associates Degree
☐ Bachelor's Degree
☐ Master's Degree
☐ Doctorate Degree

Interest & Skills

Volunteering & Community Involvement, Sports, Nature

**Areas of Expertise
(business & civic)**

Collaboration, Coordination, Problem-solving, Communication

Reference

Reference Name

[REDACTED]

Address

[REDACTED]

Phone

[REDACTED]

Email Address

[REDACTED]

Relationship

[REDACTED]

Please include your resume along with this application.

I agree that by submitting this application, I am electronically signing the application. I solemnly declare that the information I have provided is true.

Applicant Signature: Christina Ricottilli

Date: 03/26/2023

City of Beacon City Council Agenda
04/17/2023

Title:

Appointment of Justin Lynch to the Recreation Committee

ATTACHMENTS

Secretary to the Mayor Memorandum Regarding the Proposed Appointment of Justin Lynch

Justin Lynch Committee Application

CITY OF BEACON

Office of the Mayor

One Municipal Plaza
Beacon, New York 12508
845-838-5010 - Office
845-838-5012 - Fax



www.cityofbeacon.org

Date: March 28, 2023

To: Mayor Kyriacou and City Councilmembers

Re: Proposed Appointment of Justin Lynch to the Recreation Committee

Dear Mayor and Councilmembers:

In order to provide some background information on and context to Mr. Lynch's application for appointment to the Recreation Committee, I solicited information from him regarding his background, qualifications, and experience for use during your consideration of such.

Mr. Lynch is a resident of Beacon and is an active volunteer in the community. Specifically, he has spent the past fifteen years as a board member for the Beacon Soccer Club. During that time, his duties have ranged from Vice President of the Board to the liaison with the City and School District. Now that his own children have aged out of the Club, he is looking to volunteer in other capacities.

Professionally, Mr. Lynch has worked for almost thirty years in finance, specifically derivatives and hedging.

Mr. Clark also comes recommended for appointment by the City's Recreation Director, Mark Price. I hope that the above provides context for and otherwise aids in your discussion regarding the proposed appointment.

Sincerely,

Benjamin Swanson
Secretary to the City Mayor
Beacon, NY
845-838-5010

Committee Application



Submit Forms:
One Municipal Plaza, Suite One
Beacon, NY 12508

Phone: (845) 838-5010
FAX: (845) 838-5012
Email: cityofbeacon@cityofbeacon.org

Name

Justin Lynch

Address

Phone Number

Alternate Phone

Email Address

Committee You are
Interested In

- ☐ Board of Assessment Review
- ☐ Board of Ethics
- ☐ Conservation Advisory Committee
- ☐ Emergency Management Committee
- ☐ Human Relations Commission
- ☐ Planning Board
- ☒ Recreation Committee
- ☐ Traffic Safety Committee
- ☐ Zoning Board of Appeals
- ☐ Any of the above
- ☐ Other

Available number of
Hours per week (for
Committee work)

Occupation

Energy Derivatives Broker

Employer

OTCGH

Work Address

Work Phone

☐ Some High School
☒ High School Diploma
☐ Some College
☐ Associates Degree
☒ Bachelor's Degree
☐ Master's Degree
☐ Doctorate Degree

Reference Name

Address

Phone

Email Address

Relationship

Please include your resume along with this application.

I agree that by submitting this application, I am electronically signing the application. I solemnly declare that the information I have provided is true.

Applicant Signature:

Date:

City of Beacon City Council Agenda
04/17/2023

Title:

Appointment of Sarah Dwyer-Shick to the Recreation Committee

ATTACHMENTS

[Sarah Dwyer-Shick Letter of Interest](#)

[Sarah Dwyer-Shick Resume](#)

[Sarah Dwyer-Shick Committee Application](#)

Date: 4/5/23

To: City of Beacon

From: Sarah Dwyer-Shick

Re: Recreation Committee Application

I am writing to express my interest in a position on the Beacon Recreation Committee. I have made Beacon my home since 2008 and am committed to ensuring that all in Beacon have access to recreational programming.

Growing up in cities my first experience in sports was through recreational and community-based programs. As expenses in the youth and adult activity space have gone up the importance of these programs has only grown.

What I would bring to the committee is a background in a variety of sports at all levels, and a commitment to the value of community engagement.

Attached is my resume including links to publications, organizations and programs I am currently working with. Let me know if you have questions, or need any additional information.

Thank you for your consideration.

Sarah Dwyer-Shick

Sarah Dwyer-Shick

[REDACTED]
[REDACTED]
[REDACTED]

EMPLOYMENT-Current

East Fishkill Soccer Club (2022-present) - Director of Coaching, Intramural & Recreational
Supervise and coordinate all aspects of programming for the clubs 1,100 intramural & recreational players.

Soccer Parenting Resource Center (2021-present) - Operations Manager

SJI Training (2005-present) - Owner

Program development, on field training and coach education for youth soccer programs recreational through elite.

VOLUNTEER - Current

The Sports Bra Project (2017-present) - Founder/Director

TSBP is a U.S.-based 501(c)(3) nonprofit. Its mission is to increase access and normalize the needs and experiences of girls and women in sports. Through collaboration with more than 100 organizations, new sports bras have been collected and provided to organizations working in areas where lack of access to this basic piece of equipment limits sports participation opportunities. To date nonprofit organizations in more than 30 countries have been supported.

United Soccer Coaches - (2021-present) - Ethics Committee Member

YOUTH includes:

Downtown United Soccer Club (2017-2019) - Director of Goalkeeping, Girls - Girls Development Initiatives

NY Rush /Patriots FC - Goalkeeping Director & Team Coach (2008-2016)

Assistant Coach 2014 GU17 NPL National Champions & GU17 National Cup 2nd place

Eastern New York Youth Soccer Association - Olympic Development Program (2006-2015)

Director of Coaching - ODP Girls North (2011-2015), Goalkeeper Coach - ODP Girls North (2006-2011)

INTERCOLLEGIATE includes:

Assistant Men's Soccer Coach: **Dutchess Community College** (2015-2020)

Head Women's Soccer Coach: **Pace University** (2008-2010), **Vassar College** (2005)

Assistant Women's Soccer Coach: **Marist College** (2006 & 2007), **Stony Brook University** (2002 & 2003), **South Dakota State University** (2000 - 2002), **University of Northern Colorado** (1996 & 1997)

SELECTED PUBLICATIONS:

Soccer Parenting: Who You Use as Examples and Role Models Matters - April 2018

What Children Consider "Fun" is subjective - Oct. 2016

The Female Coaching Network: The "Billy Graham Rule" & The Female Coach - April 2017

The biggest difference in coaching male and female players in the US?...Diversity - Sept. 2016

New York Daily News: Challenge of inspiring young girls to achieve their goals more difficult - Nov. 2016

Keeperstop.com: The Modern Goalkeeper - Controlling the Space Behind the Back Line - Nov. 2014

