



**MEETING OF THE  
BOARD OF DIRECTORS**  
**May 28, 2020 at 4:00 pm**  
**Hudson River Park Trust, Pier 40**  
**Conference Call Number: 646-558-8656, Code 96326824897#**  
**One tap mobile:+16465588656,,96326824897#**

**AGENDA**

**I. CONSENT AGENDA**

- A. Approval of Minutes and Ratification of the Actions Taken at the March 30, 2020 Meeting of the Hudson River Park Trust Board of Directors
- B. Authorization to Extend Term of Contract with U. Arias, Corp for Route 9A Landscape Maintenance Services
- C. Authorization to Extend Term of Contract with Russell Reid Waste Hauling & Disposal Service Co., Inc
- D. Authorization to Amend Contract with Reicon Group, LLC for Marine Repairs
- E. Authorization to Amend Contract with SP Plus for Pier 40 Parking Garage Operation
- F. Ratification of Contract with Structural Preservation Systems, LLC for Pier 40 Roof Reconstruction Project Phase 4
- G. Ratification of Executing SBA Paycheck Protection Program Application
- H. Ratification and Adoption of 2020 Investment Guidelines

**II. CORPORATE ACTIONS**

- I. Authorization to Contract for Pier 40 Façade Restoration
- J. Annual Confirmation of the Hudson River Park Mission Statement and Performance Measures

**III. PRESIDENT'S REPORT**

- Update: Financials
- Update on Piers 40 and 76
- Update on Design/Construction Projects
- Return to Work Plan

**IV. ADVISORY COUNCIL AND HRPF REPORTS**

**V. ADJOURN**

**HUDSON RIVER PARK TRUST - Approval of Minutes of and Ratification of the Actions  
Taken at the March 30, 2020 Meeting of the Hudson River Park Trust Board of Directors**

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**RESOLVED**, that the Minutes of the Meeting of the Hudson River Park Trust Board of Directors held on March 30, 2020 are hereby approved by the Board of Directors, and all actions taken by the Directors present at such meeting, as set forth in the Minutes, are hereby in all respects, approved and ratified as actions of the Hudson River Park Trust, and a copy of such approved Minutes are hereby ordered filed with the records of Hudson River Park Trust.

**For Consideration**

**May 28, 2020**

To: Board of Directors  
From: Madelyn Wils  
Re: Authorization to Extend Term of Contract with U. Arias, Corp. for Route 9A Landscape Maintenance Services

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**I. Contract Summary**

Contractor: U.Arias, Corp.  
Proposed Work: Route 9A Landscape Maintenance Services  
Contract Number: M4826

**II. Background**

The landscaped medians and buffers adjacent to Hudson River Park (the “Park”) were constructed as part of the redevelopment of Route 9A and are under the control and jurisdiction of the New York State Department of Transportation (“NYSDOT”). Since 2002, the Hudson River Park Trust (the “Trust”) has maintained these landscaped medians and buffers pursuant to an agreement with NYSDOT that provides for the cost reimbursement of these landscape services.

On June 8, 2017 following a competitive procurement process, the Board of Directors (the “Board”) authorized the Trust to enter into a contract with U.Arias, Corp. to provide landscape maintenance services for the median and buffer areas of Route 9A adjacent to the Park for a total Board Authorized Amount of up to \$1,425,000. The contract term as approved by the Board expires on June 2, 2020.

To date, the Trust has spent approximately \$784,679 out of the \$1,425,000 available. Because NYSDOT has agreed to continue to reimburse the Trust the costs related to the services under this contract through the end of this year, the Trust requests Board approval to extend the contract term to December 31, 2020. No additional funding is requested. The Trust will continue to be reimbursed the cost for this contract through an anticipated agreement with NYSDOT.

**III. Requested Action**

The Trust requests Board authorization to extend the contract term with U. Arias, Corp. for the Route 9A Landscape Maintenance Services to December 31, 2020.

