



11 Grace Avenue, Suite 308
Great Neck, New York 11021
Phone: (917) 796-8693
Email: mguarino@capmark.org

To: Mary Covucci
Supervisor, Town of Beekman
From: Margaret Guarino
Re: Motor Equipment Needs Assessment Proposal
Date: October 8, 2025

STRATEGIC CONSULTING SERVICES PROPOSAL

Capital Markets Advisors, LLC's ("CMA") Strategic Consulting Group ("SCG") would deliver the following scope of services to the Town of Beekman (the "Town"). Once engaged, SCG would assist and advise the Town on all matters in which the Town and SCG agree that SCG can provide value to the Town.

SECTION I INTRODUCTION

In addition to providing our clients with comprehensive advice on bond, note and lease financings, our SCG assists them to prepare strategic multi-year financial plans, streamline operations, develop annual budgets, identify and submit applications for grant funding opportunities, and provide other services related to our clients' financial affairs.

SCG's approach is straightforward; we make certain our recommendations are easy to understand, realistic and effective. In fact, we recognize the success of our plans is largely attributable to our client's comprehension of our approach and their ability to then clearly explain it to others. As such, we believe in educating our clients throughout the process. Even after delivery, our staff remains accessible to answer questions and provide additional support.

SECTION II PROJECT SCOPE AND PROPOSED PROCESS

SCG has hands-on experience preparing fleet management studies and plans for municipalities, as well as experience implementing them. We recognize these plans are dynamic and are subject to change as external factors deviate from original assumptions. The plan should be continually monitored and adjusted if necessary to best reflect the current situation. SCG proposes the following services relative to the analysis of the Town's fleet of vehicles (the "Fleet"):

1. Development and delivery of a comprehensive written report of the Fleet, including:
 - a. Detailed recommendations related to inventory assessment and optimization, vehicle replacement strategies, fuel consumption, operations of the mechanic, development of Fleet policies and procedures, vehicle insurance and Fleet management software applications adequacy;
 - b. Narratives to support the methodology behind the respective recommendations;
 - c. Best practices for municipal fleet management, including purchased and leased vehicles;
 - d. Performance measurement metrics for monitoring and reporting purposes.
2. Fabrication of computer-based worksheet(s) to assess the fiscal impact of vehicle replacement options in the Fleet, including:
 - a. Parameters and analytical tools for future internal review of lease/purchase fleet decisions;
 - b. Optimal vehicle life cycle;

3. If requested, SCG will review potential grant opportunities in an effort to effectively reduce the cost of our service to the Town or the cost of recommendations included in the written report. If SCG identifies a grant opportunity that fits the scope of the engagement with the Town, it will present the opportunity to the Town and discuss how it could be pursued. If applicable, SCG will participate in the process of developing and authorizing local resolutions relating to grant applications.

TENTATIVE APPROACH

SCG proposes the following tentative approach to the analysis of the Executive Fleet:

Phase I– Define Town Objectives and Goals

Once formally commissioned, an introductory meeting will be requested, which may include additional staff. The primary intention of the meeting will be to confirm the Town's objectives and goals. Some of the key steps in Phase I may include, but are not limited to:

- Define working team:
 - Establish internal working team and define member roles
 - Distribute working team contact list to applicable parties
- Define plan objectives:
 - Conduct introductory meeting with Town administration to further identify relevant plan objectives and goals
 - Clarify tentative timeline
 - Identify potential obstacles
- Define scope of Fleet analysis:
 - Define parameters of analysis
 - Develop plan framework

In advance of the meeting and to assist with preparation, SCG may request baseline information on the Fleet for items not readily available through outside sources.

Phase II – Information Gathering

During Phase II, SCG will focus on the collection of relevant data. This information will be supplied by a variety of sources and SCG will develop a systematic plan to ensure all pertinent information is collected in a timely fashion. Some of the key steps in Phase II may include, but are not limited to:

- Identify and request pertinent information from Town officials; such as, purchase price, warranty and insurance requirements for pre-defined list of vehicles including potential residual value at recommended resale date
- Interview key employees associated with the Fleet

Phase III – Data Evaluation

During Phase III, SCG will systematically assemble information so that open items are easily identifiable and additional follow-up efforts can be made. Some of the key steps in Phase II may include, but are not limited to:

- Evaluate information received
- Organize data
- Identify open items for follow up with applicable parties
- Fabrication of benchmarking tools including the use of publicly available resources to compare relevant cost and per capita data for the Town to that of other New York State municipalities.

Phase IV – Draft of Preliminary Report

During Phase IV, SCG will continue to evaluate information, develop tentative recommendations and draft the preliminary report. We will work with the Town throughout Phase IV to ensure all plan objectives have been addressed. Some of the key steps in Phase IV may include, but are not limited to:

- Incorporate data into plan framework
- Develop computer-based worksheet(s) to assess Fleet replacement options
- Develop tentative recommendations
- Review with Town officials for appropriateness
- Additional follow-up for open items, if applicable
- Distribute revised drafts, as necessary
- Finalize recommendations

Phase V – Finalization of Draft Report

During Phase V, SCG will work with the Town to finalize a draft of the report. The final draft delivered to the Town will be easy to understand and will include recommendations that can be modified to reflect variability in the fiscal environment.