EDUCATION

George Washington University - Sports Philanthropy
Certificate

University of Denver - MSM Sports Management
Intercollegiate Sports: Soccer, Lacrosse

Smith College - BA American Studies
Minor - Exercise & Sports Studies

Intercollegiate Sports: Soccer, Track & Field, Lacrosse

SOCIAL MEDIA

LinkedIn: [REDACTED]

Twitter: [REDACTED]

Instagram: [REDACTED] Instagram: [REDACTED]

CERTIFICATION & LICENSING

United Soccer Coaches (USC/NSCAA)

Director of Coaching, Advanced National, Advanced
National Goalkeeping

United States Soccer Federation

National Youth License, D License

National Strength & Conditioning Association

Certified Strength & Conditioning Specialist (CSCS)

NCAA Women Coaches Academy

Coerver Youth Diploma

Committee Application



Submit Forms:
One Municipal Plaza, Suite One
Beacon, NY 12508

Phone: (845) 838-5010
FAX: (845) 838-5012
Email: cityofbeacon@beaconny.gov

Name

Sarah Dwyer-Shick

Address

Phone Number

Alternate Phone

Email Address

Committee You are
Interested In

- ☐ Board of Assessment Review
- ☐ Board of Ethics
- ☐ Conservation Advisory Committee
- ☐ Emergency Management Committee
- ☐ Human Relations Commission
- ☐ Planning Board
- ☒ Recreation Committee
- ☐ Traffic Safety Committee
- ☐ Zoning Board of Appeals
- ☐ Any of the above
- ☐ Other

Available number of
Hours per week (for
Committee work)

Occupation

Employer

Work Address

Work Phone

Soccer Coach/Director - Self employed

SJI Training - East Fishkill Youth Soccer Club Director of intramural programs

Interest & Skills

Committed to ensuring access to sports programming for everyone.

Areas of Expertise
(business & civic)

College & youth soccer, non-profit management

Reference

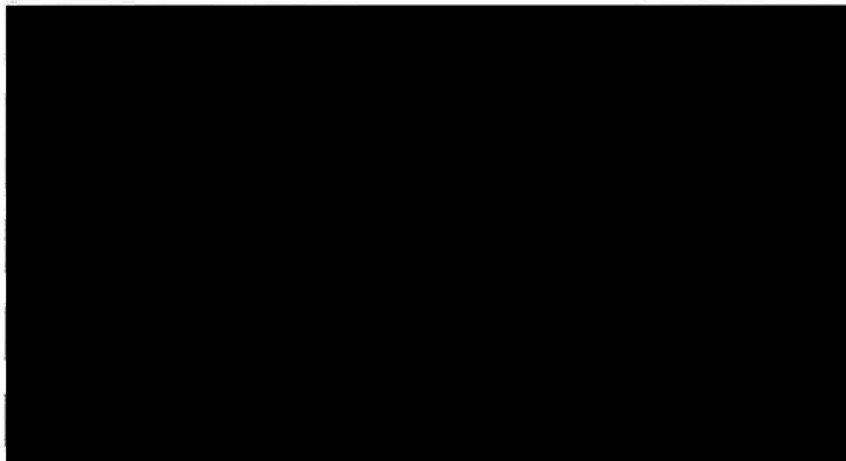
Reference Name

Address

Phone

Email Address

Relationship



Please include a letter of interest along with this application.

I agree that by submitting this application, I am electronically signing the application. I solemnly declare that the information I have provided is true.

Applicant Signature: Sarah Dwyer-Shick

Date: 4/5/23

City of Beacon City Council Agenda
04/17/2023

Title:

Leaf Blower Regulations

ATTACHMENTS

[Conservation Advisory Committee Memorandum Regarding Leaf Blower Regulations](#)

MEMO

TO: Christopher White, City Administrator
FROM: Sergei Krasikov, Chair, Conservation Advisory Committee (CAC)
RE: Possible Local Laws Restricting Use of Gas Leaf Blowers
DATE: November 14, 2022, updated April 13, 2023

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INTRODUCTION

This memo was created in response to a request from Beacon City Council, who are exploring adopting additional provisions in the City Code to regulate the use of leaf blowers in the City of Beacon. The Council requested the CAC consider the pros and cons of regulating gasoline-powered leaf blowers in

the City and report back its findings and recommendations. Below, we provide answers to each of the seven questions that the Council asked us to investigate. As part of our research, four CAC members (Sergei Krasikov [chair], Esther Jackson, Eleanor Peck, and Thomas Wright) reached out to 19 contacts in 18 municipalities, receiving email or phone responses from 13 of the contacts. We have provided summaries of the responses in this document, and include the raw data as an enclosure, as well as a longer narrative opinion on this topic.

In summary, the CAC is supportive of the Council taking steps to regulate gas-powered lawn equipment, starting with gas-powered leaf blower regulation. We were cautioned not to use the word “ban,” as it may alienate residents and commercial entities. We recommend that any regulatory changes presented during several public sessions over the next year, allowing Beacon residents, business owners, and landscape companies to contribute to the discussion and be well-informed of any upcoming changes. We recommend that the Council first restrict times when leaf blowers can be used and implement a seasonal restriction on gas-powered leaf blowers, and consider developing a timeline to restrict other gas-powered lawn equipment over time. Several municipalities in NYS have restricted the use of all the gas powered landscape equipment, e.g. Larchmont, Croton-on-Hudson, Pelham. Any regulation should clearly define what is meant by a “gas leaf blower,” and we offer [legislation](#) from Maplewood, NJ¹² as a model. We will also note that commercial landscaping companies and property owners should have the same restrictions, with an exemption (at least to start) for larger properties (proposed: 1 acre or larger) and cleanups following extreme weather events. Many municipalities also limit how many gas powered leaf blowers can be used simultaneously on lots of a certain size.

We also strongly encourage the Council to explore a buy-back program for gas-powered equipment, as the initial costs needed to switch to electric devices can be significant for those with fewer financial resources. We believe that there may be opportunities to work with New York State or Dutchess County on incentive and buy-back programs, although there is not a clear funding stream for such a program at this time.

Finally, we will note that some municipalities maintain databases of commercial landscaping companies for the purpose of communication, education, and in some cases collect a compulsory registration fee. We recommend that the Council consider the feasibility of creating and maintaining such a database for the City, primarily so that it can be used as a tool for communication and education.

Attachments: Leaf Blower Municipal Contacts - CC copy.xlsx
 Maplewood NJ - Leaf Blowers, Gas-Powered.pdf

¹ “Township of Maplewood, NJ: Leaf Blowers, Gas-Powered.”

² This is suggested as a model because Maplewood, NJ was challenged in court for their original legislation and amended the law based on that challenge.

NOISE AND LEAF BLOWERS

Acknowledging that the leaf blower regulation process started with noise complaints, we want to explain several fundamentals about sound and noise for better understanding issues at hand.