Attachment:  
Resolution

**HUDSON RIVER PARK TRUST – Authorization to Extend Contract Term with U. Arias, Corp. for Route 9A Landscape Maintenance Services**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Board of Directors hereby authorizes the Hudson River Park Trust to extend the contract term with U. Arias, Corp. for Route 9A Landscape Maintenance Services to December 31, 2020; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the forgoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wills

Re: Ratification of and Authorization to Amend the Contract with Russell Reid Waste Hauling & Disposal Service Co., Inc. d/b/a Mr. John, Inc. for Parkwide Portable/Temporary Restrooms

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**I. Contract Summary**

Contractor: Russell Reid Waste Hauling & Disposal Service Co., Inc. d/b/a Mr. John, Inc. (“Russell Reid”)  
Proposed Work: Portable / Temporary Restroom Facilities  
Contract Number: G5057  
Existing Amount: Up to \$25,000  
Amendment: Additional Nine (9) months for a Total Contract Term of Eighteen Months

**II. Background**

In order to provide accessible restroom facilities throughout Hudson River Park and to supplement such facilities during special events, the Hudson River Park Trust (“Trust”) prepared a comprehensive scope of work reflecting the Park’s seasonal and event based needs. In February 2019, the Trust sought quotes for portable restroom services for a one year period, and received three quotes for unit prices for standard and ADA accessible units; weekly rentals; associated service for the locations identified throughout the Park; and daily rentals and associated servicing for special events. The unit costs and pricing submitted by Russell Reid was determined to be reasonable and that it was in the Trust’s interest to proceed with a contract with Russell Reid for up to \$25,000 for a one-year term, which contract expired on March 31, 2020 (the “Contract”).

As the Trust has an ongoing need for portable toilets to accommodate essential field staff, the Trust now wishes to amend the Contract with Russell Reid for an additional nine (9) months, through December 31, 2020. The Contract has approximately \$6,611,00 of available funds which will be applied toward the services. The Trust intends for the Contract to expire on the earlier of the full expenditure of available funds or December 31, 2020. The Trust will issue a competitive procurement for the portable toilet services in the coming months.

**III. Requested Action**

The Trust requests ratification of and authorization by the Board of Directors to extend the contract term by nine months with Russell Reid Waste Hauling & Disposal Service Co., Inc. d/b/a Mr. John, Inc. for Parkwide Portable/Temporary Restrooms. No additional funds are needed.

**HUDSON RIVER PARK TRUST – Ratification of and Authorization to Extend Contract Term with Russell Reid Waste Hauling & Disposal Service Co., Inc. d/b/a Mr. John, Inc. for Parkwide Portable/Temporary Restrooms**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Directors hereby authorize the Hudson River Park Trust to extend the contract term with Russell Reid Waste Hauling & Disposal Service Co., Inc. d/b/a Mr. John, Inc. for Parkwide Portable/Temporary Restrooms by nine months, through December 31, 2020, and ratify the existing contract amount of up to \$25,000; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the foregoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Authorization to Amend Contract with Reicon Group, LLC for Marine Repairs

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**I. Contract Summary**

Contractor: Reicon Group, LLC

Proposed Work: Segments 3, 4, 6 and 7 Pier and other Marine Repairs

Contract Number: C4962

Approval Amount: Contract Amendment of \$250,000 for a Total Board Authorization  
Amount of up to \$3,689,700

**II. Background**

The Hudson River Park Trust (“Trust”) requires the continuing services of a marine construction contractor to address miscellaneous “on call” marine repairs at the various piers, floating docks and bulkheads within Hudson River Park (“Park”) over the next year.

On January 21, 2019, the Board of Directors (“Board”) authorized the Trust to enter into a contract with Reicon Group, LLC (“Reicon”) for pier and other marine repairs in the amount of \$3,127,000 plus a 10% contingency of \$312,700 for a total Board authorization amount of up to \$3,439,700. Reicon’s scope of work included Segments 3, 4, 6 and 7 pier repairs and additional miscellaneous marine repairs over a two-year period. Reicon was selected as the lowest responsible bidder under a competitive procurement.

