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Meeting ID: 897 3776 6896

**TOWN OF THOMPSON
-Regular Meeting Agenda-**

THIS MEETING WILL BE HELD IN-PERSON LOCATED AT TOWN HALL, 4052 STATE ROUTE 42, MONTICELLO, NY 12701. THE MEETING WILL ALSO BE STREAMED LIVE ON ZOOM: TO JOIN PLEASE SEE TOWN WEBSITE AT: WWW.TOWNOFTHOMPSON.COM

TUESDAY, MARCH 01, 2022**7:00 PM MEETING****CALL TO ORDER****ROLL CALL****PLEDGE TO THE FLAG****APPROVAL OF PREVIOUS MINUTES: February 15, 2022 Regular Town Board Meeting****PUBLIC COMMENT****CORRESPONDENCE:**

- **Nancy Buck, Sullivan County Treasurer & Village of Monticello:** Letter dated 02/10/22 to Town of Thompson Grant Enforcement Re: Notice of Delinquent Taxes on SBL # 108.-9-8, Owned by: Gloria Misukiewicz.
- **Jennifer Flad, Executive Director, SC IDA:** Letter dated 02/17/22 to Town of Thompson Re: Amendments to County of Sullivan IDA Uniform Tax Exemption Policy.
- **Julio Garaicoechea, Project Manager, SC IDA:** 2022 Distribution of PILOT Payments – Check #2092 Dated: 02/14/22 for \$371,839.40 (12 Projects).
- **Marc A. Baez, President/CEO, SC Partnership for Economic Development:** Letter dated 02/16/22 to Town Clerk Calhoun Re: Invitation to Town Supervisor, Town Board, Planning & Zoning Board Members to an Economic Development Breakfast Seminar – Thursday, 03/24/2022 at Bernie’s Restaurant, Rock Hill from 8-10AM.
- **Michael B. Mednick, Town Attorney:** Letter dated 02/16/22 to Mr. Joel Kohn of JK Expediting Services Corp. Re: Requirements to Proceed with Request for Consideration of a Sewer District Extension of Consolidated Kiamesha Sewer District – Fraser Road, SBL #9.-1-8.2 & Gibber Road, SBL #'s 6.-1-11.1, 6.-1-11.3, 6.-1-11.4, 6.-1-11.5 & 6.-1-11.6.
- **Jay L. Zeiger, Esq.:** Email dated 02/22/22 to Supervisor Rieber, Town Clerk Calhoun, Town Attorney Mednick and Yoel Kohn of JK Expediting Services Corp. Re: Petition for Annexation for Petitioner Mountaintop Villas LLC, SBL # 18.-1-57 Along NYS Route 42 South, Monticello.
- **Anita Hunt, SC 911 Addressing Center, SC Real Property Tax Services:** Letter dated 02/15/22 to Town of Thompson Re: Disbanded/Eliminated Road Name Camp Jened Drive, Address Changed to 53 Adams Road, Rock Hill.

AGENDA ITEMS:

- 1) **RESOLUTION TO ORDER MAP, PLAN & REPORT: CONGREGATION ICHED ANASH – PROPOSED EXTENSION NO. 2 OF THE CONSOLIDATED KIAMESHA SEWER DISTRICT, ANAWANA LAKE ROAD, SBL # 5.-1-21.1, 6.-1-14.1 & 8.-1-30.1**
- 2) **RESOLUTION TO ORDER MAP, PLAN & REPORT: JK EXPEDITING SERVICES CORP. – PROPOSED EXTENSION NO. 3 OF THE CONSOLIDATED KIAMESHA SEWER DISTRICT, FRASER ROAD, SBL # 9.-1-8.2 AND GIBBER ROAD, SBL#'S 6.1-11.1, 6.-1.11.3, 6.-1-11.4, 6.-1.11.5 & 6.-1-11.6**
- 3) **DISCUSS & AUTHORIZE APPLYING FOR 2022 COMMUNITY DEVELOPMENT PROGRAMS – PLANS & PROGRESS GRANT DUE MARCH 4TH, 2022**
- 4) **TAX CERTIORARI SETTLEMENT: NATALIA KREIZMAN TRUST – (2021) SBL # 52.B-1-16 FROM \$170,600.00 TO \$145,100.00**
- 5) **LED STREETLIGHT PROJECT: APPROVE CHANGE ORDER FOR EMERALD GREEN LIGHTING DISTRICT \$91,312.50**

- 6) PROPOSED SILVERCREST MANOR PROJECT: REQUEST FOR WATER DISTRICT IMPROVEMENTS TO SERVE PROPOSED DEVELOPMENT
- 7) BUILDING DEPARTMENT: ESTABLISH DATE FOR BID OPENING FOR DEMOLITION OF UNSAFE BUILDING(S) – YECHIEL KLEIN, 361 COLD SPRING ROAD, MONTICELLO, SBL # 50.-1-4.1
- 8) PARKS & RECREATION DEPARTMENT: PURCHASE REQUEST – 2022 JOHN DEERE GATOR XUV835M OFF NYS LANDSCAPING GROUNDS PC68131 (PG XN CG 22) BID LIST DATED: 02/22/2022 FOR \$19,889.47
- 9) WATER & SEWER DEPARTMENT: LIGHT POLE SETTLEMENTS
 - A) REVIEW & ACCEPT SETTLEMENT OFFER: CLAIM FOR LIGHT POLE DAMAGE FOR SUM OF \$15,709.24 & AUTHORIZE SUPT. MESSENGER TO EXECUTE NECESSARY DOCUMENTS. DAMAGE OCCURRED ON 06/25/21.
 - B) REVIEW & ACCEPT SETTLEMENT OFFER: CLAIM FOR LIGHT POLE DAMAGE FOR SUM OF \$15,690.49 & AUTHORIZE SUPT. MESSENGER TO EXECUTE NECESSARY DOCUMENTS. DAMAGE OCCURRED ON 10/14/21.
- 10) WATER & SEWER DEPARTMENT: ESTABLISH DATE FOR BID OPENING FOR 1007C MANHOLE FRAME AND COVERS – THURSDAY, MARCH 31ST, 2022 AT 2PM
- 11) WATER & SEWER DEPARTMENT: PURCHASE REQUEST – KYOCERA PRINTER/COPIER, TA-2554CI OFF OMNIA CONTRACT # R191102 FROM KRISTT KELLY OFFICE SYSTEMS FOR \$4,272.49
- 12) BILLS OVER \$2,500.00
- 13) BUDGET TRANSFERS & AMENDMENTS
- 14) ORDER BILLS PAID
- 15) UPDATE: CORONAVIRUS (COVID-19) PANDEMIC

OLD BUSINESS
NEW BUSINESS

REPORTS: SUPERVISOR, COUNCILMEN, & DEPARTMENT HEADS

PUBLIC COMMENT

ADJOURN

VILLAGE OF MONTICELLO

GEORGE NIKOLADOS
Mayor

JANINE GANDY
Village Clerk

Sullivan County TREASURER'S OFFICE

Tel: 845-794-6130

Village Hall
2 Pleasant Street
Monticello, New York 12701-5192

NANCY BUCK
County Treasurer
on behalf of the Village

KATHLEEN LARA
Deputy Treasurer

Fax: 845-794-2327

Town of Thompson Grant enforcement
Note & Mortgage
4052 Route 42
Monticello, NY 12701

SBL TH108.-9-8

February 10, 2022

LIST OF PROPERTIES

DEAR ADDRESSEE:

Pursuant to our records, you own or have a legal interest in the parcel(s) of real property referenced below, also described on the Petition and Notice of Foreclosure filed in the Sullivan County Clerk's office, to wit:

TOWN: Thompson
OWNER: Misukiewicz, Gloria
S.B.L.: 108.-9-8

A proceeding to foreclose on such property based upon the failure to pay real property taxes has commenced. Foreclosure will result in the loss of ownership of such property and all legal rights in that property. This notice is for the **VILLAGE OF MONTICELLO DELINQUENT TAXES ONLY AND NOT FOR COUNTY TAXES.**

To avoid loss of ownership or of any other rights in the property, all unpaid taxes and other legal charges must be paid on or before **MAY 31, 2022**. You may make payment to the **Village of Monticello** in the amount of all such unpaid taxes and legal charges on or before that date. You may interpose a Verified Answer in the proceeding, if you have a legal defense. You may wish to contact an attorney to help advise you of your rights.

Pursuant to Section 1184 of Real Property Tax Law, you may be eligible to enter into an installment contract agreement before the expiration of the redemption period. If you are interested in the possibility of entering into this agreement, please contact Janine at the Village Hall (845-794-6130).

After **MAY 31, 2022**, a court will sign a Judgment authorizing me to transfer the legal title of the property to the **Village of Monticello**. If you do not redeem the property or enter into an installment agreement the County will sell it on behalf of the **Village of Monticello** at its public auction.

Should you have any questions regarding this notice, please call the Village of Monticello (845-794-6130). Payment for redemption must be in the Village of Monticello Village Hall no later than 4:00PM on May 31, 2022. Only certified/bank checks, money orders or cash will be accepted. Personal checks will be returned.

Sincerely,
Nancy Buck, Sullivan County Treasurer

STATE OF NEW YORK
COUNTY COURT: SULLIVAN COUNTY

-----X
In the Matter of the Foreclosure of 2018 and 2019
Tax Liens by Proceeding in Rem Pursuant to Article
Eleven of the Real Property Tax Law by the
Villages of Jeffersonville, Liberty, Monticello,
Woodridge and Wurtsboro
-----X

PETITION AND NOTICE
OF FORECLOSURE

INDEX NO. 2022-35

The above captioned proceeding is hereby commenced to enforce the payment of 2018, 2019 and/or other delinquent taxes as of 1/1/95 or thereafter or other lawful charges, which have accumulated and become liens against certain property. The parcels to which this proceeding applies are identified on the **List of Properties**, which is annexed hereto and made a part hereof. This document serves both as a Petition of Foreclosure and a Notice of Foreclosure for purposes of this proceeding.

PLEASE TAKE NOTICE THAT ON THE 10th DAY OF FEBRUARY, 2022, THE SULLIVAN COUNTY TREASURER, "ENFORCING OFFICER" FILED THIS PETITION AND NOTICE OF FORECLOSURE WITH THE SULLIVAN COUNTY CLERK ON BEHALF OF THE VILLAGES OF JEFFERSONVILLE, LIBERTY, MONTICELLO, WOODRIDGE AND WURTSBORO.

Effect of Filing: All persons having or claiming to have an interest in the real property described in such petition are hereby notified that the filing of such Petition and Notice of Foreclosure constitutes the commencement by the Tax District of a proceeding in the Court specified in the caption above to foreclose each of the tax liens therein described by a foreclosure proceeding in rem.

Nature of proceeding: This proceeding is brought against the real property and abandoned personal property only, and is to foreclose the tax liens described in such Petition. No personal judgment will be entered herein for such taxes or other legal charges or any part thereof.

Persons affected: This notice is directed to all persons, other tax districts, and other entities owning or having or claiming to have an interest in the real property described in such Petition and Notice. Such persons, etc. are hereby notified that a duplicate of this Petition has been filed in the office of the Treasurer of the Villages of Jeffersonville, Liberty, Monticello, Woodridge and Wurtsboro and in the Office of the Sullivan County Treasurer, and will remain open for public inspection up to and including the date specified below as the last day for redemption.

Right of Redemption: Any person, etc. having or claiming to have an interest in any such real property and the legal right thereto may, on or before the "Last Date for Redemption set forth below", redeem the same by paying the amount of all such unpaid tax liens thereon, including all interest and penalties and other legal charges which are included in the lien against such real property, computed to and including the date of redemption. Such payments shall be made and mailed to the Village where the subject real property is located, as follows:

Village of Jeffersonville, PO Box 555, Jeffersonville, NY 12748
Village of Liberty, 167 North Main St, Liberty, NY 12754
Village of Monticello, 2 Pleasant St, Monticello, NY 12701
Village of Woodridge, PO Box 655, Woodridge, NY 12789
Village of Wurtsboro, PO Box 157, Wurtsboro, NY 12790

Payment must be by cash, bank/certified check, cashier's check, or money order. Personal checks will not be accepted. In the event that such taxes are paid by a person, etc. other than the record owner of such real property, the payment shall cause to have the tax liens affected thereby satisfied of record, but record title to the property will not be changed.


LAST DAY OF REDEMPTION: The last day for redemption is hereby fixed as MAY 31, 2022.

Service of Answer: Every person, etc. having any right, title or interest in or lien upon any parcel of real property described in such Petition including another Tax District, may serve a duly verified Answer upon the Sullivan County Treasurer, Enforcing Officer on behalf of the Tax District, setting forth in detail the nature and amount of his or her interest and any defense or objection to the foreclosure. Such Answer must be filed in the Office of the Sullivan County Clerk and served upon the County Treasurer on or before MAY 31, 2022 the date above mentioned as the last day for redemption. An Answer must allege either a legal defense justifying the non-payment of the taxes, and/or a legal defense to the foreclosure proceeding.

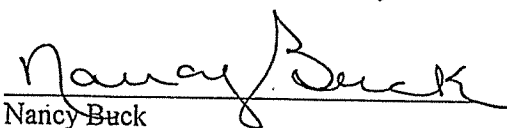
Failure to redeem or answer: In the event of the failure to redeem or answer by any person, etc. having the right to redeem or answer, such person, shall be forever barred and foreclosed of all his or her right, title and interest and equity of redemption in and to the parcels described in such Petition and Notice, and a Judgment in Foreclosure will be taken by default, and the County Treasurer will transfer the title of the property to the Villages of Jeffersonville, Liberty, Monticello, Woodridge and Wurtsboro, by means of a Court Judgment and a deed. Any personal property deemed abandoned will also be conveyed to the Tax District and sold by the County on its behalf.

Dated: February 10, 2022

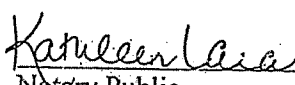
State of New York)
County of Sullivan) ss.:



Nancy Buck
Sullivan County Treasurer,
Enforcing Officer on behalf of
The Villages of Jeffersonville, Liberty, Monticello,
Woodridge and Wurtsboro

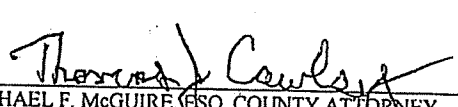
I, Nancy Buck, being duly sworn, depose and affirm under the penalties of perjury: I am the County Treasurer for the County of Sullivan. I have read this Petition and Notice, which I have signed, and I am familiar with its contents. The contents of this Petition and Notice are true to the best of my knowledge, based upon the records of the Villages of Jeffersonville, Liberty, Monticello, Woodridge and Wurtsboro and I do not know of any errors and/or omissions in this Petition and Notice.


Nancy Buck
Sullivan County Treasurer,
Enforcing Officer on behalf of
The Villages of Jeffersonville, Liberty, Monticello,
Woodridge and Wurtsboro

Sworn to before me this
10th day of February, 2022


KATHLEEN LARA
Notary Public, State of New York
Reg. No. 011A5027645
Qualified in Sullivan County
Commission Expires November 3, 2025


NANCY BUCK, TREASURER FOR THE COUNTY OF
SULLIVAN, ON BEHALF OF THE VILLAGES OF JEFFERSONVILLE,
LIBERTY, MONTICELLO, WOODRIDGE & WURTSBORO
GOVERNMENT CENTER, 100 NORTH STREET
MONTICELLO, NEW YORK, 12701


MICHAEL F. MCGUIRE, ESQ. COUNTY ATTORNEY
BY THOMAS CAWLEY, DEPUTY COUNTY ATTORNEY
ON BEHALF OF THE VILLAGES OF JEFFERSONVILLE, LIBERTY,
MONTICELLO, WOODRIDGE & WURTSBORO
GOVERNMENT CENTER, 100 NORTH STREET
MONTICELLO, NEW YORK, 12701

COUNTY COURT: STATE OF NEW YORK
COUNTY OF SULLIVAN

-----X
In the Matter of Foreclosure of **2018 and 2019** tax liens by
Proceeding In Rem pursuant to Article Eleven of the Real
Property Tax Law by the Villages of Jeffersonville, Liberty,
Monticello, Woodridge and Wurtsboro
-----X

Personal Notice of Commencement
of Foreclosure Proceeding

Index No.: 2022-35

To the party to whom the enclosed is addressed:

You are presumed to own or have a legal interest in one or more of the parcels of real property described on the enclosed **Petition and Notice of Foreclosure**. That parcel (s) is identified in the enclosed letter.

