

MEMORANDUM

To : Marcus Serrano
Village Administrator

From : George E. Pommer, P.E.
Village Consulting Engineer

Dated : February 26, 2021

Subject : Water Lateral Leak at Westchester Industrial Complex
Village of Buchanan

On January 13, 2021 New York Leak Detection, Inc. observed and located a leak in the water lateral serving the Westchester Industrial Complex (3199 Albany Post Road). The leak is located on the north side of Dickey Brook near the property line with 3229 Albany Post Road. No other properties are serviced by this water line. It is estimated the leak is flowing at a rate of approximately 75,000 gallons per day, resulting in a significant cost to the Village and a waste of clean, potable water.

The water lateral extends under a boulder embankment/retaining wall and Dickey Brook. The water lateral generally follows the property line and may extend onto the neighboring property. This cannot be determined without surveying the water line and property boundaries. As a result, of these conditions and the age of the water line, the best option would be to relocate the water lateral south of Dickey Brook with a new water tap along Albany Post Road.

Our office has contacted several Contractors to provide costs for the Village to (1) repair the water lateral and to (2) relocate the water lateral using prevailing wages. Five responsive proposals were received as listed below.

Since seeking the below proposals, the Village could just repair the water service line but due to its age, another break could occur in the near future. We propose that the Village offer the owner the cost of the new water tap and curb valve, thereafter the owner can install the water lateral to their property at his own expense. The cost borne by the Village is listed as Option 2A below and the cost borne by the owner as Option 2B. A notice was sent to the owner of 3199 Albany Post Road on January 27, 2021.

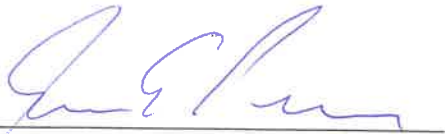
CONTRACTOR	Option 1 (Repair-All Work by Village)	Option 2 (Replacement-All Work by Village)	Option 2A (Replace - Village Portion)	Option 2B (Replace - Owner Portion)
Pizzella Brothers, Inc. 7 Dogwood Road Cortlandt Manor, NY 10567	\$31,800.00*	\$123,700.00	\$34,400.00**	\$53,901.00
Joken Development Corp. 9 Belway Place White Plains, NY 10601	\$71,000.00	\$83,000.00	\$45,000.00	
ELQ Industries Inc. 567 Fifth Avenue New Rochelle, NY 10801	\$36,455.00	\$103,084.00		
Montesano Bros., Inc. 76 Plain Avenue New Rochelle, NY 10801	\$32,000.00	\$97,000.00	\$23,000.00	\$81,000
Con-Tech Construction 1961 Route 6, Box 12 Carmel, NY 10512	\$49,241.00	\$119,200.50	\$32,094.70	\$81,427.25

*New meter pit not required due to Village Code changes.

**According to Pizzella Brothers Inc., this amount includes the cost for a new meter pit of \$10,200 added to the original amount of \$24,200. Other contractors did not include meter pit cost.

I recommend that Village direct Pizzella Brothers Inc., who provided the lowest overall proposal for Option 2A plus Option 2B, to provide the required insurances and indemnifications and to proceed with the installation of a new water tap and curb valve if the property owner agrees to their share of the project. Due to the nature of the project, the Village should move forward with either a replacement or repair as soon as possible.

If there are any questions, please do not hesitate to contact me at your earliest convenience.



GP:WJA

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