**III. Proposed Contract Amendment**

As the volume of marine repairs undertaken in 2019 was more extensive than anticipated, the funds in Reicon’s contract C4962 were exhausted prior to the end of the term. The Trust therefore proposes to amend the contract to add \$250,000 so that Reicon can continue to serve as an “on call” marine repair contractor. The types of marine repairs that may be needed include floating docks and ramp repairs, bulkhead repairs should inspections reveal sink holes, fender pile and foam filled floating fender repairs and removals, and concrete pile repairs and patching.

The Trust has been pleased with the reasonable pricing and quality of Reicon’s work and its responsiveness in addressing the Trust’s on-call needs.

New York State granted a waiver of MWBE goals prior to commencement of the original procurement process. A waiver was also issued for SDVOB goals.

Funding for this amendment is available from the Trust's capital maintenance budget.

**IV. REQUESTED ACTION**

The Trust requests authorization by the Board of Directors to amend its contract with Reicon Group, LLC for Segments 3, 4, 6 and 7 Pier and other Marine Repairs in the amount of \$250,000 for a Total Board Authorization Amount of up to \$3,689,700.

Attachment:

Resolution

**HUDSON RIVER PARK TRUST - Authorization for Hudson River Park Trust to Amend Contract with Reicon Group, LLC for Segments 3, 4, 6 and 7 Pier and other Marine Repairs in the amount of \$250,000 for a Total Board Authorization Amount of up to \$3,689,700.**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting of January 31, 2019, a copy of which is ordered filed with the records of Hudson River Park Trust, the Board of Directors hereby authorizes Hudson River Park Trust to amend its contract with Reicon Group, LLC for Segments 3, 4, 6 and 7 Pier and other Marine Repairs in the amount of \$250,000 for a Total Board Authorization Amount of up to \$3,689,700; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the forgoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Ratification of and Approval to Amend the Contract with SP Plus Corporation for Management and Operation of the Pier 40 Parking Garage

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**I. Contract Summary**

Contractor: SP Plus Corporation

Proposed Work: Pier 40 Parking Garage – Management and Operations

Contract Number: G4576

Amendment Amount: \$2,639,002 for a Total Board Authorization of \$9,086,746

**II. Background**

Parking from the 1,900+ car Pier 40 garage constitutes the largest single source of operating revenue for the Hudson River Park Trust (“Trust”). For Fiscal Year 2020, Pier 40 parking revenue, net of taxes, was approximately \$7.6 million, or 20% of the Trust’s total operating revenue.

As authorized by the Board of Directors (“Board”) on February 11, 2015, the Trust entered into a Management and Operating agreement with SP Plus Corporation (“SP Plus”) for the Pier 40 Parking Garage effective April 1, 2015, for a three-year term, with the option to renew for two additional years, subject to Board approval of the pricing for each renewal term (the “Agreement”). The amount of the initial three-year contract approved by the Board was \$3,304,358. In May 2018, the Board approved an amendment to the Agreement for an additional \$3,143,386 over the remaining two-year extension period, through March 31, 2020.

Trust staff had intended to issue a new request for proposals in early 2020 for a parking garage operator to provide services for the next five to nine year period; however, due to the Coronavirus pandemic and concern of possibly needing to change operators during a critical health emergency, Trust staff extended the Agreement with SP Plus through December 31, 2020. Trust staff intend to release an RFP later this summer or early fall for a new operating contract that could begin on January 1, 2021.

