

TOWN OF THOMPSON

-Meeting Agenda-

TUESDAY, APRIL 02, 2019

6:30 P.M. WORK-SESSION & 7:00 P.M. MEETING

6:30 P.M. WORK-SESSION: PRESENTATION BY HONEST CREATIVE LLC

**7:00 P.M. PUBLIC HEARING: PROPOSED LOCAL LAW #2 OF 2019
TOWN CODE CODIFICATIONS**

CALL TO ORDER

ROLL CALL

PLEDGE TO THE FLAG

APPROVAL OF PREVIOUS MINUTES: March 19, 2019 Regular Town Board Meeting

PUBLIC COMMENT:

CORRESPONDENCE:

- **Town Clerk Calhoun:** Letter dated 03/19/19 to MS. Lori Kerstner of Sobo & Sobo Law Offices Re: (FOIL) Request for Records Pertaining to Melissa Case on or near Medallion Road, Kiamesha Lake, NY 12751 – Complaints of Broken Pipes, Flooding, Leaking, Spilling or Overflow of Water and also Complaints Regarding the Kiamesha Lake Artesian Water Co.
- **NYS Dept. of Taxation & Finance, ORPTS:** Notice of Tentative Special Franchise Full Value dated 03/18/19 – Grand Total \$15,750,929.
- **Freda C. Eisenberg, AICP, Commissioner, Sullivan Co. Division of Planning, Community Development & Real Property:** Letter dated 03/27/19 to Supervisor Rieber Re: GML-239 County Review – Proposed Local Law #2 of 2019 – Town Code Codifications.
- **Town of Thompson Planning Board:** Notice of Intent & Lead Agency Designation dated 03/18/19 to Town Board & Other Interested/Involved Agencies Re: Proposed Type I Action Gibber Neighborhood Residential Development, Applicant: Nevez Real Estate and LaVista Drive, Town of Thompson, Town of Fallsburg and Sullivan County, SBL#6.-1-9 for Site Plan Application.
- **Town of Mamakating Town Board:** Notice of Hearing – Draft Generic Environmental Impact Statement and Draft Comprehensive Plan – Tuesday, April 16, 2019 at 6:00 PM.
- **Uyen Poh, Partner, Norton Rose Fulbright US LLP:** Letter dated 03/27/19 Re: NYS EFC Closing Documents for Melody Lake Water District Improvement Project, NYS Clean Water Revolving Fund (“DWSRF”) Project No.: 18491.

AGENDA ITEMS:

1) ACTION: RESOLUTION TO ENACT PROPOSED LOCAL LAW #2 OF 2019 – TOWN CODE CODIFICATIONS

2) MELODY LAKE WATER DISTRICT: RESOLUTION AMENDING BOND RESOLUTION DATED 01/02/2018 TO INCREASE ISSUANCE OF BONDS FROM \$375,000 TO \$400,000

3) REQUEST BY WESTERN SUFFOLK BOCES ON BEHALF OF MONTICELLO CENTRAL SCHOOL DISTRICT FOR PLANNING INFORMATION

4) UNSAFE BUILDINGS: STATUS UPDATE – DIRECTOR JAMES L. CARNELL, JR.

5) DISCUSSION: PURCHASE OF STORAGE SHED FOR DOG CONTROL OFFICER

6) REQUEST FOR SPEED LIMIT REDUCTION – COUNTY ROAD 75 (HARRIS BUSHVILLE ROAD)

7) FUEL PRODUCTS: REVIEW AND APPROVE BIDS (1 YEAR CONTRACT W/OPTION OF 1 YEAR EXTENSION)

8) VEHICLE & EQUIPMENT REPLACEMENT PRODUCTS: REVIEW AND APPROVE BIDS (1 YEAR CONTRACT W/OPTION OF 1 YEAR EXTENSION)

9) BILLS OVER \$2,500.00

10) BUDGET TRANSFERS & AMENDMENTS

11) ORDER BILLS PAID

REPORTS: SUPERVISOR, COUNCILMEN & DEPARTMENT HEADS

OLD BUSINESS

Appointments Needed:

- **Conservation Advisory Council Member**

NEW BUSINESS

PUBLIC COMMENT:

ADJOURN

Sullivan County Democrat
5 Lower Main St., PO Box 308
Callicoon, NY 12723-0308
845-887-5200 Fax: 845-887-5386

Affidavit of Publication

State of New York

SS:

County of Sullivan

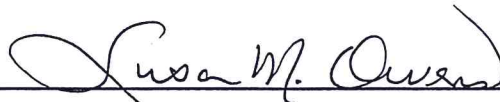
Legal Notice Ad

I, Fred W. Stabbert, III, being duly sworn,
Depose and say: That I am the Publisher of
Sullivan County Democrat, a twice weekly
newspaper of general circulation published in
Callicoon, County of Sullivan, State of New
York; and that a notice, of which the annexed
is a printed copy, was duly published in
Sullivan County Democrat 3/22/19



Fred W. Stabbert, III

Sworn to before me this 22nd day of March, 2019



Susan M. Owens

Notary Public, State of New York

No. #010W8025547

Qualified in Sullivan County

My commission expires on June 1, 2019

**LEGAL NOTICE
TOWN BOARD
WORK-SESSION**

T U E S D A Y ,
04/02/2019 AT 6:30
PM

The Town of Thompson Town Board will be meeting for a work-session on Tuesday, April 2nd, 2019 at 6:30 PM to be held at the Town Hall, 4052 State Route 42, Monticello, New York for the purpose of a Presentation provided by Honest Creative LLC regarding Marketing and Public Relations Services.

By Order of the Town Board,
Town of Thompson
Dated: March 05, 2019
Marilee J. Calhoun
Town Clerk 71141



Honest Creative LLC & The Town of Thompson, Sullivan County: Marketing & Public Relations 2019

This marketing agreement is made and entered into this 1st day of January 2019, by and between The Town of Thompson (the Client) and Honest Creative LLC (the Agency).

Appointment

Client appoints Agency as Client’s exclusive marketing agency in connection with The Town of Thompson, Sullivan County for marketing and public relations services. The exclusive nature of this appointment runs for the term of this agreement and expires on December 31, 2019.

Scope of Work

Agency will provide Client with the marketing and public relations services provided in Schedule 1. Should Client request Agency to perform additional services beyond what is provided in Schedule 1, Agency and Client will negotiate in good faith with respect to the terms, conditions, and compensation for such additional services. Any agreement for additional services will be set forth in writing and considered an addendum to this Agreement.

Ownership

All campaigns, trademarks, service marks, slogans, artwork, written materials, and graphic materials produced by Agency are the property of the Client provided Client pays all fees and costs associated with creating and, where applicable, producing such Work Product.

Notwithstanding the foregoing, it is understood that Agency may, on occasion, license materials from third parties for inclusion in Work Product. In such

circumstances, ownership of such licensed materials remains with the licensor at the conclusion of the term of the license. In such instances, Client agrees that it remains bound by the terms of such licenses. Agency will keep Client informed of any such limitations.

Term

The term of this Agreement shall commence on January 1, 2019 and shall continue until December 31, 2019. Either party has the right to terminate this agreement on 30 days written notice, provided that the Client pays for all work properly done and all expenses incurred and properly accounted for prior to termination.

Compensation and Billing Procedure

A total fee of \$48,000 payable in 12 monthly installments of \$4,000.00 will be invoiced by the Agency monthly. Payments shall be made in accordance with Paragraph 3 of the Town of Thompson Standard Contract Rider attached. Checks should be made payable to: Honest Creative, LLC, 16 Grandview Avenue, Cornwall on Hudson, NY 12520.

The Client hereby agrees to reimburse the Agency in respect of all reasonable, incidental expenses, provided the client approves them in advance. The Client shall pay all reasonable legal fees related to the creation of the Advertising/Marketing materials as well as production, licensing and clearance for use and shall pay all other third party costs (including art, licensing and performer fees) associated with producing the Advertising/Marketing materials provided they are approved in advance by the Client. Printing and paid advertising are not included in the fee. No fees or costs shall be incurred by the vendor unless specific approval of same has been provided by the Town.

Confidential Information

Both parties acknowledge a duty during and after the Term to not disclose without the other's permission any confidential information either concerning the other's business, business plans or customers.

General

This agreement and the attached Town of Thompson Contract Rider made between the Client and Agency contains the total understanding of the parties and supersedes all previous understandings between them either in writing or oral providing that this shall not apply to fraudulent or negligent misrepresentation. This agreement can only be amended or modified by written agreement signed by both parties.



Signed by Jennifer Bannan on behalf of Honest Creative LLC

____1/3/19____
Date

Signed by Patrice Chester on behalf of The Town of Thompson

Date

honest

Schedule 1 – Scope of Work

The Scope of Work shall consist of general consultancy services in respect of the Client's overall strategy for promoting The Town of Thompson, Sullivan County. The Agency will provide ongoing marketing, public relations and social media strategies in order to shape positive perceptions about all that is happening in the Town of Thompson. Marketing efforts will be focused on the following goals:

- Increasing traffic to the Town of Thompson website
- Growing Thompson's social media presence
- Creating timely and relevant content to share with target audiences
- Communicating consistently with residents and businesses about key topics including:
 - Safety Protocols
 - Parks + Recreation
 - Water + Sewage
 - Taxes
 - Community News and Events

Honest Creative will implement and manage the following initiatives in order to achieve objectives and make the Town of Thompson efficient in its communication efforts.

Content Creation

- Creation of a yearly content calendar
- Content Planning Creation (1 blog per month)
- Topics to include:
 - New Branding & Website promotion
 - Economic Development
 - Public Safety
 - Arts & Culture
 - Residential Living
- Publishing of blog on web and social platforms

Social Media

- Social media strategy outline
- 6 months posting to Facebook and Instagram

Public Relations

- Ongoing external communications management with local and regional media
- Drafting and distributing up to (6) press releases and/or media advisories

Enewsletter

- Creation of a quarterly, digital newsletter template
- Printed version of approved newsletter template
- Two rounds of client revisions
- Copy and content to be supplied by client
- Print costs are not included

Direct Mail

- Design and presentation of one direct mail piece
- 3 rounds of client revisions
- Print costs are not included

Account Management

- Strategy sessions
- Client meeting
- Administrative work

PH

Sullivan County Democrat
5 Lower Main St., PO Box 308
Callicoon, NY 12723-0308
845-887-5200 Fax: 845-887-5386

Affidavit of Publication

State of New York

SS:

County of Sullivan

Legal Notice Ad

I, Fred W. Stabbert, III, being duly sworn, depose and say: That I am the Publisher of Sullivan County Democrat, a twice weekly newspaper of general circulation published in Callicoon, County of Sullivan, State of New York; and that a notice, of which the annexed is a printed copy, was duly published in Sullivan County Democrat 3/22/19

Fred W. Stabbert, III

Sworn to before me this 22nd day of March, 2019

Susan M. Owens

Notary Public, State of New York

No. #010W8025547

Qualified in Sullivan County

My commission expires on June 1, 2019

LEGAL NOTICE
TOWN OF
THOMPSON
NOTICE OF
PUBLIC HEARING
ON PROPOSED
LOCAL LAW

PLEASE TAKE NOTICE that, for the purpose of adopting a codification of the local laws, ordinances and certain resolutions of the Town of Thompson, said codification to be known as the "Code of the Town of Thompson," a public hearing will be held by the Town Board at the Thompson Town Hall, 4052 Route 42, Monticello, New York 12701 in the Town of Thompson, on the 2nd day of April, 2019, at 7:30 p.m., to consider the enactment of the proposed local law described and summarized below:

PROPOSED LOCAL LAW NO. 2-2019
A LOCAL LAW TO PROVIDE FOR THE CODIFICATION OF THE LOCAL LAWS, ORDINANCES AND CERTAIN RESOLUTIONS OF THE TOWN OF THOMPSON INTO A MUNICIPAL CODE TO BE DESIGNATED THE "CODE OF THE TOWN OF THOMPSON."

- This local law:
- (1) States the legislative intent of the Town Board in adopting the Code.
 - (2) Provides for the designation of the local laws, ordinances and certain resolutions of the Town of Thompson as the "Code of the Town of Thompson."
 - (3) Repeals local laws and ordinances of a general and permanent nature not included in the Code, except as provided.
 - (4) Saves from repeal certain local laws and ordinances and designates certain matters not affected by repeal.
 - (5) Retains the meaning and intent of previ-

- ously adopted legislation.
- (6) Provides for the filing of a copy of the Code in the Town Clerk's office.
- (7) Provides for certain changes in or additions to the Code.
- (8) Prescribes the manner in which amendments and new legislation are to be incorporated into the Code.
- (9) Requires that Code books be kept up-to-date.
- (10) Provides for the sale of Code books by the town and the supplementation thereof.
- (11) Prohibits tampering with Code books, with offenses punishable by a fine of not more than \$250 or by imprisonment for not more than 15 days, or both.
- (12) Establishes severability provisions with respect to the Code generally.
- (13) Provides that the local law will be included in the Code as Chapter 1, Article 1. Copies of the local law described above and of the Code proposed for adoption thereby are on file in the office of the Town Clerk of the Town of Thompson, where the same are available for public inspection during regular office hours.