A legal proceeding to foreclose the tax lien on such property due to the failure to pay real property taxes has commenced. **FORECLOSURE WILL RESULT IN THE LOSS OF OWNERSHIP OF SUCH PROPERTY AND ALL RIGHTS IN THAT PROPERTY, AS WELL AS ALL ABANDONED PERSONAL PROPERTY.**

To avoid loss of ownership or any other rights in the property, all unpaid taxes, interest and other legal charges **MUST** be paid to the Village where the property is located: VILLAGE OF JEFFERSONVILLE, VILLAGE OF LIBERTY, VILLAGE OF MONTICELLO, VILLAGE OF WOODRIDGE OR VILLAGE OF WURTSBORO, **PRIOR TO 4:00 p.m. on MAY 31, 2022** or you must interpose a duly verified Answer in the proceeding, if you have legal grounds to do so. You may make payment by cash, cashier/bank check or money order (no personal checks will be accepted) to either the:

Village of Jeffersonville
Village Hall
17 Center St, PO Box 555
Jeffersonville, NY 1274
845-482-2253

Village of Liberty
Village Hall
167 North Main St
Liberty, NY 12754
845-292-2253

Village of Monticello
Village Hall
2 Pleasant St
Monticello, NY 12701
845-794-6130

Village of Woodridge
Village Hall
2 Dairyland Rd, PO Box 655
Woodridge, NY 12789
845-434-7855

Village of Wurtsboro
Village Hall
7 Pennsylvania Ave, PO Box 157
Wurtsboro, NY 12790
845-888-2522

Checks should be made payable and mailed to the respective Village where the property is located, for example: "Village of Jeffersonville", "Village of Liberty", "Village of Monticello", "Village of Woodridge" or "Village of Wurtsboro". No personal checks will be accepted.

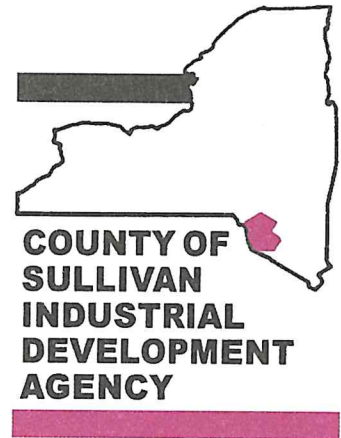
You may wish to contact an attorney to advise you of your rights. You may be eligible to enter into an installment payment plan. To apply for an installment plan, contact the Village where the property is located.

After May 31, 2022, a Court **WILL** authorize the transfer of the title of the property to either the Village of Jeffersonville, Village of Liberty, Village of Monticello, Village of Woodridge or Village of Wurtsboro by means of a Court Judgment, and the County Treasurer will then convey the property to the appropriate Village by means of a Deed.

Should you have any questions regarding this notice, please call the Village where the property to be foreclosed upon is located.

DATED: February 10, 2022

548 Broadway
Monticello, New York 12701
(845) 428-7575
(845) 428-7577
TTY 711



MEMORANDUM

To: Attached Distribution List
From: Jennifer Flad, Executive Director
Date: February 17, 2022
Subject: Amendments to County of Sullivan IDA Uniform Tax Exemption Policy

The County of Sullivan Industrial Development Agency (“Agency”) proposes to amend its Uniform Tax Exemption Policy (“UTEF”). Section 874 of Article 18-A of the New York State General Municipal Law requires that the Agency provide notice of the proposed amendments to all affected tax jurisdictions.

Enclosed please find a copy of the Report and Recommendations of the Committee to Review the Agency’s UTEF (“Report and Recommendations”). On February 14, 2022 the Agency accepted the Report and Recommendations. Pages 1 through 15 describe the review process and the current UTEF. Pages 16 through 20 describe the proposed amendments.

The Agency will review and respond to any correspondence received from any affected tax jurisdiction regarding the proposed amendments. The Agency will also allow any representative of an affected tax jurisdiction present at its March 14, 2022 regular meeting to address the Agency regarding the proposed amendments. The meeting will be held via Zoom videoconference at 11:00 AM. To participate in the meeting via Zoom, please use the following meeting link: <https://us06web.zoom.us/j/6785188985>. To participate by telephone, please dial (929) 205-6099 and enter Meeting ID 678-518-8985.

Please do not hesitate to contact me if you have any questions.

Thank you.

REPORT AND RECOMMENDATIONS OF
COMMITTEE TO REVIEW
COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY'S
UNIFORM TAX EXEMPTION POLICY

INTRODUCTION

Periodically, the County of Sullivan Industrial Development Agency (“Agency”) reviews its Uniform Tax Exemption Policy (“Policy”) to be certain that such policy is aligned with the economic development needs of the County of Sullivan (“County”). A comprehensive review was undertaken in 2004 by a committee appointed by Christopher A. Cunningham, then Chairman of the Sullivan County Legislature (“2004 Committee”). Following that review, the Agency amended its Policy effective September 14, 2004. Due to significant changes in the overall economy of Sullivan County between 2004 and 2006, Chairman Cunningham and the County Legislature were of the opinion that another review was warranted in 2006. On October 17, 2006 Chairman Cunningham appointed a committee (“2006 Committee”) to undertake another comprehensive review of the Policy. The Agency's policies were amended following that review effective April 8, 2008. Since that time the County has undergone significant change demographically and commercially. Large-scale projects including the Resorts World Catskills Casino, Kartrite Resort and Indoor Waterpark, and others have been completed. Over the past 18 months we have navigated a worldwide pandemic, the effect of which may not be known for many years to come. We are now in the midst of a nationwide labor crisis and a local boom real estate market. Given these developments and the passage of time, it is important to review the Policy to ensure that it meets the County’s current and future needs and appropriately addresses the needs of commercial enterprises seeking to develop and expand here.

On September 30, 2021, Robert Doherty, Chairman of the County Legislature, appointed a six (6) member committee (“Committee”) to review the Policy as it now exists and assess the Policy’s strengths and weaknesses in providing assistance to individuals or companies that seek to establish or expand businesses and create employment in the County. The Committee consists of the following individuals:

Joshua Potosek, Sullivan County Manager

Heather Brown, Sullivan County Deputy Commissioner of Planning and Environmental Management

Kirsten Harlow Foster, Foster Supply Hospitality

Phil Vallone, Rolling V Enterprises

Howard Siegel, Agency Treasurer and Chief Financial Officer

Edward Sykes, Agency Vice Chairman

HISTORY OF THE AGENCY'S UNIFORM TAX EXEMPTION POLICY

A Certificate of Establishment of the Agency was filed with the New York Secretary of State on November 6, 1970. The Agency was formed for the benefit of the County and its inhabitants to accomplish any or all of the purposes specified in Article 18-A of the General Municipal Law of the State of New York ("GML") under authority granted pursuant to Section 906 of the GML. The founding members of the Agency adopted a single "one-size-fits-all" tax abatement policy applicable to all projects. That policy still exists today and is called the General Abatement Program (as hereinafter defined).

Effective January 1, 1996, the County implemented a charter form of government replacing its Board of Supervisors with elected legislative district representatives comprising the County Legislature. On February 9, 1996, the County Legislature appointed Robert Kunis, Allan C. Scott, Harold Gold, Joyce Salimeno, Raymond Walter, Edward T. Sykes and Ronald Gozza to serve as members of the Agency. The post-1996 Agency members, working closely with the County Legislature and the County Office of Planning and Community Development ("County Planning Department") undertook a review of industrial development agencies' policies and procedures in place elsewhere. The County Planning Department, with the aid of the Agency and the Partnership for Economic Development in Sullivan County, Inc. ("Partnership") commissioned a study, which ultimately resulted in a two (2) volume report entitled Rebuilding Sullivan County – An Economic Development Strategy ("Strategy"). The Strategy concluded that it would be beneficial for the Agency to establish programs targeted to benefit certain industries believed to be well-suited to the County's infrastructure and goals.

Coincidentally, in 1997, Section 874 of the GML was amended requiring the Agency to review and re-adopt its Uniform Tax Exemption Policy on or before April 1, 1999 and setting forth the procedure therefor. Following review of the Strategy the Agency, in accordance with the procedures set forth in Section 874 of the GML, reaffirmed its General Abatement Program and adopted the following additional programs:

Tourism Industry

Agricultural Industry

Manufacturing

Retail Sales

Thereafter, the Agency on its own initiative adopted several additional programs: Disaster Impacted Businesses Program (1998); the Return of Tax Exempt Property to Taxable Status Program (1999); Green Technology Manufacturing Program (2008); Destination Resort Program (2008); Tax Credit Participation Program (2008); Arts Industry Program (2016); Community Distributed Generation Program (2016); and Commercial/ Industrial Park Program (2021).

COMMITTEE'S REVIEW PROCEDURE AND SUMMARY OF THE AGENCY'S UNIFORM TAX EXEMPTION POLICY

At the Committee's initial meeting held on October 19, 2021, the Committee agreed to extend an invitation to the Supervisor of each of the County's fifteen (15) towns and the Mayor of each of the County's six (6) villages to review, discuss and provide input on the Policy. Each Supervisor and Mayor was also asked to invite up to two other local representatives.

Invitations were extended to the following local governments to meet on the following dates:

Date	Local Governments
November 3, 2021	Towns of Callicoon, Cohecton, Delaware, Fremont, and Tusten; Village of Jeffersonville
November 10, 2021	Towns of Bethel, Forestburgh, Highland, and Lumberland
November 17, 2021	Towns of Fallsburg, Mamakating, and Thompson; Villages of Bloomingburg, Monticello, Woodridge, and Wurtsboro
December 1, 2021	Towns of Liberty, Neversink, and Rockland; Village of Liberty

The Committee also invited representatives of the Partnership, Sullivan County Chamber of Commerce, Sullivan Catskills Visitors Association, SUNY Sullivan, Sullivan BOCES, Sullivan County Center for Workforce Development, and the Agency to a meeting on December 8, 2021, to discuss the Policy.

Accompanying each invitation to meet with the Committee was a package of information prepared by Agency staff and legal counsel containing a copy of the current Policy, a listing of active projects approved under each program since January 1, 2011, and a copy of the 2008 Report and Recommendations of the Committee to Review the Policy.

Each County Legislator was invited to participate in at least one meeting of the municipality or municipalities located within his or her legislative district.

A summary of the Agency's Uniform Tax Exemption Policy in place at the time of review is as follows:

GENERAL ABATEMENT PROGRAM

Program Overview.

After a Certificate of Establishment of the Agency was filed with the New York Secretary of State on November 6, 1970, an original tax exemption policy was adopted by the founding members of the Agency under authority granted pursuant to Section 906 of the General Municipal Law of the State of New York. That basic policy still exists today and is called the General Abatement Program. The Agency readopted its General Abatement Program as required by Law on December 28, 1993 and in 1997, 1998, and 1999. During the 2004 review process, the 2004 Committee determined that the development of tourism destination projects in close proximity to gaming related facilities will occur with or without financial assistance from the Agency. Therefore the 2004 Committee recommended that the General Abatement Program be amended so as not to provide tax abatements to applicants proposing tourism destination facilities within the Town of Thompson, where several gaming related facilities were proposed for development. The General Abatement Program was amended on September 14, 2004 to eliminate benefits for applicants proposing tourism destination facilities within the Town of Thompson.

Program Tax Abatements.

The tax abatements associated with the General Abatement Program are as follows:

Sales. Sales tax abatements are provided in connection with all taxable items purchased by projects under this program.

Mortgage. All mortgage tax on loans financing projects under this program is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated at fifty (50%) percent for year one (1) with the abatement decreasing two and one-half (2½%) percent per year for years two (2) through twenty (20). This type of abatement program, commonly called a 485-b "stretch", provides benefits similar to benefits that are available under Section 485-b of the New York Real Property Tax Law ("RPTL"), but over a twenty (20) year period versus the ten (10) year period provided for in the RPTL.

Employment Goals.

Employment goals are determined on a project by project basis. Real property tax abatements are reduced in future years if the project's employment goals are not met.

TOURISM INDUSTRY PROGRAM

Program Overview.

The Agency adopted its targeted tax abatement program for the tourism industry ("Tourism Industry Program") on December 31, 1998. Prior to adoption of this targeted tax exemption program the Agency had many meetings and discussions relative to the "Sweet Spots" of the Sullivan County economy. For scores of years the tourism industry (together with the agricultural industry) was a backbone of the County's economy. Tourism facilities typically purchase most of their goods and services locally, while attracting customers and guests to the County from outside the region. Benefits of tourism industry projects include substantial employment in the tourism industry and the import of tourism dollars from elsewhere to the County economy.

The Tourism Industry Program was amended in 2004 following recommendations from the 2004 Committee. In 2004, the Tourism Industry Program was amended to prohibit the Agency from accepting applications or providing tax abatements to any Tourism Industry Program applicant developing a project within the Town of Thompson.

Program Tax Abatements.

The following tax abatements are associated with the Tourism Industry Program:

Sales. Sales tax abatements are provided in connection with all taxable items purchased in connection with tourism industry projects.

Mortgage. All mortgage tax on loans necessary for tourism industry projects is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated at one hundred (100%) percent for years one (1) through five (5) with the abatement decreasing ten (10%) percent per year for years six (6) through fifteen (15).

Employment Goals.

Minimum employment goals are established for projects receiving benefits under this program.

Employment goals are determined on a project by project basis. Real property tax abatements are reduced in future years if the project's employment goals are not met.

AGRICULTURAL INDUSTRY PROGRAM

Program Overview.

The Agency adopted its targeted tax abatement program for the agricultural industry on September 14, 1998 ("Agricultural Industry Program"). Prior to adoption of this targeted tax exemption program the Agency had many meetings and discussions relative to the "Sweet Spots" of the Sullivan County economy. For scores of years the agricultural industry (together with the tourism industry) was a backbone of the County's economy. This industry provides the County with both direct and measurable benefits, as well as important indirect benefits. Benefits that are direct and measurable include the substantial employment in the agricultural industry and the sale of agricultural products outside of the County market area resulting in the import of money from elsewhere to the County economy. Indirect benefits include the preservation of open space and the County's rural landscape.

Program Tax Abatements.

The tax abatements associated with the Agricultural Industry Program are as follows:

Sales. Sales tax abatements are provided in connection with all taxable items purchased in connection with the agricultural projects. This is of little benefit to production farms that are statutorily exempt from sales tax. However, this is an important benefit for services or suppliers to production farms and to businesses processing farm products.

Mortgage. All mortgage tax on loans necessary for agricultural industry projects is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated at one-hundred (100%) percent for years one (1) through five (5) with the abatement decreasing ten (10%) percent per year for years six (6) through fifteen (15). This is of reduced benefit to production farms that qualify for agricultural value assessment. However, this is an important benefit for suppliers to production farms and to businesses processing farm products.

Employment Goals.

There are no minimum employment goals associated with this program.

TARGETED MANUFACTURING PROGRAM

Program Overview.

