

Received  
APR 18 2016  
Greene Co. Legislature

# 2015 Annual Report

## Greene County Buildings and Grounds



**Tim Hoovler, Superintendent**

**90 Allen Street  
Catskill, NY  
518-943-9379**

There are many improvements and cost effective measures we can take but it all requires spending the money to save the money.

### B&G

We try to save as much money as we can by doing jobs in house rather than using an outside contractor. We will repurpose materials on hand before we buy new. We keep track of every expense we are involved with at every location so that we have a real time operating cost.

### Allen Street

County Fleet parking has been moved to Allen Street. It is a more streamlined transition process for all of our vehicles to be in one place. Our employees are able to drop off their vehicle and pick up the County vehicle with room to spare.

### Property Foreclosures and Repossession of County Properties

We have found that when properties are planned to be auctioned for back taxes, there have been useful items found within. We have been able to acquire some of these items for use by the County or our department such as tools, lumber and equipment. Perhaps some items could be taken to our shop to be cleaned up and sold on eBay or by private sale prior to the property auction, this could benefit the County.

Looking forward we would like to build or purchase a structure that would be able to house cold storage items as there is very little room available in the County for this. Things like desks, chairs and cubicle walls that still have a useful life and should not be thrown away.

### LED Lighting

We have begun changing the County's present lighting systems over to LEDs. This is an expensive initial outlay however; this reduces our electric usage and also eliminates the expense of frequent light bulb and ballast changes. We have installed LEDs in the 3<sup>rd</sup> and 4<sup>th</sup> floor hallways at the County Office Building and will continue to the other floors. We began with the hallways because these lights are on all the time as opposed to the offices that have occupied sensors. In 2016 we will be changing to LED lights in the lower parking lot. We also plan to install LEDs in all outside lights which will include all office buildings, solid waste locations and garages.

### County Office Building

This building is now 12 years old and the 154 heat pumps are beginning to breakdown. Their typical life expectancy is usually less than 10 years so we have been lucky. In 2014 and 2015 we began changing out heat pumps and will continue as needed into 2016. Being that we have a plumber and electrician on staff this saves the cost sub contracting.

## Solar Power

Greene County has partnered with Solar City to install one of the largest solar farms in Upstate, New York AT NO COST TO THE COUNTY. Buildings and Grounds thoroughly investigated different avenues to reduce electric and gas costs also partnering with Viridian Energy. The estimated cost (**SAVING**) for using generated solar power is \$100,000 plus. The project is located in Cairo, just below our Emergency Operations Center and is presently underway. We expect to have panels in place by the end of April, 2016.

## Greene County Courthouse

Buildings and Grounds maintains an office in the Courthouse and we are available when needed. We also provide daily maintenance, art work placement, light bulb and ballast changes and move furniture.

Phase monitors have been installed due to the electrical spikes we have experienced that damage our HVAC and alarm system equipment. These monitors will prevent this from happening.

We had a new judge appointed in 2015 and were requested to open up the office by removing a wall and to redesign the area. We were also asked to build reception counters for the first and third floors. We fashioned them by copying the woodwork in the tundra so that it would be a seamless addition to the decor.

In 2016 we will be upgrading the lighting to LEDs which will prove cost effective.

## The Point

These structures were built in 1880 and are showing their age. Buildings and Grounds has re-sided and painted the entire Historic Catskill Point Warehouse (**SAVING**) the cost of hiring an outside contractor. There are new windows throughout and two more were added on the south end. We began repainting the outside Plaza due to 14 years of sun exposure and the paintings on the south wall were removed for rehabilitation to be displayed again in 2016.

Event season began on the 2<sup>nd</sup> of May, 2015. This venue requires constant attention to preserve its beauty. Weekly cleaning of the interior after an event, daily clean up of people's litter, mowing, weeding and weed whacking. The Buildings and Grounds staff makes the grounds look beautiful and put their hearts into it and it shows. We frequently get compliments from those who have had an event here or are our neighbors taking a peaceful walk through.

In 2016 we will continue painting the Plaza and recoat the interior of the Warehouse.







## **January, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Installed a hard wire smoke alarm at Tourism  
Kitchen faucet at the Jail replaced  
Rivertown heat down and repaired  
Replaced Rivertown hot water heating system  
Frozen pipes at Hunter Highway building thawed  
Sewer pipes and pump frozen at Athens Highway garage, repaired  
Wall removal and renovations begin at the Courthouse  
Custom reception cabinet and counter top made for 1<sup>st</sup> floor Courthouse  
Wall painting and new carpeting at the Courthouse  
Work orders at the Jail and other departments completed

## **February, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Replaced frozen down spouts at the Courthouse  
Frozen water line at Cocksackie Transfer Station thawed  
Installed new sink drains in Rivertown's kitchen  
Repaired and installed heat pumps at 411  
Custom reception cabinet and counter top made for 3<sup>rd</sup> floor Courthouse  
Repaired range exhaust fan in Jail kitchen  
Repaired front door locking mechanism at the EOC  
Work orders at the Jail and other departments completed