- Conduct final meeting with the Town to review completed draft report
- Internal management sign-off
- Release of final draft report, as applicable

Phase VI – Monitoring and Evaluating

SCG’s work will not conclude with the delivery of the final draft report. We will remain available to assist the Town with respect to monitoring and evaluating the Fleet. As necessary, we will also provide supplementary support corresponding to the Fleet worksheet(s) that will be provided.

SECTION III ONGOING STRATEGIC SERVICES

In addition to the services outlined above, SCG will remain available to assist the Town with other ad hoc strategic projects at the Town’s request, at additional cost.

SECTION IV COMPENSATION

In consideration for SCG’s services rendered for Sections I, II and III, inclusive, herein, SCG proposes a fee of one hundred ninety-five (\$195) dollars per hour, not to exceed a total of fifteen thousand (\$15,000) dollars, payable within thirty (30) days of the submission of an invoice to the Town. SCG would not seek reimbursement for its out-of-pocket expenses incurred in connection with this engagement.

SECTION V CONFLICTS OF INTEREST

CMA is an MSRB Registered Municipal Advisor that conducts all municipal advisory activities subject to the fiduciary standards of conduct. MSRB Rule G-42 requires that Municipal Advisors disclose to their clients any actual or potential material conflict of interest, including certain categories of potential conflicts of interest identified in Rule G-42, if applicable. If no such material conflicts of interest are known to exist, municipal advisors are required to provide a written statement to that effect.

To the best of CMA's knowledge and belief, neither CMA nor any associated person has any material undisclosed conflict of interest.

SECTION VI TERM OF THIS ENGAGEMENT

The term of this agreement shall be from October 15, 2025 to January 15, 2026.

Reviewed and agreed to this ____ of _____, 2025.

Capital Markets Advisors, LLC

Town of Beekman, New York

Margaret Guarino

Margaret Guarino
Managing Director

Ms. Mary Covucci
Town Supervisor



October 20, 2025

Ms. Mary Covucci, Town Supervisor
Town of Beekman
4 Main Street
Poughquag, NY 12570

Phone: 845.724.5300 ext 225
e-mail: supervisor@townofbeekmanny.us

Re: Architectural Design Services
Highway Garage Buildings 1 & 2
Electrical Upgrades

Dear Ms. Covucci and members of the Board:

The bids were opened publicly on Thursday October 16, 2025.

The town received two (2) bids for the project from CDE Electric Inc & John A Giaimo and Son, Inc

The bids are as follows.

Bidder

CDE Electric Inc

Base Bid	Alternate No 1 (Add Cost)	Total w/ Alternate
\$300,800.00	\$35,750.00	\$336,550.00

All forms were included with the bid.

7 Robert Road
Office / Cell No. 845.489.1638
Email mike@bertaarchitects.com

Poughkeepsie, New York 12603
Fax No. 845.483.9887
Web Site www.bertaarchitects.com

John A Giaimo and Son, Inc

Base Bid	Alternate No 1 (Add Cost)	Total w/ Alternate
\$441,271.00	\$24,700.00	\$465,971.00

All forms were included with the bid

I have spoken with Greg from CDE Electric Inc to confirm his bid, which he confirmed.

We recommend the bid be awarded to CDE Electric Inc, If the board approves the bids, we will send the notice of intent to CDE Electric Inc.

Please let us know if you have any questions or to discuss further.

Sincerely,
Michael R. Berta, AIA Architecture & Planning



Michael R. Berta, AIA
President



October 20, 2025

Ms. Mary Covucci, Town Supervisor
Town of Beekman
4 Main Street
Poughquag, NY 12570

Phone: 845.724.5300 ext 225
e-mail: supervisor@townofbeekmanny.us

Re: Architectural Design Services
Highway Garage Door Replacement
General Construction

Dear Ms. Covucci and members of the Board:

The bids were opened publicly on Thursday October 16, 2025.

The town received three (3) bids for the project from Dutchess Overhead Door, Maeda Construction, and JF Management.

The bids are as follows.

Bidder

Dutchess Overhead Doors

Base Bid	Alternate No 1	Alternate No 2	Total Cost if Electric Upgrades
	(Deduct Cost)	(Deduct Cost)	
\$223,691.00	\$46,691.00	Not supplied	\$177,000.00

All forms were included with the bid, except for the schedule of values.

7 Robert Road
Office / Cell No. 845.489.1638
Email mike@bertaarchitects.com

Poughkeepsie, New York 12603
Fax No. 845.483.9887
Web Site www.bertaarchitects.com

Maeda Construction, Inc

Base Bid	Alternate No 1 (Deduct Cost)	Alternate No 2 (Deduct Cost)	
\$347,146.00	\$32,040.00	\$0.00	\$315,106.00

All forms were included with the bid, except for the schedule of values.

JF Management Group Corp

Base Bid	Alternate No 1 (Deduct Cost)	Alternate No 2 (Deduct Cost)	
\$360,035.00	\$65,114.00	\$32,880.00	\$262,041.00

All forms were included with the bid, except for the schedule of values.

I have spoken with Dan from Dutchess overhead doors to confirm his bid, which he confirmed.