The Agency adopted its targeted tax abatement program for manufacturing ("Targeted Manufacturing Program") on May 11, 1999. This program was developed in cooperation with the Partnership and the County Planning Department. By way of background, in 1997 the County Legislature adopted Rebuilding Sullivan County-- An Economic Development Strategy. This strategy recommended targeted tax incentives to be used "to attract particular businesses or industries ... well suited or beneficial to the economy"... of the County. Additionally, the Business Retention and Expansion Study which was conducted in the course of preparing the Strategy also recommended "targeted efforts ... to produce job growth through business expansion." The survey

indicated twenty-nine (29%) percent of existing businesses were considering expansion. The most often cited reason for businesses considering relocating out of the County was "high taxes," a factor identified by nineteen (19%) percent of respondents. This targeted tax abatement program was designed to address this problem by converting such disincentives to incentives for those businesses with particular potential for job growth in industries identified to be well suited to the County's economy. This targeted tax abatement program was originally made available to the following types of manufacturing businesses:

SIC Code	Type of Manufacturing
20	Food and Kindred Products
24	Lumber and Wood Products, Except Furniture
25	Furniture and Fixtures
27	Printing, Publishing and Allied Industries
2834	Pharmaceutical Preparations
2836	Biological Products, Except Diagnostic Substances
32	Stone, Clay, Glass and Concrete Products
34	Fabricated Metal Products, Except Machinery and Transportation Equipment
35	Industrial and Commercial Machinery and Computer Equipment
36	Electronic and Electrical Equipment and Components, Except Computer Equipment

The Targeted Manufacturing Program was amended in 2004 in accordance with the 2004 Committee's recommendation that certain of the above-listed SIC codes were likely to produce low-wage paying jobs, which jobs were no longer viewed as attractive given the County's then present unemployment levels. The 2004 Committee recommended, and the Agency did so ultimately amend, its Manufacturing Program so as to eliminate various SIC Codes. Effective September 14, 2004, the Targeted Manufacturing Program is now available only to the following types of manufacturing businesses:

SIC Code	Type of Manufacturing
24	Lumber and Wood Products, Except Furniture
2834	Pharmaceutical Preparations
2836	Biological Products, Except Diagnostic Substances
34	Fabricated Metal Products, Except Machinery and Transportation Equipment
36	Electronic and Other Electrical Equipment and Components, Except Computer Equipment

Program Tax Abatements.

The following tax abatements are associated with the Manufacturing Program:

Sales. Sales tax abatements are provided in connection with all taxable items purchased in connection with manufacturing projects.

Mortgage. All mortgage tax on loans necessary for manufacturing projects is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated in accordance with the following schedule:

Year	% of Real Estate Taxes Abated
1	90.00%
2	90.00%
3	80.00%
4	80.00%
5	70.00%
6	70.00%
7	60.00%
8	60.00%
9	50.00%
10	50.00%
11	50.00%
12	50.00%
13	40.00%
14	40.00%
15	30.00%
16	30.00%
17	20.00%
18	20.00%
19	10.00%
20	10.00%

Employment Goals.

Minimum employment goals are established for projects receiving benefits under this program. Employment goals are determined on a project-by project basis. Real property tax exemptions are proportionally reduced if employment goals are not met.

RETAIL SALES PROGRAM

Program Overview.

Industrial development agencies must follow strict guidelines when providing financial assistance to retail projects ("Retail Sales Program"). These guidelines are set forth in Section 862 of the GML. The general rule is that industrial development agencies cannot provide financial assistance to any project that is primarily engaged in retail sales to customers who personally visit the project's facility to obtain such goods or services, if such sales constitute more than one-third (1/3) of the total project costs, unless:

(i) the predominant purpose of the project would be to make available goods or services which would not, but for the project, be reasonably accessible to the residents of the city, town, or village within which the proposed project would be located because of a lack of reasonably accessible retail trade facilities offering such goods or services; or

(ii) the project is located in a highly distressed area.

If the proposed project meets either exception above, then an industrial development agency may approve the application for financial assistance only if:

- (i) the Agency finds that undertaking the project will preserve or increase the overall number of permanent, private sector jobs in New York State, and
- (ii) the proposed action of the Agency with respect to the project is confirmed by the County Manager.

The Agency's Retail Sales Program was amended in 2004 following the recommendation of the 2004 Committee. In keeping with the 2004 Committee's belief that the development of tourism destination projects in close proximity to gaming related facilities will occur with or without financial assistance from the Agency, the Agency amended its Retail Sales Program effective September 14, 2004 so as to not provide tax abatement benefits under the Agency's Retail Sales Program to applicants proposing tourism destination facilities within the Town of Thompson. No changes were made to the Retail Sales Program following the 2008 review.

Program Tax Abatements.

Sales. Sales tax abatements are provided in connection with taxable items purchased by retail projects.

Mortgage. All mortgage tax on loans necessary for financing retail projects is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated at fifty (50%) percent for year one (1) with the abatement decreasing by five (5%) percent per year for years two (2) through ten (10). This abatement mirrors Section 485-b of the New York Real Property Tax Law. For years eleven (11) through fifteen (15), payments in lieu of taxes ("PILOT payments") are equal to "full taxes"; although the value of the project for PILOT purposes remains fixed.

Employment Goals.

There are no minimum employment goals associated with this program.

DISASTER IMPACTED BUSINESSES PROGRAM

Program Overview.

The targeted tax abatement program for Disaster Impacted Businesses ("Disaster Impacted

Business Program") was adopted by the Agency in July, 1998. The purpose of this program is to provide incentives for businesses, which have been substantially destroyed by fire, flood, or other natural disasters, to rebuild in the County. Moving a business from one location to another involves a myriad of challenges. Notwithstanding the challenges, businesses routinely relocate. When the assets of a business are reduced to the form of an insurance company check the challenges associated with moving a business from one location to another cease to exist. Whether a business chooses to reestablish in its former location or move to a new location (either within or outside the County) can be greatly influenced by a targeted program designed to assist a disaster impacted business in its time of need.

Program Tax Abatements.

The following tax abatements are associated with the Disaster Impacted Businesses Program:

Sales. Sales tax abatements are provided in connection with all taxable items purchased in connection with the rebuilding of the disaster impacted business.

Mortgage. All mortgage tax on loans necessary to rebuild the disaster impacted business is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated at one-hundred (100%) percent for year one (1) with the abatement decreasing ten (10%) percent per year through year (5) five and then at five (5%) percent per year years six (6) through fifteen (15).

Employment Goals.

Since the Disaster Impacted Businesses Program is a business retention tool, there are no minimum employment goals associated with this program.

ENCOURAGING THE RETURN OF TAXABLE PROPERTY TO TAXABLE STATUS PROGRAM

Program Overview.

The Agency adopted its targeted tax abatement program encouraging the return of tax exempt property to taxable status ("Encouraging the Return of Taxable Property to Taxable Status Program") on June 8, 1999. In adopting this targeted tax exemption program, the Agency recognized that historically many properties within the County receive real property tax exemptions as a result of ownership and use by not-for-profit organizations. Many of these properties, if returned to the tax rolls, would require substantial improvements. As adopted in 1999, this was a twenty-year program, under which real estate taxes on the increased value resulting from improvements were abated at fifty (50%) percent for year one (1) with the abatement decreasing at two and one-half (2-½%) percent per year for years two (2) through twenty (20). The 2008 Review committee, recognizing the substantial number of tax exempt properties in the County, recommended that the Agency enhance the abatement schedule to provide a more meaningful incentive for property owners considering undertaking projects. The Agency accepted this recommendation and amended the Program to provide the abatement schedule below. Further, the 2008 Committee recommended that the Agency require that a project seeking benefits under this program be limited to properties that have been tax exempt for a minimum of three (3) years,

and that the assessed value established by the assessing jurisdiction be utilized in computing PILOT payments for the term of the program. The Agency accepted all recommendations of the 2008 Committee with respect to the Encouraging the Return of Taxable Property to Taxable Status Program and amended the program to reflect these changes on April 8, 2008.

Program Tax Abatements.

The following tax abatements are associated with this program:

Sales. Sales tax abatements are provided in connection with all taxable items purchased by a project in connection with this program.

Mortgage. All mortgage tax on loans necessary for projects constructed under this program is abated.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated according to the following schedule:

Year	% of Real Estate Taxes Abated
1	100.00%
2	100.00%
3	100.00%
4	91.67%
5	83.33%
6	75.00%
7	67.67%
8	58.33%
9	50.00%
10	41.67%
11	33.33%
12	25.00%
13	16.67%
14	8.33%
15	0.00%

Employment Goals.

As this program focuses on taxable status, there are no minimum employment goals associated with the program.

GREEN TECHNOLOGY MANUFACTURING PROGRAM

Program Overview.

The Green Technology Manufacturing Program was adopted by the Agency on April 8, 2008 at the recommendation of the 2006 Committee. This program is targeted to businesses locating in the Green Technology Park located at SUNY Sullivan.

Program Tax Abatements.

Sales. Sales tax abatement on all taxable purchases made in connection with the acquisition, construction, installation, and equipping of the project.

Mortgage. There is a mortgage tax abatement on all loans financing projects under this program.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated over a twelve-year period, at one-hundred (100%) percent for first three (3) years, seventy-five (75%) percent the next three (3) years, fifty (50%) percent the following three (3) years, and twenty-five (25%) percent the last three (3) years.

Location Restriction.

To be eligible for benefits under this program, a project must be located in the Green Technology Park at SUNY Sullivan.

Employment Goals.

Minimum employment goals are established for projects receiving benefits under the Green Technology Manufacturing Program. Employment goals are determined on a project-by-project basis. Real property tax abatements are proportionally reduced if the project's employment goals are not met.

DESTINATION RESORT PROGRAM

Program Overview.

The Agency adopted its Destination Resort Program on April 8, 2008, at the recommendation of the 2008 Review Committee. This program is designed to offer meaningful incentives for large-scale tourism projects, which have numerous direct and indirect benefits for Sullivan County. These projects generally invest significant funds in their projects, attract tourism dollars that are spent in the County, and create many jobs. To qualify for the Destination Resort Program, a project must meet each of the following criteria:

- (i) \$25,000,000 in total project costs;
- (ii) total project investment of not less than \$250,000 per room; and
- (iii) a minimum job creation of one (1) full-time equivalent employee ("FTE") for every four (4) rooms.

Program Tax Abatements.

Sales. Sales tax abatement on all taxable purchases made in connection with the acquisition, construction, installation and equipping of the project.

Mortgage. Mortgage tax abatement on all loans financing projects under this program.

Real Estate. Real estate taxes on the increased value resulting from improvements are abated over sixteen (16) years as follows:

Year	% of Real Estate Taxes Abated
1	100.00%
2	100.00%
3	100.00%
4	100.00%
5	100.00%
6	100.00%
7	100.00%
8	100.00%
9	87.50%
10	75.00%
11	62.50%
12	50.00%
13	37.50%
14	25.00%
15	12.50%
16	0.00%

Employment Goals.

At least one (1) FTE for every four (4) rooms must be created and maintained during the term of the project. Real property tax abatements are proportionally reduced if the project's employment goals are not met.

TAX CREDIT PARTICIPATION PROGRAM

Program Overview.

The Tax Credit Participation Program was adopted by the Agency on April 13, 2010. Lenders underwriting requirements typically require participation in federal tax credit programs to form single purpose entities as conduit borrowers. Normally these single purpose entities are not exempt from taxation, even in cases where the entity is an affiliate or subsidiary of an entity entitled to exemption under RPTL § 420 and qualified and operating under Section 501(c)(3) of the Internal Revenue Code. The purpose of the Tax Credit Participation Program is to facilitate participation in the Federal New Markets Tax Credit Program, the Federal Historic Tax Credits Program or similar federal and state programs involving the use of federal tax credits.

This program does not apply to residential projects. All program participants must be an affiliate or subsidiary of an entity (i) exempt from real property taxes under RPTL § 420 and (ii) qualified and operating under Section 501(c)(3) of the Internal Revenue Code. An entity meeting

the requirements of (i) and (ii) above shall be a qualifying subsidiary or affiliate if the applicable exempt entity is (x) the owner of or majority of the beneficial interest in such subsidiary or affiliate or (y) is the managing member of such subsidiary or affiliate.

Program Tax Abatements.

Sales: All sales tax on the lease or purchase of tangible personal property acquired under this program is abated.

Mortgage: All mortgage tax on loans financing projects under this program is abated.

Real Estate: All real estate tax for the period of the financing program but not exceeding thirty (30) years are abated.

Employment Goals.

There are no employment goals associated with this Program.

ARTS INDUSTRY PROGRAM.

Program Overview.

The Agency adopted the Arts Industry Program on June 13, 2016. This program benefits for-profit businesses in the arts industry. The program was designed to capitalize on then-current efforts introduced to establish Arts and Cultural Districts throughout New York; to further encourage the development of the County's arts industry by providing a significant comparative advantage to companies seeking to locate specifically in proposed Arts and Cultural Districts in Sullivan County with incentives from local municipalities, the County, and the State; to build on New York State's efforts to incentivize qualified film production companies that produce feature films, television series, relocated television series, television pilots, films for television, and/or incur post-production costs associated with the original creation of these productions through the Film Tax Credit Program for upstate counties; to further develop Sullivan County's tourism industry, which has long been a pillar of our economy, by providing incentives to arts and cultural businesses; to complement recently completed major development projects in Sullivan County; and to foster an industry that provides clean jobs that can strengthen the economy in our region while preserving the rural assets to which people are drawn.

Program Tax Abatements:

Sales: Sales tax abatement on all taxable purchases made in connection with the acquisition, construction, installation, and equipping of the project.

Mortgage: Mortgage tax abatement on all loans financing projects under this program.

Real Estate: Real estate taxes on the increased value resulting from improvements are abated over a fifteen year period as follows: one hundred percent (100%) for years one (1) through five (5); ninety percent (90%) for year six (6); eighty percent (80%) for year seven (7); seventy percent (70%) for year eight (8); sixty percent (60%) for year nine (9); fifty percent (50%) for year ten (10); forty percent (40%) for year eleven (11); thirty percent (30%) for year twelve (12); twenty percent (20%) for year thirteen (13); ten percent (10%) for year fourteen (14); and zero percent (0%) for year fifteen (15).

Employment Goals.

Employment goals are determined on a project-by-project basis. Real property tax abatements are proportionally reduced if the project's employment goals are not met.

COMMUNITY DISTRIBUTED GENERATION PROGRAM

Program Overview.

The Community Distributed Generation Program was adopted by the Agency on December 12, 2016. In light of changes to the financial and regulatory framework affecting solar development, the program was amended and re-adopted on September 14, 2020. The purposes of this program are (i) to support New York State's "Reforming the Energy Vision" Initiative, which is intended to encourage renewable energy development that will spur economic growth and develop new energy business models; (ii) to bring community distributed generation projects to Sullivan County, where existing low electricity rates would otherwise inhibit investment in solar installations; (iii) to administer a single County-wide uniform tax exempt policy, allowing municipalities to collect long-term predictable PILOT monies without the burden of developing and administering PILOT agreements at the local government or school district level; (iv) to respect variations in local policy by requiring that each project application includes a letter affirming that the host municipality supports the project; (v) to foster the development of residential and small business on-site solar energy systems, which are not eligible for Agency benefits, by requiring that 1) towns recommending projects to the Agency also participate in New York State's Real Property Tax Law (RPTL) Section 487 program; and 2) school districts within which projects are proposed also participate in the RPTL Section 487 program; (vi) to assist project developers by offering a single County-wide uniform tax exempt policy, eliminating the need to negotiate PILOTs with the County and the various towns, villages, and school districts; (vii) to enhance developers' prospects for financing community distributed generation projects by offering a uniform PILOT structure that is simple and therefore more appealing to lenders; (viii) to benefit Sullivan County residents and businesses by requiring community distributed generation projects to offer them a local buying preference and an electricity rate of 10 percent less than the utility company's default rate, averaged over a 36 month period; (ix) to stimulate Sullivan County's transition to a sustainable energy economy by fostering the generation of local solar energy that is purchased and used within the County; and (x) to bring short- and long-term jobs to Sullivan County.