PLEASE TAKE FURTHER NOTICE that all interested persons will be given an opportunity to be heard on said proposed local law at the place and time aforesaid.

NOTICE IS HEREBY GIVEN, pursuant to the requirements of the Open Meetings Law of the State of New York, that the Town Board of the Town of Thompson will convene in public meeting at the place and time aforesaid for the purpose of conducting a public hearing on the proposed local law described above and, as deemed advisable by said Board, taking action on the enactment of said local law.

DATED: March 05, 2019
BY ORDER OF THE TOWN BOARD
TOWN OF THOMPSON
MARILEE J. CALHOUN
TOWN CLERK, 71047

MARILEE J. CALHOUN
Town Clerk

KELLY M. MURRAN
Deputy Town Clerk

Town of Thompson

TOWN HALL
4052 Route 42
Monticello, NY 12701-3221

Telephone (845) 794-2500 Ext.302

Fax (845) 794-8600

March 19, 2019

Ms. Lori Kerstner
Sobo & Sobo Law Offices
1 Dolson Avenue
Middletown, New York 10941

Re: (FOIL) Request – Melissa Wright Case on or near Medallion Road, Kiamesha Lake, NY 12751 – Complaints of Broken Pipes, Flooding, Leaking, Spilling or Overflow of Water and Also Complaints Regarding the Kiamesha Lake Artesian Water Company

Dear Ms. Kerstner:

I am in receipt of your (FOIL) request dated March 13th, in regards to the above-mentioned matter. I forwarded your request to the Water & Sewer Superintendent to obtain any information that you requested that might exist.

Upon review of your request it has been determined that the Town does not maintain any documents regarding this matter. All complaints or issues would be directed to the Kiamesha Lake Artesian Water Company to address. I recommend that you contact them directly since they are a private water company that provides and services this area with water.

In the event that this request is being denied in part or whole you have the right to appeal such decision in writing within 30-days of the denial. Appeals should be directed to Town Attorney Michael B. Mednick, PO Box 612, Monticello, New York 12701.

Thank you for your attention to this matter and feel free to contact me should you have any questions.

Sincerely,



Marilee J. Calhoun
Town Clerk

MJC:

PC: ✓ Hon. William J. Rieber, Jr., Supervisor and Town Board
Mr. Michael B. Mednick, Town Attorney
Mr. Michael G. Messenger, Water & Sewer Superintendent



STATE OF NEW YORK
 DEPARTMENT OF TAXATION AND FINANCE
 OFFICE OF REAL PROPERTY TAX SERVICES
 WA Harriman State Campus
 Albany, N Y 12227
 (518)530-4900

RP7026
Dated
 March 18, 2019

NOTICE OF TENTATIVE SPECIAL FRANCHISE FULL VALUE

For city and town assessment roll to be filed in 2019

Mr. William Rieber, Supervisor 484600
 Town of Thompson
 4052 Route 42, Town Hall
 Monticello, NY 12701-3221

Hearing Date and Location:
 April 25, 2019 at 10:00 am
 CR226, Bldg 9, 2nd Floor
 WA Harriman State Campus
 Albany, New York

The State Office of Real Property Tax Services has determined the tentative special franchise full values for the following special franchise companies at the amounts shown below. The full values were determined in accordance with Article 6 of the Real Property Tax Law and Part 8197 of Title 20 of the Official Compilation of Codes, Rules and Regulations of the State of New York. The full values include both the value of the tangible property situated in, upon, under or above public streets, highways, waters and other public places and the value of the franchise, right, authority or permission to occupy such public streets, highways, waters and other public places.

The State Office or its duly authorized representative will conduct a hearing in its office in the City of Albany on the day indicated above as the "Hearing Date" to hear any complaints concerning such full values. Complaints must be filed in accordance with the procedure provided in Section 610 of the Real Property Tax Law. In order for a complaint to be considered by the State Office, a complainant must:

- (1) Specify its objections to the tentative special franchise full values on Form RP-7141 available from the Office of Real Property Tax Services.
- (2) Serve its complaint to the State Office at least ten (10) days prior to the hearing date. Service may be made in person or by mail.
- (3) Serve a copy of the complaint upon the appropriate special franchise company.
- (4) File with the State Office, at least five (5) days prior to the hearing date, an affidavit stating in substance that the copy required in step 3 above has been served.

| | <u>Full Value Number</u> | <u>Tentative Full Value</u> | <u>Pct Change From Prior Roll</u> |
|--|------------------------------|---------------------------------|---|
| Town of Thompson, Sullivan County | | | |
| New York State Electric & Gas | | | |
| One City Center, Avangrid Management | | | |
| Portland, ME 04101 | | | |
| Village of Monticello | | \$2,222,504 | 5.6 |
| Town Outside Villages | | <u>\$7,512,721</u> | <u>4.4</u> |
| Total Town: | 131600-4846 | \$9,735,225 | 4.7 |
| Orange & Rockland Util., Inc. | | | |
| One Blue Hill Plaza - 4th Flo | | | |
| Pearl River, NY 10965 | | | |
| Town Outside Villages | | <u>\$3,358</u> | <u>-23.0</u> |
| Total Town: | 134100-4846 | \$3,358 | -23.0 |
| Kiamesha Art. Spring Water Co. | | | |
| Kiamesha Lake, NY 12751 | | | |
| Town Outside Villages | | <u>\$87,804</u> | <u>-2.3</u> |
| Total Town: | 225100-4846 | \$87,804 | -2.3 |
| Citizens Telecom Co of NY | | | |
| P.O. Box 2629 | | | |
| Addison, TX 75001 | | | |
| Town Outside Villages | | <u>\$53</u> | <u>-1.9</u> |
| Total Town: | 618750-4846 | \$53 | -1.9 |



STATE OF NEW YORK
 DEPARTMENT OF TAXATION AND FINANCE
 OFFICE OF REAL PROPERTY TAX SERVICES
 WA Harriman State Campus
 Albany, N Y 12227
 (518)530-4900

RP7026
Dated
 March 18, 2019

NOTICE OF TENTATIVE SPECIAL FRANCHISE FULL VALUE

| Town of Thompson, Sullivan County | <u>Full Value Number</u> | <u>Tentative Full Value</u> | <u>Pct Change From Prior Roll</u> |
|--|------------------------------|---------------------------------|---|
| Verizon New York Inc. P.O. Box 521807 Longwood, FL 32752 Village of Monticello | | \$961,040 | -4.5 |
| Town Outside Villages | | \$2,009,718 | -2.9 |
| Total Town: | 631900-4846 | \$2,970,758 | -3.4 |
| Light Tower Fiber Networks IL 2000 Coprorate Drive, Tax Department Canonsburg, PA 15317 Town Outside Villages | | \$285,945 | -2.7 |
| Total Town: | 777200-4846 | \$285,945 | -2.7 |
| CrownCastleFiber LLC 2000 Corporate Drive, Tax Department Canonsburg, PA 15317 Village of Monticello | | \$767,047 | 28.6 |
| Total Town: | 797400-4846 | \$767,047 | 28.6 |
| Hudson Valley DataNet 2000 Corporate Drive, Tax Deaprtment Canonsburg, PA 15317 Village of Monticello | | \$365,840 | -2.7 |
| Total Town: | 798760-4846 | \$365,840 | -2.7 |
| Time Warner Mid-Hudson PO Box 7467 Charlotte, NC 28241-7467 Village of Monticello | | \$487,051 | 76.7 |
| Town Outside Villages | | \$1,047,848 | 2.9 |
| Total Town: | 937400-4846 | \$1,534,899 | 18.6 |
| Grand Total | | \$15,750,929 | |

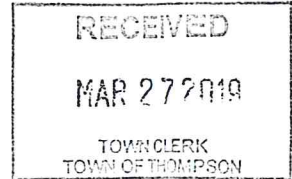
Edward Martorana

Edward Martorana
 Valuation Services Bureau

Note: The amounts of the special franchise full values set forth in this notice are "tentative" and must not be entered on the assessment roll. The final full values for entry on the assessment roll will be transmitted at a later date.

marilee (clerk-town of thompson)

From: Barschow, April A. <April.Barschow@co.sullivan.ny.us>
Sent: Wednesday, March 27, 2019 12:48 PM
To: Marilee J. Calhoun - Town of Thompson (marilee@townofthompson.com)
Cc: Rieber, William (supervisor@townofthompson.com); michael@michaelmednick.com
Subject: County Determination - THO19-11: Proposed Local Law No. 2 of 2019 - Code Codifications
Attachments: THO19-11.pdf
Importance: High



Hi Marilee,

Please see the attached County determination letter for Proposed Local Law No. 2 of 2019 – Code Codifications. Should you have any questions, please do not hesitate to contact our office.

Kindly confirm receipt of email and attachment.

Sincerely,
April

April A. Barschow, Account Clerk/Database
Sullivan County Division of Planning,
Community Development & Real Property
100 North Street, PO Box 5012
Monticello, NY 12701-5192
P: 845.807.0535 F: 845.807.0546

FREDA C. EISENBERG
COMMISSIONER

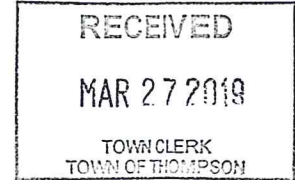


TELEPHONE: (845) 807-0527
FACSIMILE: (845) 807-0546
WEBSITE: WWW.SULLIVANNY.US

SULLIVAN COUNTY
DIVISION OF PLANNING, COMMUNITY DEVELOPMENT & REAL PROPERTY
SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET, PO BOX 5012
MONTICELLO, NY 12701

March 27, 2019

Mr. William J. Rieber, Jr., Supervisor
Town of Thompson
4052 Route 42
Monticello, NY 12701



RE: **THO19-11: Proposed Local Law 2-2019 – Code Codifications**
GML-239 County Review

Dear Mr. Rieber:

The following review has been conducted in accordance with GML §239-l, -m & -n.:

- I. **Project:** Proposed Local Law 2 – 2019 – Code Codifications
- II. **Applicant:** Town of Thompson
- III. **Action:** Local Law
- IV. **Project description:** Re-codification of existing Town Code

The proposed Local Law has been reviewed by the Sullivan County Division of Planning for community and intercommunity impacts, and is recommended for **approval**. The proposed changes will increase clarity in the regulations and governmental efficiency along with it. In particular, the new provision in §255-10 for providing direct referrals to adjacent municipalities for projects within 500 feet of the municipal boundary will support both the Town and County in carrying out an efficient GML-239 process.

During the review, we identified a few areas where the proposed regulations may warrant further consideration and adjustment. Some of the comments on the schedule of regulations affecting agricultural uses concern the definitions section of the code, which is not currently included in the amendment package.

- Suburban Residential Sch. A-16: The proposed 3-acre minimum lot area for public utility structures and rights-of-way may lead to unnecessary variances as many public rights-of-way are small sections of road or utility stations that require little land.
- Rural Residential 2 Sch. A-11 and A-23: This section was reviewed by Cornell Cooperative Extension Sullivan County (CCE SC), which recommended the following:
 - Amend the definition of "Farm Animal" to reflect the New York State Department of Agriculture and Market's definition of Livestock: "Livestock and livestock products, including cattle; sheep; hogs; goats; horses; poultry; ratites such as ostriches, emus, rheas and kiwis; farmed deer; farmed buffalo; fur bearing animals; wool bearing animals, such as alpacas and llamas; milk, eggs and furs."
 - Amend the farm animal limitations per acre under accessory uses to be consistent with the fowl and livestock restrictions in the "Permitted Uses" section; alternatively, set additional animal-specific limitations in the accessory uses section.
 - Create a definition for "cage-type poultry raising" to avoid restrictions on small-scale chicken coops.
 - Amend the minimum lot size for a crop, orchard, or nursery from 5 acres to 2 acres to be consistent with existing operations countywide.

- Rural Residential 2 Sch. A-23: The proposed setback regulations for airports are comparable to those given for institutional uses such as schools, colleges, libraries, and places of worship. Given the type, scale and potential impacts of airport development, larger setbacks would be more appropriate.
- Highway Commercial 2 Sch. A-26: The term "Personnel service establishment" can lead to confusion. Should it be "Personal service shop," as currently defined in the code? If something else is meant by this term, then a definition would be needed.

Sincerely,



Freda C. Eisenberg, AICP
Commissioner

cc: Alan Sorensen, Legislator
Ira Steingart, Legislator

Please be advised that the Town Board is required by Section 239-m of the General Municipal Law to provide a report of its final action within thirty days of such action to the Sullivan County Division of Planning, Community Development & Real Property with regard to this application. To facilitate this process, a form to report such action is enclosed.

SULLIVAN COUNTY
DIVISION OF PLANNING, COMMUNITY DEVELOPMENT & REAL PROPERTY
GENERAL MUNICIPAL LAW REFERRAL
REPORT OF FINAL LOCAL ACTION

Section 239-m of the General Municipal Law of the State of New York requires that, within thirty days of final municipal action on a zoning matter which has been reviewed by the Sullivan County Division of Planning, Community Development & Real Property, the municipal body having jurisdiction must file a report of the final action it has taken with the Division. This form can serve as that report.