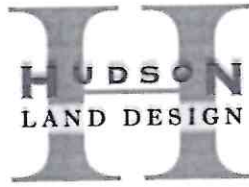
We recommend the bid be awarded to Dutchess Overhead Doors, If the board approves the bids we will send the notice of intent to Dutchess Overhead Doors.

Please let us know if you have any questions or to discuss further.

Sincerely,
Michael R. Berta, AIA Architecture & Planning



Michael R. Berta, AIA
President



Civil & Environmental Engineering Consultants
174 Main Street, Beacon, New York 12508 (Main Office and Mailing Address)
13 Chambers Street, Newburgh, New York 12550 (Satellite Office)
Phone: 845-440-6926
www.HudsonLandDesign.com

October 22, 2025

Supervisor Mary Covucci and Members of the Town Board
Town of Beekman
4 Main Street
Poughquag, New York 12570

Re: Town Hall Lower Floor HVAC Improvements (RFP: 2025-0731)
Contractor Request for Payment #1

Dear Supervisor Covucci and Members of the Town Board:

Hudson Land Design (HLD) is in receipt of Application and Certificate for Payment #1 dated October 14, 2025 from Vamco Sheet Metal, Inc. requesting payment in the amount of \$27,950.00 less 10% retainage (\$2,795.00) for a total of \$25,155.00 (see attached). The contractor has requested full or partial payment of the items on the continuation sheet that is attached to the payment request application, covering the period ending October 7, 2025. HLD has reviewed the request and agrees with the quantity of work completed per the continuation sheet.

Therefore, we suggest that the Town Board authorize payment to Vamco Sheet Metal, Inc. in the amount of \$25,155.00 in order to satisfy Application and Certification for Payment #1. Should you have any questions, please feel free to call me at 845-440-6926.

Sincerely,

A handwritten signature in black ink, appearing to read "Daniel G. Koehler", written in a cursive style.

Daniel G. Koehler, P.E.
Principal

cc: Tom Carey, Town Financial Consultant (via email)
Linda Bloomer, Town Bookkeeper (via email)
Laureen Abbatantuono, Town Clerk (via email)
Joseph G. McKay, Esq., Town Attorney (via email)
HLD file

enc: Application and Certificate for Payment #1 with Continuation Sheets
Certified Payroll
Partial Release
Town Voucher

APPLICATION AND CERTIFICATE FOR PAYMENT

Owner: Town of Beekman
 4 Main Street
 Poughquag, NY 12570

FROM SUBCONTRACTOR:

CONTRACT FOR: Beekman Town Hall

PROJECT: Lower Floor HVAC Improvements

VIA CONTRACTOR: Vanico Sheet Metal, Inc
 3090 Route 9
 Cold Spring, NY 10516

PERIOD TO: ~~9/16/2025~~
 10/17/2025

APPLICATION: 1
 PERIOD NOS: RFP: 2025-0731
 PROJECT NOS: RFP: 2025-0731
 CONTRACT DATE: 9/16/2025
 DISTRIBUTION TO:
 OWNER
 CONST MANAGER
 ARCHITECT
 CONTRACTOR
 OTHER

AIA DOCUMENT G732 (Instructions on reverse side) PAGE ONE OF PAGES

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the contract.
 Continuation Sheet, AIA Document G703, is attached.

1 ORIGINAL CONTRACT SUM	\$270,000.00
2 Net Change by Change Orders	\$0.00
3 CONTRACT SUM TO DATE (Line 1 +/- 2)	\$ 270,000.00
4 TOTAL COMPLETED & STORED TO DATE	\$27,950.00
(Column D + E on G703)	

RETAINAGE:

a. 10% of Completed Work	\$2,795.00
(Columns D + E on G703)	
b. % of stored Material	\$ -
(Column F on G703)	
Total Retainage (Line 5a + 5b or	

Total in Column I of G703)	\$ 2,795.00
6 TOTAL EARNED LESS RETAINAGE	\$25,155.00
(Line 4 less Line 5 Total)	

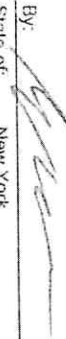
LESS PREVIOUS CERTIFICATES FOR PAYMENT

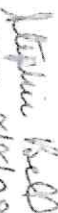
7 LESS PREVIOUS CERTIFICATES FOR PAYMENT	\$ -
(Line 6 from prior Certificate)	
8 CURRENT PAYMENT DUE	\$ 25,155.00
9 BALANCE TO FINISH, INCLUDING RETAINAGE	\$ 244,845.00
(Line 3 less Line 6)	

SUMMARY OF CHANGE ORDERS	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total approved this Month including Change Orders	\$0.00	\$0.00
NET CHANGES by Change Order	\$0.00	\$0.00

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for the Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Vanico Sheet Metal, Inc.

By:  Date: 10/14/25
 State of: New York
 County of: Putnam

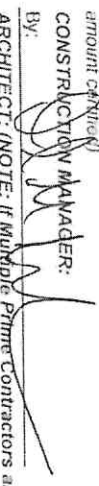
Subscribed and sworn to before me this 14th day of October 2025
 Notary public: 
 My Commission expires: 8/18/28

STEPHANIE BELL
 NOTARY PUBLIC, STATE OF NEW YORK
 Registration No. 01BE6346169
 Qualified in Putnam County
 Commission Expires August 8, 2028

CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Architects certifies to the Owner that to the best of the Architects' knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$25,155.00
 (Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified)

By:  Date: 10/22/2025
 CONSTRUCTION MANAGER:
 ARCHITECT: (NOTE: If Multiple Prime Contractors are responsible for performing portions of the Project, the Architects Certification is not required.)

