



Memorandum

Department of Parks, Recreation & Conservation

ID 110744

March 19, 2025

TO: Board of Acquisition and Contract

FROM: Kathleen M. O'Connor, Commissioner
Parks, Recreation and Conservation

RE: AUTHORITY TO ENTER INTO A LICENSE AGREEMENT WITH PARK & COAST HOSPITALITY GROUP, LLC, FOR THE OPERATION OF THE PIER RESTAURANT KNOWN AS TIKI BEACH AT PLAYLAND PARK IN RYE, NEW YORK AS WELL AS FOR THE OPERATION OF A DAILY BOAT PARKING SERVICE UTILIZING THE SERVICE DOCK, RAMP AND MOORINGS LOCATED OFF THE PLAYLAND PIER INCLUDING THE OPERATION OF A BOAT SHUTTLE TO AND FROM THE MOORINGS TO A FLOATING DOCK FOR A TERM COMMENCING MAY 1, 2025 AND EXPIRING DECEMBER 31, 2026.

Authority of your Honorable Board is requested for the County of Westchester ("County") to enter into a license agreement with Park & Coast Hospitality Group, LLC ("Park & Coast"), 980 Broadway, Suite 645, Thornwood, New York 10594 for the operation of the Pier Restaurant known as Tiki Beach at Playland Park in Rye, New York, as well as for the operation of a daily boat parking service utilizing the service dock, ramp and moorings located off the Playland Pier, including the operation of a boat shuttle to and from the moorings to a floating dock, for a term commencing May 1, 2025 and expiring December 31, 2026.

As consideration for this license privilege, Park & Coast will pay the County a license fee for each operating season as follows:

<u>Period</u>	<u>License Fee</u>
5/1/25-12/31/25	\$120,000.00
1/1/21-12/31/26	\$120,000.00

The daily boat parking service will be operated and maintained solely by Park & Coast. This service will bring additional customers to Playland Park at no cost to the County. Park & Coast will pay all costs associated with operating the shuttle. In addition, the shuttle service will be provided to users free of charge.

The goal and objective of this agreement is to allow the County to provide quality food, refreshment and catering options for patrons at Playland Park utilizing the Boardwalk area. This agreement promotes fiscal responsibility as the County will benefit through the revenue generated.

The objective of this agreement will be monitored through revenue reports and site visits from Parks, Recreation and Conservation staff members.

This Agreement is not subject to the County's Procurement Policy and Procedures pursuant to section 3(b) thereof.

Accordingly, approval of the attached resolution by your Honorable Board is most respectfully requested.

APPROVED BOARD OF ACQUISITION & CONTRACT - 03/27/2015 - RAYMOND SCULKY, SECRETARY

RESOLUTION

Upon a communication from the Commissioner of the Department of Parks, Recreation and Conservation, be it hereby

RESOLVED, that the County of Westchester (“County”) is authorized to enter into a license agreement with Park & Coast Hospitality Group, LLC (“Park & Coast”), 980 Broadway, Suite 645, Thornwood, New York 10594 for the operation of the Pier Restaurant known as Tiki Beach at Playland Park in Rye, New York as well as for the operation of a daily boat parking service utilizing the service dock, ramp and moorings located off the Playland Pier including the operation of a boat shuttle to and from the moorings to a floating dock for a term commencing May 1, 2025 and expiring December 31, 2026; and be it further

RESOLVED, as consideration for this license privilege, Park & Coast will pay the County a license fee for each operating season as follows:

Period

License Fee

5/1/25-12/31/25

\$120,000.00

1/1/26-12/31/26

\$120,000.00; and be it further

RESOLVED, that the County Executive or his duly authorized designee is hereby empowered to execute any and all instruments and take such other actions as may reasonably be necessary to effectuate the purposes thereof.

APPROVED BOARD OF ACQUISITION CONTRACT 10/27/2025 - RAYMOND S. DUKAKIS, SECRETARY

Original Agreement \$240,000
 First Amendment \$
This Amendment \$ _____
 TOTAL \$240,000

Agreement # PRC-1456

Account to be
 Charged/Credited

Fund	Dept	Major Program, Program & Phase Or Unit	Object/ Sub- Object	Trust Account	Dollars	
165	42	5520	9205		120,000	2025
165	42	5520	9205		120,000	2026

Budget Funding Year(s) 2025-2026 Start Date 05/01/25 End Date 12/31/26
 (must match resolution)

Funding Source Tax Dollars _____
 State Aid _____
\$ 240,000 Federal Aid _____
 (must match resolution)
 Other Revenue _____

APPROVED BOARD OF ACQUISITION & CONTRACT - 03/27/2025 - RAYMOND SCULKY, SECRETARY

APPROVED BOARD OF ACQUISITION & CONTRACT - 03/27/2025 - RAYMOND SCULKY, SECRETARY