NAME OF MUNICIPALITY: _____

NAME OF MUNICIPAL AGENCY: _____

NAME OF APPLICANT: _____

TYPE OF REFERRAL:

- Amendment of Zoning Ordinance or Map
- Rezoning Special Use Permit Use Variance
- Site Plan Area Variance Subdivision

FINAL MUNICIPAL ACTION:

- Approved Denied
- Approved subject to the following conditions:

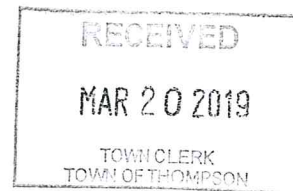
If the municipal body having jurisdiction has acted contrary to the recommendation of the Sullivan County Division of Planning, Community Development & Real Property, please attach a resolution setting forth the reasons for such contrary action. Please note that Section 239-m of the General Municipal Law also requires that such contrary action must be adopted by a vote of a majority plus one of all the members of the municipal body.

Please mail this form to the Sullivan County Division of Planning, Community Development & Real Property, 100 North Street, Monticello, NY 12701. Thank you for your cooperation.

TOWN OF THOMPSON PLANNING BOARD

County of Sullivan
Louis Kiefer, Chairman
4052 Route 42
Monticello, NY 12701

(845) 794-2500 x 312
Fax: (845) 794-8600



Dated: March 18, 2019

To: Interested or Involved Agencies

Town of Thompson Town Board
Town Hall
4052 Route 42
Monticello, NY 12701
Attn: William J. Rieber, Supervisor

Sullivan Co. Dept. of Plan. and
Environmental Management
Sullivan Co. Government Center
100 North Street
Monticello, NY 12701

NYS Dept. of Environ. Conservation
Commissioners Office
625 Broadway, 4th Floor
Albany, NY 12233

Delaware River Basin Commission
PO Box 7360
25 State Police Drive
West Trenton, NJ 08628

NYS Dept. of Environ. Conservation
Office of Environmental Permits
Region 3
21 South Putt Corners Road
New Paltz, NY 12561

NYS Department of Health
50 North Street
Suite 2
Monticello, NY 12701

US Army Corps of Engineers
26 Federal Plaza
Room 1937
New York, NY 10278

Sullivan Co. Dept. of Public Works
Sullivan Co. Government Center
100 North Street
Monticello, NY 12701
Attn: Edward McAndrew, P.E., Comm.

Town of Fallsburg Planning Board
5250 Main Street
South Fallsburg, NY 12779
Attn: Arthur Rosenshein, Chairman

Town of Fallsburg Town Board
PO Box 2019, 19 Railroad Plaza
South Fallsburg, NY 12779
Attn: Steve Vegliante, Supervisor

NYS Dept. of Transportation
44 Hawley Street
Binghamton, NY 13901

Re: Proposed Type I Action
Gibber Neighborhood Residential Development

Applicant: Nevez Real Estate, Aaron Berger
Location: Barnes Road and LaVista Drive
Town of Thompson and Town of Fallsburg, Sullivan County

Description: Construction of approx. 264 townhouse units on 103 acre parcel with on-site community water supply and town wastewater disposal, access via approx. 3,700 ft. of new road through (T) Fallsburg properties to LaVista Drive.

LEAD AGENCY DESIGNATION

The Town of Thompson Planning Board has received a site plan application and Part 1 Environmental Assessment Form on behalf of Nevez Real Estate for Gibber Neighborhood Residential Development and is reviewing the proposed plans. A tentative determination that the project is a Type 1 Action under SEQR has been made.

Please take notice that within thirty (30) days of the date that this document is mailed to you, a Lead Agency for this project must be designated by agreement among the involved agencies.

Under the applicable standards of Title 5 NYCRR Section 617.6(b), the Town Planning Board concludes that it is the appropriate agency to serve as Lead Agency in the environmental review of the proposed action.

This notification is being sent to involved agencies with the request that you consent to the Town Planning Board serving as Lead Agency. In the event that you, as an involved agency, do not agree with the Planning Board's designation as Lead Agency, you may follow procedures outlined in NYCRR 617.6(b)(5).

This notice is being mailed on March 18, 2019. Your agreement or disagreement with the Town Planning Board serving as Lead Agency is requested on or before April 18, 2019. Please send your response to Mr. Louis Kiefer at the above address.

If no response is received from your agency within thirty (30) days, it will be assumed that you are in agreement with the designation of the Town Planning Board as Lead Agency who shall follow the provisions of 6 NYCRR Part 617. You will continue to be notified of SEQR determinations and hearings and copies of all project documents will be made available to you.

If you have any questions or comments, please contact Mr. Louis Kiefer, Planning Board Chairman, Town Hall, 4052 Route 42, Monticello, New York, 12701, Phone 845-794-2500.

Thank you for your cooperation.

Town of Thompson Planning Board
Louis Kiefer, Chairman

ATTACHMENTS:

- a) Full EAF – Part 1, dated Revision 1 – March 13, 2019 with USGS Location Map
- b) “Overall Project Site Plan”, dated June 30, 2018
- c) Town Planning Board Application, dated February 6, 2019.

Lou Kiefer- Chairman
James Barnicle - Member
Matthew Sush - Member
Michael Croissant - Member
Michael Hoyt - Member
Arthur Knapp - Alternate
Kathleen Lara- Alternate

Town of Thompson
Planning Board
4052 Route 42
Monticello, New York 12701-3221

Paula Kay - Attorney
Richard McGoey, P.E. - Consultant Eng.
Heather Zangla - Secretary
Debbie Mitchell - Recording Secretary
Logan Ottino - Zoning Officer

Phone: (845) 794-2500
Fax: (845) 794-7353

~~SUBDIVISION~~ / SITE PLAN APPLICATION

RETURN TO:

DATE RECEIVED: / /

FEES:

Planning Board
Town of Thompson
4052 Route 42
Monticello, NY 12701

Application Fee: \$.00 (Paid)(Due)
Preliminary Plan Review Fee: \$.00 (Paid)(Due)
Final Plan Review Fee: \$.00 (Paid)(Due)

1. Identifying title of ~~Subdivision~~ / Site Plan: Gibber Neighborhood Residential Development

2. Owner of Lands to be reviewed:

Name Nevez Real Estate, Attn: Aaron Berger

Address _____ Phone _____

3. Who will appear before the Planning Board:

Circle one : Owner, Agent, Representative of Owner, Contract Vendee

4. Who prepared ~~Subdivision~~ / Site Plan:

Name Glenn L. Smith, P.E.

Address P.O. Box 156, Monticello, NY 12701 Phone 845-796-2216

Email address gsmith.pepc@verizon.net

5. Location of Lands to be reviewed:

Barnes Road off Gibber Road, Kiamesha Lake

Zoning District: SR

6. Tax Map: Section 6 Block 1 Lot 9

7. Purpose of review (describe briefly):

Land to be subdivided: No Number of Lots:

Lot line change: No

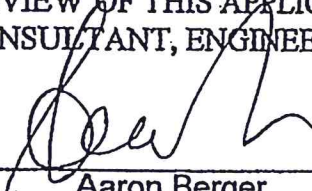
Site Plan Review: Yes (multiple dwellings)

Other: _____

8. Easements or other restrictions on property (Describe generally): None

9. The undersigned hereby requests approval by the Planning Board of the above identified application.

THE SIGNING OF THIS APPLICATION INDICATES YOUR KNOWLEDGE OF RESPONSIBILITY FOR PAYMENT OF ALL FEES AND PROFESSIONAL SERVICES INCURRED BY THE PLANNING BOARD IN REVIEW OF THIS APPLICATION. SUCH AS:
PLANNER/CONSULTANT, ENGINEER, LEGAL, PUBLIC HEARING, AND/OR SITE INSPECTION.

Signature  Title Managing Member
Aaron Berger

Date: February 6, 2019

Full Environmental Assessment Form
Part 1 - Project and Setting

Instructions for Completing Part 1

Part 1 is to be completed by the applicant or project sponsor. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification.

Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information; indicate whether missing information does not exist, or is not reasonably available to the sponsor; and, when possible, generally describe work or studies which would be necessary to update or fully develop that information.

Applicants/sponsors must complete all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered either "Yes" or "No". If the answer to the initial question is "Yes", complete the sub-questions that follow. If the answer to the initial question is "No", proceed to the next question. Section F allows the project sponsor to identify and attach any additional information. Section G requires the name and signature of the project sponsor to verify that the information contained in Part 1 is accurate and complete.

A. Project and Sponsor Information.

| | | |
|---|-----------------------------------|-----------|
| Name of Action or Project: Gibber Neighborhood Residential Development | | |
| Project Location (describe, and attach a general location map): Barnes Blvd. off Gibber Road and LaVista Drive | | |
| Brief Description of Proposed Action (include purpose or need): Develop vacant and wooded 103 acre parcel (SBL #6-1-9) in (T) Thompson to include 264 attached townhouse units (3, 4 & 5 units/building); primary access via 3,700' of new road to project parcel from LaVista Drive in (T) Fallsburg; on 52 acre adjacent parcels; Extend (T) Thompson Municipal Sewer District to include project parcel, pump wastewater approx. 5,000' to Thompson pump station at Gibber Road for treatment at Kiamesha S.T.P.; develop five (5) existing on-site drilled wells for central water supply. | | |
| Name of Applicant/Sponsor: Nevez Real Estate Aaron Berger | Telephone: | |
| Address: | E-Mail: | |
| City/PO: | State: | Zip Code: |
| Project Contact (if not same as sponsor; give name and title/role): Aaron Berger, Managing Member | Telephone: | |
| Address: | E-Mail: aaron@lhrgroup.com | |
| City/PO: | State: | Zip Code: |
| Property Owner (if not same as sponsor): Same as above | Telephone: | |
| Address: | E-Mail: | |
| City/PO: | State: | Zip Code: |

Revision 1 - 3/13/2019

**TOWN OF MAMAKATING TOWN BOARD
NOTICE OF HEARING
ON DRAFT GENERIC ENVIRONMENTAL IMPACT STATEMENT AND
DRAFT COMPREHENSIVE PLAN**

PUBLIC NOTICE is hereby given that the Town Board of the Town of Mamakating, New York, has accepted as adequate for the purpose of public review a Draft Generic Environmental Impact Statement (DGEIS) regarding the draft Comprehensive Plan and subsequent Code amendments, and that the Town Board will conduct a public hearing at the Town Hall, 2948 Route 209, Wurtsboro, New York, on April 16, 2019, at 6:00 P.M. to receive public comment on the DGEIS and draft Comprehensive Plan. This is a Type I action pursuant to the New York State Environmental Quality Review Act (SEQRA). The draft Comprehensive Plan identifies goals and objectives, principles, guidelines, and means to provide for, guide, and regulate the immediate and long-range protection, enhancement, growth, and development of the Town. The Board will consider all oral and written comment on potential environmental impacts and other issues that should be addressed by the Board in a Final Generic Environmental Impact Statement (FGEIS) for the proposed action, and on all issues concerning the draft Comprehensive Plan. Written comments on the DGEIS will be received until ten (10) days after the close of the public hearing.

A complete copy of the draft Comprehensive Plan/DGEIS is available for inspection at the Town Clerk's Office at the Town Hall and at the Mamakating Public Library, located at 128 Sullivan Street, Wurtsboro, New York, during normal business hours. A copy is available on the Town Website at <https://www.mamakating.org/275/comprehensive-plan>. A paper copy may be requested from the Town Clerk's office for a fee.

The Town of Mamakating will make every effort to assure that the hearing is accessible to persons with disabilities. Anyone requiring special assistance and/or reasonable accommodations should contact the Town Clerk.

Dated: March 22, 2019

BY ORDER OF THE TOWN BOARD OF THE
TOWN OF MAMAKATING

**TOWN OF MAMAKATING TOWN BOARD
RESOLUTION AND NOTICE OF COMPLETION OF DGEIS
COMPREHENSIVE PLAN AND CODE AMENDMENTS**

This Notice of Completion of the Draft Generic Environmental Impact Statement (“DGEIS”) and Notice of SEQR Hearing is issued pursuant to the State Environmental Quality Review Act, Article 8 of the NYS Environmental Conservation Law and its implementing regulations at Part 617 of the New York State Code of Rules and Regulations (collectively referred to as “SEQR”).

The Town Board of the Town of Mamakating (the “Town Board”), as lead and only involved agency under SEQR, has determined that the DGEIS/2019 Town of Mamakating Comprehensive Plan (the “Comprehensive Plan”) is adequate with respect to its scope and content for the purpose of commencing public review pursuant to Part 617.9(a)(2).

The Town Board directs that the DGEIS/Comprehensive Plan, and attached Notice of Completion and Notice of SEQR Public Hearing, shall be filed, published, and circulated in accordance with the requirements of Part 617.9 and 617.12.

The Town Board also directs that: (1) the Notice of Completion and Notice of Public Hearing be published at least fourteen (14) calendar days in advance of the hearing date in a newspaper of general circulation and that said Notice be published in the Environmental Notice Bulletin (ENB); (2) the appropriate Town staff file copies of the DGEIS/Comprehensive Plan with the New York State Department of Environmental Conservation and the Office of the Town Clerk for public review; (3) a copy of the DGEIS/Comprehensive Plan, Notice of Completion, and Notice of Public Hearing is circulated as required by law; and (4) the DGEIS/Comprehensive Plan is posted on the Town’s website at <http://www.mamakating.org>.