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment as without prejudice to any rights of the Owner or Contractor under this Contract.

CONTINUATION SHEET

111 DOCUMENT 6703

PAGE OF PAGES 2

Town of Beekman 4 Main Street Poughkeepsie, NY 12570		Project: Lower Floor HVAC Improvements Project No: RFB-2025-0731		APPLICATION NO: 1 APPLICATION DATE: Oct 6, 2025		PERIOD TO: Sep 30, 2025			
A	B	C	D	E	F	G	H	I	
ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE W/CCT	WORK COMPLETED FROM PREVIOUS APPLICATION (D+I)	THIS PERIOD	MATERIALS STORED (NOT IN D OR E)	TOTAL COMPLETED AND STORED (D+E+F)	% (G+C)	BALANCE TO FINISH (G-G)	RETAINAGE (IF VARIABLE RATE) 5.00%
	Bond	\$6,855.00		\$6,655.00		\$6,655.00	100.00%	\$0.00	\$665.50
	Insurance	\$3,295.00		\$3,295.00		\$3,295.00	100.00%	\$0.00	\$329.50
	Shop Drawings	\$8,000.00		\$0.00		\$0.00	0.00%	\$8,000.00	\$0.00
	Mobilization	\$3,000.00		\$3,000.00		\$3,000.00	100.00%	\$0.00	\$300.00
	Demolition	\$3,000.00		\$0.00		\$0.00	0.00%	\$3,000.00	\$0.00
	Demolition	\$15,000.00		\$15,000.00		\$15,000.00	100.00%	\$0.00	\$1,500.00
	Ductwork	\$18,000.00		\$0.00		\$0.00	0.00%	\$18,000.00	\$0.00
	Control Dampers	\$16,800.00		\$0.00		\$0.00	0.00%	\$16,800.00	\$0.00
	Control Dampers	\$1,000.00		\$0.00		\$0.00	0.00%	\$1,000.00	\$0.00
	Air Outlets	\$900.00		\$0.00		\$0.00	0.00%	\$900.00	\$0.00
	Air Outlets	\$2,100.00		\$0.00		\$0.00	0.00%	\$2,100.00	\$0.00
	ACR Piping	\$2,000.00		\$0.00		\$0.00	0.00%	\$2,000.00	\$0.00
	ACR Piping	\$20,000.00		\$0.00		\$0.00	0.00%	\$20,000.00	\$0.00
	Heat Pumps - HP-1, 2, 3, 4, 5	\$14,000.00		\$0.00		\$0.00	0.00%	\$14,000.00	\$0.00
	ACCU - HP-CU-1	\$20,000.00		\$0.00		\$0.00	0.00%	\$20,000.00	\$0.00
	ERV - 1 & 2	\$2,500.00		\$0.00		\$0.00	0.00%	\$2,500.00	\$0.00
	ERV - 1 & 2	\$1,200.00		\$0.00		\$0.00	0.00%	\$1,200.00	\$0.00
	Exhaust Fan	\$1,200.00		\$0.00		\$0.00	0.00%	\$1,200.00	\$0.00
	HP-1, 2, 3, 4, 5, HP-CU-1, ERV-1 & 2, EF-1	\$35,000.00		\$0.00		\$0.00	0.00%	\$35,000.00	\$0.00
	Electric Fintube	\$700.00		\$0.00		\$0.00	0.00%	\$700.00	\$0.00
	Electric Fintube	\$950.00		\$0.00		\$0.00	0.00%	\$950.00	\$0.00
	Electrical	\$75,000.00		\$0.00		\$0.00	0.00%	\$75,000.00	\$0.00
	Concrete Pad	\$5,000.00		\$0.00		\$0.00	0.00%	\$5,000.00	\$0.00
	Equipment Start Up	\$3,000.00		\$0.00		\$0.00	0.00%	\$3,000.00	\$0.00
	Mechanical Insulation	\$12,000.00		\$0.00		\$0.00	0.00%	\$12,000.00	\$0.00
	Testing & Balancing	\$6,000.00		\$0.00		\$0.00	0.00%	\$6,000.00	\$0.00
	GRAND TOTALS	\$270,000.00	\$0.00	\$27,950.00	\$0.00	\$27,950.00	10.35%	\$242,050.00	\$2,795.00

111 DOCUMENT 6703 CONTINUATION SHEET FOR CTZ: 395 EIGHTH, AA - 0 1982
THE AMERICAN INSTITUTE OF ARCHITECTS, 1735 NEW YORK AVENUE, NW WASHINGTON, D.C. 20006-3028

