

DIVISION OF CEMETERIES

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TO: NEW YORK STATE CEMETERY BOARD
FROM: LEWIS A. POLISHOOK, Director, Division of Cemeteries
CC: ANTONIO MILILLO, Counsel
SUBJECT: PINELAWN MEMORIAL PARK, NO. 52-044
RE: ROAD REPLACEMENT
DATE: AUGUST 6, 2020

Pinelawn Memorial Park (the Cemetery) seeks approval of two road construction projects:

1. reconstruction of a 450-foot section of road running at the edge of the main part of the Cemetery, along the Long Island Rail Road (Project 1);
2. paving of a 150-foot section of unpaved road connecting a mausoleum section under construction to an existing road (Project 2).

The Division recommends approval.

Background

The Cemetery is the largest regulated cemetery in New York. It consists of 786 acres spanning Wellwood Avenue, and is located in the Town of Babylon, in Suffolk County. It has a series of mausoleum buildings, but is primarily a memorial park, although it also has lawn crypt sections and sections with upright markers. The cemetery appears to be in compliance with all Division regulations; the cemetery is consistently well-maintained and generates few lot owner complaints.

The Cemetery maintains a conflict of interest policy. No related parties are involved in this transaction. An excerpt from the Cemetery's most recent 990 showing compensation is included as an exhibit to its application for no objection to the installation of lawn crypts, also submitted to the Board for consideration at its August 2020 meeting.

Because these projects are not an income-generating project, we have not had an accountant prepare a recommendation concerning the application; all general financial data about the Cemetery can be found in the Division's review and recommendation concerning the installation of lawn crypts, also submitted to the Board for its August 2020 meeting.

Exhibits

- A. Memo from the Cemetery dated June 1, 2020, and received July 17, 2020, including an overview of the project, maps, contractor specifications, and technical drawings.

Major Alteration Factors

Result in or Avoid Destruction, Damage to, Modification or Interference with Existing Graves and Markers, Crypts, Mausoleums, Roadways and Pathways

The work in question will not affect existing graves, markers, crypts, mausoleums, roads, and paths. The roadways will remain in their current location; neither is near existing graves, crypts, mausoleums, etc. (Project 2 is near garden mausoleums under construction).

Location, Design and Duration

The locations of the road to be repaired are shown on the map. Repairs will not interfere with access to graves.

Project 1

Merritt Avenue is at the southern border of the main section of the Cemetery, abutting the Long Island Rail Road and its Pinelawn station (there are other portions of the Cemetery across Wellwood and Long Island Avenues). The Cemetery estimates that work should take approximately six months.

Project 2

The road to be paved extends west from the road running along the northern edge of a complex of garden mausoleums at the Cemetery. The Cemetery estimates that work should take several weeks.

Financial Impact

The projects will have negligible financial impact on the Cemetery. They will cost, respectively, \$186,000 and \$111,160, but the Cemetery has over \$15 million in its general fund (from which the work will be paid for) and almost \$93 million in combined funds (all at cost).

Interference with Lots or Interests of Lot Owners

Negligible. There are no graves near the roads. Better roads will ultimately benefit lot owners.

Project 1

There are other routes to access the back of the Cemetery.

Project 2

The section accessed by this road is not yet open to the public.

Appropriate for Cemetery Purposes

Improved roads are appropriate for cemetery purposes and should enhance the experience at the Cemetery for lot owners and visitors.

Community Impact

None.

Public Health, Safety, Environment, and Natural Resources

None.

Project 1

Adding catch basins to Merritt Avenue will improve the above by adding drainage that does not currently exist in this area (although there are no existing drainage issues).

Project 2

This small section of road is deep within the Cemetery and will have no effect outside the Cemetery.

Mitigation of Negative Impact

Not applicable.

Permits

The Cemetery reports that none are required.

Recommendation

I have visited the Cemetery on several occasions in the last year, most recently on August 5.

Project 1

Merritt Avenue is in need of repair; it is quite uneven and pitted. The proposed comprehensive repairs should last longer than resurfacing and will benefit the Cemetery and lot owners, especially in the long run.

Project 2

The Cemetery needs to pave roads accessing its new mausoleum complex; this is the first part of that road system and links the complex by paved road to developed portions of the Cemetery.

I recommend approval.