Name of action: Adoption of Town of Mamakating Comprehensive Plan and Code Amendments

Location: Town of Mamakating, Sullivan County, New York.

Project Sponsor: Town of Mamakating Town Board

SEQRA Status: Type I

Project Description: Pursuant to SEQR, the proposed action that is the subject of the DGEIS is the adoption of the Comprehensive Plan and subsequent code amendments. The draft Comprehensive Plan identifies goals and objectives, principles, guidelines, and means to provide for, guide, and regulate the immediate and long-range protection, enhancement, growth, and development of the Town. Subsequent code amendments will not conflict with the Comprehensive Plan.

Scoping: Scoping was not required nor held. The Comprehensive Plan Steering Committee, established by the Town Board, has held charrettes, public

information sessions and a public hearing to elicit comments regarding the proposed Comprehensive Plan and the potential environmental impacts, both adverse and beneficial, associated with the proposed Comprehensive Plan. In addition, the Town Board previously held a public hearing on the draft Comprehensive Plan and will hold a public hearing on the DGEIS and draft Comprehensive Plan on April 16, 2019. The Town Board will consider the information elicited during the public hearing and comment period in its further review prior to the preparation and adoption of the Final Generic Environmental Impact Statement (“FGEIS”).

Reasons Supporting This Determination:

Issuance of the Notice of Completion of the DGEIS and associated SEQR hearing is based upon the review of the Comprehensive Plan recommended by the Steering Committee and the DGEIS prepared by the Town’s Planning Consultant in lieu of an environmental assessment form, which draft DGEIS is incorporated in the draft Comprehensive Plan. The review, consideration and acceptance of the DGEIS is intended to provide the Town Board, the public, and interested agencies with an understanding of the type of potential environmental impacts that may be associated with adoption of the Comprehensive Plan and subsequent code amendments. An important aspect of the environmental review process is that it incorporates public review and commentary into the decision-making process. Therefore, the Town Board will hold a SEQR public hearing on the DGEIS.

As stated in the SEQR Regulations, 6 NYCRR § 617.10(a), a Generic EIS may be used to assess the environmental impacts of “an entire program or plan having area-wide application...” In addition, this section says that “Generic EISs may be broader, and more general, than site or project-specific EISs.” The broad focus of a DGEIS aids in the identification and analysis of area-wide and cumulative effects of the action. Thus, the DGEIS addresses the Comprehensive Plan’s environmental impacts potentially resulting from implementation of the Comprehensive Plan’s recommendations and subsequent code amendments.

The Town Board has determined that the DGEIS is adequate for the purpose of commencing public review pursuant to Part 617.9(b) and 617.10, as it provides the public and interested agencies with the necessary information to evaluate potential environmental impacts, alternatives, and mitigation of identified impacts.

For Further Information – Contact Person

Bill Herrmann, Supervisor
Town of Mamakating Town Board
2948 Route 209
Wurtsboro, NY 12790
P: (845) 888-3049
Email: supervisor@mamakating.org

A copy of this notice must be sent to:

Department of Environmental Conservation, 625 Broadway, Albany, New York 12233-1750

DEC Region III, 21 South Putt Corners Road, New Paltz, New York 12561

Environmental Notice Bulletin, <http://www.dec.ny.gov/enb/enb.html>

Town of Mamakating Town Board

Any person who requested a copy

Interested Agencies

Sullivan County Planning Department
100 North Street, P.O. Box 5012
Monticello, New York 12701

Adjoining Municipalities

On a motion by Councilperson M. Taylor, seconded by Councilperson G Vest, the foregoing resolution was adopted on a vote of 7 Ayes, 0 Nays.

Dated: March 19, 2019

State Environmental Quality Review
 Notice of Completion of Draft
 and
 Notice of SEQR Hearing

Lead Agency: Town of Mamakating Town Board

Project Number: N/A

Address: Town Hall
 2948 Route 209
 Wurtsboro, NY 12790

Date: March 19, 2019

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law. (and local law # _____ if any)

A Draft Environmental Impact Statement has been completed and accepted for the proposed action described below. Comments are requested and will be accepted by the contact person until (see below) _____ A public hearing on the Draft EIS will be held on 4/16/2019 at 6:00 pm (date and time) at 2948 Route 209 Wurtsboro, NY 12790 (place).

Comments will be accepted until 10 days after the close of the public hearing.

Name of Action:

Adoption of Town of Mamakating Comprehensive Plan and Code Amendments
 Type I Action

Description of Action:

The proposed action that is the subject of the Draft Generic Environmental Impact Statement ("DGEIS") is the adoption of the 2019 Town of Mamakating Comprehensive Plan (the "Comprehensive Plan") and subsequent code amendments. The draft Comprehensive Plan identifies goals and objectives, principles, guidelines, and means to provide for, guide, and regulate the immediate and long-range protection, enhancement, growth, and development of the Town. Subsequent code amendments will not conflict with the Comprehensive Plan. Scoping was not required nor held. The Comprehensive Plan Steering Committee, established by the Town Board, has held charrettes, public information sessions and a public hearing to elicit comments regarding the proposed Comprehensive Plan and the potential environmental impacts, both adverse and beneficial, associated with the proposed Comprehensive Plan. In addition, the Town Board previously held a public hearing on the draft Comprehensive Plan and will hold a public hearing on the DGEIS and the draft Comprehensive Plan on April 16, 2019. The Town Board will consider the information elicited during the public hearing and comment period in its further review prior to the preparation and adoption of the Final Generic Environmental Impact Statement ("FGEIS").

Location: (Include street address and the name of the municipality/county. A location map of appropriate scale is also recommended.)

Town-wide, Town of Mamakating, Sullivan County, New York

Potential Environmental Impacts:

- 1) Community character;
- 2) Hydrogeological resources;
- 3) Land use;
- 4) Environmental protection;
- 5) Economic development;
- 6) Infrastructure;
- 7) Transportation;
- 8) Traffic;
- 9) Historic Preservation;
- 10) Sustainability; and
- 11) Community Design.

The DGEIS describes each of the above potential impacts in greater detail.

A copy of the Draft / Final EIS may be obtained from:

Contact Person: Bill Herrmann, Supervisor, Town of Mamakating

Address: 2948 Route 209 Wurtsboro, NY 12790

Telephone Number: (845) 888-3049

A copy of this notice must be sent to:

Department of Environmental Conservation, 625 Broadway Albany, New York 12233-1750

Chief Executive Officer, Town/City/Village of Mamakating

Any person who has requested a copy of the Draft / Final EIS

Any other involved agencies

Environmental Notice Bulletin 625Broadway Albany, NY 12233-1750

Copies of the Draft EIS must be distributed according to 6NYCRR 617.12(b).



NORTON ROSE FULBRIGHT

VIA FEDERAL EXPRESS

March 27, 2019

Mr. William J. Reiber
Supervisor
Town of Thompson
4052 Route 42
Monticello, New York 127-3221

Norton Rose Fulbright US LLP
1301 Avenue of the Americas
New York, New York 10019-6022
United States

Uyen Poh
Partner
Direct line +1 212 318 3158
uyen.poh@nortonrosefulbright.com

Tel +1 212 318 3000
Fax +1 212 318 3400
nortonrosefulbright.com

Re: New York State Clean Water Revolving Fund ("DWSRF")
\$160,000 Short-Term DWSRF Financing and \$240,000
Town of Thompson (the "Recipient")
DWSRF: Project No. 18491
Client Matter No. 10604802.202

Dear Bill:

The New York State Environmental Facilities Corporation ("EFC") sent to us the documentation required for the Town to close the above-referenced short-term direct financing with the EFC. I am enclosing herewith the following documents and correspondence:

- (1) Letter from counsel to EFC setting out their requirements for the closing.
- (2) One (1) execution copy of the \$160,000 EFC Drinking Water Facility Note – 2019. This note is to be executed by you as the Supervisor and the Town Clerk and the seal impressed or affixed on page 3.
- (3) Two (2) execution copies of the Project Finance Agreement, dated as April 11, 2019, to be executed by you as the Supervisor.
- (4) Two (2) execution copies of the Closing Certificate to be executed by you as the Supervisor, notarized and sealed, as indicated.
- (5) Two (2) blank copies of the Supplemental Certificate to be executed by you as the Supervisor. Please execute and return them only if you will be requesting an initial disbursement on April 18, 2019. Otherwise please keep them for your use in the future when you have determined to make a draw.
- (6) One (1) execution copy of the Certification for Contracts, Grants, Loans, and Cooperative Agreements 40 CFR 34 to be executed by you as the Supervisor.

Norton Rose Fulbright US LLP is a limited liability partnership registered under the laws of Texas.

Norton Rose Fulbright US LLP, Norton Rose Fulbright LLP, Norton Rose Fulbright Australia, Norton Rose Fulbright Canada LLP and Norton Rose Fulbright South Africa Inc are separate legal entities and all of them are members of Norton Rose Fulbright Verein, a Swiss verein. Norton Rose Fulbright Verein helps coordinate the activities of the members but does not itself provide legal services to clients. Details of each entity, with certain regulatory information, are available at nortonrosefulbright.com.

Mr. William J. Reiber
March 27, 2019
Page 2

^NORTON ROSE FULBRIGHT

- (7) Exhibit N-2 to the Project Finance Agreement, which is the Certification for Contracts, Grants, Loans, and Cooperative Agreements 40 CFR 34. A copy should be made for execution by each contractor and subcontractor which has a contract that exceeds \$100,000.

EFC has sent to Michael Mednick, Esq., the form of his requested opinion, and, if he finds the form acceptable, he should provide two (2) copies directly to EFC and (1) one copy to me.

After completion, please return items numbered (1) through (6) to my attention by overnight delivery no later than Wednesday March 3rd. I will then review the documents, and our bond opinion, and forward them to EFC prior to their deadline. We would like to follow this procedure because our opinion assumes our prior review of signed documentation and the signed note itself. We will retain one originally executed set of the documentation for our official transcript and EFC will provide the Town with one fully executed set of documentation. When you receive your own set, we would appreciate it if you would provide us with a copy of the signature page to the Project Finance Agreement which will then be executed by a representative of EFC.

Please do not hesitate to call if you have any questions.

Very truly yours,



Uyen Y. Poh
UYPjv
Enclosures

cc: Michael Mednick, Esq.



**Environmental
Facilities Corporation**

ANDREW M. CUOMO
Governor
SABRINA M. TY
President and CEO

March 20, 2019

VIA OVERNIGHT MAIL

Randolph Mayer, Esq.
Norton Rose Fulbright US LLP
1301 Avenue of the Americas
New York, NY 10019-6002

Re: New York State Drinking Water State Revolving Fund (“DWSRF”)
\$160,000.00 Short-Term DWSRF Financing and \$240,000.00
to the Town of Thompson (the “Recipient”)
DWSRF Project No.: 18491
Execution of Closing Documents

Dear Mr. Mayer,

In final preparation for the closing of the above-referenced financing, enclosed are copies of the following documents:

1. One (1) execution form of the **\$160,000.00 E.F.C. Drinking Water Facility Note – 2019 A**;
2. Two (2) execution copies of the Project Finance Agreement, dated as of April 11, 2019 (the “PFA”);
3. Two (2) execution copies of the Closing Certificate, consistent with the form “Form of Closing Certificate,” which is **Exhibit J** to the PFA;
4. One (1) execution copy of the Supplemental Certificate, consistent with the “Form of Supplemental Certificate,” which is **Exhibit L** to the PFA;
5. One (1) execution copy of a Certification For Contracts, Grants, Loans and Cooperative Agreements, 40 CFR 34, to be executed by the Recipient; and
6. One (1) execution copy of a Certification For Contracts, Grants, Loans and Cooperative Agreements, 40 CFR 34, to be executed by each contractor and subcontractor with a contract in excess of \$100,000 related to the project, which is **Exhibit N** to the PFA.

Please note, this financing is subject to mandatory redemption in whole or in part within five Business Days of the Recipient’s receipt of any grant, loan or other moneys which will finance all or

any portion of the Project being financed with this financing.

These documents have been drafted to reflect a closing date of April 11, 2019. A closing on that date will allow EFC to process the Recipient's first request for a Disbursement on April 18, 2019.

Exhibit E of the PFA specifies a minimum principal repayment if this financing extends beyond the date that a principal payment is required under Local Finance Law. The amount of the principal payment may be reduced based on actual draws and will be set forth in a billing statement by the Corporation in advance of the due date.

Please arrange for the Recipient to properly execute the Note, and each of the two (2) originals of the PFA, and the Closing Certificate. An original Supplemental Certificate must also be returned with the other closing documents if the Recipient will be requesting that its initial Disbursement be disbursed on April 18, 2019.

The Supplemental Certificate is the vehicle by which the Recipient will request the Disbursement of moneys under the Note. Therefore, you should instruct your client to retain an original, blank photocopy of the Supplemental Certificate, for its use in making future requests for Disbursements.

The Recipient should use the Cost Summary attached to the Supplemental Certificate to determine the amount of the first Disbursement it is requesting. Please be advised that Exhibit K to the PFA requires that documentation evidencing project costs be provided for each disbursement request made by the Recipient. Please instruct your client to provide this documentation with each disbursement request so that EFC may disburse financing proceeds in an expeditious manner.