Certified Payroll Report

Contractor VAMCO SHEET METAL INC.
 3090 ROUTE 9
 COLD SPRING, NY 63856

Project Beekman Town Hall Lower Level HVAC Improvements

Project/Contract # RFP: 2025-0731
 Payroll Number 1
 For Week Ending 9/22/2025

Employee Name	SSN	Work Classification	Pay Type	Hours Worked by Day							Timesheet Hours	Paid Hours	Pay Rate	Job Rate	Fringe Rate	Check Number	Total Gross Pay	Social Security	Medi-care	Federal Tax	State Tax	Other Tax	Total Deduct	Net Pay
				Wed 27	Thu 28	Fri 29	Sat 30	Sun 31	Mon 1	Tue 2														

No Work Performed

Date: Aug-19, 2025
 I, Michael Vettori, Vice President, do hereby state:

(1) That I pay or supervise the payment of the persons employed by VAMCO SHEET METAL INC. on the project 129 Rockland Green, that during the payroll period commencing on Aug-13, 2025 and ending on Aug-19, 2025 all persons employed on the said project have been paid the full weekly wages earned, that no rebates have been or will be made either directly or indirectly to or on behalf of said VAMCO SHEET METAL INC. from the full weekly wages earned by any person, other than permissible deductions as defined in Regulations, Part 3 (29 CFR Subtitle A), issued by the Secretary of Labor under the Copeland Act, as amended (48 Stat. 948, 63 Stat. 105, 72 Stat. 957, 76 Stat. 357, 40 U.S.C. 276c), and described below.


(2) That any payroll otherwise under this contract required to be submitted for the above period are correct and complete; that the wage rates for laborers and mechanics contained therein are not less than the applicable wage rates contained in any wage determination incorporated into the contract; that the classifications set forth therein for each laborer or mechanic conform with the work he performed.

(3) That any apprentices employed in the above period are duly registered in a bona fide apprenticeship program registered with a State apprenticeship agency recognized by the Bureau of Apprenticeship and Training, United States Department of Labor, or if no such recognized agency exists in a State, are registered with the Bureau of Apprenticeship and Training, United States Department of Labor.

- (4) That:
- (a) WHERE FRINGE BENEFITS ARE PAID TO APPROVED PLANS, FUNDS, OR PROGRAMS
 - In addition to the basic hourly wage rates paid to each laborer or mechanic listed in the above referenced payroll, payments of fringe benefits as listed in the contract have been or will be made to appropriate programs for the benefit of such employees, except as noted in Section 4(c) below.
 - WHERE FRINGE BENEFITS ARE PAID IN CASH
 - Each laborer or mechanic listed in the above referenced payroll has been paid, as indicated on the payroll, an amount not less than the sum of the applicable basic hourly wage rate plus the amount of the required fringe benefits as listed in the contract, except as noted in Section 4(c) below.

(c) EXCEPTIONS

Exception (Grant)	Explanation
Remarks:	

Name and Title Michael Vettori, Vice President	Signature 
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THE WILLFUL FALSIFICATION OF ANY OF THE ABOVE STATEMENTS MAY SUBJECT THE CONTRACTOR OR SUBCONTRACTOR TO CIVIL OR CRIMINAL PROSECUTION. SEE SECTION 1001 OF TITLE 18 AND SECTION 231 OF TITLE 31 OF THE UNITED STATES CODE.

Certified Payroll Report

Contractor VAMCO SHEET METAL INC. Project Beekman Town Hall Lower Level HVAC Improvements RFP: 2025-0731
 3090 ROUTE 9 Payroll Number 2
 COLD SPRING, NY 63856 For Week Ending 9/9/2025

Employee Name	SSN	Work Classification	Type	Hours Worked by Day							Timesheet Hours	Paid Hours	Pay Rate	Job Rate	Fringe Rate	Check Number	Total Gross Pay	Social Security	Medi-care	Federal Tax	State Tax	Other	Total Deduct	Net Pay
				Wed	Thu	Fri	Sat	Sun	Mon	Tue														
			3																					

No Work Performed

Date: Aug-19, 2025
I, Michael Vettori, Vice President, do hereby state:

(1) That I pay or supervise the payment of the persons employed by VAMCO SHEET METAL INC. on the project 129-Rockland Grant, that during the payroll period commencing on Aug-13, 2025 and ending on Aug-19, 2025 all persons employed on the said project have been paid the full weekly wages earned, that no rebates have been or will be made either directly or indirectly to or on behalf of said VAMCO SHEET METAL INC. from the full weekly wages earned by any person, other than permissible deductions as defined in Regulations, Part 3 (29 CFR Subtitle A), issued by the Secretary of Labor under the Copeland Act, as amended (48 Stat. 543, 63 Stat. 108, 72 Stat. 987, 78 Stat. 357, 40 U.S.C. 278c), and described below:

(2) That any payrolls otherwise under this contract required to be submitted for the above period are correct and complete; that the wage rates for laborers and mechanics contained therein are not less than the applicable wage rates contained in any wage determination incorporated into the contract; that the classifications set forth therein for each laborer or mechanic conform with the work he performed

(3) That any apprentices employed in the above period are duly registered in a bona fide apprenticeship program registered with a State apprenticeship agency recognized by the Bureau of Apprenticeship and Training, United States Department of Labor, or if no such recognized agency exists in a State, are registered with the Bureau of Apprenticeship and Training, United States Department of Labor.