Program Tax Abatements.

Sales: Sales tax abatement on all taxable purchases made in connection with the acquisition, construction, installation, and equipping of the project.

Mortgage: Mortgage tax abatement on all loans financing projects under this program.

Real Estate: Real estate taxes on the increased value resulting from improvements are abated over a twenty-year period. The annual PILOT payment is expressed as a dollar value per megawatt (MW) of the facility's nameplate capacity. The dollar value per megawatt depends upon the level of incentives the project receives from New York State through the Public Service Commission's Value of Distributed Energy Resources (VDER), or Value Stack, mechanism. The PILOT dollar value per MW is the same for all Agency projects receiving a particular level of incentives through VDER. The PILOT is divided among all

affected taxing jurisdictions in proportion to their tax rates.

Employment Goals.

There are no employment goals associated with this Program.

COMMERCIAL/ INDUSTRIAL PARK PROGRAM

Program Overview.

The Commercial/ Industrial Park Program was adopted by the Agency on April 21, 2021. This program is designed to encourage owners of land zoned for commercial or industrial uses to invest in roads and infrastructure without a concern about additional real estate taxes becoming a burdensome carrying cost while the commercial or industrial park land or lots are being marketed to end users.

This program is limited to projects undertaken on land with zoning that allows commercial or industrial uses and shall be applicable to only the Towns of Liberty, Thompson and Mamakating, along Interstate Route 86 and the Towns of Fallsburg and Bethel, where commercial or industrial parks are located.

It is anticipated that persons or entities purchasing or leasing land (or the owner constructing improvements) will apply for tax abatements on projects to be constructed on the improved commercial or industrial park land. At the time of adoption of this program, such future abatements shall receive financial assistance under the Agency's General Abatement Program unless 1) the proposed use qualifies for abatements under the Agency's Manufacturing or other applicable Abatement Program or 2) the proposed project seeks and is granted a deviation from the Agency's General Abatement Program.

Program Tax Abatements.

Sales: Sales tax abatements are provided in connection with all taxable items purchased or leased in connection with the development of the qualifying commercial or industrial park. The Agency's sales tax reporting protocols shall apply to all such expenditures. The abatement is subject to the Agency's one (1%) percent sales tax abatement fee.

Mortgage: All mortgage recording taxes ("MRT") on real estate mortgages securing loans for development of qualifying industrial parks shall be abated. The abatement is subject to the Agency's MRT abatement fee of the greater of one-tenth (1/10%) percent of the original principal amount of the debt secured or Five Thousand and 00/100 (\$5,000.00) Dollars.

Real Estate: Real estate taxes on the increased value of the land following installation of roads and infrastructure shall be abated at one hundred (100%) percent for a period not to exceed ten (10) years. All projects relying on this program shall enter into a Master Development and Agency Agreement ("MDAA"). The MDAA shall provide that when a part of the commercial or industrial park is sold, leased or a building permit related thereto is issued, the land or lot subject to the sale, lease or permit shall no longer qualify for real estate tax abatement under this program.

Employment Goals.

There are no employment goals associated with this Program.

COMMITTEE RECOMMENDATIONS RELATING TO THE AGENCY'S UNIFORM TAX EXEMPTION POLICY

The Committee reviewed the eligibility criteria, tax abatement schedules, employment goals, and other information relating to each program within the Agency's Uniform Tax Exemption Policy. The Committee also reviewed each of the foregoing with representatives of the towns, villages, and economic development agencies who accepted the invitation of the committee to provide feedback on the Policy.

At its meeting on January 5, 2022, the Committee finalized its proposed recommendations to the Agency relating to the Agency's Uniform Tax Exemption Policy and commissioned this report. Thereafter, this report was revised and finalized for submittal to the Agency for consideration.

SUGGESTED AMENDMENT OF THE GENERAL ABATEMENT PROGRAM

During the review process, representatives of local governments expressed concern that the Agency's abatement programs are too generous. Recognizing the concerns of local governments that are burdened by many types of real property tax exemptions and recognizing that the County's economy has changed and improved substantially since the General Abatement Program was adopted, the Committee recommends that the Agency amend the General Abatement Program so that the total value subject to payment in lieu of taxes ("TVSP") is fixed by the Agency for only the first ten (10) years of the program. The Committee recommends that, after the ten (10) year "freeze period", the assessed value established by the assessing jurisdiction be utilized in computing payments in lieu of taxes ("PILOT Payments") for the remaining ten (10) years of the program.

Further, the Committee recognizes the dramatic changes in the local, regional, national and global economic development landscape since the last review. With the advent of electronic commerce over the past many years, and an increasing reliance on electronic commerce since the onset of the COVID-19 pandemic, thousands of distribution centers have been constructed to keep up with consumer demand for fast, reliable deliveries. The Committee believes distribution centers create jobs and increase the local tax base. However, as of November 2021 Sullivan County's unemployment rate was 3.9%, compared with 5.5% statewide, and employers around the County are struggling to fill open positions. The Committee urges the Agency to exercise caution when incentivizing projects like distribution centers, which creates jobs but for which there seem to be few potential employees, with few or no housing options. To offset the possible negative side-effects of incentivizing distribution centers, the Committee recommends that the Agency require distribution center projects to provide, through construction or renovation, market rate workforce housing at a minimum rate of one (1) housing unit per twelve thousand five hundred (12,500) square feet of distribution center space and a maximum rate of one (1) housing unit per five thousand (5,000) square feet of distribution space, in order to be eligible for benefits under the General Abatement Program. Market rate workforce housing units must be renovated or constructed within Sullivan County, and within twenty-five (25) miles of the distribution center project. Further, the Committee believes the Agency's tax incentives will do little to attract distribution centers, whose greatest expenses are transportation costs.

SUGGESTED AMENDMENT OF THE TOURISM INDUSTRY PROGRAM

The Committee recommends that the Tourism Industry Program offer two levels of real property tax abatements. The first would be identical to the current abatement schedule: real estate taxes would be abated on the increased value resulting from improvements at one-hundred (100%) percent for years one (1) through five (5) with the abatement decreasing ten (10%) percent per year for years six (6) through fifteen (15). The second would be as follows: real estate taxes would be abated on the increased value resulting from improvements at one-hundred (100%) percent for years one (1) through eight (8), with the abatement decreasing twelve and a half (12.5%) percent per year for years nine (9) through sixteen (16). To be eligible for the enhanced sixteen (16) year abatement schedule, a project would need to meet two criteria: 1) the project must create one full-time equivalent employment position for every two (2) rooms constructed as part of the Tourism Industry project, and 2) the project must provide, through construction or renovation, market rate workforce housing at a minimum rate of one (1) unit for every four (4) rooms and a maximum rate of one (1) unit for every one (1) room renovated or constructed as part of the Tourism Industry project. Market rate workforce housing units must be renovated or constructed within Sullivan County, and within twenty-five (25) miles of the Tourism Industry project.

SUGGESTED AMENDMENT OF THE TARGETED MANUFACTURING PROGRAM

The Committee recommends that the Agency leave this program intact, and ensure that green technology manufacturing businesses are included in the list of SIC codes that are eligible for Agency benefits.

SUGGESTED AMENDMENT OF THE RETAIL SALES PROGRAM

The requirements of Section 862 of the GML have been amended since the 2008 review. The Committee recommends the Agency amend the language of the Retail Sales Program to exactly mirror the current requirements of the General Municipal Law, as set forth in the Policy Overview above.

SUGGESTED INTEGRATION OF THE GREEN TECHNOLOGY MANUFACTURING PROGRAM INTO THE TARGETED MANUFACTURING PROGRAM

The Committee recognizes that, more than ever, the County of Sullivan and the Agency are committed to sustainable energy and a sustainable economy. We also recognize that green technology manufacturing is a global market and several international firms wield control of this market. We recommend that, rather than limiting incentives for green technology manufacturing to the SUNY Sullivan Campus, the Agency eliminate the Green Technology Manufacturing Program as a standalone program and instead integrate green technology manufacturing into the Agency's Targeted Manufacturing Program. This would ensure that manufacturers of green technology could locate anywhere in the County and realize the benefits of Agency involvement. We believe SIC Major Group 36, "Electronic and Other Electric Equipment," encompasses green technology manufacturing. This SIC Major Group is included in the listing of SIC codes eligible for benefits under the Targeted Manufacturing Program.

SUGGESTED INTEGRATION OF THE DESTINATION RESORT PROGRAM INTO THE

TOURISM INDUSTRY PROGRAM

The Committee recognizes the tremendous positive impact of large-scale tourism projects on Sullivan County's economy. We also understand the strain on new and existing employers, who struggle to attract employees to Sullivan County without an adequate supply of housing. To simplify the Agency's programs and to encourage large-scale tourism businesses to consider market rate workforce housing as an integral component of their business plans, we recommend that the Destination Resort Program be eliminated as a standalone program and instead be integrated into the Tourism Industry Program, with an enhanced level of benefits for the kinds of large-scale projects that are currently part of the Destination Resort Program, as outlined above in our suggested amendments to the Tourism Industry Program.

SUGGESTED ELIMINATION OF THE TAX CREDIT PARTICIPATION PROGRAM

Since this program was created in 2010, one project has received benefits under the program. Given the narrow focus and low utilization of this program, and the changing landscape of federal and state tax credit programs, the Committee recommends that the Agency eliminate the Tax Credit Participation Program at this time. The Agency may wish to consider investigating and creating a new program that aligns with current and future tax credit programs offered at the federal and state levels.

SUGGESTED AMENDMENT OF THE COMMUNITY DISTRIBUTED GENERATION PROGRAM

During our meetings with local elected officials, it became apparent that there is great variation among municipalities with respect to solar energy development as a land use planning issue. Many Sullivan County towns are amenable to solar facilities locating within their boundaries, but some towns do not wish to encourage the development of solar facilities. To respect variations in local policy, the Agency's Community Distributed Generation Program requires that each project application include a letter affirming that the host municipality supports the project. We recommend this requirement be preserved.

The Program now in effect only authorizes the Agency to provide financial assistance to projects located in an area where no taxing jurisdiction has opted out of RPTL §487. The Committee does not believe there is a good reason to prevent Agency involvement in a project where a taxing jurisdiction has opted out under RPTL §487. The Committee recommends this limitation be eliminated and recommends that the exemption provided by the Agency be for the entire twenty (20) year abatement period.

SUGGESTED CREATION OF THE SULLIVAN COUNTY INTERNATIONAL AIRPORT PROGRAM

The Sullivan County International Airport presents an important opportunity for economic growth. While the County may be willing to lease airport land to developers at favorable rates, the Committee believes the high cost of property taxes deters potential developers from constructing hangars and other aviation-related facilities. In particular, we understand that in many neighboring states, real estate taxes are not assessed on airport properties. To overcome this

competitive disadvantage and capitalize on the opportunity presented at the Airport, the Committee recommends that the Agency create a new Sullivan County International Airport Program. Such a program would only be available to developers proposing the construction of aircraft hangars or other aviation-related facilities.

The following program benefits are suggested:

Program Tax Abatements.

Sales. Sales tax abatement on all taxable purchases made in connection with acquisition, construction, installation and equipping of the project.

Mortgage. Mortgage tax abatement on all loans financing projects under this program.

Real Estate. A thirty (30) year abatement schedule is proposed whereby seventy-five (75%) percent of the assessed value established by the assessing jurisdiction is abated each year, from years one (1) through thirty (30).

Location Restriction.

Only projects located on the approximately six hundred (600) acres owned by the County of Sullivan and located at the Sullivan County International Airport would be eligible for benefits under this program.

Employment Goals.

No employment goals are proposed.

CONCLUSION

The Committee requests that, in accordance with its recommendations, the Agency reaffirm, in part and amend or establish, in part its Uniform Tax Exemption Policy, as follows:

- 1) reaffirm its Agricultural Industry Program; Disaster Impacted Businesses Program; Encouraging the Return of Tax Exempt Property to Taxable Status Program; and Arts Industry Program;
- 2) amend its General Abatement Program, to (i) use the assessed value established by the assessing jurisdiction as the TVSP when computing PILOT payments for years eleven (11) through twenty (20) of the Program; and (ii) balance job creation with the need for housing by allowing benefits for distribution center projects under this Program only if those projects construct or renovate market rate workforce housing at a minimum rate of one (1) unit per twelve thousand five hundred (12,500) square feet of distribution center space and a maximum rate of one (1) unit per five thousand (5,000) square feet of distribution center space, with such market rate workforce housing located within Sullivan County and within twenty-five (25) miles of the distribution center project;
- 3) amend its Tourism Industry Program, to offer an enhanced level of real estate tax abatements, specifically 100% abatement of new real estate taxes resulting from improvements for years one (1) through eight (8), decreasing twelve and one-half (12 ½%) percent per year for years nine (9) through sixteen, for projects that (a) create and maintain one FTE for every two (2) rooms constructed, and (b) construct or renovate market rate workforce housing at a minimum rate of one (1) unit for every four (4) rooms and a maximum rate of one (1) unit for every one (1) room renovated or constructed as part of

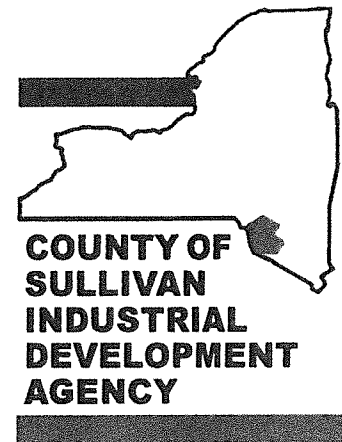
- the Tourism Industry project, with such market rate workforce housing units located within Sullivan County and within twenty-five (25) miles of the Tourism Industry project;
- 4) amend its Targeted Manufacturing Program as needed to include all SIC codes that apply to businesses manufacturing green technologies;
 - 5) amend its Retail Sales Program to reflect the requirements of Section 862 of the GML;
 - 6) remove its Green Technology Manufacturing Program as a standalone program limited to the SUNY Sullivan campus, and incentivize green technology manufacturing projects anywhere in the County under the Targeted Manufacturing Program;
 - 7) remove its Destination Resort Program as a standalone program and incentivize large-scale tourism projects through an enhanced benefits schedule under the Tourism Industry Program as described above;
 - 8) eliminate its Tax Credit Participation Program;
 - 9) amend its Community Distributed Generation Program to eliminate the limitation on Agency involvement in areas where a taxing jurisdiction has opted out under RPTL §487; and
 - 10) create the Sullivan County International Airport Program through which an applicant seeking to develop an aircraft hangar or other aviation-related facility on land owned by the County of Sullivan at the Sullivan County International Airport receives sales tax abatements on taxable purchases made in connection with the project; mortgage tax abatement on all loans financing the project; and a real estate tax abatement on the total assessed value over a thirty (30) year period, at seventy-five (75%) of the assessed value established by the assessing jurisdiction for years one (1) through thirty (30).

The review undertaken by the Committee identified some areas where exploring solutions could not be accommodated in the timeframe for issuance of this report, as follows:

1. The Committee is hopeful that enhancing benefits under the Tourism Industry Program if market rate workforce housing units are developed and requiring development of market rate workforce housing as a condition for a distribution center to obtain financial assistance under the General Abatement program, will lead to development of sorely needed market rate workforce housing in the County. More work needs to be done to develop additional programs and incentives to promote housing opportunities.
2. The Committee recognizes that lack of childcare options in the County has resulted in some parents not being able to enter the workforce. Accordingly, development of incentives for childcare projects is necessary.
3. The Committee believes that strategies for redevelopment of the County's "Main Streets" is worthy of further exploration. The Committee recognizes that tax exemptions and financial assistance standing alone will not be an effective tool to accomplish this complicated goal.