If you or your client has any questions regarding the procedure for completing the Supplemental Certificate, please contact EFC's Financial Services Unit at (518) 402-7085.

Please be advised, that the disbursement of financing proceeds to cover costs relating to construction may be contingent upon the Recipient's fulfilling special project condition(s). Please advise your client to take the necessary steps to fulfill any such special condition(s) in a timely manner so as not to interfere with or delay the disbursement of financing proceeds relating to construction costs.

Once all of the enclosed documents have been properly executed, please return all of them to my attention at EFC, along with two (2) executed originals of the Bond Counsel's opinion, on your letterhead, in the form attached as Exhibit H to the Project Finance Agreement. (Please note: The bond counsel opinion must be dated as of April 11, 2019).

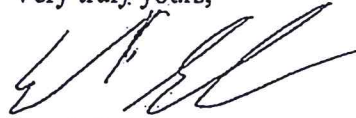
By copy of this letter, I am hereby transmitting to the Recipient's attorney, Michael Mednick, Esq. two execution copies of the Opinion of the Recipient's local counsel. I ask that both originals be executed and returned to me by the deadline set forth below. Please do not retype this document.

In order to allow for my final review of the executed documents and a closing of this financing on April 11, 2019, please return all fully executed documents to me by no later than close of business April 4, 2019.

Please note that these documents are transmitted to you prior to certain governmental approvals which are anticipated to be received prior to closing. Therefore, the execution of the documents by EFC and closing is contingent upon receipt of such approvals.

Thank you for your prompt attention to this matter. Please call me if you have any questions or concerns, or if I can be of any further assistance.

Very truly yours,

A handwritten signature in black ink, appearing to read 'D. Sellman', written over a horizontal line.

Derek Sellman
Deputy Counsel

Enclosures

c: Michael Mednick, Esq.
William J. Rieber Jr. - Supervisor
Ian Danforth
EFC Legal File

DRAFT

Hon. Jen Metzger
198 State Street
Legislative Office Building Room 817
Albany, N.Y. 12247

Also via email to: metzger@nysenate.gov

Re: NYS SAM Grant #15605

Hon. Jen Metzger:

Sen. Bonacic sponsored the above SAM grant for the Town of Thompson last year. The \$75,000 was awarded for construction of Town Park bathroom facilities. We are seeking your support to allocate this grant to another critical project in the Town. Essentially, we have a very small residential sewer district (Dillon Farms) which has only 12 users. The district's filter beds do not function, and we are under a directive from both the DEC and the EPA to bring them into compliance. The attached excerpt from the Town Infrastructure Plan by Delaware Engineering describes the problem in detail. The estimated cost to upgrade the facility to a BioClere type package system is \$300,000. The cost would approximate \$150,000 if the Town can perform the labor). Even at this reduced cost it is prohibitively expensive for the 12 homeowners. Our thinking is that we could put the SAM money to use for this project and take care of a critical taxpayer issue and environmental issue at the same time. We have previously re-allocated SAM monies to install a new corrosion control system to address high levels of lead and copper in their water system.

We won't have to abandon the Town Park project. With my board's concurrence we will be able to allocate surplus "A" fund money for the park bathrooms that cannot be used for the sewer. Additionally, do you have availability to provide another \$75,000 of SAM funding to bring the total to the \$150,000 needed to complete this project?

I have attached a copy of the SAM information for the current project and the information from Delaware Engineering on the Dillon Farms sewer. If acceptable, you, as the sponsor, would simply have to draft a letter to DASNY indicating your agreement.

I can be reached at 845-794-2500 x 306 or my cell at 914-799-0387.

Thank you for your consideration.

Sincerely,

William J. Rieber, Jr.
Supervisor
Cc
Town Board

AT
1

At a regular meeting of the Town Board of the
Town of Thompson held at the Town Hall, 4052
Route 42, Monticello, New York on April 02, 2019

RESOLUTION TO ENACT LOCAL LAW NO. 2 OF 2019

WHEREAS a public hearing was held the 2nd day of April, 2019 by the Town Board of the Town of Thompson, notice of which was given as required by the Municipal Home Rule Law, the Open Meetings Law and the Town Law of the State of New York;

WHEREAS at said public hearing the Town Board considered the enactment of proposed Local Law No. 2-2019, entitled A LOCAL LAW TO PROVIDE FOR THE CODIFICATION OF THE LOCAL LAWS, ORDINANCES AND CERTAIN RESOLUTIONS OF THE TOWN OF THOMPSON INTO A MUNICIPAL CODE TO BE DESIGNATED THE "CODE OF THE TOWN OF THOMPSON"; and

WHEREAS all interested persons were given an opportunity to be heard with respect to the enactment of said local law;

NOW, THEREFORE, BE IT RESOLVED, that the Town Board of the Town of Thompson, New York, does hereby enact and adopt Local Law No. 2 for the year 2019, Town of Thompson, State of New York, which local law is annexed hereto and made a part hereof and states as follows:

LOCAL LAW NO. 2-2019

A LOCAL LAW TO PROVIDE FOR THE CODIFICATION OF THE LOCAL LAWS, ORDINANCES AND CERTAIN RESOLUTIONS OF THE TOWN OF THOMPSON INTO A MUNICIPAL CODE TO BE DESIGNATED THE "CODE OF THE TOWN OF THOMPSON"

This local law:

- (1) States the legislative intent of the Town Board in adopting the Code.
- (2) Provides for the designation of the local laws, ordinances and certain resolutions of the Town of Thompson as the "Code of the Town of Thompson."
- (3) Repeals local laws and ordinances of a general and permanent nature not included in the Code, except as provided.

- (4) Saves from repeal certain local laws and ordinances and designates certain matters not affected by repeal.
- (5) Retains the meaning and intent of previously adopted legislation.
- (6) Provides for the filing of a copy of the Code in the Town Clerk's office.
- (7) Provides for certain changes in or additions to the Code.
- (8) Prescribes the manner in which amendments and new legislation are to be incorporated into the Code.
- (9) Requires that Code books be kept up-to-date.
- (10) Provides for the sale of Code books by the Town and the supplementation thereof.
- (11) Prohibits tampering with Code books, with offenses punishable by a fine of not more than \$250 or by imprisonment for not more than 15 days, or both.
- (12) Establishes severability provisions with respect to the Code generally.
- (13) Provides that the local law will be included in the Code as Chapter 1, Article I.

Moved by _____

Seconded by _____

Adopted on Motion _____, 2019

| | | |
|-----------------------------------|------------------------------|-----------------------------|
| Supervisor WILLIAM J. RIEBER, JR. | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| Councilman PETER T. BRIGGS | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| Councilman SCOTT S. MACE | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| Councilman JOHN A. PAVESE | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| Councilwoman MELINDA S. MEDDAUGH | Yes <input type="checkbox"/> | No <input type="checkbox"/> |

STATE OF NEW YORK)

COUNTY OF SULLIVAN) SS:

The undersigned, Town Clerk of the Town of Thompson, does hereby certify that the resolution annexed hereto to enact Local Law No. 2 of 2019 was adopted by said Town Board on April 2nd, 2019, a majority of all Board members voting in favor thereof, and the same has been compared with the original on file in my office and is a true and correct copy of said original and is in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on April ____, 2019.

Marilee J. Calhoun, Town Clerk


NORTON ROSE FULBRIGHT

VIA EMAIL: comptroller@townofthompson.com

March 26, 2019

Ms. Melissa DeMarmels
Comptroller
Town of Thompson
Town Hall
4052 Route 42
Monticello, New York 12701-3221

Norton Rose Fulbright US LLP
1301 Avenue of the Americas
New York, New York 10019-6022
United States

Randolph J. Mayer
Partner
Direct line +1 212 318 3383
randolph.mayer@nortonrosefulbright.com

Tel +1 212 318 3000
Fax +1 212 318 3400
nortonrosefulbright.com

Re: Town of Thompson, Sullivan County, New York
Amending Bond Resolution
Original Improvement of the Melody Lake Water District - \$400,000 Bonds
Our File No. 10604802.202

Dear Melissa:

In accordance with your request, we have prepared and enclose the following:

- (a) Amending Bond resolution to increase the bonds authorized to \$400,000 for the original improvement of the Melody Lake Water District. This resolution requires the affirmative vote of at least four of the five members of the Town Board and is effective immediately.
- (b) Legal Notice of Estoppel, which must be published once in the official newspaper(s) designated in Section 11 of the bond resolution. This publication can be made at any time after adoption. (The form enclosed is for your use in submitting the Legal Notice of Estoppel to the printer and does not have to be returned to us.)

When available, kindly return to me the following:

- (a) Certified copy of the bond resolution.
- (b) Original printer's affidavit of publication of the Legal Notice of Estoppel of the resolution from the newspaper or newspapers in which the same was published.

If you have any questions or comments, please do not hesitate to call.

Very truly yours,

Randolph J. Mayer

RJM:jv
Encl.

Norton Rose Fulbright US LLP is a limited liability partnership registered under the laws of Texas.

Norton Rose Fulbright US LLP, Norton Rose Fulbright LLP, Norton Rose Fulbright Australia, Norton Rose Fulbright Canada LLP and Norton Rose Fulbright South Africa Inc are separate legal entities and all of them are members of Norton Rose Fulbright Verein, a Swiss verein. Norton Rose Fulbright Verein helps coordinate the activities of the members but does not itself provide legal services to clients. Details of each entity, with certain regulatory information, are available at nortonrosefulbright.com.

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall, in Monticello, New York, in said Town, on April 2, 2019, at _____ o'clock _____.M., Prevailing Time.

The meeting was called to order by _____, and upon roll being called, the following were

PRESENT:

ABSENT:

The following resolution was offered by _____, who moved its adoption, seconded by _____, to-wit:

BOND RESOLUTION DATED APRIL 2, 2019.

A RESOLUTION AMENDING THE BOND RESOLUTION DATED JANUARY 2, 2018, AUTHORIZING THE ISSUANCE OF \$375,000 BONDS OF THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, TO PAY THE COST OF THE ORIGINAL IMPROVEMENT OF THE MELODY WATER DISTRICT, TO INCREASE THE ESTIMATED MAXIMUM COST THEREOF TO \$400,000, AN INCREASE OF \$25,000, AND TO AUTHORIZE THE ISSUANCE OF AN ADDITIONAL \$25,000 BONDS TO FINANCE SAID INCREASE.

WHEREAS, by bond resolution dated January 2, 2018, the Town Board of the Town of Thompson, Sullivan County, New York, authorized the issuance of \$375,000 bonds to pay the \$375,000 estimated maximum cost of the original improvement of the Melody Water District;

WHEREAS, the Town Board has completed proceedings under Section 209-h of the Town Law to increase the cost of the original improvement of the Melody Lake Water District by \$25,000 and now desires to increase the estimated maximum cost of the aforesaid class of objects or purposes from \$375,000 to \$400,000, an increase of \$25,000 over that previously authorized, and to authorize an additional \$25,000 bonds to finance said increase; NOW, THEREFORE, BE IT,

RESOLVED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section A. The Title and Sections 1 and 2 of the bond resolution of the Town of Thompson, duly adopted by the Town Board on January 2, 2018, titled:

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$375,000 BONDS OF THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, TO PAY THE COST OF THE ORIGINAL IMPROVEMENT OF THE MELODY WATER DISTRICT, IN AND FOR SAID TOWN.

are hereby amended to read as follows:

A RESOLUTION AUTHORIZING THE ISSUANCE OF \$400,000 BONDS OF THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, TO PAY THE COST OF THE ORIGINAL IMPROVEMENT OF THE MELODY WATER DISTRICT, IN AND FOR SAID TOWN.

RESOLVED, by the Town Board of the Town of Thompson, Sullivan County, New York, as follows:

Section 1. For paying the cost of the original improvement of the Melody Water District in the Town of Thompson, including raw water transmission piping and new water treatment and storage facilities, as described in the report of McGoey, Hauser and Edsall Consulting Engineers D.P.C., dated April 21, 2017, a class of objects or purposes, there are hereby authorized to be issued \$400,000 bonds of said Town pursuant to the provisions of the Local Finance Law.

Section 2. It is hereby determined that the estimated maximum cost of the aforesaid class of objects or purposes is \$400,000, and that the plan for financing thereof shall be by the issuance of the \$400,000 bonds authorized pursuant to this bond resolution.

Section 3. It is hereby determined that the period of probable usefulness of the aforesaid class of objects or purposes is forty years under subdivision one of paragraph a of Section 11.00 of the Local Finance Law. It is hereby further determined that the maximum maturity of the bonds authorized will not exceed five years.

Section 4. Subject to the provisions of the Local Finance Law, the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds herein authorized, including renewals of such notes, is hereby delegated to the Supervisor, the chief fiscal officer. Such notes shall be of such terms, form and contents, and shall be sold in such manner, as may be prescribed by said Supervisor, consistent with the provisions of the Local Finance Law.

Section 5. The faith and credit of said Town of Thompson, Sullivan County, New York, are hereby irrevocably pledged to the payment of the principal of and interest on such obligations as the same respectively become due and payable. To the extent not paid from water rates or special assessments on properties in the Melody Lake Water District, or other sources, an annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year.