Loud noise greatly impacts our hearing and non-hearing health³, can lead to cardiovascular issues, psychological distress, and disrupt people from studies or work. Vulnerable populations include municipal employees, landscapers, children, seniors, and people with hearing and neurological disorders, such as autism. According to NIH, more than 100 million people⁴ in the US are estimated to be exposed to harmful levels of environmental noise. Hearing loss can result from a single loud sound (like firecrackers) near your ear. Or, more often, hearing loss can result over time from damage caused by repeated exposures to loud sounds. The louder the sound, the shorter the amount of time it takes for hearing loss to occur. CDC's hearing loss web page⁵ lists gasoline powered leaf blowers as a common cause of hearing damage. According to the CDC, any noise above 70 decibels begins to cause hearing damage, while any noise above 120 dBs causes immediate hearing damage. Commercial gas-powered leaf blower noise at close range is up to 115 dBA.

Noise is measured in decibels, or dBs. Refrigerator hums at 40dB, normal conversation is 60dB, an approaching subway train - 100dB. It is very important to understand that an increase of 10dB on the decibel scale is equal to a 10-fold increase in sound pressure level. So when we evaluate a 60dB leaf blower model it is not 16% louder than 50dB, but 10 times louder.

The broad impact of gas leaf blower noise on communities is explained by a strong low frequency component. NIH pilot study⁶ shows that low frequency noise from commercial gas leaf blowers exceed WHO outdoor daytime standards (55 dB) up to 800 feet from the source. Low frequency sound travels over long distances and penetrates walls and windows. Electric leaf blowers operate at higher frequencies and their noise has a harder time penetrating walls/windows, dissipates much faster and within a much smaller radius. Please see APPENDIX at the end of this document for quick comparison of noise ratings among some available gas and electric leaf blowers.

AIR-BORNE PARTICULATE MATTER

According to The University of California School of Engineering study leaf blowers are a major source of air-borne particulate matters⁷. 2018 Institute for Health Metrics and Evaluation (IHME)⁸ found that

³ [http://www.thelancet.com/pdfs/journals/lancet/PIIS0140-6736\(13\)61613-X.pdf](http://www.thelancet.com/pdfs/journals/lancet/PIIS0140-6736(13)61613-X.pdf)

⁴ <https://www.ncbi.nlm.nih.gov/pmc/articles/PMC3915267/>

⁵ https://www.cdc.gov/nceh/hearing_loss/what_noises_cause_hearing_loss.html

⁶ [NIH Characteristics of Lawn and Garden Equipment Sound: A Community Pilot Study](#)

⁷ <http://www.valleyair.org/news/leafblowers/leafblower.pdf>

⁸ <https://www.science.org/doi/10.1126/sciadv.abf4491>

ambient fine particulate matter air pollution is responsible for 85,000-200,000 excess deaths per year in the US. According to the American Lung Association, those most at risk are infants, children, teens, individuals with asthma, and people of color. Leaf blower legislation is supported by the Medical Society of the State of NY, the American Cancer Society, the Asthma Coalition, and the Breast Cancer Coalition.

LEAF BLOWER ALTERNATIVES

There are a number of alternatives for leaf blowers for dealing with grass cuttings and leaves. It is much better for soil health to leave cuttings in place to decay and mulch leaves with a lawn mower as it provides needed nutrients for the plants. Additionally, it is a good land stewardship practice to leave last fall leaves on the ground as they provide insulation and shelter for bugs and critters. Raking certain areas and composting the leaves is another alternative. CAC can prepare a short presentation on non-leaf blower management of lawns and yards.

QUESTIONS

1. *Are there effective alternatives to gasoline-powered leaf blowers such as battery and plug-in models (or operational changes such as mowing leaves instead of collecting them) that meet the demands for various users, including homeowners, businesses, commercial landscapers, etc.? Are these alternatives significantly less noisy and prone to create dust and public health issues?*

- Battery-powered and plug-in leaf blowers provide the same functionality on all but most demanding jobs. One drawback is the weight of the commercial battery pack.
- Some battery-powered leaf blowers are significantly quieter than gas-powered machines. However, with ever increasing power battery powered blowers are also becoming louder. A study conducted by CAC from the City of Greenburgh found that out of 150 electric blower models they compared only 5 performed below 55 decibels allowed by their Town Code⁹. Beacon allows up to 60 decibel for residential / 65 decibel for commercial.
- Blowing dust is still a major concern.
- From committee members' professional experience with One Nature (ON) and Atlas Studios electric blowers provide adequate substitution even in commercial applications, especially when in use with a battery backpack.
- ON, a commercial landscaping company, uses [STIHL Battery KombiSystem](#), with one powerhead driving an assortment of landscaping attachments. Stihl also has a line of stand alone battery powered blowers called [BGA](#).

⁹ <https://ecode360.com/35275661?highlight=decibel.decibels&searchId=28223039627796729#35275661>

- In general, it is advisable to “buy into” a battery system and build your electric tool library around a battery system. This allows you to power multiple tools using the same set of batteries. The same equipment would be appropriate for all but the very largest properties, including residential and business properties, and could be used by both property owners and commercial landscapers.
- Because it can take time to charge electric equipment, one of the tactics advocated by other communities is for homeowners to ask their landscapers to use homeowners’ battery powered leaf blowers on their property.

2. *If the City restricts the time and/or season in which gasoline-powered leaf blowers can be utilized, how has that worked in other communities in terms of compliance with the policy and enforcement? Is there a case that these devices should be prohibited during certain times of the year?*

- Most if not all communities have seasonal restrictions. Generally, gas leaf blowers are not permitted after “spring cleanup” until leaves begin to fall in autumn. Most communities also restrict time of day when leaf blowers can be used.
- Municipalities vary in the dates they have restrictions. An example of a common restriction: *Prohibited May 16 – Oct 14, Allowed Oct 15 - May 15*. A stricter season restriction: *Prohibited May 2 – Oct 14 & Dec 16 – Mar 14; Allowed Mar 15 – May 1, and Oct 15 – Dec 15*. Examples of seasonal restrictions can be found [here](#).
- For enforcement, some communities use the police, some use their building department or code enforcement officer, some use the combination, but seems most effective when it is enforced by the police department. Some municipalities ticket both the landscaping company and the property owner, if the violation is by a landscaping company.
- Some cities including Princeton NJ and Bedford NY allow time stamped pictures and videos from community members documenting the use of regulated equipment, license plates, landscape company names and residence addresses to be sent to the police/building department/code enforcement¹⁰. Many require the police to witness the infraction. In most communities both the landscaper and the homeowner would first get a warning, and then both would get escalating fines for repeated offenses. However, some municipalities, including Pelham Manor, have a zero tolerance policy with no warnings.
- Communities that restricted leaf blower use by setting a permitted noise decibel level have struggled to enforce the regulations as a police officer has to be present during usage and be in

¹⁰ <https://planetprinceton.com/2021/12/06/what-you-can-do-to-help-enforce-the-gas-leaf-blower-ban-in-princeton/>

possession of an approved noise level meter. Other communities that chose “blanket” restrictions on season/time of leaf blower usage had much easier time with enforcement.

