

INFORMATION ITEMS

Staff Summary

Subject SHORT-TERM PARKING PERMIT BETWEEN MNR AND THE TOWN OF OSSINING FOR USE OF PARKING LOTS 14A AND 14B AT THE OSSINING STATION, OSSINING, NEW YORK
Department REAL ESTATE
Department Head Name DAVID FLORIO
Department Head Signature
Project Manager Name JASON ORTIZ

Date MAY 22, 2024
Vendor Name
Contract Number
Contract Manager Name
Table of Contents Ref. #

Board Action					
Order	To	Date	Approval	Info	Other
1	Finance Committee	05/20/24		X	
2	Board	05/22/24		X	

Internal Approvals			
Order	Approval	Order	Approval
1	Legal		
2	Chief Administrative Officer		
3	Chief Financial Officer		

AGENCY: MTA Metro-North Railroad (“MNR”)
PERMITTEE: Town of Ossining (“Town”)
LOCATION: Ossining Station, Town of Ossining, Westchester County, New York (“Station”)
PREMISES: Parking lots 14a and 14b (112 spaces total) on the West Side of the Station
USE: Use of Station Parking Lot for Ingress and Egress to Public Street
TERM: Saturday, April 20, 2024, 5:00 am to 7:30 pm
COMPENSATION: \$1; payment waived

COMMENTS:

Pursuant to the Board-approved policy on October 24, 2002, governing the short-term licensing of railroad facilities by municipal and not-for-profit corporations for non-commercial activities which allows for the issuance of short-term permits for these types of uses provided that no single event exceeds 72 hours, the Town has been granted permission to utilize 112 parking spaces in Lots 14a and 14b at the Station for the Town’s annual Earth Day event on Saturday, April 20, 2024, scheduled from 5:00 am to 7:30 pm.

MTA Legal drafted the Short-Term Permit Agreement as to form, the Town has provided appropriate insurance coverage and indemnification, and MTA Real Estate has fully executed the agreement.

**REPORT ON AGREEMENTS ENTERED INTO DIRECTLY BY THE REAL ESTATE DEPARTMENT
PURSUANT TO BOARD POLICY**

May, 2024

Agency/Transaction Manager	Renewal/RFP Generated	(Lessee or Licensee)	Location/ Use	Term	Rental	Annual Increases	Price/SF
MNR/ Kim Trevisan	New License	Licensee/ Sabatino Truffles	Grand Central Terminal/ Specialty Truffle Items	3 Years	Year 1 \$61,792.75 Year 2 \$63,646.53 Year 3 \$65,555.93 <hr/> TOTAL \$190,995.21	Year 2 3% Year 3 3%	Year 1 \$275 Year 2 \$283 Year 3 \$291
MNR/ Kim Trevisan	New License	Licensee/ San Wei	Grand Central Terminal/ Dining Concourse Chinese Cuisine	3 Years	Year 1 \$159,800.00 Year 2 \$164,594.00 Year 3 \$169,531.82 <hr/> TOTAL \$493,925.82	Year 2 3% Year 3 3%	Year 1 \$235 Year 2 \$242 Year 3 \$249
MNR/ Kim Trevisan	Amendment to License	Licensee/ Joe's Coffee	Grand Central Terminal/ Dining Concourse Coffee Shop	3 Years	Year 1 \$87,000.00 Year 2 \$89,610.00 Year 3 \$92,298.30 <hr/> TOTAL \$268,908.30	Year 2 3% Year 3 3%	Year 1 \$439 Year 2 \$453 Year 3 \$466