If the County Legislature is in support of continued work by the Committee, the Committee is willing to continue to explore these areas of concern and if solutions or recommendations are developed, issue a supplemental report to the Agency.

548 Broadway
Monticello, New York 12701
(845) 428-7575
(845) 428-7577
TTY 711



February 14, 2022

Mr. William Rieber, Jr., Supervisor
Town of Thompson
4052 Route 42
Monticello, New York 12701

Re: 2022 Distribution of PILOT Payments

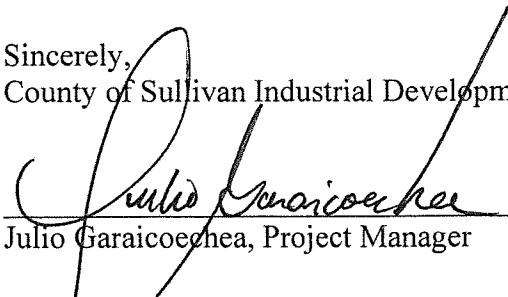
Dear Supervisor Rieber,

In accordance with the County of Sullivan Industrial Development Agency's ("IDA") current Payment In Lieu Of Tax agreements, enclosed please find IDA check # *2092* dated February 14, 2022 in the amount of **\$371,839.40**, payable to the Town of Thompson. This check relates to the projects listed below. This payment is detailed in the attached calculations.

Project Name	PILOT Payment Due Town of Thompson
Adelaar Developer, LLC	\$ 35,798.95
Deb El Foods	\$ 7,289.82
Empire Resorts Real Estate I LLC	\$ 15,274.22
Empire Resorts Real Estate II LLC	\$ 4,773.19
EPT Concord II, LLC	\$ 36,322.81
Loughlin & Billig, PC.	\$ 412.69
Montreign Operating Company	\$ 206,838.40
NY Thompson I LLC	\$ 2,410.52
NY Thompson II LLC	\$ 1,265.52
SPT Ivey 61 Emerald (Crystal Run Healthcare)	\$ 34,405.18
Veria Lifestyle, Inc. (Infrastructure)	\$ 18,933.67
Veria Lifestyle, Inc. (Wellness Center)	\$ 8,114.43
TOTAL	\$ 371,839.40

Please do not hesitate to contact me if you have any questions. Thank you.

Sincerely,
County of Sullivan Industrial Development Agency


Julio Garaicoechea, Project Manager

enclosures

**COUNTY OF SULLIVAN
INDUSTRIAL DEVELOPMENT AGENCY**
548 BROADWAY
MONTICELLO NY 12701

JEFF BANK
www.jeffbank.com

2092

50-934/219

CHECK ARMOR
FRAUD PROTECTION

2/14/2022

PAY TO THE ORDER OF Town of Thompson

\$ **371,839.40

Three Hundred Seventy-One Thousand Eight Hundred Thirty-Nine and 40/100*****

DOLLARS

Town of Thompson
4052 Route 42
Monticello, New York 12701

MEMO 2022 PILOT Distribution #3



AUTHORIZED SIGNATURE



⑈002092⑈

COUNTY OF SULLIVAN

INDUSTRIAL DEVELOPMENT AGENCY

2092

Date	Type	Reference	Original Amt.	Balance Due	2/14/2022 Discount	Payment
1/27/2022	Bill		371,839.40	371,839.40		371,839.40
				Check Amount		371,839.40

FNB NEW IDA Chec 2022 PILOT Distribution #3

371,839.40



SULLIVAN COUNTY
PARTNERSHIP FOR ECONOMIC DEVELOPMENT

February 16, 2022

Ms. Marilee Calhoun
Town Clerk
4052 Route 42
Monticello, New York 12701



Dear Ms. Calhoun,

The Sullivan County Partnership for Economic Development is hosting an important (and free) breakfast seminar about all things Economic Development in Sullivan County on Thursday, March 24th at Bernie's Restaurant in Rock Hill from 8-10 am. I'd like to cordially invite your Town Supervisor, Town board, planning board and ZBA members to join us for a hearty breakfast and even heartier discussion about how Economic Development in the County affects your town, your businesses, and your taxes. Our panel of experts will discuss the unique challenges and benefits of developing in rural communities. We'll talk to representatives with expertise in Construction, Infrastructure, Site Selection, Broadband Access and more.

It has been quite a while since Sullivan County has seen so much activity, and it's a positive sign for our economy; particularly because it means we are developing a more diverse portfolio of industries. Economic Development is the foundation for vibrant, thriving communities and it's crucial that we lay the foundation now.

This event is too important to miss, and I encourage at least one representative from your town to join us as we highlight the positive impact of investment in our communities. The attached flyer contains all of the information to sign up on-line or give us a call at 845-794-1110.

Respectfully,

Marc A. Baez
President/CEO

ECONOMIC DEVELOPMENT

SUMMIT

INFORMATIONAL BREAKFAST EVENT

FREE EVENT

ECONOMIC DEVELOPMENT - EMBRACE IT!

Join us for this educational opportunity as well as a hearty breakfast as our expert panel explores how Economic Development in the county affects you, your business, your community and taxes. Have you ever wondered how projects get started and completed? How do developers and entrepreneurs “discover” Sullivan County and why now? What are the challenges and benefits of developing in rural communities?

Our expert panel includes representatives from the Sullivan County Economic Development Community, with expertise in Construction, Infrastructure, Site Selection and more.

EVENT DETAILS

THURSDAY, MARCH 24, 2022 | 8:00 - 10:00 AM

Discussion begins promptly at 8AM.

BERNIE'S HOLIDAY RESTAURANT
277 Rock Hill Drive, Rock Hill, NY 12775

RSVP Deadline March 17th

Online Sign-Up:

www.scpartnership.com/about-sc-partnership/events/

Email: vanessa@scpartnership.com

Tel: 845-794-1110



MICHAEL B. MEDNICK

TOWN ATTORNEY/TOWN OF THOMPSON
544 BROADWAY, SUITE 4
P.O. BOX 612
MONTICELLO, NEW YORK 12701

(845) 794-5200 • FAX (845) 794-7784
EMAIL: michael@michaelmednick.com

February 16, 2022 (2nd Revised)

VIA E-MAIL TRANSMISSION ONLY
JK EXPEDITING SERVICES CORP.
63 Liberty Street, P.O. Box 369
Monticello, New York 12701

Attn: Joel Kohn

RE: Request for consideration of a Sewer District Extension: Town of Thompson Tax Map Parcel Nos: 9-1-8.2 (Fraser Rd), 6-1-11.1, 6-1-11.3, 6-1-11.4, 6-1-11.5 and 6-1-11.6 (Gibber Rd)

Dear Mr. Kohn:

The Town of Thompson has received your request regarding the above-captioned matter.

In order to proceed with ordering the Town Engineer to prepare a map, plan and report, it will be necessary for you to place \$11,000.00 in escrow to pay for district expenses that will be incurred during the process.

The estimated cost for preparation of map, plan and report is \$5,000.00; legal fees for preparation of the extension documents for the board will be \$5,000.00, and incidental costs for the numerous publication of hearing notices, filing fees with the county, and service fees with the New York State Comptroller's Office are incorporated into the \$1,000.00.

Once the total amount has been placed in escrow, the Town will, by resolution, order the preparation of a map, plan and report to begin the extension process. As you are aware, all costs and expenses associated with any extension are those of the applicant, and such will be part of any resolution or order, whether or not the extension is granted by the Board. If additional costs are required, the Town will notify you of same so that additional monies can be deposited into escrow.

Please be aware that the engineering fees are not refundable once the map, plan and report are ordered via resolution. Portions of the unearned legal fees may be refundable should the district extension not proceed as a result of any unforeseen problems, as may be presented upon review of the engineer's map, plan and report.

- Page 2 -
Joel Kohn
February 16, 2022 (2nd Revised)

Also, for your general information, please note that after preliminary Town Board discussion of the proposal, it is contemplated that the Town Board will require, with any proposed extension of the Consolidated Kiamesha Sewer District, that the Developers would have to purchase capacity, at a rate of approximately \$25/gallon needed which is in addition to any improvement costs as specified in the Map, Plan & Report. Such cost shall be expected to be paid prior to final approvals. The Board wanted the foregoing made clear to the Applicant in advance of proceeding with Map, Plan & Report.

Should you have any further questions, please feel free to contact me.

Very truly yours,



MICHAEL B. MEDNICK

MBM/pj

**cc: Hon. William J. Rieber, Jr., Supervisor
Michael Messenger, Water/Sewer Superintendent
Marilee Calhoun, Town Clerk**

6

Marilee Calhoun (Town of Thompson)

From: Jay Zeiger <jayzeiger.kkzf@gmail.com>
Sent: Tuesday, February 22, 2022 8:36 PM
To: William J. Rieber, Jr.
Cc: Yoel Kohn Ichud; marilee (clerk-town of thompson); Michael Mednick
Subject: Mountaintop Villas - Annexation Petition
Attachments: Mountaintop Villas Annexation Petition.pdf

Hope that all is well with you.

Attached is an annexation petition for property owned by Mountaintop Villas LLC.

Note that the property located in the Town of Thompson is a landlocked parcel. The same owner owns the adjacent parcel that is located in the Village of Monticello. The annexation will allow the town parcel to be developed with the Village parcel.

Please schedule this for an upcoming meeting of the Town Board and advise me of the date and time of the meeting.

PETITION FOR ANNEXATION

*****X

**TO: TOWN BOARD OF THE TOWN OF THOMPSON
TOWN SUPERVISOR WILLIAM J. RIEBER, JR.
MELINDA S. MEDDAUGH
SCOTT MACE
RYAN T. SCHOCK
JOHN PAVESE**

Town Council

-and-

**TO: VILLAGE BOARD OF THE VILLAGE OF MONTICELLO
GEORGE NIKOLADOS, Mayor
MICHAEL BANKS
ROCHELE MASSEY
CHARLIE SABATINO
CARMEN RUE**

Village Trustees

*****X

**TO: TOWN BOARD OF THE TOWN OF THOMPSON and
VILLAGE BOARD OF THE VILLAGE OF MONTICELLO**

1. Pursuant to Article 17 of the General Municipal Law of the State of New York, the Petitioner herein does petition to annex to the Village of Monticello all of the territory which is now in the Town of Thompson, Sullivan County, New York, which adjoins the Village of Monticello and is described in Paragraph "2" of this Petition.

2. Petitioner seeks to have territory in the Town of Thompson, Sullivan County, New York, which adjoins the Village of Monticello and is currently represented by tax map number for the Town of Thompson being Section 18, Block 1, Lot 57 (the "Territory") to be annexed to the Village of Monticello and become a part thereof.

3. The Petitioner is the contract vendee of all of the Property in the Territory to be annexed and is authorized to act on behalf of all of the assessed valuation proposed to be annexed, as assessed upon the last proceeding assessment roll of the Town of Thompson.

4. The Territory to be annexed is one parcel of vacant land consisting of 13.98± acres of land. The parcel is landlocked. The parcel is contiguous to Village of Monticello parcel Section 128, Block 1, Lot 1 (the "Contiguous Parcel"), which Contiguous Parcel has road frontage on Forestburgh Road. A copy of a survey of the parcel to be annexed and the Contiguous Parcel is annexed to this Petition.

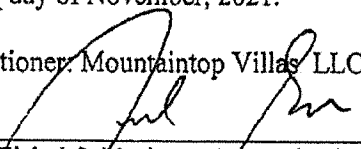
5. The Petitioner further requests that upon completion of the requested annexation that the Territory be zoned RM, which is the same zone as the Contiguous Parcel.

6. Upon approval of this annexation petition by all municipalities, the Territory to be annexed will be submitted to the Planning Board of the Village of Monticello for the purpose of developing the property together with the Contiguous Parcel and a third parcel as a duplex residential development (preliminary map attached).

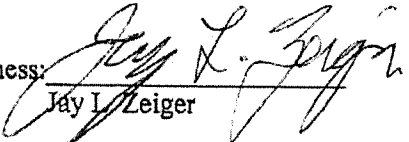
7. Attached to this Petition and made a part hereof is a Certificate of the Assessor of the Town of Thompson, whereby he certifies that as of the date of this Petition, the Petitioner is the owner of the entire assessed value of the Territory sought to be annexed.

IN WITNESS WHEREOF, the Petitioner in the presence of us as witnesses, affixed his name and signed the foregoing Petition on the 1 day of November, 2021.

Petitioner: Mountaintop Villas LLC

By: 
Fishel Schlesinger, Managing Member

Witness:


Jay I. Leiger

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

On the 6 day of November, in the year 2021 before me, the undersigned, a Notary Public in and for said State, personally appeared **FISHEL SCHLESINGER**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.


Notary Public

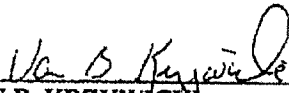
STATE OF NEW YORK)
)ss.:
COUNTY OF SULLIVAN)

CERTIFICATE OF ASSESSOR

VAN B. KRZYWICKI, being duly sworn, deposes and says as follows:

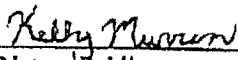
1. I am the Assessor for the Town of Thompson, Sullivan County, New York.
2. In my capacity as assessor for the Town of Thompson I prepared the last preceding assessment roll for the Town of Thompson for the 2021 assessment year, corresponding to the 2021/2022 tax year, a certified copy of which was filed with the Town Clerk of the Town of Thompson on or about July 1, 2021.
3. The total assessed valuation of the real property in the Town of Thompson according to said assessment roll was \$1,841,685,318.00.
4. William and Wita Molly Lipschitz are the owners of a parcel of land in the Town of Thompson under Tax Map Numbers Section 18, Block 1, Lot 27, which is comprised of 13.98± acres of vacant land, and is assessed for real property tax purposes as \$49,100.00.

Said parcel of land is contiguous to land in the Village of Monticello and I have been informed that there is a petition to be submitted by the property owner to annex the aforementioned parcel of land into the Village of Monticello.
5. The real property mentioned above comprises 100% of the total assessed valuation of real property in the territory proposed to be annexed as assessed on the last preceding assessment roll for the Town of Thompson.