The Trust is satisfied with the performance of SP Plus and has established a good working relationship with all levels of management at the company and is satisfied with its performance. The garage presents numerous operating challenges -- because of its size and condition, and the number of construction repair projects that are proceeding at Pier 40. Thus, SP Plus staff is very familiar with all aspects of the ongoing repair work at Pier 40 and has been very responsive in addressing logistics between the parking garage

operation and construction contractors. Thus, it is further in the Trust's interest to have SP Plus continue operating the garage while the Pier 40 roof repair, façade repairs, and sprinkler system upgrades are ongoing.

### **III. Agreement Extension**

The Agreement provides for reimbursement by the Trust for all approved operating costs, and payment by the Trust of an annual management fee and incentive fee of equal to 10% of achieved net operating income in excess of budget. The projected reimbursements for operating expenses and management fees for the period of April 1, 2020 through December 31, 2020 is \$2,639,002.

Trust staff seeks Board ratification of and approval to extend the contract with SP Plus for the management and operation of the Pier 40 Parking Garage in accordance with the management fee schedule and projected reimbursement schedule described above in the amount of \$2,639,002, for a total Board authorization for the Agreement of \$9,086,746.

Funding for the Agreement will be from the Trust's annual operating budget.

### **IV. REQUESTED ACTION**

The Trust requests Board ratification of and authorization to amend the Agreement with SP Plus for Pier 40 Parking Garage--Maintenance and Operations for an additional \$2,639,002 for the additional nine-month term, for a Total Board Authorization Amount of up to \$9,086,746.

**HUDSON RIVER PARK TRUST – Ratification of and Authorization to Amend  
Agreement with SP Plus Corporation for Pier 40 Parking Garage--Maintenance and  
Operations for a Total Board Authorization Amount of up to \$ 9,086,746**

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**RESOLVED**, based on the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Board hereby ratifies and authorizes the Hudson River Park Trust to amend the Agreement with SP Plus Corporation for Pier 40 Parking Garage--Maintenance and Operations for an additional nine-month term through December 31, 2020 for an additional amount of \$2,639,002 for a Total Board Authorization Amount of up to \$9,086,746; and it be further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the foregoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Ratification of Contract for Pier 40 Roof Reconstruction – Phase 4 Project

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**I. Contract Summary**

Contractor:	Structural Preservation Systems, LLC
Proposed Project:	Pier 40 Roof Reconstruction – Phase 4
Contract Numbers:	C5172
Authorized Amount:	Up to \$11,635,000 plus 10% contingency for a Total Board Authorization Amount of up to \$12,798,500

**II. Background**

The Pier 40 roof suffered from many years of deferred capital maintenance that stripped the roof of most of its remaining protective surface and compromised portions of the underlying structure. Repairs to the northern and western sheds of the roof and vehicle ramp to the roof have been completed. At its March 30, 2020 meeting, the Board of Directors (“Board”) authorized the Hudson River Park Trust (“Trust”) to enter into a contract for the Pier 40 roof reconstruction of the southern shed (“Phase 4 Work”) for an amount of up to \$13,200,000, inclusive of 10% contingency, pending the selection of a contractor pursuant to the Trust’s procurement process. At that time, Trust staff was in the process of evaluating proposals that had been submitted pursuant to a competitive procurement. The Trust has since completed its evaluation of all submitted proposals and now seeks Board ratification of the contract with Structural Preservations Systems, LLC (“SPS”) in an amount of \$11,635,000 plus 10% contingency for a total authorized amount of \$12,798,500.

**III. Procurement Process**

In accordance with the Trust’s Procurement Guidelines, an advertisement for a Request for Proposals (“RFP”) for the Phase 4 Work was published in the New York State Contract Reporter and on the Trust’s website for the period of February 4, 2020 through March 20, 2020. The Trust received five proposals on the submission deadline. A selection committee comprised of the Trust’s Design/Construction staff reviewed the submissions and evaluated each company according to the identified selection criteria in the RFP, including contractor’s and contractor team’s experience, reputation and references, quality of work, proposed project schedule, diversity practices and commitment to encouraging MWBE participation, and price proposal. After evaluating proposals, the selection committee short-listed and invited the following two firms for interviews: Infrastructure Repair Service, LLC and SPS. Upon completion of proposal review and interviews, the selection committee determined that SPS was the best qualified consultant to perform the Phase 4 Work. The Trust performed a responsibility determination for SPS which

included confirmation of SPS's legal authority, integrity, past performance and financial capacity. This review did not yield any adverse information.