- In towns with landscaper registries certain number of offenses can lead to banning the company from doing business in the municipality. In general, very few tickets are issued in practice in most places. Feedback we received indicates that within a year or two of implementing restrictions people and businesses change their practices. Some communities opted to have a very high fine and possible imprisonment attached to the restrictions to facilitate compliance.
- Seasonal restrictions can be a way to roll out broader regulations in stages and not alienate residents with an immediate “total ban” on leaf blowers. They are also a good place to start public conversations about this topic, by inviting comments on the seasonal windows.

3. *When municipalities have implemented restrictions, how have they educated the public on such legislation?*

- Had public hearings and used public feedback to craft legislation
- Sent emails from the municipal government
- Put information on municipal websites
- Posted on municipal social media
- Sent out press releases
- Posted information on electronic signs within municipalities
- Tabled at the farmer’s market and other events
- Created an electric equipment rebate (highly effective) associated in part with a gas-powered equipment trade-in
- Worked with the police department hands out flyers in English and Spanish in the weeks before the restrictions go into effect
- Put door-hangers on every door
- Collaborated with vendors and manufacturers to organize equipment presentations / try-outs
- Created a database of landscapers by visually cataloging companies working in towns. The city sends a letter to them at the beginning of each season to remind them about rules and regulations.
- Relatedly, several municipalities have created landscape business registries. Companies wanting to do business in these towns must register and pay a small fee. This gives the government contact info to update/remind landscapers about regulations.

4. *Are there any exemptions that would be appropriate for the City of Beacon, such as for use by municipal public works, on residential and commercial properties over a certain size?*

- Most towns have exemptions for municipal workforce, school districts and large landowners (usually 1 acre and more). However, we would strongly encourage the city and BCSD to set examples of respectful land management and minimize the use of leaf blowers as much as possible. As per the City's [Green Purchasing Policy](#)¹¹ we would encourage the city to replace aging landscaping equipment with battery powered alternatives.
- Several towns have exemptions for cleanups following extreme weather events.
- Maplewood NJ allows an exemption to clean up leaves and yard debris based for people with certain documented medical conditions.
- In some towns and villages, including Scarsdale, the Village parks department, department of public works, and school district are all using electric leaf blowers to lead by example.

5. *If the City restricts or bans gas leaf blowers, should it also restrict or ban non-gas leaf blowers?*

- As noted earlier, electric powered leaf blowers operate at higher frequencies that do not travel as far or penetrate walls as well as low frequency noise generated by gas powered leaf blowers, especially powerful commercial models. Additionally, many of the electric leaf blowers available at big box stores tend to be quieter than many of the gas powered ones.
- While electric leaf blowers would still cause concern over airborne dust particles, to minimize pushback and maximize general adoption of battery powered lawn care equipment, we would advise to allow battery powered leaf blowers. Coupled with a robust education campaign on benefits of alternative approaches to leaf management this should lead to much quieter streets in our town. Perhaps the council can set a timeframe to revisit total leaf blower ban 5-7 years down the road if there is public support for this.
- CAC recommends conducting an electric comparison blower study similar to the quoted above study by Town of Greenburgh¹² a year or two after the roll out of gas-powered regulations to analyze stated decibel levels of commercially available electric blowers. The study can be used as a base for electric blower regulations should the trend of noise level increase continue.

¹¹ City of Beacon, "CITY OF BEACON PROCUREMENT POLICY."

¹² <https://www.greenburghny.com/666/Appendix-I---Leaf-Blowers>

6. *What impact have restrictions in other local areas had on the community? Have the results been positive and/or have there been unanticipated adverse consequences of restrictions/bans?*

- By and large, municipalities reported positive feedback once restrictions were in place. Many also reported compliance, at least in terms of actual tickets or warnings written.
- That said, some communities implementing partial restrictions have seen some negative feedback. There are calls about landscapers not being in compliance, although after a few years that seems to dissipate as landscapers understand the restrictions better.
- Communities closer to Beacon demographically have seen more pushback, particularly as a low-moderate income community with people making their living in the landscaping business. Enforcement is challenging for many communities.

7. *Overall, what are the benefits of restricting/banning gasoline powered leaf blowers? What are the potential detriments?*

- The main benefits are public health benefits. A reduction in gas-powered leaf blowers means that fewer people - equipment operators and community members - will be exposed to dangerous noise levels, airborne particles & pollutants from burning gasoline including highly dangerous ground level ozone.
- Electric leaf blowers create less noise pollution than gas-powered leaf blowers, although they do create noise and dust.
- Both gas and electric leaf blowers have negative impacts on local wildlife, undermine the health of plants, and increase rainwater run-off and erosion.
- The primary barrier to restricting gas-powered leaf blowers is the up-front cost for residents. This can be remedied through buy-back programs, rebate programs, or other financial incentives and a gradual phase-in of any restrictions.
- The other large barrier to restriction is public opinion, including that of commercial landscaping companies. This can be managed through community engagement, including gathering feedback on the creation of any restrictions, providing educational materials to the public, and developing and maintaining communication channels with commercial landscaping businesses.
- We provide a longer, more nuanced narrative below.

CONSERVATION ADVISORY COMMITTEE OPINION

The Conservation Advisory Committee (CAC) has sought comments and recommendations from neighboring communities that have implemented leaf-blower restrictions. After review of this

information, and discussion among CAC members, we encourage the City of Beacon (COB) to take the necessary steps toward planning and implementation of such a restriction in Beacon.

As with any regulation, the goals must be made clear. In this case, the primary goal is one of improved health and well-being of the members of the communities of Beacon. This is true for both the operators of the machines, and for the persons living in proximity to their use.

Reduction of gas powered lawn care equipment use is one of the CLCPA goals. Gas-powered outdoor equipment negatively affects equipment operators, communities and the environment. We advocate for the state of New York to phase out sale of such equipment and recommend pursuing local education and buy-back/rebate programs to mitigate noise, contribution to climate change and a seldom discussed issue of spilled gas/oil during refueling¹³ of existing equipment. Equipment with older 2-stroke engines should be targeted first, as they are extremely polluting, due to burning both gasoline and oil, as well as being loud.¹⁴ While the City of Beacon is preempted to regulate air pollution, we recommend you to learn more about detrimental health impacts for the users of gas-powered yard equipment in EPA National Emissions from Lawn and Garden Equipment report¹⁵. The exhaust is filled with noxious fumes¹⁶, to which the operators are directly exposed.

ENVIRONMENTAL JUSTICE

In considering the commercial use group, it is important to evaluate the environmental justice benefit. Many landscape maintenance companies employ members of communities that as a whole bear a more direct impact from both workplace hazards, and increasingly, the impacts of climate heating.¹⁷ A transition to electric-powered leaf blowers would eliminate the toxic exhaust created by gas-powered leaf blowers, and greatly reduce noise levels endured by the equipment user, thereby creating an environmental justice benefit.