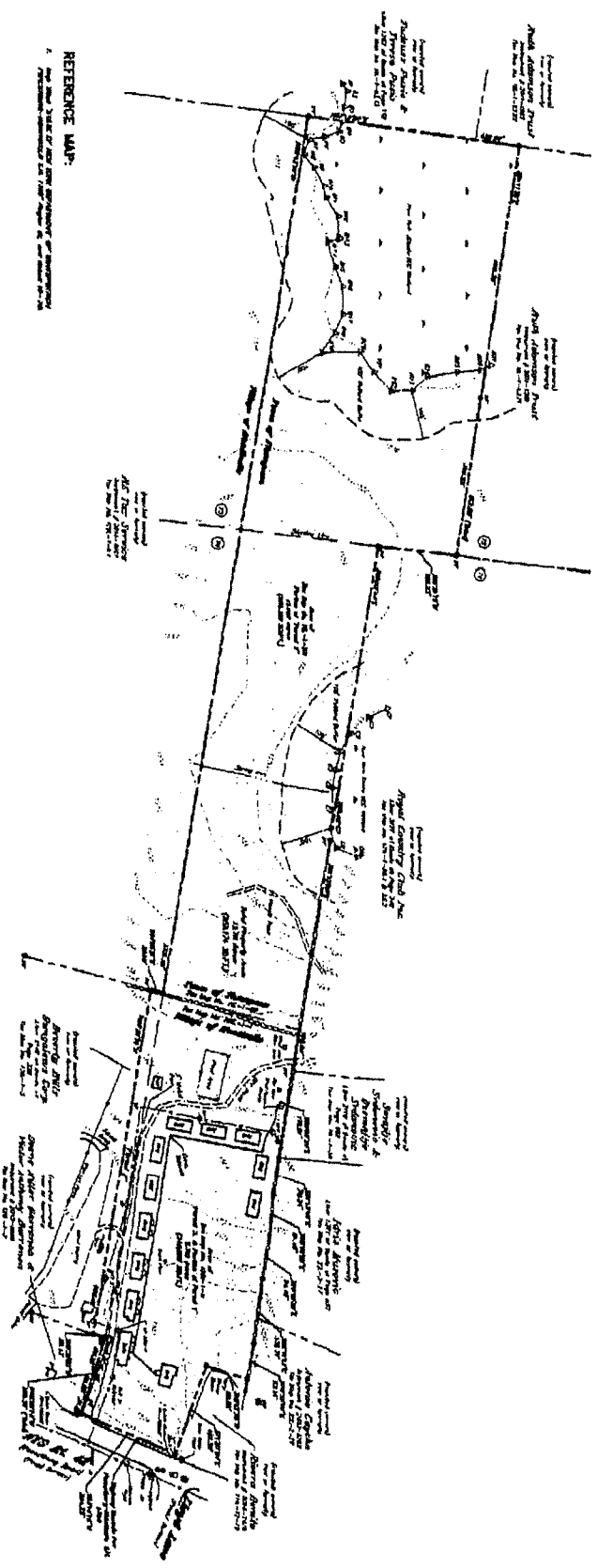


VAN B. KRZYWICKI

Sworn to before me this 29th
day of October, 2021



Notary Public
KELLY M. MURRAN
Notary Public, State of New York
Sullivan County Clerk's # 2773
Commission Expires Nov. 16, 2021



LEGEND

1. All areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

2. All areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

3. All areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

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9. All areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

10. All areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

SURVEY NOTES:

1. This survey was conducted in accordance with the provisions of the State Thruway Authority Act of 1964, as amended.

2. The boundaries shown on this map are based on the survey conducted on [Date].

3. The areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

4. The areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

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10. The areas shown on this map are the property of the State of New York, and are subject to the provisions of the State Thruway Authority Act of 1964, as amended.

DEED REFERENCE:

1. Deed No. [Number], dated [Date], recorded in [County], New York.

2. Deed No. [Number], dated [Date], recorded in [County], New York.

3. Deed No. [Number], dated [Date], recorded in [County], New York.

4. Deed No. [Number], dated [Date], recorded in [County], New York.

5. Deed No. [Number], dated [Date], recorded in [County], New York.

6. Deed No. [Number], dated [Date], recorded in [County], New York.

7. Deed No. [Number], dated [Date], recorded in [County], New York.

8. Deed No. [Number], dated [Date], recorded in [County], New York.

9. Deed No. [Number], dated [Date], recorded in [County], New York.

10. Deed No. [Number], dated [Date], recorded in [County], New York.

TAX MAP NUMBERS:

1. [Number]

2. [Number]

3. [Number]

4. [Number]

5. [Number]

6. [Number]

7. [Number]

8. [Number]

9. [Number]

10. [Number]

CERTIFICATIONS

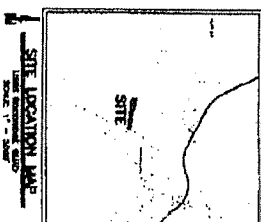
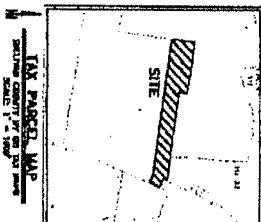
1. I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of New York, do hereby certify that the foregoing is a true and correct copy of the original survey and map as the same appears in my files.

2. I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of New York, do hereby certify that the foregoing is a true and correct copy of the original survey and map as the same appears in my files.

3. I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of New York, do hereby certify that the foregoing is a true and correct copy of the original survey and map as the same appears in my files.

4. I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of New York, do hereby certify that the foregoing is a true and correct copy of the original survey and map as the same appears in my files.

5. I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of New York, do hereby certify that the foregoing is a true and correct copy of the original survey and map as the same appears in my files.



<p>BOUNDARY SURVEY OF LANDS OF WILLIAM LIPSCHITZ & WEN HOLLY LIPSCHITZ SBL: 18-1-57 & 128-1-1 MUNICIPALITY OF MONTICELLO, NY</p>	<p>RIELLY ENGINEERING DPC PO BOX 88 / 81 LIBERTY STREET MONTICELLO, NY 12701 T. 845-788-4700 M.VELLY@RIELLYENGINEERING.COM</p>	<p>OWNER JAY BERNI THE RUSH GROUP 60 SOUTH 11TH STREET SUITE 814 BROOKLYN, NY 11248</p>	<p>ENGINEER MICHAEL G. RIELLY SBL: 18-1-57 & 128-1-1 DATE: 07/20/2011</p>	<p>CRSS Cadastral Mapping Services, P.C. 1100 ROUTE 9W SUITE 200 MONTICELLO, NY 12701 TEL: 845-788-4700 WWW.CRSS-PC.COM</p>
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CHRISTOPHER KNAPP
DIRECTOR

TEL. 845-807-0221
FAX 845-807-0232



COUNTY OF SULLIVAN
REAL PROPERTY TAX SERVICES
SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET
PO BOX 5012
MONTICELLO, NY 12701

February 15, 2022

Town of Thompson
4052 Route 42
Monticello, NY 12701

Dear Property Owner,

Your address has been changed for tax I.D. **Thompson 25.-1-46** to reflect a resolution that was passed by the Town Board on February 1, 2022. Resolution number 103 of 2022, has disbanded/eliminated the road name Camp Jened Drive.

This letter will verify that the correct 911 address we show on file for you is **53 Adams Road**. Your previous address was **15 Camp Jened Drive**. Your tax I.D. Number remains the same.

You may use this letter to inform whatever agencies need to be notified of the address change. It is strongly recommended that you display the correct address number on your structure and at the end of entryway so that it may be clearly seen from the road.

Sincerely,

A handwritten signature in cursive script, appearing to read "Anita Hunt", is written in black ink.

Anita Hunt
Sullivan County 911 Addressing Center

Cc: Post Office; Assessor/Building Dep't; Verizon; NYSE&G/Orange Rockland; Spectrum

In Office Use Only:

SiteID #'s _____

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 March 1, 2022

AI
#1

RESOLUTION PURSUANT TO TOWN LAW FOR THE PROPOSED EXTENSION NO. 2 OF THE CONSOLIDATED KIAMESHA SEWER DISTRICT IN THE TOWN OF THOMPSON

WHEREAS, Congregation Iched Anash has made a request to the Town Board of the Town of Thompson to extend the Consolidated Kiamesha Sewer District, a Special Improvement District heretofore created in said Town, to include certain parcels of property, namely SBL 5-1-21.1; 6-1-14.1, and; 8-1-30.1; and

WHEREAS, the said area to be included in the Consolidated Kiamesha Sewer District is totally located within the Town of Thompson and outside any incorporated village; and

WHEREAS, the said Town Board is desirous of preparing a general map and plan for providing sewer facilities in the aforesaid area of said Town and to appropriate a specific amount to pay the cost of preparing said general map and plan, and for other services in connection therewith; the costs of which shall be borne by said applicant, Congregation Iched Anash.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Thompson as follows:

1. That the Town Board does hereby authorize MHE Engineering, D.P.C. of 33 Airport Center Drive, Suite 202, New Windsor, New York 12553 to prepare a general map and plan for the extension of the sewer facilities and services in the area of the Town of Thompson now serviced by the Consolidated Kiamesha Sewer District, and for such other services as may be necessary in connection therewith.

2. That the Town Board does hereby appropriate the sum of \$11,000.00 to pay the cost of preparing the general map and plan for the extension of the sewer facilities, as well as all legal expenses incurred by the district to complete any district extension, and all costs and disbursements incurred by the district in processing the extension. That all engineering, legal costs and other disbursements for preparation of a general map, plan and report shall be paid by the applicant. Said monies shall be deposited by the applicant in the Town escrow account prior to preparation of said map, plan and report and will be released to MHE Engineering, D.P.C. upon completion, and other monies held in escrow will be disbursed upon completion of the extension.

3. That MHE Engineering, D.P.C., of 33 Airport Center Drive, Suite 202, New Windsor, New York 12553, be, and they hereby are, retained at a cost not to exceed \$5,000.00, of which said monies are to be paid by the developer, to prepare a general map and plan for the extension of the sewer facilities and services to the area known as the Consolidated Kiamesha Sewer District.

4. Legal fees incurred by the Town in connection with the extension of the Consolidated Kiamesha Sewer District are to be paid by the applicant.

5. That all maps and plans prepared by MHE Engineering, D.P.C. shall conform with the requirements of Section 192 of the Town Law, and shall be filed with the Town Clerk.

6. That the map, plan and report shall be prepared once monies are placed in escrow by the applicant.

7. That in the event that the said Consolidated Kiamesha Sewer District shall be extended as herein proposed, and shall thereafter be approved pursuant to the provisions of the Town Law, the expense incurred by the Town for the preparation of the maps and plans and other services therefor shall be deemed to be part of the cost of such improvement, and the Town shall be reimbursed the amount paid therefor, or such portion of that amount which the Town Board at the public hearing held pursuant to the Town Law shall allocate against such District.

8. That this resolution is subject to a permissive referendum pursuant to and in accordance with the provisions of Sections 209-b and 90 of the Town Law.

9. That within ten (10) days from the date of this resolution, the Town Clerk shall post and publish a notice which shall set forth the date of the adoption of the resolution, shall contain an abstract of such resolution concisely setting forth the purpose and effect thereof, shall specify that this resolution was adopted subject to a permissive referendum, and shall publish such notice in the Sullivan County Democrat, the official newspaper of the Town, and in addition, that the Town Clerk shall post or cause to be posted on the signboard of the Town of Thompson a copy of such notice within ten (10) days after the date of the adoption of this resolution.

Moved by:

Seconded by:

The Members voted on the foregoing Resolution as follows:

Supervisor WILLIAM J. RIEBER, JR.	Yes [] No []
Councilman SCOTT MACE	Yes [] No []
Councilman JOHN A. PAVESE	Yes [] No []
Councilwoman MELINDA S. MEDDAUGH	Yes [] No []
Councilman RYAN T. SCHOCK	Yes [] No []

#2

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 March 1, 2022

**RESOLUTION PURSUANT TO TOWN LAW FOR THE PROPOSED EXTENSION NO.
3 OF THE CONSOLIDATED KIAMESHA SEWER DISTRICT IN THE TOWN OF
THOMPSON**

WHEREAS, JK Expediting Services Corp. has made a request to the Town Board of the Town of Thompson to extend the Consolidated Kiamesha Sewer District, a Special Improvement District heretofore created in said Town, to include certain parcels of property, namely SBL 9-1-8.2 (Fraser Road), 6-1-11.1, 6-1-11.3, 6-1-11.4, 6-1-11.5 and 6-1-11.6 (Gibber Road); and

WHEREAS, the said area to be included in the Consolidated Kiamesha Sewer District is totally located within the Town of Thompson and outside any incorporated village; and

WHEREAS, the said Town Board is desirous of preparing a general map and plan for providing sewer facilities in the aforesaid area of said Town and to appropriate a specific amount to pay the cost of preparing said general map and plan, and for other services in connection therewith; the costs of which shall be borne by said applicant, JK Expediting Services Corp.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Thompson as follows:

1. That the Town Board does hereby authorize MHE Engineering, D.P.C. of 33 Airport Center Drive, Suite 202, New Windsor, New York 12553 to prepare a general map and plan for the extension of the sewer facilities and services in the area of the Town of Thompson now serviced by the Consolidated Kiamesha Sewer District, and for such other services as may be necessary in connection therewith.
2. That the Town Board does hereby appropriate the sum of \$11,000.00 to pay the cost of preparing the general map and plan for the extension of the sewer facilities, as well as all legal expenses incurred by the district to complete any district extension, and all costs and disbursements incurred by the district in processing the extension. That all engineering, legal costs and other disbursements for preparation of a general map, plan and report shall be paid by the applicant. Said monies shall be deposited by the applicant in the Town escrow account prior to preparation of said map, plan and report and will be released to MHE Engineering, D.P.C. upon completion, and other monies held in escrow will be disbursed upon completion of the extension.
3. That MHE Engineering, D.P.C., of 33 Airport Center Drive, Suite 202, New Windsor, New York 12553, be, and they hereby are, retained at a cost not to exceed \$5,000.00, of which said monies are to be paid by the developer, to prepare a general map and plan for the extension of the sewer facilities and services to the area known as the Consolidated Kiamesha Sewer District.

4. Legal fees incurred by the Town in connection with the extension of the Consolidated Kiamesha Sewer District are to be paid by the applicant.

5. That all maps and plans prepared by MHE Engineering, D.P.C. shall conform with the requirements of Section 192 of the Town Law, and shall be filed with the Town Clerk.

6. That the map, plan and report shall be prepared once monies are placed in escrow by the applicant.

7. That in the event that the said Consolidated Kiamesha Sewer District shall be extended as herein proposed, and shall thereafter be approved pursuant to the provisions of the Town Law, the expense incurred by the Town for the preparation of the maps and plans and other services therefor shall be deemed to be part of the cost of such improvement, and the Town shall be reimbursed the amount paid therefor, or such portion of that amount which the Town Board at the public hearing held pursuant to the Town Law shall allocate against such District.

8. That this resolution is subject to a permissive referendum pursuant to and in accordance with the provisions of Sections 209-b and 90 of the Town Law.

9. That within ten (10) days from the date of this resolution, the Town Clerk shall post and publish a notice which shall set forth the date of the adoption of the resolution, shall contain an abstract of such resolution concisely setting forth the purpose and effect thereof, shall specify that this resolution was adopted subject to a permissive referendum, and shall publish such notice in the Sullivan County Democrat, the official newspaper of the Town, and in addition, that the Town Clerk shall post or cause to be posted on the signboard of the Town of Thompson a copy of such notice within ten (10) days after the date of the adoption of this resolution.

Moved by:

Seconded by:

The Members voted on the foregoing Resolution as follows:

Supervisor WILLIAM J. RIEBER, JR.	Yes [] No []
Councilman SCOTT MACE	Yes [] No []
Councilman JOHN A. PAVESE	Yes [] No []
Councilwoman MELINDA S. MEDDAUGH	Yes [] No []
Councilman RYAN T. SCHOCK	Yes [] No []

#4

March __, 2022

Res. No. ___/2022

**RESOLUTION AUTHORIZING SETTLEMENT OF A PROCEEDING INSTITUTED
UNDER ARTICLE 7 OF THE REAL PROPERTY TAX LAW AGAINST THE
TOWN OF THOMPSON**

WHEREAS, Natalia Kreizman Trust has instituted proceedings under Article 7 of the Real Property Tax Law to review the assessment of Tax Map Parcel 52.B-1-16 and which proceeding is pending in the Supreme Court of the State of New York, County of Sullivan, under Index No. E2021-1088; and

WHEREAS, the parties have appeared through counsel, to wit, Michael B. Mednick, Esq. on behalf of Respondents, and Litt Law Group, LLC, by Steven M. Fink, Esq., on behalf of Petitioner; and

WHEREAS, negotiations by and between the parties hereto have produced a proposed settlement of the issues and matters in dispute, and

WHEREAS, the proposed settlement will also result in a fair and equitable resolution of the complaint with respect to Petitioner's **2021** assessment, to wit, a reduction in the assessment of Petitioner's real property, **SBL 52.B-1-16** from \$170,600.00 to \$145,100.00.