Section 6. Such bonds shall be in fully registered form and shall be signed in the name of the Town of Thompson, Sullivan County, New York, by the manual or facsimile signature of the

Supervisor and a facsimile of its corporate seal shall be imprinted or impressed thereon and may be attested by the manual or facsimile signature of the Town Clerk.

Section 7. The powers and duties of advertising such bonds for sale, conducting the sale and awarding the bonds, are hereby delegated to the Supervisor, who shall advertise such bonds for sale, conduct the sale, and award the bonds in such manner as he or she shall deem best for the interests of the Town provided, however, that in the exercise of these delegated powers, he or she shall comply fully with the provisions of the Local Finance Law and any order or rule of the State Comptroller applicable to the sale of municipal bonds. The receipt of the Supervisor shall be a full acquaintance to the purchaser of such bonds, who shall not be obliged to see to the application of the purchase money.

Section 8. All other matters, except as provided herein relating to such bonds, including determining whether to issue such bonds having substantially level or declining debt service and all matters related thereto, prescribing whether manual or facsimile signatures shall appear on said bonds, prescribing the method for the recording of ownership of said bonds, appointing the fiscal agent or agents for said bonds, providing for the printing and delivery of said bonds (and if said bonds are to be executed in the name of the Town by the facsimile signature of its Supervisor, providing for the manual countersignature of a fiscal agent or of a designated official of the Town), the date, denominations, maturities and interest payment dates, place or places of payment, and also including the consolidation with other issues, shall be determined by the Supervisor. It is hereby determined that it is to the financial advantage of the Town not to impose and collect from registered owners of such bonds any charges for mailing, shipping and insuring bonds transferred or exchanged by the fiscal agent, and, accordingly, pursuant to paragraph c of Section 70.00 of the Local Finance Law, no such charges shall be so collected by the fiscal agent. Such bonds shall contain substantially the recital of validity clause provided for in Section 52.00 of the Local Finance Law and shall otherwise be in such form and contain such recitals in addition to those required by Section 52.00 of the Local Finance Law, as the Supervisor shall determine.

Section 9. The validity of such bonds and bond anticipation notes may be contested only if:

- (1) Such obligations are authorized for an object or purpose for which said Town is not authorized to expend money, or
- (2) The provisions of law which should be complied with at the date of publication of this resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or
- (3) Such obligations are authorized in violation of the provisions of the Constitution.

Section 10. This resolution shall constitute a statement of official intent for purposes of Treasury Regulations Section 1.450-2. Other than as specified in this resolution, no monies are, or are reasonably expected to be, reserved, allocated on a long-term basis, or otherwise set aside with respect to the permanent funding of the object or purpose described herein.

Section 11. This resolution, which takes effect immediately, shall be published in summary in _____, the official newspaper of the Town, together with a notice of the Town Clerk in substantially the form provided in Section 81.00 of the Local Finance Law.

Section B. This amending Bond Resolution shall take effect immediately.

The question of the adoption of the foregoing resolution was duly put to a vote on roll call,
which resulted as follows:

_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____
_____ VOTING _____

The resolution was thereupon declared duly adopted.

* * *

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

I, the undersigned Clerk of the Town of Thompson, Sullivan County, New York, DO
HEREBY CERTIFY:

That I have compared the annexed extract of the minutes of the meeting of the Town Board
of said Town, including the resolution contained therein, held on April 2, 2019, with the original
thereof on file in my office, and that the same is a true and correct transcript therefrom and of the
whole of said original so far as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Board had due notice of said meeting.

I FURTHER CERTIFY that, pursuant to Section 103 of the Public Officers Law (Open
Meetings Law), said meeting was open to the general public.

I FURTHER CERTIFY that, PRIOR to the time of said meeting, I duly caused a public
notice of the time and place of said meeting to be given to the following newspapers and/or other
news media as follows:

Newspaper and/or Other News Media

Date Given

I FURTHER CERTIFY that PRIOR to the time of said meeting, I duly caused public notice of the time and place of said meeting to be conspicuously posted in the following designated public location(s) on the following dates:

Designated Location(s) of Posted Notices

Date of Posting

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town,
on April _____, 2019.

Town Clerk

(SEAL)

LEGAL NOTICE OF ESTOPPEL

NOTICE IS HEREBY GIVEN that the resolution, a summary of which is published herewith, has been adopted by the Town Board of the Town of Thompson, Sullivan County, New York, on April 2, 2019, and the validity of the obligations authorized by such resolution may be hereafter contested only if such obligations were authorized for an object or purpose for which said Town is not authorized to expend money, or if the provisions of law which should have been complied with as of the date of publication of this notice were not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of publication of this notice, or such obligations were authorized in violation of the provisions of the Constitution.

A summary of the aforesaid resolution is set forth below. The resolution provides as follows: that the faith and credit of the Town of Thompson, Sullivan County, New York (the "Town"), are irrevocably pledged for the payment of the principal of and interest on such obligations as the same respectively become due and payable; that an annual appropriation shall be made in each year sufficient to pay the principal of and interest on such obligations becoming due and payable in such year; that the power to authorize the issuance of and to sell bond anticipation notes in anticipation of the issuance and sale of the bonds authorized by such resolution including renewals of such notes, is delegated to the Town Supervisor; that all other matters, except as provided in such resolution relating to the bonds authorized, including the date, denominations, maturities and interest payment dates, within the limitations prescribed in such resolution and the manner of the execution of the same and also including the consolidation with other issues, and the authority to issue such obligations on the basis of substantially level or declining annual debt service, is delegated to and shall be determined by the Town Supervisor; and that this LEGAL NOTICE shall be published.

A summary of the bond resolution follows:

BOND RESOLUTION DATED APRIL 2, 2019.

A RESOLUTION AMENDING THE BOND RESOLUTION DATED JANUARY 2, 2018, AUTHORIZING THE ISSUANCE OF \$375,000 BONDS OF THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, TO PAY THE COST OF THE ORIGINAL IMPROVEMENT OF THE MELODY WATER DISTRICT, TO INCREASE THE ESTIMATED MAXIMUM COST THEREOF TO \$400,000, AN INCREASE OF \$25,000, AND TO AUTHORIZE THE ISSUANCE OF AN ADDITIONAL \$25,000 BONDS TO FINANCE SAID INCREASE.

The period of probable usefulness of the aforesaid class of objects or purposes is forty years pursuant to subdivision one of paragraph a of Section 11.00 of the Local Finance Law.

THE FULL TEXT OF THIS BOND RESOLUTION IS AVAILABLE FOR PUBLIC INSPECTION AT THE OFFICE OF THE TOWN CLERK LOCATED AT 4052 ROUTE 42, MONTICELLO, NEW YORK, DURING NORMAL BUSINESS HOURS.

Dated: Monticello, New York
_____, 2019

Town Clerk



Professional Development
(631) 595-6844
rallen@wsboces.org

Planning & Research
(631) 595-6802
bgrazian@wsboces.org

School Library
(631) 595-6834
skardasz@wsboces.org

Student Support Services
(631) 595-6814
skessler@wsboces.org

Instructional Technology
(631) 595-6810
tdenicol@wsboces.org

DIVISION OF INSTRUCTIONAL SUPPORT SERVICES

Angelique Johnson-Dingle, District Superintendent
631/595-6815
ajohnson@wsboces.org

March 15, 2019

Mr. James Carnell, Jr.
Town of Thompson
Director of Building, Planning, & Zoning
4052 Route 42
Monticello, NY 12701

Phone # (845) 794-2500 Fax # (845) 794-8600



Dear Mr. Carnell:

The Office of School Planning and Research at Western Suffolk BOCES has been contracted by the **Monticello Central School District** to complete a Comprehensive Long Range Planning Study for them. One of the components of our analyses involves contacting Town Building/Planning or Village/City Departments regarding the status of existing subdivisions, as well as information about new subdivisions that are currently being proposed to the Planning Board, are in the process of receiving approval, or are under construction within the school district. **We are asking your office to provide us with the following information:**

- 1. The status of any new proposals that have received preliminary approval, and those that have received final approval (but may not have finished final construction,) that fall within the Monticello Central School District boundaries.**
- 2. Any affordable housing or senior housing projects, as well.**
- 3. Please note any subdivisions that have been completed in the last 5 years, and any outstanding projects that may have been approved up to 10 years ago, but to date no further action has been taken.**

We would also be in need of contact numbers (telephone, fax, or e-mail address) for the developers of any large subdivisions, and any other information you deem important to our demographic and enrollment analysis (i.e. – moratorium on building; open space purchased or slated to be purchased, by the town/county/state/environmental agencies; etc.)

This type of information is vital because it provides an estimate of potential student enrollment in the district, if all approved housing were eventually to be constructed. We would appreciate any information you can provide to us.

We understand that you are busy with projects of your own and we want you to know that we very much appreciate your help with this information. Thank you in advance for compiling the information for us. If you need to reach me, my direct phone number is (631) 595-6837, and my fax number is (631) 623-4913. Please fax or e-mail the information back to me at dfacilla@wsbooces.org. Thank you for your assistance with this matter.

Sincerely,

A handwritten signature in blue ink that reads "Denise Facilla". The signature is written in a cursive style with a large initial "D".

Denise Facilla
Office of School Planning & Research

Planning Board:

Town of Thompson - Building, Planning, & Zoning

15-Mar-19

School District:

Monticello Central School District

Please fill in any proposed/approved housing within the school district boundaries.

| Project Name | Location | # of Units/Type of Units | Status/Approval Date | Developer/Phone Number |
|--------------|----------|--------------------------|----------------------|------------------------|
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

15-Mar-19

Planning Board: Town of Thompson - Building, Planning, & Zoning

School District: Monticello Central School District

Please fill in any proposed/approved housing within the school district boundaries.

| Project Name | Location | # of Units/Type of Units | Status/Approval Date | Developer/Phone Number |
|--------------|----------|--------------------------|----------------------|------------------------|
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

Regional Traffic Engineer
Region 9
Department of Transportation

The Town of Thompson by a resolution adopted on _____
(Town Name) (Month Day, Year)

And the County Superintendent of highways of Sullivan County, hereby request
(County)

The Department of transportation, pursuant to Section 1622 of the Vehicle and Traffic Law, to establish
a lower speed limit at which vehicles may proceed on County Road 75
(highway name and number-if appropriate)

a County owned highway, between
(State, County or Town)

Town of Bethel Town Line and County Road 174
(highway name and number-if appropriate) (highway name and number-if appropriate)

A distance of approximately 0.60 miles.

Upon receipt of the notice of regulation herein requested has been established,

the County of Sullivan, will provide, install, and maintain signs in
(Town or County Name)

Accordance with the Vehicle and Traffic Law and in conformance with the Manual of Uniform Traffic
Control Devices of the Department of Transportation.

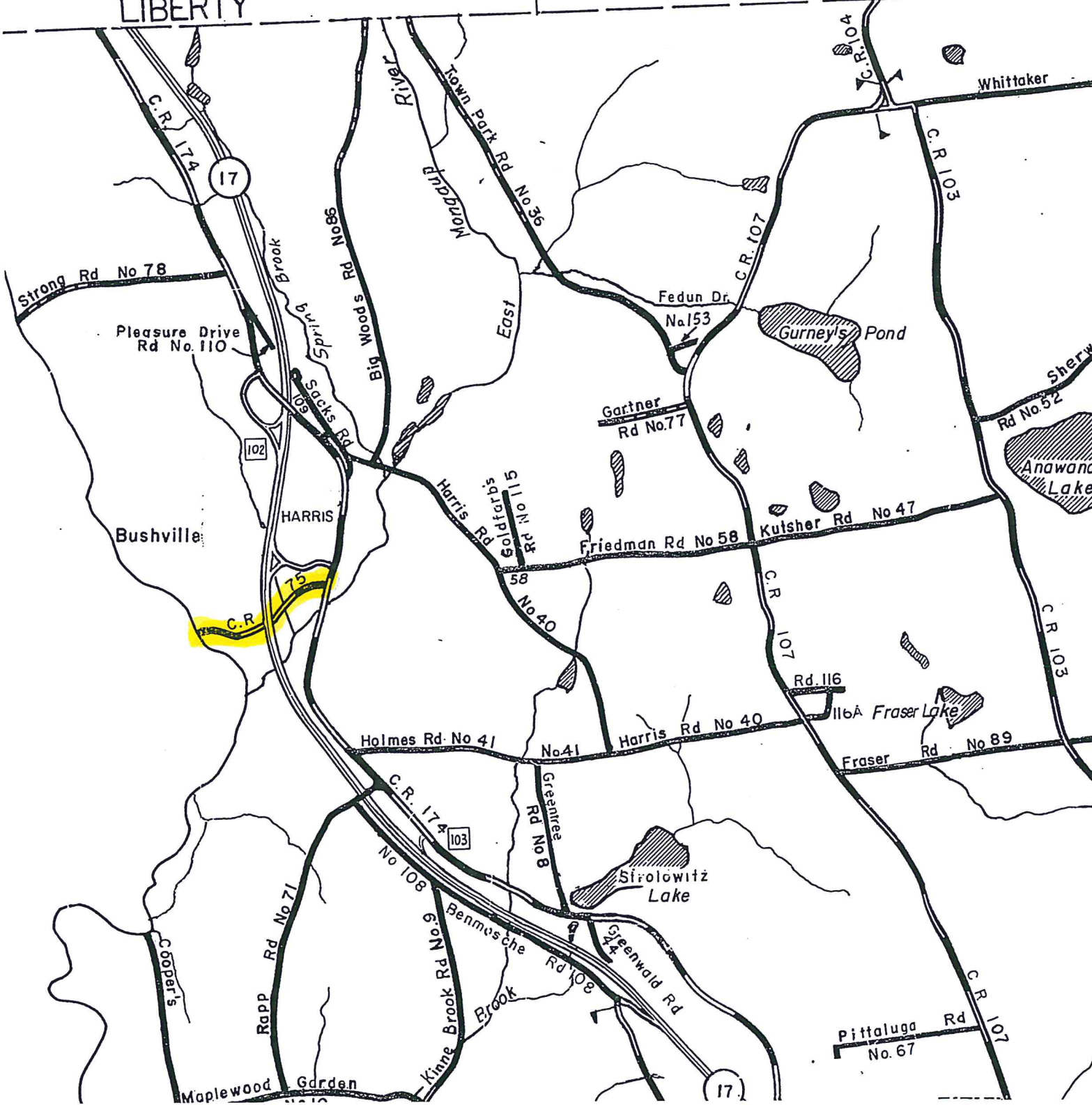
Dated Town Clerk

Dated County Superintendent

Comments by the County Superintendent:

LIBERTY

FALLSBURG



Bushville

HARRIS

Whittaker

Gurney's Pond

Anawana Lake

Fraser Lake

Strolowitz Lake

Maplewood Garden

Town of Bethel

3454 Route 55, P.O. Box 300
White Lake, New York 12786-0300

Rita J. Sheehan
Town Clerk

(845) 583-4350 Ext. 101
Fax: (845) 583-4710

Email: BethelClerk@hvc.rr.com

Website: www.Town.Bethel.ny.us

Regional Traffic Engineer
Region No. 9
NYS Department of Transportation

The Town Board of the Town of Bethel, by a resolution adopted on March 13, 2019 and the County Superintendent of Highways of the County of Sullivan, hereby requests the Department of Transportation, pursuant to Section 1622.1 of the Vehicle and Traffic Law, to establish a lower speed limit at which vehicles may proceed on Harris-Bushville Road (CR75) a county -owned highway, between the Town of Bethel/Town of Thompson townline and CR73, a distance of approximately 1.5 miles.

Upon receipt of the notice that the regulation herein requested has been established, the Town of Bethel, will provide, install and maintain signs in accordance with the Vehicle and Traffic Law and conforming to the Manual of Uniform Traffic Control Devices of the Department of Transportation.

Dated: March 14, 2019

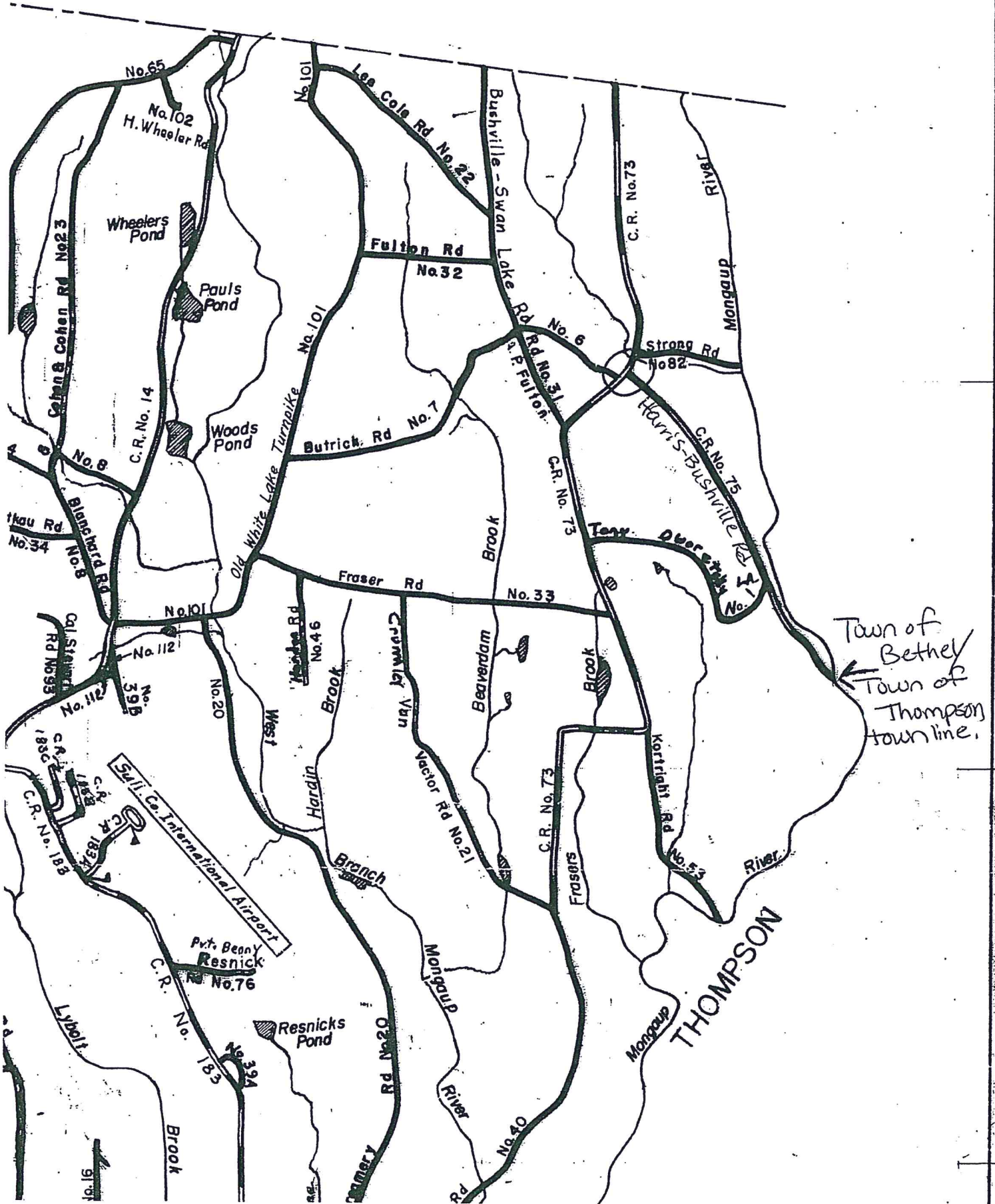

Town Clerk, Town of Bethel

Dated: _____

County Superintendent

Comments by County Superintendent: _____

COUNTY OF SULLIVAN STATE OF NEW YORK





Town of Bethel

Sullivan County, New York

Rita J. Sheehan, CMC/RMC
Town Clerk
Records Management Officer
(845) 583-4350 ext. 101

RESOLUTION OF THE TOWN OF BETHEL TOWN BOARD, COUNTY OF SULLIVAN, STATE OF NEW YORK TO ESTABLISH A LOWER SPEED LIMIT ON HARRIS-BUSHVILLE ROAD

WHEREAS, the Town of Bethel Highway Superintendent on behalf of the residents on Harris-Bushville Road (CR75) is requesting a lower maximum speed limit on Harris-Bushville Road (CR75),

WHEREAS, the Highway Superintendent and residents are requesting a review of the entire section of Harris-Bushville Road (CR75) starting at a point of the Town of Bethel/Town of Thompson townline with the intersection of CR73.

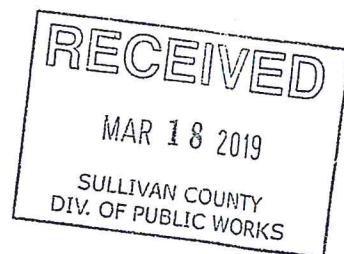
NOW THEREFORE BE IT RESOLVED, the Town Clerk is hereby directed to file a TE-9 with the Sullivan County Commissioner of Public Works requesting a lower maximum speed limit of 30 mph.

State of New York
County of Sullivan
Office of the Clerk of the
Town of Bethel

This is to certify that I, Rita J. Sheehan, Town Clerk of the Town of Bethel in the said County of Sullivan, have compared the foregoing copy the resolution to request a lower speed limit on Harris-Bushville Road adopted by the Town of Bethel Town Board on March 13, 2019 with the original now on file in this office, and that the same is a correct and true transcript of such original and the whole thereof.

In Witness Whereof, I have hereunto set my hand and affixed the seal of said Town this 15th day of March, 2019.

Rita J. Sheehan
Town Clerk of the Town of Bethel
Sullivan County, New York



John and Pamela LeConey

March 11, 2019

Daniel Sturm
Town Supervisor
Town of Bethel
P. O. Box 300
White Lake, NY 12786

Dear Daniel Sturm:

We are long-time residents and home owners in our town, and we are writing to express our concern there are no legal speed limit signs on a very dangerous turn by the bridge directly in front of our house. The State Police have informed us yellow signs are only suggested speed limits. There have been six different car accidents, including a fatality over the past year. One car landed in the river, two cars hit the guard rail, one car toppled our mailbox and one car skidded across the lawn and narrowly missed hitting one of our vehicles.

We have contacted the Town of Thompson's Town Supervisor as well as the Commissioner and Superintendent of the Sullivan County Department of Public Works. They said speed limit signs must be approved by the town where they will be installed.

As you can imagine, all these accidents are very distressing! To watch an innocent man pass away on our front lawn, because someone drove exceedingly fast, is heart wrenching. How many more people must lose their life before something is done?

The traffic on Harris Bushville Road has increased over the past 5 years. We see tractor trailers, camp busses and many other large vehicles. Most, if not all, vehicles taking that turn end up in the on-coming lane. Speed and crossing into on-coming traffic is a recipe for disaster.

Please reduce the number of accidents and deaths by posting strictly enforced speed limit signs of no more than 25 miles per hour. Time is of the essence. Thank you for your attention to this matter. We hope and pray this will be rectified quickly.

Sincerely,

John LeConey

Pamela LeConey

John LeConey
Pamela LeConey

~~cc: Bethel Township Highway Superintendent~~

Town of Thompson Highway Dept

Rich Benjamin Jr. Superintendent of Highways
33 Jefferson St. Monticello, NY 12701
Phone: 794-5560

Dave Wells Deputy Superintendent
Email davehiway@gmail.com
Fax: 794-5722

March 26, 2019

Town Board,

I recommend that Resnick Energy LLC be awarded as the lowest responsible bidder for

Heating Fuel Oil
Diesel Fuel
Gasoline

Mirabito Energy as the low bidder on

Kerosene

As attached.

Rich

TOWN OF THOMPSON

(Copy of The Oil Price Daily posted by OPIS/Formerly The Journal of Commerce effective February 16, 2018 to be attached with Bid.)

UNDYED ULTRA LOW SULFUR DIESEL (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.10.
Bid per gallon over Newburgh N.Y. rack \$.1520.
Total Bid \$ 2.2520

2 HEATING FUEL OIL (No Minimum Delivery)

Price per gallon Albany N.Y. rack \$ 2.127.
Bid per gallon over Albany N.Y. rack \$.1455
Total Bid \$ 2.2725

KEROSENE (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.3830
Bid per gallon over Newburgh N.Y. rack \$.69.
Total Bid \$ 3.0530

UNLEADED GASOLINE (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 1.745
Bid per gallon over Newburgh N.Y. rack \$.2095
Total Bid \$ 1.9545

******NOTE: PLEASE BID PRICES BEFORE TAXES!!!!!!!!!!!!!!!!!!!!!!**

Resault Group, LLC.
Name of bidder

[Signature]
Authorized Signature

[Signature]
Title

DO NOT WRITE BELOW THIS LINE

ACCEPTED [] DATE
REJECTED [] SIGNATURE

COMMENTS:

TOWN OF THOMPSON

(Copy of The Oil Price Daily posted by OPIS/Formerly The Journal of Commerce effective March 8, 2019 to be attached with Bid.)

UNDYED ULTRA LOW SULFUR DIESEL (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.1004
Bid per gallon over Newburgh N.Y. rack \$.2150
Total Bid \$ 2.3154

#2 HEATING FUEL OIL (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.1272
Bid per gallon over Newburgh N.Y. rack \$.2750
Total Bid \$ 2.4022

KEROSENE (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.3630
Bid per gallon over Newburgh N.Y. rack \$.2150
Total Bid \$ 2.5780

UNLEADED GASOLINE (No Minimum Delivery)

Price per gallon Albany N.Y. rack \$ 1.7449
Bid per gallon over Albany N.Y. rack \$.2500
Total Bid \$ 1.9949

****NOTE: PLEASE BID PRICES BEFORE TAXES!!!!!!!!!!!!!!!!!!!!

Mirabito Holdings, Inc. d/b/a Mirabito Energy Products
Name of bidder

Justin Fisher
Authorized Signature

V.P. Fuel Supply
Title

DO NOT WRITE BELOW THIS LINE

ACCEPTED []

DATE

REJECTED []

SIGNATURE

COMMENTS:

TOWN OF THOMPSON

(Copy of The Oil Price Daily posted by OPIS/Formerly The Journal of Commerce effective March 8, 2019 to be attached with Bid.)