WIDER BENEFITS

Beyond the direct health impacts is a potential co-benefit to global climate heating mitigation efforts. While leaf blowers might seem not an important contributor to global warming, they are in fact extremely polluting. According to a study conducted by Edmunds¹⁸, “the hydrocarbon emissions from a

¹³ <https://psci.princeton.edu/tips/2020/5/11/law-maintenance-and-climate-change>

¹⁴ Steyer, Clara, “Electric or Gas Leaf Blowers...Neither?”

¹⁵ [National Emissions from Lawn and Garden Equipment](#), EPA

¹⁶

¹⁷ The White House, “FACT SHEET: Biden Administration Mobilizes to Protect Workers and Communities from Extreme Heat.”

¹⁸

<https://www.edmunds.com/about/press/leaf-blowers-emissions-dirtier-than-high-performance-pick-up-trucks-says-edmunds-insidelinecom.html>

half-hour of yard work with the two-stroke leaf blower are about the same as a 3,900-mile drive from Texas to Alaska in a Raptor pickup truck.” Collectively, all gas powered landscape equipment is a major contributor to pollution¹⁹ and climate change

While there may be reluctance among city officials to enter into a program which is seen as dictating the purchasing decisions of its residents, it should instead see this as a way to communicate the stated values of the city in regards to its electrification and decarbonization efforts. Restrictions can be presented not as a way to punish those who already own gas-powered leaf blowers, but as a way to communicate to its residents a low-cost way to make a transition to electric-powered machines.

This exposure may result in more rapid adoption of other electric-powered machines. As an illustration, a resident who may be skeptical about electric vehicles, could be persuaded of their benefits by trying smaller equipment first. In this way, these smaller machines can serve as a gateway to larger machines such as battery powered electric vehicles, and electric heat pumps for home heating.

Another benefit is that electric-powered equipment has lower operating costs over time as well,²⁰ which should be emphasized during a public education and engagement phase. This should be welcome news at a time when inflation concerns run high.

BROADER SCOPE FOR RESTRICTIONS

We have referred to gas-powered leaf blowers above. It is important to consider expanding restrictions to include all gas-powered lawn equipment where leaf blowers are seen as a first phase, and machines such as lawnmowers a later phase. If lawnmowers were included as part of future restrictions, it may be necessary to distinguish between push mowers and ride on lawnmowers and the users of each, with the former being used more by consumer users, and the latter by commercial users. In many ways, lawnmowers are a lighter lift since there seem to be more models available, and the costs are probably lower as a result.

CAC would further recommend that all commercial entity workers using gas-powered leaf blowers must be provided with and must wear safety equipment for hearing and breathing. Such regulations are on the books in several communities, including Maplewood NJ.

We also recommend exploring whether leaf blower use on hard surfaces (roads, driveways, etc) can be restricted as this is a major cause of dust pollution.

¹⁹ [National Emissions from Lawn and Garden Equipment](#), EPA

²⁰ [“Will a Battery-Powered Mower Save You Money Over a Gas Mower?”](#)

COMMUNITY ENGAGEMENT

Restrictions would not be implemented overnight. The CAC recommends a carefully planned community education and engagement phase, which includes a timeline for community feedback, modifications to any restrictions, as needed, and the restriction implementation itself.

Community engagement sessions would need to be held to both educate impacted users about the health and well-being benefits of restrictions, and to serve as a forum for hearing concerns and feedback from these users. The positive aspects of restrictions should always be emphasized over what may be seen by some as negative, or overreaching. Electrification has been used by some as a politically divisive issue.

The COB should investigate incentives including rebates or buy-back programs for gas-powered equipment. Funding sources would need to be identified and secured, and should be part of the overall planning of the ban. Examples of rebate programs include the [City of Yonkers](#), Town of Bedford, Village of Pleasantville, and Town of Lewisboro.

The electric battery-powered product offerings, and capacity of the batteries themselves, are increasing every year.²¹ An effective educational campaign would communicate these offerings to those impacted by new restrictions. As a way of connecting community members with affordable electric battery-powered options, retailers and/or manufacturers could be invited to present and offer trials on equipment. The financial impacts of the regulations on lower-income communities need to be considered. If buy-back, rebate, or discounting efforts are embraced, a sliding-scale structure based on annual household income could be one way to address this concern.

The COB would help-to jump start the engagement and education process by leading the way in a transition away from fossil-fuel powered landscape equipment. Ideally, education efforts would include information about all landscape care equipment. By doing so, the COB would not only make its intentions regarding the restrictions clear, but it would serve as a case study for how residents and commercial users can make the transition, and a showcase for the type of equipment currently available.

Existing commercial users of electric landscaping equipment offer a good resource for feedback on equipment, and also serve as useful case studies for other commercial users. These users would need to be engaged to fully utilize this resource. Perhaps a user registry for companies and/or municipalities

²¹ Burrows, “Researchers Design Long-Lasting, Solid-State Lithium Battery.”

who use only battery electric leaf blowers and other equipment could be created to facilitate the implementation of the restrictions among these users.

CONCLUSION

Recently, the state of California passed legislation that bans the sale of gas-powered vehicles by 2035.²² The stated goal is a reduction of carbon-dioxide emissions, but viewed more generally, the state is acting to protect the well-being of its residents by implementing a ban on machines powered by health and climate-harming fossil fuels.

Creating restrictions on the use of gas-powered leaf blowers is directly analogous, in that it serves to protect the health and well-being of Beacon's residents. Not only does this service align with the responsibilities of the COB, it aligns with its stated goals for electrification and decarbonization.

The CAC advises the COB to take the necessary steps to implement restrictions on gas leaf blowers, and other gas-powered outdoor equipment over time. We look forward to actively assisting in this process.

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Science.org “PM_{2.5} pollutants disproportionately and systemically affect people of color in the US”
<https://www.science.org/doi/10.1126/sciadv.abf4491>

Mitigating the Health, Environmental, and Quality of Life Impacts of Gas-Powered Leaf Blowers
Bronxville Green Committee, Bronxville, NY June 14, 2021
https://www.villageofbronxville.com/sites/g/files/vyhlif336/f/pages/cody_bronxville_leaf_blower_report_june14_2021_2_2.pdf

Leaf Blowers, Town of Greenburgh CAC presentation at Town Board Public Hearing
<https://www.greenburghny.com/666/Appendix-I---Leaf-Blowers>

We compared the first 4 electric and gas leaf blowers HomeDepot website showed, homeowner electric leaf blower models still tend to be quieter than gas.

NOISE RATING (dB):

75.4

NOISE RATING (dB):

61

City of Beacon City Council Agenda
04/17/2023

Title:

Community Quarterly Update

ATTACHMENTS

[Community Quarterly Council Update](#)

2023 Cycle 1 UPDATE

Workshop Meeting Agenda | Monday, April 17, 2023

BACKGROUND

WHAT IS THE COMMUNITY QUARTERLY?

