



**DEPARTMENT OF CITYWIDE ADMINISTRATIVE SERVICES
DIVISION OF REAL ESTATE SERVICES**

MUNICIPAL BUILDING, - Room 2053S
NEW YORK, N.Y. 10007
(212) 669-3640 Fax (212) 669-2666

WILLIAM J. DIAMOND
Commissioner

LORI FIERSTEIN
Deputy Commissioner

June 18, 1998

Ms. Catherine T. Gilberti
Silverstein Properties, Inc.
120 Broadway
New York, NY 10271

**Re: Mayor's Office of Emergency Management
7 World Trade Center
1st, 7th & 23rd Floor
New York, NY
Project # 96-346**

Dear Ms. Gilberti:

We have reviewed the various costs estimates submitted by your office for the referenced project. In an effort to reduce costs, please provide us with proposed costs reductions for the following work items:

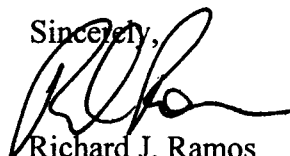
1. Electrical Work

- a. Substitute cabling for conduit as allowed by the NYC Building Code. However, for communications risers indicated on drawings TC-101, work under Note 2 and 7 to be unchanged.
- b. Delete Tel/Data cabling as indicated in the electrical contractor's bid. (Section 16700 A in specifications)
- c. Eliminate A/V equipment as indicated in the attached Exhibit "A". Also provide detailed documentation for the bid of \$34,475.
- d. The lowest Electrical contractor's bid includes approximately 273,000 towards Supervision, drafting, engineering, tools and job expenses. This needs to be clarified.

2. Eliminate 1) All Steel walls
2) Replace all Bullet-proof doors with a regular standard doors.
3. Eliminate folding walls in Room 34-44, 45, & 46.
4. Eliminate the Safe door.
5. The estimate to construct the "Hurricane Wall" is disapproved. Eliminate the revised Hurricane wall. Instead extend the original hurricane wall (partition) to the same extent as indicated on the revised Hurricane wall drawings.
6. Also, please provide us with a cost reduction if the 6000 gallon fuel tank were eliminated and the one-day storage tank has increased capacity for a two-day use. This would eliminate considerable work on the Mezzanine floor.

After the Electrical work modifications have been reviewed by the low bid contractor, we would like to arrange a meeting early next week to finalize the total costs reductions and approve the project costs.

Sincerely,



Richard J. Ramos
Executive Director/DRES

cc: Lori Fierstein Jeff Kondrat Glenn Pymonto
Joseph Menasce Vinicius Castagnola Martin Schneider
Josep Domingvez

c:barbara/glen/letter/gilberti emer mgmt 3

Exhibit "A":**AV Equipment Elimination-----**

1. RF Distribution system-----
 - Eliminate 13" monitors in the EOC area and the accompanying switching devices. All cabling for the devices will remain.*
2. Press Feeds-----
 - The Press AV feed, within the Emergency Operations Room (from the EOC to the press room), should be downgraded from providing service for multiple cameras to providing service for one camera.
 - The press AV feed from the press room to street level should be downgraded to a single feed so that the press can have a pooled feed at the street level.
3. External Video Feeds-----
 - Eliminate all cabling and switches which were importing external agency camera feeds (e.g. DOT, NYPD,etc.)*

* Architectural impacts should be considered such as covering the 13" monitor furniture cuts with plates. Also the square footage of floor space in the head-end room should be kept for future expansion. Electrical outlets in the head-end room, which were slated for AV equipment, should also be kept.