

112963

DATE February 2, 2026

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 and Tuckahoe Housing Authority for the provision of Kitchen Renovations at the Jefferson Gardens Development

The attached resolution, if approved by your Honorable Board, would authorize the County of Westchester (the "County") to enter into an agreement (the "Agreement") with the Tuckahoe Housing Authority (the "THA"), pursuant to which THA will renovate kitchens in the Jefferson Gardens Development (the "Project"). In consideration for performing the Project, the County will pay THA an amount not to exceed \$200,000.00, to be paid in Community Development Block Grant funds, pursuant to an approved budget. The term of the Agreement shall commence on March 1, 2026 and continue through February 28, 2027.

The Project includes the renovation of all 50 kitchens in the Jefferson Gardens Development. Improvements will include but not be limited to countertops, cabinets, range, range hoods, refrigerators, kitchen sinks and faucets, lights, backsplash, and baseboard molding. The current kitchens were constructed in the 1970s and have exceeded their useful life expectancy, making replacement necessary.

The goal and objective of this Agreement is to significantly improve living conditions for 50 senior and disabled households by modernizing outdated kitchens. In addition, this Agreement will help prolong the life of affordable rental housing and ensure that units are maintained in a healthy, safe, and sanitary condition. The work will be monitored by the Tuckahoe Housing Authority and the Department of Planning staff to ensure that all contractual and programmatic requirements are met.

This procurement is in compliance with the County of Westchester Procurement Policy and Procedures, pursuant to Section 3(a)xvi, which states that contracts with recipients for disbursement of grants or loans under the Community Development Block Grant Program are exempt.

Act # 141-2024, adopted August 5, 2024, by the Westchester County Board of Legislators, authorizes the County to submit an Urban County Application under the Federal Community Development Block Grant, Emergency Solutions Grant, and HOME Investment Programs, including a FY 2024-2028 Consolidated Plan to include the FY 2024 Action Plan and to accept such Grants.

On August 29, 2024, the Board of Acquisition and Contract approved a resolution authorizing the County of Westchester to enter into an agreement with the United States Department of Housing and Urban Development (HUD) to accept a grant totaling \$4,438,390.00 in Community Development Block Grant (CDBG) funds. I recommend approval of this agreement.

BPL/tl/je
Attachment

APPROVED BOARD OF ACQUISITION & CONTRACT - 02/12/2026 - 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 the Tuckahoe Housing Authority (the "THA"), for the provision of kitchen improvements at the Jefferson Gardens Development, for a term commencing on March 1, 2026 and continuing through February 28, 2027; and be it further

RESOLVED, that in consideration for performing said services, the County shall pay the Tuckahoe Housing Authority an amount not to exceed \$200,000 in Community Development Block Grant program funds, payable pursuant to an approved budget; 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 purposes hereof.

Account to be Charged/Credited

Fund	Dept	Major Program, Program & Phase Or Unit	Object/ Sub Object	Trust Account	Dollars
263	19	067Z	4200	T067	\$200,000.00

Budget Funding Year(s) FY 2024 Start Date March 1, 2026 End Date February 28, 2027
 (must match resolution)

Funding Source Tax Dollars _____

State Aid _____

\$200,000.00 Federal Aid \$200,000.00 – U.S. Department of Housing and Urban Development (must match resolution)

Other _____