NOW, THEREFORE, BE IT RESOLVED, by the Town Board of the Town of Thompson as follows:

1. That the settlement of the above referenced proceeding be, and the same hereby is in all respects approved and confirmed.

2. That Michael B. Mednick, Esq., attorney for the Town of Thompson, and Van B. Krzywicki, Assessor, be, and they hereby are authorized, empowered and directed to enter into and execute a formal written Stipulation of Settlement and to bind the Town thereto, such Stipulation to be in form approved by the said attorneys.

3. That said Michael B. Mednick, Esq. and Van B. Krzywicki, Assessor, be, and they hereby authorized and empowered to execute any and all other documents and take such other steps as may be reasonably necessary and incidental to effect and finalize the settlement of the subject proceedings.

Moved by: _____

Seconded by: _____

and a roll call vote thereon as follows:

<i>Supervisor WILLIAM J. RIEBER, JR.</i>	<i>Voting</i>	<i>Aye</i>
<i>Councilman SCOTT MACE</i>	<i>Voting</i>	<i>Aye</i>
<i>Councilman JOHN A. PAVESE</i>	<i>Voting</i>	<i>Aye</i>
<i>Councilwoman MELINDA S. MEDDAUGH</i>	<i>Voting</i>	<i>Aye</i>
<i>Councilman RYAN T. SCHOCK</i>	<i>Voting</i>	<i>Aye</i>

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

The undersigned, Town Clerk of the Town of Thompson, does hereby certify that the Resolution annexed hereto approving the settlement of the Tax Certiorari proceeding commenced by Natalia Kreizman Trust for tax years 2021-2022 was adopted by said Town Board on March _____, 2022, 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 aid original and is in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on March ____, 2022.

MARILEE J. CALHOUN, Town Clerk

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF SULLIVAN** _____ x

NATALIA KREIZMAN TRUST

Index No. E2021-1088

Petitioner,

-against-

**STIPULATION OF
SETTLEMENT**

**THE BOARD OF ASSESSORS and/or THE ASSESSOR
OF THE TOWN OF THOMPSON AND THE BOARD OF
ASSESSMENT REVIEW,**

_____ **Respondent.** x

WHEREAS, the above entitled proceedings, having been duly instituted pursuant to Article 7 of the Real Property Tax Law, to review the Respondent's assessment of Petitioner's real property, and

WHEREAS, the settlement of the above entitled proceedings has been duly authorized by Resolution of the Town Board of the Town of Thompson at a regularly scheduled meeting thereof, a copy of which resolution is annexed hereto and made a part hereof, and

WHEREAS, the terms and provisions of said settlement are more particularly set forth in Schedule "A" annexed hereto and made a part hereof, and

WHEREAS, the parties hereto are desirous of settling the above entitled proceedings in accordance with the terms of Schedule "A",

NOW, THEREFORE,

IT IS HEREBY STIPULATED AND AGREED, by and between the undersigned, Petitioner, Respondent, and the attorneys of record for all parties herein, that the above entitled proceedings instituted pursuant to Article 7 of the Real Property Tax Law, be, and the same hereby are settled and discontinued upon the terms and conditions hereinafter set forth:

1. That the assessment of Petitioner's real property as the same appears on the tax roll of Respondents for the year in question be reduced as more fully set forth in Schedule "A".
2. That the said reductions in assessment shall apply to all taxes to be levied against Petitioner's real property for the tax year under review, including county and school taxes which are based upon the said assessment roll.
3. That Petitioner's assessment be adjusted accordingly on the tax roll(s) of Respondent, Town of Thompson, for the years under review, and that Petitioner be reimbursed for any overpayment made on account of the original assessment.
4. That this proceeding be settled and discontinued with prejudice and without costs and disbursements to either party.
5. That a Judgment be entered upon this Stipulation and that the same shall be filed with the Clerk of the County of Sullivan without further notice, and that upon entry, a copy thereof be served upon the Sullivan County Treasurer, the Town of Thompson Assessor, the Town of Thompson Tax Collector, and the Monticello Central School District.
6. That the Judgment to be entered hereon and the Stipulation upon which it is based are made without prejudice to future assessments subject to the provisions of the Real Property Tax Law.
7. That reimbursement to Petitioner for any overpayment of taxes be paid within thirty (30) days after service of a copy of the judgment made hereon with notice of entry and shall be paid to Petitioner's attorneys on its behalf. In the event of non-payment within the said thirty (30) day period, Judgment interest shall accrue from the date of entry of the Judgment.

Dated: Monticello, New York
_____, 2022

LITT LAW GROUP, LLC

By: _____
STEVEN M. FINK, ESQ.
Attorney for Petitioner

VAN B. KRZYWICKI
Assessor, Town of Thompson

MICHAEL B. MEDNICK, ESQ.
Attorney for Respondent

SCHEDULE "A"

DETAILS AND SPECIFICATIONS OF SETTLEMENT

TAX MAP PARCEL: SECTION 52.B BLOCK 1 LOT 16

ASSESSMENT ROLL YEARS: 2021/2022

ASSESSMENT: \$170,600.00

ASSESSMENT REDUCED TO: 145,100.00

**SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF SULLIVAN** _____x

NATALIA KREIZMAN TRUST

Index No. E2021-1088

Petitioner,

-against-

ORDER and JUDGMENT

**THE BOARD OF ASSESSORS and/or THE ASSESSOR
OF THE TOWN OF THOMPSON AND THE BOARD OF
ASSESSMENT REVIEW,**

Respondent. x

The above-entitled Petitioner, having duly brought on proceedings to review the assessment made by Respondent for the purpose of real estate taxation for the 2021-2022 Assessment Year on real property assessed to the Petitioner under tax map number for the Town of Thompson 52.B-1-16, which is situated in the Town of Thompson, County of Sullivan, State of New York, and the Petitioner and the Respondent having stipulated and agreed to settle the aforesaid proceeding by Stipulation, and the same having been agreed to by the Town Board of the Town of Thompson as reflected by Resolution of the Town Board of the Town of Thompson adopted on March ____, 2022, copies of which Stipulation of Settlement and Resolution are attached here as Exhibits "A" and "B", and due deliberation having been had hereon,

UPON reading and filing the annexed Stipulation, it is hereby

ORDERED, ADJUDGED and DECREED, that Town of Thompson Tax Parcel #52.B-1-16 on the Assessment Roll prepared and filed by Respondent in the year 2021 be corrected, so as to reduce the total taxable assessment from \$170,600.00 to a total taxable assessment of \$145,100.00, and it is further

ORDERED, ADJUDGED and DECREED, that the Court shall retain jurisdiction of this Order and hereby Orders that upon service of a copy of this Order and Judgment, together with Notice of Entry

thereof upon the Sullivan County Treasurer, the Town of Thompson Assessor, the Town of Thompson Tax Collector, and the Monticello Central School District which collected and received taxes based upon the 2021 Assessment of the Respondents in excess of that which would have been due if the Assessment had been affixed in the amount set forth above, shall pay a refund to the Petitioner, and it is further

ORDERED, ADJUDGED and DECREED, that the reimbursement to the Petitioner for any overpayment of taxes be paid within thirty (30) days after service of a copy of this Order and Judgment, together with Notice of Entry thereof, and shall be paid to the Petitioner's attorney (Litt Law Group, LLC, 66 North Village Avenue, Rockville Centre, New York 11570) on its behalf, and it is further

ORDERED, ADJUDGED and DECREED, that the Order and Judgment herein entered hereon and the Stipulation upon which it is based are made without prejudice to the assessment change on the Assessment Roll when one or more provisions of §727, subd. 2 of the Real Property Tax Law, as now in effect or hereinafter amended, applies, and it is further

ORDERED, ADJUDGED and DECREED, that upon the full payment of any amount due pursuant to this Order and Judgment, the above captioned matter is discontinued with prejudice, without costs to any party, and no further claim can be made by any party against the Respondents, or any taxing municipality, for tax payments made on the Assessment Rolls challenged.

Dated: Monticello, New York
_____, 2022

ENTER IN SULLIVAN COUNTY

HON.
Justice of the Supreme Court

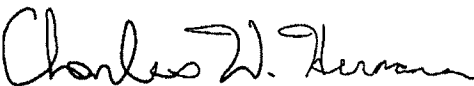
William J. Rieber, Jr.

From: Hermann, Charles <Charles.Hermann@nypa.gov>
Sent: Thursday, February 17, 2022 5:15 PM
To: William Reiber (supervisor@townofthompson.com)
Cc: Patrice Chester (pchester@townofthompson.com); Michael Messenger (mmessenger@townofthompson.com); Nathaniel Durie
Subject: Composite post order

Follow Up Flag: Follow up
Flag Status: Flagged

Bill,
 As stated in the minutes of today's meeting, the Town wishes to proceed immediately with an order for 150 composite posts to replace the laminated wood posts in Emerald Green and other locations within the town. The posts are \$608.75 each, for a total of \$91,312.50 material cost. Due to the dollar amount of this order, and the fact that we are delaying a formal change order for a short period in order to finalize labor costs so that two change orders do not need to be executed, NYPA is requesting you confirm this request via email.

Sincerely,



CHARLES W. HERMANN, CEM
 He/Him/His
 Lead Project Engineer, Engineering & Construction Management
 Statewide Street Lighting Program

New York Power Authority
 123 Main Street
 White Plains, NY 10601
 914-390-8208 | M 914-329-9970 | charles.hermann@nypa.gov
www.nypa.gov

#6

Marilee Calhoun (Town of Thompson)

From: Planning <planning@townofthompson.com>
Sent: Thursday, February 24, 2022 3:49 PM
To: supervisor@townofthompson.com
Cc: marilee (clerk-town of thompson); Mike Messenger
Subject: FW: 20-215 Silvercrest Water Department
Attachments: 11.05.2021 Loading and Storage Letter.pdf; 9-8-21 SILVERCREST TOWN HOMES.PDF

Info regarding the Cold Spring Water District for Town board agenda

From: Amador Laput <acl@fello.com>
Sent: Tuesday, February 22, 2022 9:10 AM
To: 'Heather' <planning@townofthompson.com>
Subject: FW: 20-215 Silvercrest Water Department

resend

From: Amador Laput [<mailto:acl@fello.com>]
Sent: Monday, February 14, 2022 8:36 AM
To: 'Heather' <planning@townofthompson.com>
Cc: 'Jim Carnell (Town of Thompson Building Dept.)' <jcarnell@townofthompson.com>
Subject: 20-215 Silvercrest Water Department

Hi, Heather,
See Mike Messenger's email below and please advise what is the next step?
Thanks,
Amador

From: Michael Messenger [<mailto:mmessenger@townofthompson.com>]
Sent: Wednesday, November 10, 2021 2:57 PM
To: Amador Laput <acl@fello.com>
Cc: Jim Carnell (Town of Thompson Building Dept.) <jcarnell@townofthompson.com>; planning <planning@townofwallkill.com>; md@fello.com
Subject: Re: 20-215 Silvercrest Letter to Water Dept

Hello Amador,

At this time, I would recommend that the planning board direct the Town engineer to review our water system and what, if any, improvements would be needed to serve your proposed development.

Michael Messenger

Superintendent

Town of Thompson Water & Sewer Dept.

(845) 794-5280 Ext. 104

mmessenger@townofthompson.com

The Town of Thompson is an equal opportunity provider and employer.

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On Fri, Nov 5, 2021 at 11:18 AM Amador Laput <acl@felp.com> wrote:

Hi, Mike,

Please find attached a letter regarding our proposed improvements to the public water system. If you agree, could you please forward that in writing to the Planning Board and cc me?

Thanks,

Amador

Amador Laput
Project Manager

FELLENZER III
ENGINEERING LLP

22 Mulberry Street, Suite 2A

Middletown, NY 10940

845.343.1481 x246 voice

845.343.4986 fax

www.felp.com acl@felp.com

Office also located in Poughkeepsie

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Principals:

Mark D. Fellenzer, P.E., LEED AP
John D. Fellenzer, P.E., MBA, LEED Green Associate

Founder
Archie D. Fellenzer, Jr., P.E.
(1924 - 2014)

November 5, 2021

Town of Thompson Water and Sewer Department
128 Rock Ridge Drive,
Monticello, New York 12701

Attn: Mr. Michael Messenger – Superintendent

Re: 92 Fairground Rd – 41 Single Family Town Homes
Water Demand and Storage Approval
FE Project 20-215

Dear Mr. Messenger,

In regards to the above noted project, it is planned to connect to the Towns water supply and provide water storage on the property located at 92 Fairground Rd. The maximum hydraulic loading rate from the New York State Design Standards for Intermediate Sized Waste Water Treatment Systems, was used to size the storage tank.

(41) Single Family 2-BR Town Homes

1 bedroom will produce 110 GPD of wastewater
41 x 2 bedrooms = 98 bedrooms x 110 GPD = 10,780 GPD
Total = 10,780 GPD

We are proposing to provide the following improvements:

- New booster pumps at the municipal pump house
- 11,000-gallon domestic water storage tank and pumps on our property to provide one-day of storage for (41) town homes

Please forward a letter to the Planning Board that the above is acceptable to you and please provide a copy to my office.

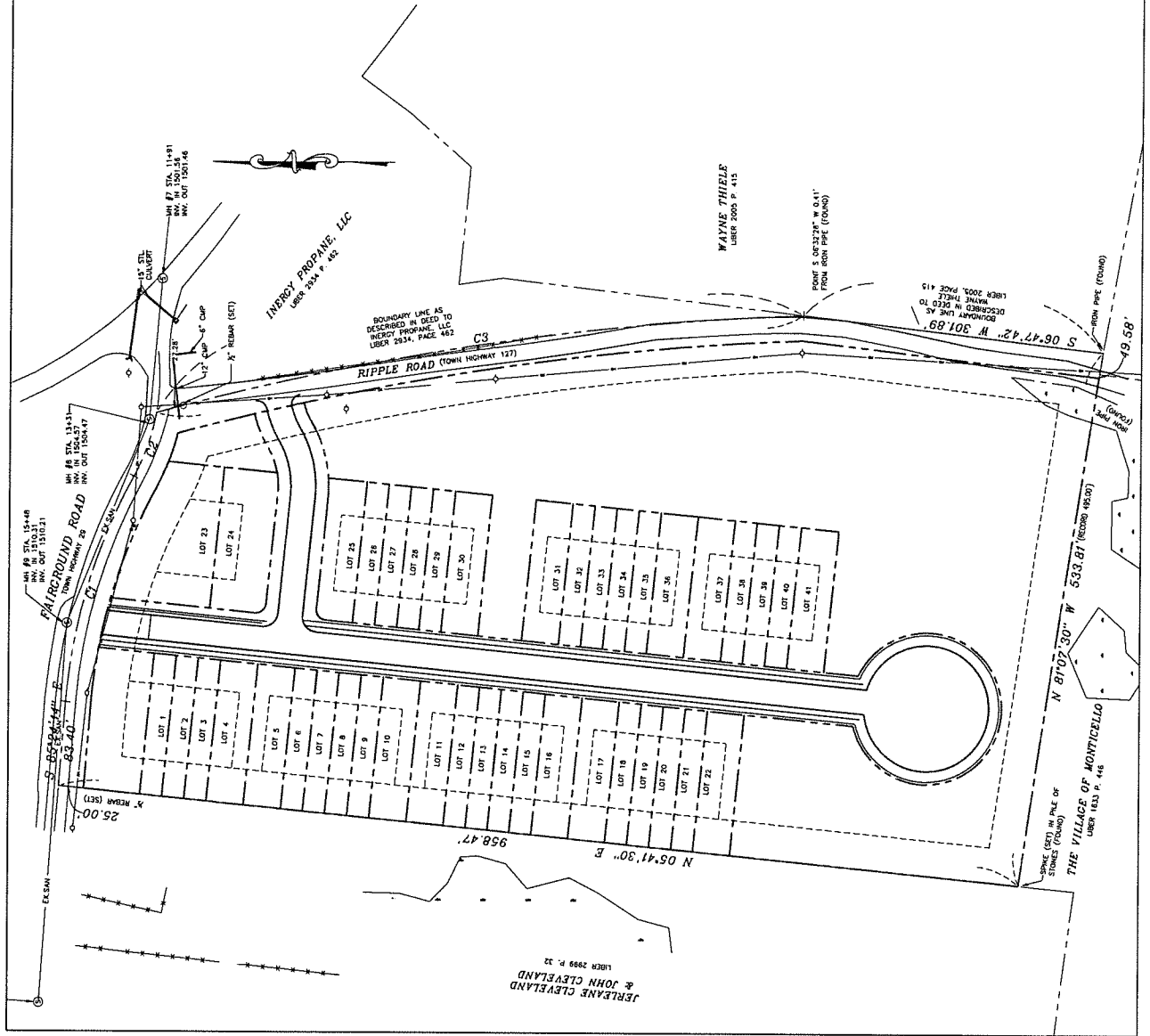
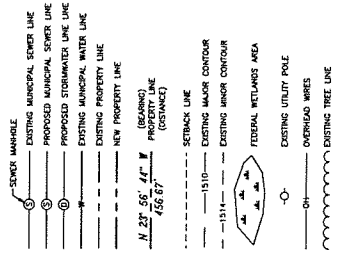
Sincerely,