The City Council of Beacon believes our city government is made stronger through an engaged and active public. While there are already several ways for those who live and work in Beacon to provide feedback, input and inspiration for City Council, we believe that Council has a proactive role to play in making our government more accessible and participatory.

To that end, we are hosting a series of Community Quarterlies to give a platform for Beaconites to share ideas with each other and vote through a set of priorities for City Council to address moving forward.

Each CQ will center on a question articulated by Council and have three phases:

PART 1: Survey for Solutions - completed MAR 13

PART 2: Public Forum - completed MAR 18

PART 3: Community Vote - completed APR 12

2023 CYCLE 1 CENTRAL QUESTION:

What is a Community Climate Initiative that the City should support?

RESULTS

Ideas ranked highest by the Beacon community overall will be assigned a City Councilmember to move their idea forward into fruition. Due to logistical restraints, not every idea may come to fruition exactly as-written, but the Councilmember will work with the idea-haver and community supporters to make progress.

The top ranking ideas for this Cycle are:

#1 Oppose dumping of radioactive wastewater from Indian Point into the Hudson River.

Holtec Industries is planning to discharge millions of gallons of radioactive wastewater into the Hudson River from Indian Point in August or earlier. Tritium, one of the radioactive elements to be discharged, poses a severe danger to human health and the environment and cannot be filtered out of water. Pregnant people and children are at high risk for adverse effects as are fish and wildlife. A City resolution would also support two bills in the NYS legislature: S5181/A5338 banning this action on the State level.

THIS IDEA HAS BEEN COMPLETED!

On Monday, April 10th the City of Beacon City Council passed [RESOLUTION NO. 36 OF 2023](#) In Opposition to the Discharge of Contaminated Water into the Hudson River and in Support of a Ban on Any Radiological Agent Being Released into the Waters of New York. The full text of the resolution can be found at www.beaconny.gov

The work is not over though, and those who indicated this idea as a top priority will be receiving an email with additional steps they can take if they wish to advocate on the County and State level to stop this action by Holtec Industries in the coming months.

Your City of Beacon Councilmembers

Ward 1, Molly | mrhodes@beaconny.gov
Ward 2, Justice | jmccray@beaconny.gov

Ward 3, Wren | wlongno@beaconny.gov
Ward 4, Dan | daymarblair@beaconny.gov
Mayor, Lee | mayor@beaconny.gov

At-Large, George | gmansfield@beaconny.gov
At-Large, Paloma | pwake@beaconny.gov

#2 Commit to a timeline for a Citywide Bike Plan that includes immediate pilot bike lanes & boulevards

Description: A key part of addressing Beacon's Climate Goals includes improving transportation options outside of personal vehicles. Half of all trips taken in the U.S. are less than 3 miles and choosing to replace driving a car with riding a bike just once per day can reduce personal transportation-related carbon emissions by 67% (via PeopleforBikes.org). However, to make these rides safe for cyclists, drivers, and pedestrians alike, the City needs to implement bike lanes and boulevards.

COUNCILMEMBER WREN LONGNO will work with community supporters to move this idea forward

#3 Expand and Modify the Free Loop Shuttle Bus

The free loop should have increased range and frequency. If we could all count on the bus to sync up with trains reliably, ridership would increase dramatically, thus reducing overall emissions. In addition, if the bus was a smaller-capacity vehicle, it would get much better gas mileage, especially per rider mile. Ideally, this vehicle would be electric, when feasible. The Main Street Access Committee supports these recommendations, and [the US DoT has many statistics on the benefits of buses](#). Additional information is also found in Section 4 on public transportation of [the Main Street Access Committee's report](#).

COUNCILMEMBER JUSTICE MCCRAY will work with community supporters to move this idea forward

THANK YOU to the other ideas and their community stewards. Each idea will receive follow-up and suggested next steps on how to move these ideas forward. In recognition:

Stream/Riparian Buffer restoration with plantings along Fishkill Creek banks and other streams.

Riparian buffers are strips of vegetation (trees, shrubs or grass) planted next to streams or other waterbodies. By planting vegetation along streams, space is created between the water and upland land uses, which helps protect the water quality and stream habitat. Healthy buffer benefits: Streambank stabilization, Erosion and sediment control, Filtration of nutrients and other pollutants, Reduced impact from floods, Habitat and food for wildlife and pollinators, Shade for streams.

- [View Presentation Slides LINKED HERE](#)

Create an incentive program for residents to plant and maintain pollinator pathways

Replacing grass lawns with native plant meadows helps create habitats for local pollinators while cutting back on our use of outdoor watering, gas-powered mowers, and pesticides. To incentivize residents to participate in creating pollinator pathways, Beacon can work with local businesses to offer free bulbs, plants, and gardening supplies to help participants get started, plus perks like discounts at local events, restaurants, and coffee shops. This can be a fun family and community project.

Info sessions for homeowners on accessing programs to transition off fossil fuels affordably.

One of the largest contributors to climate change is emissions from buildings. We have passed a bill that prevents gas hookups in new construction but what about the challenge of energy sources in our existing homes and buildings? There are programs now that provide affordability to homeowners to make important retrofits to their homes through the IRA and through NYSEDA's EmPower and NYS Clean Heat program. We just need to get the information out to our community.

Your City of Beacon Councilmembers

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Video presentation hosted by Climate Reality with reps from ReWiring America and New Yorkers for Clean Power that outlines programs and their incentives and rebates: <http://bit.ly/3Z7u3aw>

Residential Rain Barrels: Reduce Your Water Bill, Combat Climate Change, Help Beacon's Water Supply

Rain barrels conserve water, ease demand on Beacon's water system and reduce your water bill. Last summer's drought forced Beacon to restrict water use. With climate change, droughts will be more common. Rain barrels capture water from roofs so you can water for free lawns, gardens or wash cars. Vote for Beacon to offer rain barrels at cost to residents so no cost to the city.