SPS proposed a fee of \$11,635,000 for the Phase 4 Work. Trust staff determined that SPS's cost proposal was fair and reasonable and thus presented the "best value" to the Trust. Pursuant to the Board's March 30, 2020 authorization, the Trust entered into a contract with SPS as the most qualified firm for the Phase 4 Work and now seeks ratification by the Board.

SPS has committed to an 8% MWBE goal for this contract. As there are limited subcontracting opportunities, the Trust received a partial waiver of the MWBE 30% goal from the Governor's office. The Trust issued a waiver of the SDVOB 6% goal.

#### **IV. Funding**

Funding for this contract is available from the Trust's capital maintenance budget, with funding provided through air rights sale proceeds allocated for Pier 40 infrastructure repair.

#### **V. Requested Action**

The Trust requests ratification by the Board of Directors of the contract with SPS for the Pier 40 Roof Reconstruction Phase 4 project for an amount not to exceed \$11,635,000 plus 10% contingency for a Total Board Authorization Amount of up to \$12,798,500.

Attachment:

Resolution

**HUDSON RIVER PARK TRUST – Ratification of the Contract with Structural Preservation Systems, LLC for the Pier 40 Roof Reconstruction Phase 4 for an Amount Not To Exceed \$11,635,000 plus 10% contingency for a Total Board Authorization Amount of up to \$12,798,500.**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Board hereby ratifies the Hudson River Park Trust contract with Structural Preservation Systems, LLC for the Pier 40 Roof Reconstruction Phase 4 project for an amount not to exceed \$11,635,000 plus 10% contingency for a Total Board Authorization Amount of up to \$12,798,500; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby, authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the forgoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Ratification of Hudson River Park Trust's Entering Into the Small Business Administration's Paycheck Protection Program

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**I. Background**

Pursuant to the Coronavirus Aid, Relief, and Economic Security Act (“CARES Act”) signed on March 27, 2020 and regulations adopted by the U.S. Small Business Administration (“SBA”), section 501(c)(3) nonprofits with 500 or fewer employees and that meet other eligibility conditions may apply for a Paycheck Protection Program (“PPP”) loan, which loan converts into a grant as long as the monies are used principally for payroll and no more than 25% for other eligible expenses, including mortgage interest, rent or utilities. Eligible payroll costs include employee salaries capped at \$100,000 and employee benefits consisting of leave pay, group health care benefits, state and local taxes assessed on compensation of employees, and payment of retirement benefits. The interest rate on the loan is one percent, which is deferred for six months and the maturity date of the loan is two years. The loan is forgiven if (i) there is no decrease in full time employee head count or no reduction in salaries by more than 25% during the eight week period following receipt of the loan and (ii) no more than 25% of the loan is used for eligible nonpayroll costs such as utilities.

Hudson River Park Trust (“Trust”), as a 501(c)(3) nonprofit, applied for the PPP loan, and, following discussion with the Trust’s Finance and Investment Committee on May 4, 2020, entered into a PPP loan agreement with Capital One, N.A. for up to \$1,654,300. The Trust intends to use the money for eligible payroll costs and a small amount for utilities and thus will seek to have the PPP loan entirely forgiven pursuant to the terms of the CARES Act and SBA regulations. The Trust received the funds on May 11, 2020 and, because the Trust intends to have the loan entirely forgiven, the monies have been booked in the Trurst records as a “recoverable grant” until all conditions for the final conversion to a grant have been satisfied.

**II. Requested Action**

Trust staff request that the Board of Directors ratify the Trust’s execution of a loan/grant agreement under the Paycheck Protection Program pursuant to the above discussion.