UNDYED ULTRA LOW SULFUR DIESEL (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.10045
Bid per gallon over Newburgh N.Y. rack \$ +.25
Total Bid \$ 2.35045

2 HEATING FUEL OIL (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.12725
Bid per gallon over Newburgh N.Y. rack \$ +.20
Total Bid \$ 2.32725

KEROSENE (No Minimum Delivery)

Price per gallon Newburgh N.Y. rack \$ 2.3630
Bid per gallon over Newburgh N.Y. rack \$ +.30
Total Bid \$ 2.6630

UNLEADED GASOLINE (No Minimum Delivery)

Price per gallon Albany N.Y. rack \$ 1.74495
Bid per gallon over Albany N.Y. rack \$ +.25
Total Bid \$ 1.99495

***NOTE: PLEASE BID PRICES BEFORE TAXES!!!!!!!!!!!!!!!!!!!!!!

County Petroleum Products

Name of bidder

[Handwritten Signature]

Authorized Signature

PRESIDENT

Title

DO NOT WRITE BELOW THIS LINE

ACCEPTED []

DATE

REJECTED []

SIGNATURE

COMMENTS:

Town of Thompson Highway Dept

Rich Benjamin Jr. Superintendent of Highways
33 Jefferson St. Monticello, NY 12701
Phone: 794-5560

Dave Wells Deputy Superintendent
Email davehiway@gmail.com
Fax: 794-5722

March 26, 2019

Town Board,

I recommend that the following responsible bidders are awarded for the purchase of automotive repair parts.

- Healey Ford
- Cook Brothers
- Fleet Pride
- Arthur Glick
- Interstate Batteries
- Shakelton NAPA
- HO Penn
- Healey Chevrolet
- Campbell Freightliner
- Stadium International

Schedule attached.

Thanks,

Rich

Town of Thompson

Town Hall
4052 State Route 42
Monticello, NY 12701

Water and Sewer Department

Phone: (845) 794-5280

Fax: (845) 794-2777

Email: waterandsewer@townofthompson.com

Michael Messenger, Superintendent
Keith Rieber, Assistant Superintendent

BILLS OVER \$2500.00

We are requesting permission to pay the attached invoice for Slack Chemical Co. Inc. for the purchase of 1350 lbs. of Sta Flocc 8827 polymer for the Press Building at Kiamesha Wastewater Facility.

Slack Chemical Co., Inc. - Invoice #380479 - \$2,623.50

Grand total due: \$2,623.50

Procurement: Sole source procurement. We purchase 900 lbs. regularly but purchased 1350 lbs. to prevent running short, saving time and fuel surcharge savings.



ISO 9001:2015

CHEMICAL COMPANY Incorporated

465 South Clinton St., P.O. Box 30
 Carthage, NY 13619-0030 USA
 Federal I.D. # 15-0503203



| | |
|-----------------|----------------|
| Customer Number | |
| 4778 | |
| Invoice Date | Invoice Number |
| 3/4/2019 | 380479 |
| Due Date | BL Number |
| 4/3/2019 | 377271 |

Phone: (315) 493-0430 Fax: (315) 493-3931

INVOICE

Sold To:

**Thompson Town
 128 Rock Ridge Dr
 Only 1 product per invoice
 Monticello, NY 12701
 MAIL ORIGINALS
 Tel. No. 845-794-5280 , Fax No. 845-794-2777

Ship To:

**Thompson Town
 Kiamesha WWTP
 128 Rock Ridge Drive
 Monticello, NY 12701-3221
 MAIL ORIGINALS

| Ship Date | Ship Via | Payment Terms | Purchase Order Number | SLS | |
|------------------------|------------|----------------|-----------------------|------------|-----------------|
| 3/4/2019 | SLACK ZV | NET 30 | email | 075 | |
| QTY Shipped | Packaging | Total Quantity | Product | Unit Price | Amount |
| 3 | 450 # DRUM | 1,350 # | Sta Floc 8827 | 1.9100 / # | 2,578.50 |
| Merchandise SubTotal | | | | | 2,578.50 |
| Fuel Surcharge | | | | | 35.00 |
| Pallets Shipped: 1 | | | | | 10.00 |
| Total Invoice | | | | | 2,623.50 |
| Tax Exempt: 14-6002141 | | | | | |

Please Remit Payment To: **Slack Chemical Company, Inc. · P.O. Box 30 · Carthage, NY · 13619**

All past due invoices are subject to FINANCE CHARGE of 1.5% per month (ANNUAL PERCENTAGE RATE OF 18%)

Town of Thompson

Town Hall
4052 State Route 42
Monticello, NY 12701

Water and Sewer Department

Phone: (845) 794-5280
Fax: (845) 794-2777

Email: waterandsewer@townofthompson.com

Michael Messenger, Superintendent
Keith Rieber, Assistant Superintendent

BILLS OVER \$2500.00

We are requesting permission to pay the attached invoice for Critex LLC for the purchase of 1 – 27” material package, 9 - Mr. Manhole 27” insert liners, and 6 - water stop strip boxes - plus shipping for sewer manhole replacements for the Emerald Green Pump Station #9 collection system.

Critex LLC – Invoice #2188 - \$8,972.34

Grand total due: \$8,972.34

**Procurement: Sole source procurement! Critex LLC
Is the only distributor of Mr. Manhole products.**



CRITEX LLC.
 125 S Canal St
 Delphos, OH 45833
 567-242-2221
 SALES@MRMANHOLE.COM
 www.mrmanhole.com

Invoice

BILL TO
 Keith Rieber
 Town of Thompson
 128 Rock Ridge Drive
 Kiamesha Lake, NY 12751
 USA

INVOICE # 2188
DATE 03/20/2019
DUE DATE 04/15/2019
TERMS Due on receipt

| SHIP DATE | SHIP VIA | P.O. NUMBER | SALES REP |
|------------|----------|--------------|------------|
| 03/26/2019 | Ground | Keith Rieber | Trip Davis |

| ACTIVITY | QTY | RATE | AMOUNT |
|---|-----|----------|-----------|
| MM3027 27" MATERIAL PACKAGE (Materials for Approx. 20 manholes) | 1 | 2,500.00 | 2,500.00T |
| MM3003 27" INSERT LINER / 42" LENGTH | 9 | 354.06 | 3,186.54T |
| MM3009 WATER STOP STRIP BOX / 120FT. | 6 | 336.18 | 2,017.08T |

WE APPRECIATE YOUR BUSINESS! Payment is required 30 days from receipt of invoice. Payments not received within these terms will be considered delinquent and will be assessed a 1.5% per month finance charge. Any payment received late will first apply to any finance charge and then to any old balances.

| | |
|--------------------|-------------------|
| SUBTOTAL | 7,703.62 |
| TAX (0%) | 0.00 |
| SHIPPING | 1,268.72 |
| TOTAL | 8,972.34 |
| BALANCE DUE | \$8,972.34 |

Town of Thompson

Town Hall
4052 State Route 42
Monticello, NY 12701

Water and Sewer Department

Phone: (845) 794-5280
Fax: (845) 794-2777

Email: waterandsewer@townofthompson.com

Michael Messenger, Superintendent
Keith Rieber, Assistant Superintendent

BILLS OVER \$2500.00

We are requesting permission to pay the attached invoice for Casella Organics for the removal of 33.43 tons of dried sludge from the Kiamesha Wastewater Facility during the month of February, 2019

Casella Organics – Invoice #67813 - \$3,042.13

Grand total due: \$3,042.13

Procurement: As per Town Bid: 5/22/18



Invoice #
67813
Revised

Invoice Date
3/15/2019

Bill To
Town of Thompson
4052 State Route 42
Attn: Micheal Messenger
Monticello, NY 12701
gallen@townofthompson.com

Service Address
Kiamesha WWTP
128 Rock Ridge Drive
Monticello, NY

Customer Number# 88-03935 6

Total Due: \$3,042.13

Please detach here & include with your payment

\$ _____
Amount Enclosed

CASELLA ORGANICS

88

2/28/2019 Sludge Disposal

Qty

Rate

Total

33.43

\$91.00

\$3,042.13

Please Remit To:

**Casella Organics
P.O. Box 1372
Williston, VT 05495-1372**

Please pay INVOICE TOTAL
\$3,042.13

Cust# : 88-03935 6

INV#: 67536

Service Address :

Kiamesha WWTP , 128 Rock Ridge Drive

Town of Thompson

Town Hall
4052 State Route 42
Monticello, NY 12701

Water and Sewer Department

Phone: (845) 794-5280

Fax: (845) 794-2777

Email: waterandsewer@townofthompson.com

Michael Messenger,

Superintendent

Keith Rieber, Assistant Superintendent

BILLS OVER \$2500.00

We are requesting permission to pay the attached invoice for Arold Construction Company, Inc. for Cleaning/CCTV Inspection for the Town of Thompson Patio Homes Subdivision in the Kiamesha Sewer District.

Arold Construction Company, Inc. – Invoice # 2019043 - \$3,000.00

Grand total due: \$3,000.00

Procurement: Price quotes obtained by Town of Thompson Engineers.



51 POWDER MILL BRIDGE RD. KINGSTON, NY 12401
 (845) 336-8753 PHONE (845) 336-8245 FAX
 www.aroldconstruction.com

CONSTRUCTION COMPANY, INC.

A CERTIFIED WBE & DBE CONTRACTOR

invoice

DATE INVOICE #

3/27/19 2019043

BILL TO:

**Town of Thompson
 Water & Sewer
 128 Rock Ridge Drive
 Monticello, New York 12701
 Attn: Mike Messenger**

| DESCRIPTION | AMOUNT |
|---|-------------------------|
| One Day (03/11/19) Clean/CCTV Inspection for the Village of Thompson, NY (Subdivision - Patio Homes) | 3,500.00 |
| Credit for Half Day Vac Truck | -500.00 |
| Sullivan Cty Sales Tax | 0.00 |
| Due on Receipt | TOTAL \$3,000.00 |

Town of Thompson

Town Hall
4052 State Route 42
Monticello, NY 12701

Water and Sewer Department

Phone: (845) 794-5280

Fax: (845) 794-2777

Email: waterandsewer@townofthompson.com

Michael Messenger, Superintendent
Keith Rieber, Assistant Superintendent

BILLS OVER \$2500.00

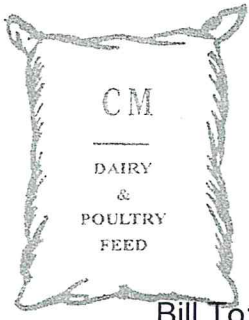
We are requesting permission to pay the attached invoice for Cochection Mills, Inc. for the purchase of 200 bags of #771B 50# Bi-Carb for Kiamesha Wastewater Facility.

Cochection Mills, Inc. - Invoice #109720 - \$2,750.00

Grand total due: \$2,750.00

Procurement: As per Town Bid: 2/28/19

Resolution #160.



INVOICE

3/20/2019 109720

COCHECTON MILLS, INC.
30 DEPOT ROAD
COCHECTON, NY 12726-0273
570-224-4144
845-932-8282
FAX 845-932-8865

Driver: CHRIS
Weight Ticket#:

Bill To:

TOWN OF THOMPSON
128 ROCK RIDGE DRIVE

MONTICELLO NY 12701

Ship to:

TOWN OF THOMPSON
MARGINAL RD.

ROCK HILL NY

| Shipped | Unit | Weight (lbs) | Item # | Description | Unit Price | Load Discount Price | Extended Price |
|---------|------|--------------|----------|-------------|------------|---------------------|----------------|
| 200.00 | Bag | 10,000.00 | 771B 50# | BI-CARB | \$13.75 | \$0.00 | \$2,750.00 |

Customer

Handwritten signature
KIAM. ONLY

Total Wt. 10,000.00 TAX ID#

Handwritten signature

KIAMESHA

| | |
|--------------|-------------------|
| Subtotal | \$2,750.00 |
| SULLIVAN | \$0.00 |
| Total | \$2,750.00 |

FYI

FYI

Place: Time and Valleys Museum

Grahamsville, N.Y.

DATE: APRIL 7, 2019

TIME: 1 PM

SUBJECT: PRESENTATION ONE ROOM SCHOOLHOUSE
PROJECT

www.1roomschoolsthompsonny.com

FREDA C. EISENBERG
CHAIR



Emerald Corporate
Center
Rock Hill, New York

TELEPHONE: (845) 807-0527
FAX: (845) 807-0546

FYI

EMERALD CORPORATE CENTER
ECONOMIC DEVELOPMENT CORPORATION
SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET
PO Box 5012
MONTICELLO, NY 12701



TO: All Media Outlets

FROM: Freda Eisenberg, Chair

DATE: March 18, 2019

RE: 2019 Meeting Calendar for the Emerald Corporate Center Economic Development Corp.

The Emerald Corporate Center Economic Development Corporation (ECC EDC) will meet on the following days at 8:00 AM in the Sullivan County Division of Planning, 100 North Street, Monticello, New York, unless otherwise designated:

- Thursday, March 28*^
- Tuesday, May 14
- Tuesday, July 9
- Tuesday, September 10
- Tuesday, November 12

Notice of any other or special meetings, or any changes in the schedule, will be posted on the Sullivan County, NY Government Facebook page.

*Designates Committee Meeting