(4) That:

(a) WHERE FRINGE BENEFITS ARE PAID TO APPROVED PLANS, FUNDS, OR PROGRAMS

In addition to the basic hourly wage rates paid to each laborer or mechanic listed in the above referenced payroll, payments of fringe benefits as listed in the contract have been or will be made to appropriate programs for the benefit of such employees, except as noted in Section 4(c) below.


(b) WHERE FRINGE BENEFITS ARE PAID IN CASH

Each laborer or mechanic listed in the above referenced payroll has been paid, as indicated on the payroll, an amount not less than the sum of the applicable basic hourly wage rate plus the amount of the required fringe benefits as listed in the contract, except as noted in Section 4(c) below.

(c) EXCEPTIONS

Exception (Craft)	Explanation

Remarks:

Name and Title Michael Vettori, Vice President	Signature 
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THE WILLFUL FALSIFICATION OF ANY OF THE ABOVE STATEMENTS MAY SUBJECT THE CONTRACTOR OR SUBCONTRACTOR TO CIVIL OR CRIMINAL PROSECUTION. SEE SECTION 1001 OF TITLE 18 AND SECTION 231 OF TITLE 31 OF THE UNITED STATES CODE.

Certified Payroll Report

Contractor VAMCO SHEET METAL INC. Project Beekman Town Hall Lower Level HVAC Improvements Project/Contract # RFP- 2025-0731
 3090 ROUTE 9 Payroll Number 3
 COLD SPRING, NY 63856 For Week Ending 9/16/2025

Employee Name	SSN	Work Classification	Hours Worked by Day							Total	Social Security	Medi-care	Federal Tax	State Tax	Other	Deduct	Total Net Pay
			Mon	Tue	Wed	Thu	Fri	Sat	Sun								

No Work Performed

Certified Payroll Report

Contractor VAMCO SHEET METAL INC. Project Beekman Town Hall Lower Level HVAC Improvements Project/Contract # RFP: 2025-0731
 3090 ROUTE 9 Payroll Number 4
 COLD SPRING, NY 63856 For Week Ending 9/23/2025

Employee Name	SSN	Work Classification	Hours Worked by Day							Timesheet Hours	Paid Hours	Pay Rate	Job Gross Pay	Fringe Rate	Check Number	Total Gross Pay	Social Security	Medi-care	Federal Tax	State Tax	Other	Total Deduct	Net Pay
			Wed	Thu	Fri	Sat	Sun	Mon	Tue														
			17	18	19	20	21	22	23														

No Work Performed

Certified Payroll Report

Contractor VAMCO SHEET METAL INC. Project Beekman Town Hall Lower Level HVAC Improvements RFP: 2025-0731
 3090 ROUTE 9 Payroll Number 5
 COLD SPRING, NY 63856 For Week Ending 9/30/2025

Employee Name	SSN	Work Classification	Hours Worked by Day							Timesheet Hours	Paid Hours	Pay Rate	Job Rate	Fringe Rate	Check Number	Total Gross Pay	Social Security	Medi-care	Federal Tax	State Tax	Other	Total Deduct	Net Pay
			Wed 24	Thu 25	Fri 26	Sat 27	Sun 28	Mon 29	Tue 30														

No Work Performed

Date: Aug-19, 2025
 I, Michael Vettori, Vice President, do hereby state:

(1) That I pay or supervise the payment of the persons employed by VAMCO SHEET METAL, INC. on the project 129-Rockland Green, that during the payroll period commencing on Aug-13, 2025 and ending on Aug-19, 2025 all persons employed on the said project have been paid the full weekly wages earned, that no rebates have been or will be made either directly or indirectly to or on behalf of said VAMCO SHEET METAL, INC. from the full weekly wages earned by any person, other than permissible deductions as defined in Regulations, Part 3 (29 CFR Subtitle A), issued by the Secretary of Labor under the Copeland Act, as amended (48 Stat. 948, 63 Stat. 109, 72 Stat. 957, 76 Stat. 357, 40 U.S.C. 276c), and described below.

(2) That any payroll otherwise under this contract required to be submitted for the above period are correct and complete, that the wage rates for laborers and mechanics contained therein are not less than the applicable wage rates contained in any wage determination incorporated into the contract, that the classifications set forth therein for each laborer or mechanic conform with the work he performed.

(3) That any apprentices employed in the above period are duly registered in a bona fide apprenticeship program recognized by the Bureau of Apprenticeship and Training, United States Department of Labor, or if no such recognized agency exists in a State, are registered with the Bureau of Apprenticeship and Training, United States Department of Labor.

(4) That

(a) WHERE FRINGE BENEFITS ARE PAID TO APPROVED PLANS, FUNDS, OR PROGRAMS

In addition to the basic hourly wage rates paid to each laborer or mechanic listed in the above referenced payroll, payments of fringe benefits as listed in the contract have been or will be made to appropriate programs for the benefit of such employees, except as noted in Section 4(c) below.

(b) WHERE FRINGE BENEFITS ARE PAID IN CASH

Each laborer or mechanic listed in the above referenced payroll has been paid, as indicated on the payroll, an amount not less than the sum of the applicable basic hourly wage rate plus the amount of the required fringe benefits as listed in the contract, except as noted in Section 4(c) below.