EXHIBIT A

Pinelawn Memorial Park

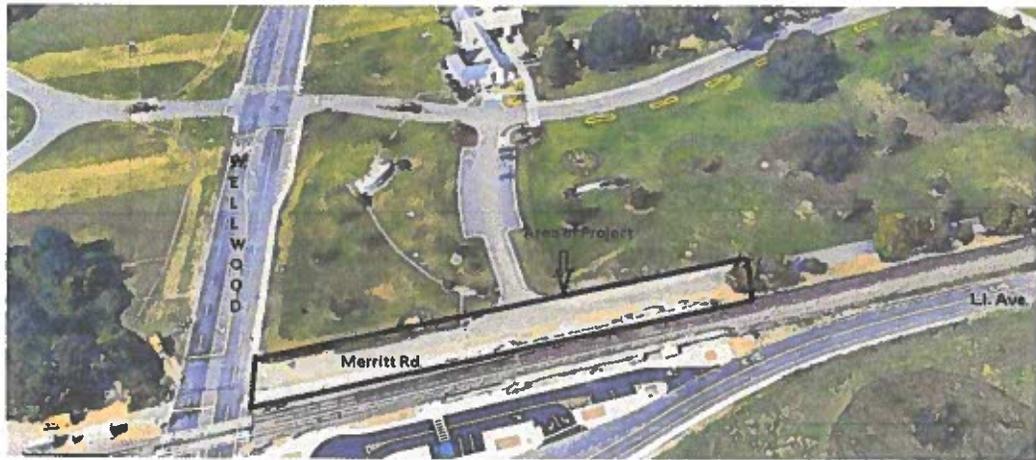
Reconstruction outline for Merritt Avenue

6/1/2020

Pinelawn Memorial Park, aka Pinelawn Cemetery, proposes to reconstruct a portion of the area known as Merritt Avenue, from Wellwood Avenue and running west approximately 450 feet (Appendix A). This road is a main artery within the cemetery. As part of a Roadway Management Program, conducted by Savik & Murray, LLP, it was determined that the road is currently in a state of deterioration (Appendix B). The project is expected to take approximately six (6) months, during which time, there will be no disruptions to plottolders as there are no adjacent grave locations. There will be no destruction, damage, modifications or interference with existing graves, markers, crypts, mausoleums, buildings or pathways. As the roadway is completely within the scope of Pinelawn's property, the construction will have no impact on the surrounding community and will have no adverse effects on public health, safety, the environment or natural resources. Pinelawn has received approval from its Board of Directors for this project (Appendix C). Below is an outline of the project along with the steps and procedures that will be used within the project.

Overview:

Project map: The area highlighted in black denotes the road to be reconstructed.



Construction Start date: TBD

Contractors: LaMay Construction

Metro Paving Corp

Pinelawn Memorial Park

Expected project cost: \$186,000.00

Pinelawn Memorial Park

Road construction outline Mausoleum complex 3

6/25/2020

Pinelawn Memorial Park, proposes to construct a new section of the loop road that perimeters mausoleum complex number three. This road is a main artery within the cemetery. Below is an outline of the project along with the steps and procedures that will be used within the project.

Overview:

Project map: The area highlighted in white denotes the road to be constructed.



Construction Start date: TBD

Contractors: LaMay Construction

N&J Paving corp.

Savik And Murray Engineering

Pinelawn Memorial Park

Expected project cost: \$111,160.00

Complex 3 Road Construction Outline

Below is an outline of the steps that will be undertaken during the project;

1. Remove undesirable subgrade materials as needed to a depth not to exceed 36" from existing grade
2. Compaction of remaining subgrade materials by use of 10 ton vibratory roller
3. Backfill and compaction of subgrade to an elevation of minus 10" from final road elevation using recycled concrete aggregate (RCA) with compaction by 10 ton vibratory roller at each 6" lift
4. Install concrete curbs using standard curb and gutter profile.
5. Backfill and compaction of top subgrade to an elevation of minus 4" from final road elevation using New York State Department of Transportation (NYSDOT) approved recycled concrete aggregate (RCA) and 10 ton vibratory roller. Compaction to take place at each 6" lift.
6. Grade top subgrade to proposed road profile by use of road grading equipment.
7. Installation of 2.5" dense binder asphalt course using New York State Department of Transportation approved type 3F asphalt
8. Installation of 1.5" top paving course (wearing course) using New York State Department of Transportation approved type 6F asphalt.

