

112714

DATE: December 17, 2025

TO: Board of Acquisition and Contract

FROM: Blanca P. Lopez, M.S.
Commissioner of Planning

SUBJECT: Resolution Authorizing the Agreement between the County of Westchester, Luisa V. Moran, and WPS Contracting Group, LLC for Lead-Based Paint Improvements of the single-family home located at 365 Willett Avenue in Port Chester, New York.

The attached resolution, if approved by your Honorable Board, would authorize the County of Westchester (the "County") to enter into an agreement with WPS Contracting Group, LLC (the "Contractor") and Luisa V. Moran (the "Property Owner"), pursuant to which the Contractor will make repairs to the single-family home located at 365 Willett Avenue in Port Chester (the "Property") through the Lead Safe Westchester ("LSW") Program, a program designed to reduce lead-based paint hazards. In consideration for services rendered, the County will pay an amount not to exceed \$50,555 pursuant to an approved budget. The term of the Agreement will commence on January 15, 2026 and continue through June 30, 2026.

The LSW Program will finance repairs completed by an EPA Certified Contractor to stabilize deteriorated lead-based paint at the Property that has been identified in a lead inspection/risk assessment.

The goal and objective of this agreement is to provide a safe and healthy environment for the residents of this Property. The project will be monitored by Department of Planning staff who will make site visits during the construction to ensure all contractual obligations are met.

In accordance with Section 5 of the County's Procurement Policy and Procedures, the Department of Planning solicited proposals from EPA-certified lead contractors. Of the two proposals received, the contract was awarded to WPS Contracting Group, LLC.

On January 12, 2023, the Board of Acquisition and Contract approved a resolution authorizing the County of Westchester to enter into a grant agreement with the United States Department of Housing & Urban Development, Office of Lead Hazard Control

and Healthy Homes for an amount totaling \$4,100,000.00 to reduce lead-based paint hazards in Westchester County.

I recommend approval of this agreement.

BPL/tf/kh/je
Attachment

APPROVED BOARD OF ACQUISITION & CONTRACT - 12/23/2025 - RAYMOND SCULKY, SECRETARY

RESOLUTION

UPON A COMMUNICATION FROM THE COMMISSIONER OF PLANNING, BE IT HEREBY

RESOLVED: that the County of Westchester (the "County") is hereby authorized to enter into an agreement with WPS Contracting Group, LLC (the "Contractor") and Luisa V. Moran (the "Property Owner"), pursuant to which the Contractor will make repairs to the single-family home located at 365 Willett Avenue in Port Chester, NY (the "Property") through the Lead Safe Westchester (the "LSW") Program, for a term commencing on January 15, 2026 and continuing through June 30, 2026, for an amount not to exceed \$50,555, payable pursuant to an approved budget, and be it further;

RESOLVED: that the work will include, but not be limited to, expenses related to repairing deteriorated lead-based paint at the Property identified in a lead inspection/risk assessment, and be it further;

RESOLVED: that the County Executive or his duly authorized designee is authorized to execute any documents and take any actions necessary to effectuate the purposes hereof.

Account to be
Charged/Credited

		Major Program, Program & Phase	Object/ Sub Object	Trust Account	Dollars
Fund	Dept	Or Unit			
263	19	471W	4380	T471	\$50,555

Budget Funding Year(s)
(must match resolution)

FY 2021 Start Date January 15, 2026 End Date June 30, 2026

Funding Source

Tax Dollars _____

State Aid _____

\$50,555.00
(must match resolution)

Federal Aid \$50,555.00 – U.S. Department of Housing and Urban Development

Other _____