(c) EXCEPTIONS

Exception (Grant)	Explanation
Remarks:	

Name and Title: Michael Vettori, Vice President Signature: 

THE WILLFUL FALSIFICATION OF ANY OF THE ABOVE STATEMENTS MAY SUBJECT THE CONTRACTOR OR SUBCONTRACTOR TO CIVIL OR CRIMINAL PROSECUTION. SEE SECTION 1004 OF TITLE 18 AND SECTION 231 OF TITLE 31 OF THE UNITED STATES CODE.

Certified Payroll Report

Submission of Final DBRA Certified Payroll Form

Prime Contractor

Sub Contractor

Project Name	132-Berkman	Project No. or Contract No.	RFP - 2025-0731
Project Location	LU 38	Prime Contractor's Business Name	VAMCO SHEET METAL INC
Weight Determination No.		Prime Contractor's Address	3090 ROUTE 9, COLD SPRING, NY 08858
		Certified Payroll No.	6
		Week Ending Date	10/7/2025

Worker Entry No.	Worker Name	Worker Identifying No.	(J) Journeyworker / (RA) Registered Apprentice	Labor Classification	Pay Type	Hours Worked by Day							Total Hours Worked for the Week	Paid Hours on Check	Hourly Wage Rate Paid for ST, OT and DT	Gross Fringe Amt Earned	Total Fringe In Lieu of Benefits	Payment In Lieu of Fringe Benefits	Check Number	Gross Amt Earned for All Work	Social Security	Medicare	Federal Tax	State Tax	Other (Must Specify and see instructions)	Total Deduction	Payment to Worker for All Work
						1	2	3	4	5	6	7															
1	Henry S. Kim	6992	RA (3)	A3	ST	8.00							8.00	23.87	190.96	0.00	0.00	1487	1,095.16	65.10	15.46	89.00	47.64	53.22	311.42	754.74	
2	Jesse Colon	6995	J	Straight Time	ST	8.00							16.00	47.23	755.88	0.00	0.00	1488	2,284.73	140.41	32.84	376.00	119.55	198.09	856.98	1,397.75	
3	Johnson A Cardona	4410	J	Straight Time	ST	8.00							8.00	47.23	377.84	0.00	0.00	1489	2,254.72	140.41	32.84	193.00	117.57	339.55	823.47	1,441.35	
4	Kore D Pein	8043	RA (9)	A6	ST	8.00							8.00	31.04	248.32	0.00	0.00	1490	844.80	52.38	12.25	92.00	35.48	-26.04	136.05	708.75	

Project Name	132-Benham	Project No. or Contract No.	RFP 2025-0731	Prime Contractor's Business Name	VANCO S&ET METAL INC
Project Location	10/7/2025	Certified Payroll No.	5	Certifying Official's Name and Title	Michael Velez, Vee President
Work Ending Date					

I paid or supervised the payment of the laborers or mechanics working on the above project during the stated time period. I certify the following:

- The payroll information submitted with this statement is correct and complete for the above project during the above period, and the wage and fringe benefit rates paid to the workers, including credit taken for the reasonably anticipated costs of a bona fide fringe benefit plan, fund or program, are not less than the applicable wage and fringe benefit rates for the same category of work stated in the wage determination(s) incorporated into the contract.
- All regular payrolls and all other basic records that the contractor is required to maintain for this contract period are complete and accurate and will be made available upon request from the agency or the Department of Labor.
- The classifications reported for each laborer or mechanic are the classifications for the actual work performed.
- Any workers paid an apprenticeship during the above period are duly registered in a bona fide apprenticeship program registered with the Office of Apprenticeship, Employment and Training Administration, United States Department of Labor (OETA) or a State Apprenticeship Agency (SAA) recognized by Department of Labor. I have verified the registered apprenticeship program information provided below as accurate and applicable to any apprentices identified on page 1 of this form.

Apprenticeship Program Name	Registered	Name of Labor Classification
LU 38	<input type="checkbox"/> OA <input type="checkbox"/> SAA <input type="checkbox"/> A3, A6	

Fringe benefits have been paid in cash and/or to bona fide fringe benefit plans, funds, or programs. Where the contractor is claiming an hourly credit for their contributions to or reasonably anticipated costs of a bona fide fringe benefit plan, fund or program, provide plan information and the hourly credit claimed for each worker listed on the previous page of this form.

HOURLY CREDIT FOR FRINGE BENEFITS

If an amount is listed in (b) on the last page of this certified payroll form, enter the hourly credit claimed under each plan name, type and number for each worker and check whether the plan is funded or unfunded.

Name of Worker	FB Name FB Type Plan No.	Funded	Unfunded	TOTAL HOURLY CREDIT
Henry S. Kim		<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Jesse Colton		<input type="checkbox"/>	<input type="checkbox"/>	
Jhonatan A. Candona		<input type="checkbox"/>	<input type="checkbox"/>	
Kyle D. Patti		<input type="checkbox"/>	<input type="checkbox"/>	

All workers on the project have been paid the full weekly wages earned, and no rebates or deductions have been or will be made either directly or indirectly, other than permissible deductions as defined in 29 CFR part 3.

