

A RESOLUTION OF THE DORMITORY AUTHORITY OF
THE STATE OF NEW YORK (“DASNY”) RATIFYING A MEMORANDUM
OF AGREEMENT AND APPROVING AND AUTHORIZING THE
EXECUTION OF A COLLECTIVE BARGAINING AGREEMENT

WHEREAS, DASNY has reached agreement with Local 698 of the Civil Service Employees Association, Inc. (“CSEA”) concerning the terms of a successor Collective Bargaining Agreement for the period April 1, 2021 through March 31, 2026 (“CBA”); and

WHEREAS, DASNY and CSEA entered into a Memorandum of Agreement (“MOA”) dated June 13, 2023 setting forth the new terms to be included in the CBA, a copy of which is attached hereto as Exhibit A; and

WHEREAS, the prior Collective Bargaining Agreement in effect for the period April 1, 2017 through March 31, 2021, a copy of which is attached hereto as Exhibit B, will incorporate the terms agreed to by the parties pursuant to the MOA; and

WHEREAS, on July 7, 2023, CSEA ratified the terms of the MOA; and

WHEREAS, DASNY and CSEA are desirous of entering into the CBA; and

WHEREAS, Section 4.4 of the DASNY By-Laws requires Board approval of any collective bargaining agreement between DASNY and its employees.

NOW, THEREFORE, BE IT RESOLVED by the Members of the DASNY Board as follows:

1. The MOA is hereby ratified.
2. The CBA is hereby approved in a form substantially similar to the changes described in Exhibits A and B hereto.
3. An Authorized Officer is hereby authorized to execute the CBA and to make any necessary technical changes or execute any ancillary documents necessary to effectuate the agreement reached under the MOA.
4. This Resolution shall take effect immediately.

A RESOLUTION OF THE DORMITORY AUTHORITY OF
THE STATE OF NEW YORK (“DASNY”) RATIFYING A MEMORANDUM
OF AGREEMENT AND APPROVING AND AUTHORIZING THE
EXECUTION OF A COLLECTIVE BARGAINING AGREEMENT

WHEREAS, DASNY has reached agreement with CSEA Local 698 of the Civil Service Employees Association, Inc. – Janitorial Services Assistants & Security Guards Unit (“CSEA JSA/SG”) concerning the terms of a successor Collective Bargaining Agreement for the period April 1, 2021 through March 31, 2026 (“CBA JSA/SG”); and

WHEREAS, DASNY and CSEA JSA/SG entered into a Memorandum of Agreement (“MOA JSA/SG”) dated June 22, 2023 setting forth the new terms to be included in the CBA JSA/SG, a copy of which is attached hereto as Exhibit A; and

WHEREAS, the prior Collective Bargaining Agreement in effect for the period April 1, 2017 through March 31, 2021, a copy of which is attached hereto as Exhibit B, will incorporate the terms agreed to by the parties pursuant to the MOA JSA/SG; and

WHEREAS, on July 7, 2023, CSEA JSA/SG ratified the terms of the MOA JSA/SG; and

WHEREAS, DASNY and CSEA JSA/SG are desirous of entering into the CBA JSA/SG;
and

WHEREAS, Section 4.4 of the DASNY By-Laws requires Board approval of any collective bargaining agreement between DASNY and its employees.

NOW, THEREFORE, BE IT RESOLVED by the Members of the DASNY Board as follows:

1. The MOA JSA/SG is hereby ratified.
2. The CBA JSA/SG is hereby approved in a form substantially similar to the changes described in Exhibits A and B hereto.
3. An Authorized Officer is hereby authorized to execute the CBA JSA/SG and to make any necessary technical changes or execute any ancillary documents necessary to effectuate the agreement reached under the MOA JSA/SG.
4. This Resolution shall take effect immediately.

A RESOLUTION OF THE DORMITORY AUTHORITY OF THE STATE OF
NEW YORK (DASNY) AUTHORIZING DASNY TO INCLUDE COMPLIANCE
WITH A PROJECT LABOR AGREEMENT AS A REQUIREMENT IN THE
PROJECT BIDDING DOCUMENTS IN CONNECTION WITH
THE HUTCHINGS PSYCHIATRIC CENTER

WHEREAS, the Office of Mental Health of the State of New York (“OMH”) has requested that DASNY manage the construction of the Rehabilitation of Building 2 at the Hutchings Psychiatric Center in Syracuse, New York (the “Project”); and

WHEREAS, the proposed Project will consist of the complete renovation and rehabilitation of Building 2 on the Hutchings Psychiatric Center campus under a scheduled construction period with an anticipated start date in January 2024 and an anticipated completion date in December 2025, with approximate construction costs of \$21 million; and

WHEREAS, OMH has requested that a project labor agreement (“PLA”) be negotiated with the Central and Northern New York Building and Construction Trades Council of Syracuse, New York and that DASNY include compliance with the PLA as a requirement in the Project bidding documents; and

WHEREAS, DASNY, in support of their request, engaged Liro Engineers, Inc. (“Liro”) to prepare a report entitled “Feasibility Analysis, Development and Implementation of a Project Labor Agreement for DASNY Project #360870, Hutchings Psychiatric Center Comprehensive Rehabilitation, Building 2, Syracuse, New York (the “PLA Feasibility Analysis”); and

WHEREAS, the PLA Feasibility Analysis finds that a PLA would result in the lowest reasonable cost because of the size, complexity and duration of the Project in that the PLA may, among other things: (i) allow utilization of prefabricated items; (ii) allow for flexible start times; (iii) make all labor positions productive and working; (iv) fully utilize an apprenticeship program; (v) eliminate strikes, lockouts and other work stoppages; (vi) eliminate the requirements of the Wick’s law; (vii) standardize overtime rates and (viii) allow for utilization of shift work; and

WHEREAS, consistent with DASNY’s Policy Regarding Utilization and Negotiation of Project Labor Agreements, adopted on January 25, 2012 (the “Policy”), it is the desire of the Board, that the PLA, in addition to achieving the economic savings, make adequate provision for the ability of M/WBE and SDVOB firms to participate in the Project; and

WHEREAS, the Members of the Board of DASNY have reviewed the PLA Feasibility Analysis and the recommendations of staff of DASNY and find that the use of a PLA in connection with the Project is in furtherance of the Policy and New York Labor Law section 222;

NOW THEREFORE BE IT RESOLVED AS FOLLOWS:

1. The Members of the DASNY Board hereby authorize the execution of the Memorandum of Understanding attached hereto as Attachment "A"; and
2. The Members of the DASNY Board hereby authorize the execution of the agreement by and between DASNY and the Central and New York Building and Construction Trades Council of Syracuse, New York, AFL-CIO pursuant to which the local unions agree to be bound by the Memorandum of Understanding and the Project Labor Agreement incorporated into the Memorandum of Understanding; and
3. This Resolution shall take effect immediately.