- [View Presentation Slides LINKED HERE](#)

UP NEXT:

2023 Cycle Topics:

- Q1: Community Climate Initiative
- Q2:TBC: Waterway Protections
- Q3: TBC:
- Q4: Participatory Budgeting with the High School

2023 SCHEDULE (subject to change):

Cycle 2

- Mon (5/15) Workshop Meeting/ Confirm Central Question + Launch Survey
- Mon (5/29) - Survey of Solutions DUE
- Sat (6/3) @10AM - Public Forum Date**
- Wed (6/21) Ballot of Ideas DUE
- Mon (6/26) Workshop/Meeting - Results announced

Cycle 3

- Mon (8/7) Joint Meeting/ Confirm Central Question + Launch Survey
- Mon (8/21) - Survey of Solutions DUE
- Sat (8/26) @10AM - Public Forum Date**
- Wed (9/13) Ballot of Ideas DUE
- Mon (9/18) Workshop/Meeting - Results announced

Participatory Budgeting

- Early October - Introduce project to Participation in Government Glass
- Through November - Develop Ideas for Presentation
- Early December - Presentation of Idea to City Council and Voting

Your City of Beacon Councilmembers

Ward 1, Molly | mrhodes@beaconny.gov
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City of Beacon City Council Agenda
04/17/2023

Title:

Draft Resolution Calling for the Public Service Commission to Approve and Implement an Opt-Out Community Distributed Generation Program

ATTACHMENTS

Resolution Calling for the Public Service Commission to Approve and Implement an Opt-Out Community Distributed Generation Program



**CITY OF BEACON
CITY COUNCIL**

RESOLUTION NO. __ OF 2023

URGING THE NEW YORK STATE PUBLIC SERVICE COMMISSION TO APPROVE AND IMPLEMENT AN OPT-OUT COMMUNITY DISTRIBUTED GENERATION PROGRAM

WHEREAS, the City of Beacon (the “City”) is concerned about the impact of fossil-fuel energy sources on the environment, public health, and costs of energy for City residents and businesses; and

WHEREAS, Community Distributed Generation (“CDG”) is a program authorized by New York State that allows participants to reap the benefits of solar-generated electricity without having to install panels on their property; and

WHEREAS, Opt-Out CDG is a tool for local governments to offer residents and businesses access to clean energy by automatically enrolling them in CDG or “community solar” projects through the state’s Community Choice Aggregation (“CCA”) policy; and

WHEREAS, Opt-Out CDG is expected to result in a guaranteed savings of up to 10 percent on the eligible electricity costs of virtually all homes and small businesses in the City; and

WHEREAS, Opt-Out CDG has been designed to prioritize enrollment of low-income households, helping to cut electricity costs; and

WHEREAS, Opt-Out CDG is supported by the NYS Climate Action Council Scoping Plan, the State’s 10 Gigawatt Distributed Solar Roadmap, Clean Energy Communities, and Climate Smart Communities, and directly contributes to the State’s nation-leading clean energy goals; and

WHEREAS, Opt-Out CDG was first approved in New York State in 2018 by the Public Service Commission (“PSC”), but was paused in 2021 and was recently cited to be studied for alternatives by the PSC, further delaying the roll out of Opt-Out CDG; and

WHEREAS, the delay in the approval and implementation of Opt-Out CDG is slowing progress on critical State and local clean energy goals and resulting in lost guaranteed energy savings, especially for Disadvantaged Communities.

NOW, THEREFORE, BE IT RESOLVED, that the Beacon City Council hereby urges the New York State Public Service Commission to approve and implement Opt-Out CDG in New York State; and

BE IT FURTHER RESOLVED, that the City Council hereby commits to actively support and participate in the Opt-Out CDG Coalition, including by authorizing the City Administrator to sign letters of support and other related documents; and

BE IT FURTHER RESOLVED, that the City Clerk is hereby directed to send a certified copy of this resolution to Michelle L. Phillips, Secretary to the Commission.

Resolution No. __ of 2023			Date: _____				
☐ Amendments						☐ 2/3 Required	
☐ Not on roll call.			☐ On roll call			☐ 3/4 Required	
Motion	Second	Council Member	Yes	No	Abstain	Reason	Absent
		Paloma Wake					
		Justice McCray					
		George Mansfield					
		Wren Longno					
		Molly Rhodes					
		Dan Aymar-Blair					
		Mayor Lee Kyriacou					
		Motion Carried					

City of Beacon City Council Agenda
04/17/2023

Title:

Bid Responses for Fishkill Avenue and Teller Avenue Rehabilitation (PINs 8757.30 & 8757.80)

ATTACHMENTS

[WSP USA Memorandum Regarding Fishkill and Teller Avenues Rehabilitation Bid Analysis](#)



April 11th, 2023

Mr. Christopher White, City Manager
City of Beacon
1 Municipal Plaza
Beacon, NY 12508

Re: PIN 8757.80 Rehabilitation of Teller Avenue
PIN 8757.30 Rehabilitation of Fishkill Avenue
Bid Analysis

WSP has reviewed the bids for the contract combining PIN 8757.80 – Rehabilitation of Teller Avenue and PIN 8757.30 – Rehabilitation of Fishkill Avenue, which was received and opened on Thursday, April 6th, 2023. The apparent low bidder, Sun Up Construction Corp., Wappingers Falls, NY, submitted a bid for \$12,639,865.11. Four bids were received, as follows:

	<u>Total</u>	<u>PIN 8757.80</u>	<u>PIN 8757.30</u>
1. Sun Up Construction Corp.	\$12,639,865.11	\$3,714,958.40	\$8,924,906.71
2. Gianfia Corp.	\$13,044,746.94	\$3,365,659.62	\$9,679,087.33
3. Northbrook Contracting Corp.	\$13,973,000.00	\$3,462,100.00	\$10,510,900.00
4. Morano Brothers Corp.	\$14,334,029.20	\$3,786,907.70	\$10,547,121.50

The Engineer's Estimate (EE) was \$7,639,425.50. The average bid was \$13,497,910.31.

Low Bidder Responsibility

For all federal aid contracts, determination of whether or not a business entity is a "responsible bidder" is made using the guidelines established by 9 NYCRR 4.170 whereby a contractor/vendor may be deemed 'not responsible'. The following items were verified as part of the bidder responsibility review:

- All bidders have a valid active registration status on the System for Award Management within the US Federal Contractor Registration program. None of the bidders are on the List of Debarred, Suspended, or Voluntarily Excluded Firms Ineligible for Federal Aid.
- None of the bidders are on the NYS Department of Labor's monthly List of Employers Ineligible to Bid on or be Awarded any Public Work Contract.
- All bidders are a registered entity within NYS Department of State's Corporation / Business Entity Database. A printout of the database search is included with this letter.
- None of the bidders were found to have any OSHA safety violations as listed on the OSHA website.

Bid Reconciliation

The city forwarded the itemized bids to WSP for further analysis. For each bidder, WSP checked the written quantities, multiplication, and addition. The analysis discovered several mathematical or clerical errors, which are listed below.

- Northbrook Contracting Corporation submitted a bid of \$13,973,000.00. However, their bid sheets included one inconsistency. Item 697.03 (with a quantity of 257,000 DC) included a total price of \$256,000.00 but the mathematical total is correctly $257,000 * \$1.00/DC = \$257,000.00$. Revising their total cost using the correct mathematical total, increases Northbrook Contracting Corporation bid by \$1,000, to \$13,974,000. This does not change the order of bidders.

- Morano Brothers submitted a bid of \$14,334,029.20. However, their bid sheets included one inconsistency. Multiple items that belonged in PIN 8757.30 were added to the total for PIN 8757.80 instead. While each individual PIN total was impacted by the addition or subtraction of \$37,440, the total price for the two PIN's remained the same. This does not change the order of bidders.
- Sun Up Construction Corp submitted a bid of \$12,639,865.11. However, their bid sheets included multiple inconsistencies.