## **March, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Courthouse and Cairo generators serviced  
LED lighting installed in the hallways, 4<sup>th</sup> floor 411  
Removed and disposed of old siding at the Point Warehouse south and west walls  
West and south walls of the Warehouse re-sided  
New counter installed in Public Health  
Furniture rearranged at the Courthouse, miscellaneous wall décor installed  
Installed new back door with crash bar at Rivertown  
Work orders at the Jail and other departments completed

## **April, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Annual fire extinguisher inspection completed  
Painting and siding the Warehouse  
Power washed the Point Plaza  
New heat pumps installed at 411  
Windows washed; 411 and the Courthouse  
Docks in at the Point  
Work Orders at the Jail and other departments completed

## **May, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Port-O-Let at Point opened for the season and serviced  
Mulch and garden cleanup at 411, Courthouse and the Point  
Flowers and shrubs planted at 411  
Replaced/repared porch railing at the Sheriff's Department  
Filters changed at 411  
Work Orders at the Jail and other departments completed  
Mowing and weed eating

## **June, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
411 Fire Pump Inspected  
Heat pump replaced at 411  
Air conditioning repair at the EOC  
Courthouse and Cairo generators serviced  
Custom designed pump installed for the Courthouse fountain  
Painting the Plaza at the Point  
Mulched around EOC  
Mower maintenance  
Mowing/weed eating  
Completed work orders for Jail and other departments

## **July, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Painting the Plaza at the Point  
Replaced A/C units at the Sheriff's Department  
Blue Prints received for renovation of the new Veteran's offices  
Mowing/weed eating  
Completed work orders for the Jail and other departments

## **August, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Courthouse generator serviced  
Air conditioning upgrade at the EOC  
Pond pump installed at the Fire Training Center to reduce algae  
Cooling towers at 411 cleaned  
Work begins at Allen Street for fleet car parking lot  
Renovation begins on the new Veteran's offices in Greene Medical Arts Building  
Renovations begin in the old B&G space at 411 to relocate the Investigators  
Part of the Candyman Parking Lot being reconfigured to a park  
Mowing/weed eating  
Completed work orders for the Jail and other departments

## **September, 2015**

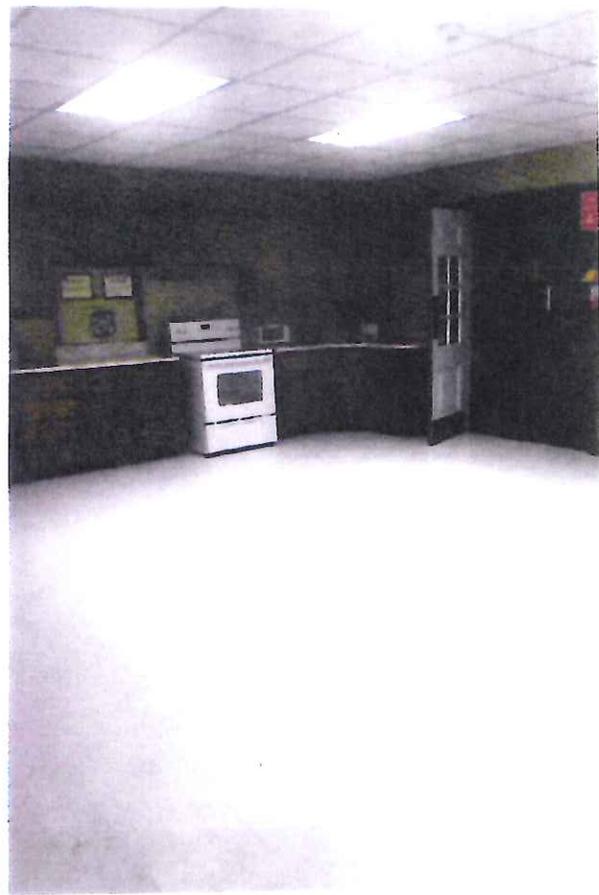
Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Planting at the Candyman parking lot  
Renovations continue on the new Veteran's offices  
Renovations continue for the Investigators  
HVAC units received and replaced  
Mowing/weed eating  
Work orders completed for the Jail and other departments

## **October, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Window air conditioners removed and thoroughly cleaned  
Snow blowers in for maintenance  
411 sprinklers inspected  
Built a new work station in HR  
Heat pumps repaired and replaced at 411  
Stock repair parts for heat pumps received for 411  
Lights out at the lower lot of 411; frost causing the wire to break  
Dug up the conduit and re-ran the wiring  
Veterans Service Agency relocated to their new offices  
Investigators relocated to their new office at 411  
Replaced buckling floor tiles at the Jail  
Daily trips to the dump with ship garbage  
Docks out of the water  
Peladow, ice melt received  
Salt brought to all locations  
Snow equipment brought down from Allen Street  
Mowing/weed eating/leaf clean up  
Work orders completed for the Jail and other departments

**November, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Repair and service of winter tools and equipment  
Gutter repair at Mental Health and Rivertown buildings  
Installed sanding and salting equipment on B&G vehicles  
Assisted at Veteran's Day event  
Point closed  
Kitchen in Cairo Office Building renovated (below)  
Vending machines installed at the EOC and Mental Health  
Work orders completed for the Jail and other departments



**December, 2015**

Sprinkler System Inspected/Generator Run and Emergency Lighting Tested  
Repair and service of tools and equipment  
Stairs built to access the top of the roof at 411  
Work orders completed for the Jail and other departments