

Meeting Date: 12/02/2024
Resolution #: 12/17/2024

RESOLUTION OF THE SLEEPY HOLLOW LOCAL DEVELOPMENT CORPORATION (THE “CORPORATION”) AUTHORIZING THE ENGAGEMENT OF ACM AND AIR QUALITY MONITORING SERVICES FOR THE DEMOLITION OF 193 BEEKMAN STREET

A regular meeting of the Directors of the Sleepy Hollow Local Development Corporation was convened on December 2, 2024, at 7:00 p.m.

WHEREAS, the Corporation is undertaking a certain project (the “Project”) involving the phased development of Sleepy Hollow Commons as a municipal facility, public open space and recreational complex to be leased to the Village of Sleepy Hollow (the “Village”); and

WHEREAS, the Corporation is the owner of 193 Beekman Street (the “Property”), which is adjacent to the Project and a supporting portion of the assemblage allowing the Corporation to extend roadway improvements through the property to support the Project; and

WHEREAS, in furtherance of the marketing and redevelopment of the Property, and by resolution adopted September 23, 2024, the Corporation authorized the engagement of Shawn’s Lawns to undertake the demolition of the existing improvements thereon (the “Demolition”); and

WHEREAS, in furtherance of the Demolition, the Corporation is required to undertake and perform certain air quality and ACM testing and monitoring in compliance with laws and regulations (the “Services”), and upon solicitation in accordance with the Corporation’s Procurement Policy, Quality Environmental Solutions & Technologies, Inc. (“QuES&T”) has submitted a proposal to provide the Services , as attached hereto (the “Proposal”); and

WHEREAS, the Consultant has recommended the approval of the Proposal and the engagement of QuES&T to provide the Services..

NOW, THEREFORE, BE IT RESOLVED, by the Directors of the Corporation as follows:

Section 1. The Corporation hereby approves the Proposal and engagement of QuES&T to provide the Services, which are estimated at \$12,645, with a maximum budgeted and approved expenditure of \$15,000 to accommodate any project delays and/or additional testing costs. The Corporation authorizes the execution of an engagement agreement with such changes and revisions as may be authorized by the Chairman, Vice Chairman and/or Chief Executive Officer and authorizes an expenditure of Corporation funds towards the Services in an amount not to exceed the amounts set forth therein.

Section 2. The officers, employees and agents of the Corporation are hereby authorized and directed for and in the name and on behalf of the Corporation to do all acts and things required and to execute and deliver all such certificates, deeds, notices, instruments and documents, to pay all such fees, charges and expenses and to do all such further acts and things as may be necessary or, in

the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing resolutions and to cause compliance by the Corporation with all of the terms, covenants and provisions of the documents executed for and on behalf of the Corporation.

Section 3. These resolutions shall take effect immediately.

On motion duly made by Director Sirota and seconded by Director Connell, the forgoing resolution was placed before the Board of Directors of the Corporation and voted:

	Aye	Nay	Abstain	Absent
Michael Dawley	X			
Teresa Oeste-Villavieja	X			
Hon. Lauren Connell	X			
Paul Baffico	X			
Benjamin Sirota	X			

Motion carried 5-0.

STATE OF NEW YORK)
COUNTY OF WESTCHESTER) SS:

I, the undersigned Justin S. Miller, as Assistant Secretary of the Sleepy Hollow Local Development Corporation, DO HEREBY CERTIFY:

That I have compared the annexed extract of minutes of the meeting of the Sleepy Hollow Local Development Corporation (the "Corporation"), including the resolution contained therein, held on December 2, 2024, with the original thereof on file in my office, and that the same is a true and correct copy of the proceedings of the Corporation and of such resolution set forth therein and of the whole of said original insofar as the same related to the subject matters therein referred to.

I FURTHER CERTIFY, that all members of said Corporation had due notice of said meeting, that the meeting was in all respects duly held and that, pursuant to Article 7 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public, and that public notice of the time and place of said meeting was duly given in accordance with such Article 7.

I FURTHER CERTIFY, that there was a quorum of the members of the Corporation present throughout said meeting.

I FURTHER CERTIFY, that as of the date hereof, the attached resolution is in full force and effect and has not been amended, repealed or modified.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Corporation this ___ day of December 2024

Assistant Secretary

[SEAL]