Attachment:

Resolution

**HUDSON RIVER PARK TRUST – Ratification of Hudson River Park Trust’s Execution of a Paycheck Protection Program Loan/Grant Agreement**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of Hudson River Park Trust, the Board hereby ratifies the Hudson River Park Trust’s execution of a Paycheck Protection Program loan agreement subject to (i) the Trust’s complying with the requirements of the Small Business Administration under the CARES Act for the Paycheck Protection Program and (ii) that the monies be used only for eligible payroll costs and eligible utility costs so that the loan is entirely forgiven and therefore converts into a grant; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the foregoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Ratification and Adoption of 2020 Investment Guidelines

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**I. Background**

New York State Public Authorities Law requires that the Hudson River Park Trust (the “Trust”) adopt comprehensive investment guidelines that set forth the Trust’s policy and instructions to officers and staff regarding the investing, monitoring and reporting of the Trust’s funds. State law requires annual review and approval of these guidelines by the Trust’s Board of Directors (the “Board”). In 2019, as in previous years, the Board approved investment guidelines following guidance published by the New York State Comptroller (the “2019 Investment Guidelines”).

The Trust staff has reviewed the 2019 Investment Guidelines, which were last modified by the Board at its September 26, 2018 meeting. Trust staff does not believe that any changes are needed since the last adoption. Trust staff is satisfied that the Investment Guidelines fulfill the goals of preserving the Trust’s principal, ensuring liquidity, and the ability to realize a reasonable market rate of return on investments given the restrictions on eligibility set forth therein and that the Board should therefore ratify and adopt the same Investment Guidelines for 2020. A copy of the 2020 Investment Guidelines, which are unchanged from the version approved on May 30, 2019, has been distributed by email to the Board. The Trust currently has funds invested among Treasury Bills, Treasury Notes, highly rated Short Term Commercial Paper and a Money Market Account limited to US Government securities.

**II. Requested Action**

The Hudson River Park Trust seeks ratification and adoption by the Board of the 2020 Investment Guidelines.

Attachment:

Resolution  
2020 Investment Guidelines

**HUDSON RIVER PARK TRUST – Ratification and Adoption of 2020 Investment Guidelines for Hudson River Park Trust pursuant to New York State Public Authority Law Section 2925 and the New York State Comptroller’s Investment Guidelines for Public Authorities**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of Hudson River Park Trust, the Board hereby ratifies and adopts the Hudson River Park Trust 2020 Investment Guidelines; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the foregoing resolution.

**For Consideration**

**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Authorization to Enter into a Contract for Pier 40 Facade Restoration

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**I. Contract Summary**

Contractor:	To Be Determined
Proposed Project:	Pier 40 Facade Restoration
Contract Numbers:	C5220
Amendment Amount:	Up to \$2,500,000 plus 10% contingency for a Total Board Authorization Amount of up to \$2,750,000

**II. Background**

Restoration of the façade of the Pier 40 building is urgently required to ensure public safety and structural stability. Planned work includes masonry replacement, repair and repointing, repair of enamel façade panels, lead abatement and other miscellaneous repairs (the “Work”). It is the Trust’s intent to commence the first phase of the façade restoration on the south side of Pier 40 in June, with completion by March 2021. The second phase of the Work on the east facing façade would start immediately thereafter, with the remaining Work to be completed in the next fiscal year.

Hudson River Park Trust staff seeks approval by the Board of Directors to enter into a contract for the Work with a contractor to be selected pursuant to a competitive Request for Proposals. The Trust has determined that the Work is valued at \$2,500,000. Given the number of proposals submitted, the selected contractor has yet to be determined; however the Trust is in the process of evaluating proposals that were submitted pursuant to the Trust’s Procurement Process as set forth below. The Trust will advise the Board of the selected contractor upon award and seek ratification of the contract at the Board’s July meeting. No award will be made prior to the Trust conducting a responsibility determination for the selected contractor, which includes confirmation of the contractor’s legal authority, integrity and past performance as well as a review of the contractor’s financial capacity.