Additional Remarks:

Signature of Certifying Official:  Date: 10/14/2025 Telephone Number: 914 380-8600 Email Address: mcbur@vancom.com

THE WULF-PALM STATEMENT OF ANY OF THE ABOVE STATEMENTS MAY SUBJECT THE CONTRACTOR OR SUBCONTRACTOR TO CIVIL OR CRIMINAL PROSECUTION UNDER SECTION 1001 OF TITLE 18 AND SECTION 3729 OF TITLE 31 OF THE UNITED STATES CODE, AS WELL AS DEBARMENT FROM FUTURE FEDERAL AND FEDERAL ASSISTED CONTRACTS INFORMATION REPORTED IN CERTIFIED PAYROLLS MAY BE SUBJECT TO DISCLOSURE IN RESPONSE TO A FREEDOM OF INFORMATION ACT REQUEST.

CONTRACTOR/SUBCONTRACTOR
PARTIAL RELEASE AND LIEN
WAIVER

Date:	<u>October 14, 2025</u>	Contract Date:	<u>October 2, 2025</u>
Project:	<u>Beekman Town Hall Lower Floor HVAC</u>	Contract Price:	<u>\$270,000</u>
Address:	<u>4 Main Street</u>	Net Extras & Deductions:	<u> </u>
City:	<u>Poughquag, New York 12570</u>	Adjusted Contract Price:	<u> </u>
County:	<u>Dutchess</u>	Amount Previously Paid:	<u>\$0</u>
State:	<u>New York</u>	Current Payment Due:	<u>\$25,155.00</u>
Owner:	<u>Town of Beekman</u>	Balance Due:	<u>\$244,845.00</u>
Contractor:	<u>Vamco Sheet Metal, Inc.</u>		

In the consideration of payment made by **TOWN OF BEEKMAN** to Vamco Sheet Metal, Inc. for all work, labor, materials, equipment and services furnished through the period ending Sept 30, 2025 and pursuant to Payment Application #1 in connection with the project named above.

The UNDERSIGNED hereby releases the Owner listed above, through the date of this Partial Release and Waiver of Lien, from any and all claims and demands of every kind and character, including, but not limited to claims for labor and/or materials and/or equipment and/or additional work and/or delays under the aforesaid contract in any way growing out of or connected with said contract. The undersigned does hereby covenant and agree not to claim or file a mechanic's lien or any other lien against the contract and/or premises for materials furnished or labor performed in connection with such a project to date listed above.

The UNDERSIGNED further warrants that:

- 1) All subcontractors employed by the undersigned upon this project have been fully paid to this date hereof;
- 2) All workmen employed by it or its subcontractors upon this project have been fully paid to this date hereof;
- 3) All materialmen from whom the undersigned or its subcontractors have purchased materials used in this project have been paid for the materials delivered on or prior to this date;
- 4) None of such workmen and/or materialmen have any claims or demand or right of lien; and
- 5) He/She is an authorized officer with full power to execute this Partial Release and Waiver of Lien.

IN WITNESS WHEREOF, the contractor or subcontractor named below has executed this Partial Release and Lien Waiver this 14th day of October, 2025.

CONTRACTOR/SUBCONTRACTOR:

Signature: 

Print Name: Michael Vettorino

Title: Vice President

STATE OF NEW YORK)
)
ss.:COUNTY OF Putnam)

On this 14th day of October, in the year 2025, before me personally came Michael Vettorino, who, being by me duly sworn, did depose and say that he/she resides at Sparkill, NY, that he/she is the Vice President of Vamco Sheet Metal, Inc., the corporation described in and which executed the foregoing Partial Release and Lien Waiver, and that he signed his name thereto by authority of the Board of Directors of the corporation.

Stephanie Bell
Notary
Public

STEPHANIE BELL
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01BE6346169
Qualified in Putnam County
Commission Expires August 8, 2028

VOUCHER

Voucher Number 1

Town of Beekman
4 Main Street
Poughquag, NY 12570

Date Received _____

Dept. _____

Claimants
Name &
Address

Vamco Sheet Metal, Inc.
3090 Route 9
Cold Spring, NY 10516

Fund-Appropriation	Amount
H.1620.0500	\$ 25,155.00
Total	\$ 25,155.00

Detailed invoices may be attached and total entered on this voucher
Certification below must be signed.

INVOICE DATE	INVOICE #	DESCRIPTION OF MATERIALS OR SERVICES	UNIT PRICE	AMOUNT
10/9/2025	1	Town of Beekman Beekman Town Hall Lower Floor HVAC Payment Application 1 Services 09/01/2025 through 09/30/2025	\$25,155.00	\$ 25,155.00
Total				\$25,155.00

CLAIMANT'S CERTIFICATION

I, Michael Vetterino, certify that the above account in the amount of \$25,155.00 is true and correct; that the items, services, and disbursements were rendered to or for the municipality on the dates stated; that no part has been paid or satisfied; that taxes, from which the municipality is exempt, are not included; and that the amount claimed is actually due.

10/14/25
Date

[Signature]
Signature

Vice President
Title

Department Approval

The above services or materials were rendered or furnished to the municipality on the dates stated and the charges are correct.

Date

Authorized Official

Approval for Payment

This claim is approved and ordered paid from the appropriations indicated above

Date

Auditing Board

Print Name of Authorized Official