PIN 8757.80

- Item 606.10 (with a quantity of 98 LF) was calculated to have a total price of \$9,640, but when multiplying the unit price by the quantity the result is \$9,604.
- The total price is listed as \$3,714,958.40 whereas multiplying each unit times each unit price results in a total cost of \$4,708,570.01. With a difference of \$993,611.61 this has a significant impact on the total price and changes the order of the bidders.

PIN 8757.30

- Item 209.1102002 was listed as having a total price of \$4,059, but when multiplying the unit price by the quantity the correct result is \$49,500.
- Item 604.3101873 was listed as having a total price of \$100,840, but when multiplying the unit price by the quantity the correct result is \$100,804.
- Item 604.5018001 was listed as having a total price of \$79,912 but when multiplying the unit price by the quantity the correct result is \$115,912.80.
- Item 663.23000010 was listed as having a total price of \$80,850 but when multiplying the unit price by the quantity the correct result is \$8,085.
- Item 697.03 (with a quantity of 257,000 DC) included a total price of \$256,000.00 but the mathematical total is correctly $257,000 * \$1.00/DC = \$257,000.00$.
- The total price for PIN 8757.30 is calculated to be \$8,924,906.71, whereas multiplying each unit times each unit price results in a total cost of \$8,889,106.51. This impacts the total price and changes the order of the bidders.

The revised order of bidders after considering all mathematical errors is as follows:

	<u>Total</u>	<u>PIN 8757.80</u>	<u>PIN 8757.30</u>
1. Gianfia Corp.	\$13,044,746.94	\$3,365,659.62	\$9,679,087.33
2. Sun Up Construction Corp.	\$13,597,676.52	\$4,708,570.01	\$8,889,106.51
3. Northbrook Contracting Corp.	\$13,974,000.00	\$3,462,100.00	\$10,511,900.00
4. Morano Brothers Corp.	\$14,334,029.20	\$3,749,467.70	\$14,334,029.20

Bid Analysis

The low bid is 71% higher than the Engineer's Estimate.

The following 15 items comprised a total of 55% of the low bidder's total. The contractor's unit prices for all were significantly higher than the engineer's estimate.

Item	Description	Average of all Bidder's		EE Estimate	
		Unit Price	Total	Unit Price	Total
203.02	UNCLASSIFIED EXCAVATION AND DISPOSAL	\$111.13	\$411,329.19	\$40.00	\$148,060.00
204.01	CONTROLLED LOW STRENGTH MATERIAL (CLSM)	\$612.00	\$120,258.00	\$225.00	\$44,212.50

Item	Description	Average of all Bidder's		EE Estimate	
		Unit Price	Total	Unit Price	Total
206.0201	TRENCH AND CULVERT EXCAVATION	\$95.63	\$158,259.38	\$25.00	\$41,375.00
490.1	PRODUCTION COLD MILLING BITUMINOUS CONCRETE	\$9.74	\$167,405.38	\$5.00	\$85,915.00
603.98120004	DUCTILE IRON SEWER PIPE AND FITTINGS 12" DIAMETER	\$142.00	\$164,862.00	\$75.00	\$87,075.00
604.301873	RECTANGULAR DRAINAGE STRUCTURE TYPE R FOR CAST IRON F3 FRAME	\$1,077.13	\$100,711.19	\$600.00	\$56,100.00
608.0101	CONCRETE SIDEWALKS AND DRIVEWAYS	\$1,025.00	\$456,125.00	\$550.00	\$244,750.00
608.01020005	COLORED AND IMPRINTED PORTLAND CEMENT CONCRETE SIDEWALK	\$1,587.50	\$277,812.50	\$750.00	\$131,250.00
609.0213	STONE CURB OPTIONAL LEAN BACK FOR HMA PAVEMENT	\$102.78	\$804,985.19	\$30.00	\$234,975.00
609.0217	STONE CURB TRAVERSABLE (TR)	\$195.23	\$345,743.48	\$50.00	\$88,550.00
619.01	BASIC WORK ZONE TRAFFIC CONTROL	\$1,548,500.00	\$774,250.00	\$212,000.00	\$106,000.00
619.110512	(PVMS) STANDARD SIZE - FULL MATRIX (LED) NO OPTIONAL EQUIPMENT SPECIFIED, CELLULAR COMMUNICATION	\$23,250.00	\$139,500.00	\$5,000.00	\$30,000.00
625.01	SURVEY OPERATIONS	\$347,500.00	\$173,750.00	\$100,000.00	\$50,000.00
655.0806	CAST FRAME F3, UNMOUNTABLE CURB BOX CU3 & 8PCB GRATE	\$3,209.56	\$80,239.06	\$1,200.00	\$30,000.00

Conclusion:

The engineer's estimate used historical average unit bid prices that were consistently lower than the average unit prices received from the bidders for this project. Current market and supply chain conditions have had considerable impact bid prices and clearly impacted the bids received. If the engineer's estimate is adjusted to meet current market conditions, the total project cost will exceed the project funding of \$7,347,000.

Recommendation:

WSP recommends rejecting all bids and reletting the project with a reduced scope that meets the funding allocations for PIN 8757.80 (\$1,960,000) and PIN 8757.30 (\$5,487,000). Reducing the scope of the project with a revised estimate to meet current market conditions will better ensure bids received meet current funding targets.

Very Truly Yours,
 WSP



Nicole Shute, P.E.
 Project Engineer

City of Beacon City Council Agenda
04/17/2023

Title:

Precision Trenchless, LLC Proposal for Stormwater Cast-in-Place Pipe Lining

ATTACHMENTS

[Precision Trenchless, LLC Proposal for Stormwater Cast-in-Place Pipe Lining](#)

THE
P R E C I S I O N
Precision Industrial Maintenance, Inc. • Martin Environmental Services, Inc.
Precision Trenchless, LLC
G R O U P

On Behalf of Precision Trenchless LLC, I am pleased to present you with pricing for Cleaning, CIPP & CCTV inspection of 1 70' 48 inch in Beacon NY.

Work scope included in pricing

- CCTV with thumb drive video and reports
- High pressure jetting of pipe
- PW Rates included in pricing

Exclusions

- Any repairs to pipe
- Water source to be provided if needed by others
- Final billing will be done with post CCTV footages
- Area to dump spoils from cleaning to be provided by others
- Traffic control / flagging

Heavy Cleaning	\$1,470.00
CCTV @ 3.50 per foot x 70 LF	\$ 245.00
Bypass of 48 inch	\$4,900.00
CIPP 48 inch per foot price @ 425 per foot X 80 lf order length	<u>\$34,000.00</u>
Project total estimate	\$40,615.00

Signature _____

Date_____

Please contact me with any questions

Sincerely,

Lawrence Curtis,
Precision Trenchless, LLC
518 225 7129

City of Beacon City Council Agenda
04/17/2023

Title:

Executive Session: Personnel

ATTACHMENTS