**III. Procurement Process**

In accordance with the Trust’s Procurement Guidelines, an advertisement for a Request for Proposals (“RFP”) for the Pier 40 Facade Restoration was published in the New York State Contract Reporter and on the Trust’s website for the period of May 1, 2020 through May 22, 2020. The Trust received 16 proposals on the submission deadline. A selection committee comprised of the Trust’s Design/Construction staff will review the submissions and evaluate each company according to the identified selection criteria in the RFP, including contractor’s and contractor team’s experience, reputation and references, quality of work, proposed project schedule, diversity

practices and commitment to encouraging M/WBE participation, and price proposal. A short-list may be invited for interviews following an initial evaluation of the proposals. The Trust may thereafter make a selection or make a determination that it is in the best interest of the Trust to reevaluate the scope of Work and proceed accordingly.

#### **IV. Funding**

Funding for this contract is available from the Trust's capital maintenance budget, with funding provided from restricted air rights funds designated for Pier 40 infrastructure.

#### **V. Requested Action**

The Trust requests authorization by the Board of Directors to contract for the Pier 40 Façade Restoration Work in an amount not to exceed \$2,500,000 plus 10% contingency for a Total Board Authorized Amount of \$2,750,000.

Attachment:  
Resolution

**HUDSON RIVER PARK TRUST – Authorization for Hudson River Park Trust to Contract for the Pier 40 Facade Restoration Work in an Amount Not To Exceed \$2,500,000 Plus 10% Contingency for a Total Board Authorized Amount of \$2,750,000.**

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**RESOLVED**, based upon the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Board hereby authorizes the Hudson River Park Trust to contract for the Pier 40 Facade Restoration Work in an amount not to exceed \$2,500,000 plus a 10% contingency for a Total Board Authorized Amount of \$2,750,000; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby, authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the forgoing resolution.

**For Consideration**  
**May 28, 2020**

To: The Directors

From: Madelyn Wils

Re: Annual Confirmation of the Hudson River Park Trust Mission Statement and Performance Measures

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**I. Background**

In accordance with the requirements of Chapter 506 of the Laws of 2009, known as the Public Authorities Reform Act of 2008, which added Section 2824-a in Public Authorities Law (“PAL”) of the State of New York (the “State”), State and local public authorities are required to develop and adopt a mission statement and related performance measures to assist the authority in determining how well it is carrying out its mission. In 2010, in accordance with PAL and subsequent policy guidance issued by the New York State Authorities Budget Office (“ABO”), the Hudson River Park Trust (the “Trust”) adopted the Trust’s mission statement (the “Mission Statement”) and developed performance measures to evaluate the Trust’s fulfillment of its mission.

ABO guidance requires that the Trust annually review and publish its Mission Statement and measure its performance in carrying out its mission, and that the Trust’s Board of Directors annually review the Mission Statement and performance results to ensure that its mission has not changed and that the Trust’s performance goals continue to support its mission.

**II. Requested Action**

The Trust seeks confirmation of the Trust Mission Statement and the 2020 performance measures by the Board of Directors.

Attachments:

Resolution  
Mission Statement  
2020 Performance Measures

**HUDSON RIVER PARK TRUST – Confirmation of Hudson River Park Trust Mission Statement and 2020 Performance Measures**

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**RESOLVED**, based on the materials presented to the Board of Directors at its meeting on May 28, 2020, a copy of which is ordered filed with the records of the Hudson River Park Trust, the Directors hereby confirm the Hudson River Park Trust Mission Statement and 2020 Performance Measures; and be it further

**RESOLVED**, that the President or her designee(s) be, and each of them is hereby authorized to take such actions as the President or her designee(s) may deem necessary or appropriate in order to implement the foregoing resolution.