Amador Laput
Project Manager

cc: Town of Thompson Planning Board

LOTS	AREA (ACRES)
LOT 1	0.07
LOT 2	0.07
LOT 3	0.07
LOT 4	0.12
LOT 5	0.12
LOT 6	0.07
LOT 7	0.07
LOT 8	0.07
LOT 9	0.07
LOT 10	0.12
LOT 11	0.12
LOT 12	0.07
LOT 13	0.07
LOT 14	0.07
LOT 15	0.07
LOT 16	0.12
LOT 17	0.12
LOT 18	0.07
LOT 19	0.07
LOT 20	0.07
LOT 21	0.07
LOT 22	0.07
LOT 23	0.07
LOT 24	0.07
LOT 25	0.12
LOT 26	0.07
LOT 27	0.07
LOT 28	0.07
LOT 29	0.07
LOT 30	0.12
LOT 31	0.12
LOT 32	0.07
LOT 33	0.07
LOT 34	0.07
LOT 35	0.07
LOT 36	0.12
LOT 37	0.12
LOT 38	0.07
LOT 39	0.07
LOT 40	0.07
LOT 41	0.12

LOTS	AREA (ACRES)
LOT 1	0.07
LOT 2	0.07
LOT 3	0.07
LOT 4	0.12
LOT 5	0.12
LOT 6	0.07
LOT 7	0.07
LOT 8	0.07
LOT 9	0.07
LOT 10	0.12
LOT 11	0.12
LOT 12	0.07
LOT 13	0.07
LOT 14	0.07
LOT 15	0.07
LOT 16	0.12
LOT 17	0.12
LOT 18	0.07
LOT 19	0.07
LOT 20	0.07
LOT 21	0.07



REV # DATE REMARKS ISSUE # DATE ISSUED FOR:

GRAPHIC SCALE
 0 50 100 200
 1" = 100'

UNINCORPORATED ALTERNATIVE TO INCORPORATE INTO ALL SEWERAGE & STORMWATER COLLECTION SYSTEMS. A LICENSED PROFESSIONAL ENGINEER'S SEAL IS A VIOLATION OF SECTION 7309, SUB-DIVISION 2 OF THE N.J. STATE EDUCATION LAW.

FELLENER ENGINEERING LLP
 www.fellenr.com
 181 Chestnut St., Suite 100
 Philadelphia, PA 19106
 1-800-241-9774 or 215-261-7074

PROJECT TITLE: SILVERCREST TOWN HOMES
 TOWN OF MONTICELLO, COUNTY OF SULLIVAN
 SHEET # 1 UNIT SITE PLAN-PROPOSED SUBMISSION PLAT
 SHEET # 1 OF 1
 DATE: 08/24/2021
 SCALE: AS SHOWN
 SHEET NO: S-002
 OF 3

Call 877
 9/18/21
 CONSTRUCTION

Quotes are valid for 30 days from the creation date of the quote OR until the contract expires.

A Purchase Order or Letter of Intent is required for all orders.

To expedite the delivery of equipment, the below information must be included on your Purchase Order or Letter of Intent.

For any questions, please contact:

Tim Mullally

Mullally Tractor Sales, Inc.
4510 State Route 52
Jeffersonville, NY 12748

Tel: 845-482-5222

Fax: 845-482-9028

Email: tmullally@hvc.rr.com

- Vendor: Deere & Company
- 2000 John Deere Run
Cary, NC 27513
- Signature
- Shipping address
- Billing address
- Billing email address

If information is not included, the Purchase Order or Letter of Intent will be returned.



ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):
 Deere & Company
 2000 John Deere Run
 Cary, NC 27513
 FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:
 Mullally Tractor Sales, Inc.
 4510 State Route 52
 Jeffersonville, NY 12748
 845-482-5222
 mts1@hvc.rr.com

Quote Summary

Prepared For:
 Genn Somers
 TOWN OF THOMPSON TOWN PARK GENE SOMERS
 Genn Somers
 179 TOWN PARK RD
 MONTICELLO, NY 12701
 Mobile:
 gsomers@townofthompson.com

Delivering Dealer:
Mullally Tractor Sales, Inc.
 Tim Mullally
 4510 State Route 52
 Jeffersonville, NY 12748
 Phone: 845-482-5222
 tmullally@hvc.rr.com

Quote ID: 19965339
Created On: 01 July 2019
Last Modified On: 23 February 2022
Expiration Date: 22 March 2022

Equipment Summary	Suggested List	Selling Price	Qty	Extended
Rear Bumper	\$ 257.87	\$ 257.87 X	1 =	\$ 257.87
Contract:				
Price Effective Date: February 23, 2022				
Cargo Box Bed Mat	\$ 128.40	\$ 128.40 X	1 =	\$ 128.40
Contract:				
Price Effective Date: February 23, 2022				
Cargo Box FenderGuard	\$ 209.71	\$ 209.71 X	1 =	\$ 209.71
Contract:				
Price Effective Date: February 23, 2022				
JOHN DEERE GATOR™ XUV835M (Model Year 2022)	\$ 22,434.28	\$ 19,293.49 X	1 =	\$ 19,293.49
Contract: NY State Landscaping Grounds PC68131 (PG XN CG 22)				
Price Effective Date: February 22, 2022				
Equipment Total				\$ 19,889.47

* Includes Fees and Non-contract items

Quote Summary

Equipment Total \$ 19,889.47

Salesperson : X _____

Accepted By : X _____



JOHN DEERE

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Mullally Tractor Sales, Inc.
4510 State Route 52
Jeffersonville, NY 12748
845-482-5222
mts1@hvc.rr.com

Trade In	
SubTotal	\$ 19,889.47
Est. Service Agreement Tax	\$ 0.00
Total	\$ 19,889.47
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 19,889.47

Salesperson : X _____

Accepted By : X _____



JOHN DEERE

Selling Equipment

Quote Id: 19965339

Customer Name: TOWN OF THOMPSON TOWN PARK GENE SOMERS

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Mullally Tractor Sales, Inc.
4510 State Route 52
Jeffersonville, NY 12748
845-482-5222
mts1@hvc.rr.com

Rear Bumper

Hours: Suggested List *
 Stock Number: \$ 257.87
 Contract: Selling Price *
 Price Effective Date: February 23, 2022 \$ 257.87

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
BM2276 7	Rear Bumper	1	\$ 257.87	0.00	\$ 0.00	\$ 257.87	\$ 257.87
Total Selling Price			\$ 257.87		\$ 0.00	\$ 257.87	\$ 257.87

Cargo Box Bed Mat

Equipment Notes: Suggested List *
 Hours: \$ 128.40
 Stock Number: Selling Price *
 Contract: \$ 128.40
 Price Effective Date: February 23, 2022

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
BM2277 2	Cargo Box Bed Mat	1	\$ 128.40	0.00	\$ 0.00	\$ 128.40	\$ 128.40
Total Selling Price			\$ 128.40		\$ 0.00	\$ 128.40	\$ 128.40

Cargo Box FenderGuard

Equipment Notes: Suggested List *
 Hours: \$ 209.71
 Stock Number: Selling Price *
 Contract: \$ 209.71
 Price Effective Date: February 23, 2022

* Price per item - includes Fees and Non-contract items



Selling Equipment

Quote Id: 19965339 Customer Name: TOWN OF THOMPSON TOWN PARK GENE SOMERS

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):
 Deere & Company
 2000 John Deere Run
 Cary, NC 27513
 FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:
 Mullally Tractor Sales, Inc.
 4510 State Route 52
 Jeffersonville, NY 12748
 845-482-5222
 mts1@hvc.rr.com

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
BM2281 1	Cargo Box FenderGuard	1	\$ 209.71	0.00	\$ 0.00	\$ 209.71	\$ 209.71
Total Selling Price			\$ 209.71		\$ 0.00	\$ 209.71	\$ 209.71

JOHN DEERE GATOR™ XUV835M (Model Year 2022)

Equipment Notes:

Hours:

Stock Number:

Contract: NY State Landscaping Grounds PC68131 (PG XN CG 22)

Price Effective Date: February 22, 2022

Suggested List *

\$ 22,434.28

Selling Price *

\$ 19,293.49

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
57K0M	GATOR™ XUV835M (Model Year 2022)	1	\$ 16,849.00	14.00	\$ 2,358.86	\$ 14,490.14	\$ 14,490.14
Standard Options - Per Unit							
001A	US/Canada	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
0505	Build To Order	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
1027	27" Maxxis Bighorn 2.0 Extreme Terrain Radial Tires on 14" Yellow Steel Wheels	1	\$ 538.00	14.00	\$ 75.32	\$ 462.68	\$ 462.68
2030	Split Bench Seat - Yellow Vinyl	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
2350	Park Position in Transmission	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
2500	Green and Yellow	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
3003	Cargo Box with Spray In Liner, Brake, and Tail Lights	1	\$ 490.00	14.00	\$ 68.60	\$ 421.40	\$ 421.40
3101	Cargo Box Power Lift	1	\$ 941.00	14.00	\$ 131.74	\$ 809.26	\$ 809.26
4000	OSR Nets	1	\$ 0.00	14.00	\$ 0.00	\$ 0.00	\$ 0.00
4037	Black Roof and Windshield	1	\$ 1,426.00	14.00	\$ 199.64	\$ 1,226.36	\$ 1,226.36
4156	Rear Protection Package	1	\$ 535.00	14.00	\$ 74.90	\$ 460.10	\$ 460.10
4201	Front Brush Guard	1	\$ 382.00	14.00	\$ 53.48	\$ 328.52	\$ 328.52



JOHN DEERE

Selling Equipment

Quote Id: 19965339

Customer Name: TOWN OF THOMPSON TOWN PARK GENE SOMERS

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):

Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:

Mullally Tractor Sales, Inc.
4510 State Route 52
Jeffersonville, NY 12748
845-482-5222
mts1@hvc.rr.com

6313	Winch	1	\$ 948.00	14.00	\$ 132.72	\$ 815.28	\$ 815.28
Standard Options Total			\$ 5,260.00		\$ 736.40	\$ 4,523.60	\$ 4,523.60
Dealer Attachments/Non-Contract/Open Market							
BM26462	Floor Mats (2)	2	\$ 94.16	14.00	\$ 13.18	\$ 161.96	\$ 161.96
BM22772	Cargo Box Bed Mat	1	\$ 136.96	14.00	\$ 19.17	\$ 117.79	\$ 117.79
Dealer Attachments Total			\$ 325.28		\$ 45.53	\$ 279.75	\$ 279.75
Value Added Services Total			\$ 0.00			\$ 0.00	\$ 0.00
Total Selling Price			\$ 22,434.28		\$ 3,140.79	\$ 19,293.49	\$ 19,293.49

#9
A+B

Marilee Calhoun (Town of Thompson)

From: Michael Messenger <mmessenger@townofthompson.com>
Sent: Wednesday, February 23, 2022 8:02 AM
To: Marilee Calhoun
Subject: Light pole settlements

Hello,

Could you add these two items to the 3/1/22 agenda?

Adelaar Lighting District

- Review and accept the offer to settle a claim for damage to a light pole for the sum of \$15,709.24. Damage occurred on 06/25/2021.
- Review and accept the offer to settle a claim for damage to a light pole for the sum of \$15,690.49. Damage occurred on 10/14/2021.
- Authorize me to sign necessary paperwork to accept the offers.

Michael Messenger

Superintendent

Town of Thompson Water & Sewer Dept.

(845) 794-5280 Ext. 104

mmessenger@townofthompson.com

The Town of Thompson is an equal opportunity provider and employer.

IMPORTANT NOTICE: This e-mail and any attachments may contain confidential or sensitive information which is, or may be, legally privileged or otherwise protected by law from further disclosure. It is intended only for the addressee. If you received this in error or from someone who was not authorized to send it to you, please do not distribute, copy or use it or any attachments. Please notify the sender immediately by reply e-mail and delete this from your system. Thank you for your cooperation.

#10

Marilee Calhoun (Town of Thompson)

From: Michael Messenger <mmessenger@townofthompson.com>
Sent: Wednesday, February 23, 2022 11:12 AM
To: Marilee Calhoun
Subject: Manhole Frame and Cover Bid

Hello,

I would like to set a bid date for 1007C Manhole Frame and Covers. I would like the date for the bid opening to be March 31st, 2022. Could you put this on the agenda for me?

Michael Messenger

Superintendent

Town of Thompson Water & Sewer Dept.

(845) 794-5280 Ext. 104

mmessenger@townofthompson.com

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#11

Marilee Calhoun (Town of Thompson)

From: Michael Messenger <mmessenger@townofthompson.com>
Sent: Wednesday, February 23, 2022 2:27 PM
To: Marilee Calhoun
Subject: Fwd: FW: Quote
Attachments: doc01154320220202122039.pdf

Hello,

Could you please add this printer to the agenda to Review and Approve?

Michael Messenger

Superintendent

Town of Thompson Water & Sewer Dept.

(845) 794-5280 Ext. 104

mmessenger@townofthompson.com

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----- Forwarded message -----

From: **Jamie Zaccari (Town of Thompson)** <jzaccari@townofthompson.com>
Date: Wed, Feb 23, 2022 at 1:53 PM
Subject: FW: Quote
To: Michael Messenger <mmessenger@townofthompson.com>

Kristt Kelly Office Systems
EVERYTHING FOR THE OFFICE



QUOTE

369 BROADWAY
MONTICELLO NY 12701
845-794-6639 845-794-1233

INVOICE NO. [100]
DATE February 2, 2022
CUSTOMER ID 101738
EXPIRATION DATE 30 days

TO Town Of Thompson Sewer & Water

OMNIA CONTRACT # R191102

SALESPERSON	JOB	SHIPPING METHOD	SHIPPING TERMS	DELIVERY DATE	PAYMENT TERMS	DUE DATE
Gene Kelly						

QTY	ITEM #	DESCRIPTION	UNIT PRICE	DISCOUNT	LINE TOTAL
1.00	TA-2554ci	Kyocera 25 B/W/ 25color			\$3,047.00
1.00	DP-7110	Doc-feeder			967.00
1.00	Stand	Copier Stand			161.00
1.00	Surge	Surge Protector			97.49
		Total Cost			4,272.49
		Includes Delvery & Installation			
		Color Copy Cost	0.0580		
		Black and White Copies	0.0091		
		Minium 2,000 Black/white Per Mo.	18.20		

TOTAL DISCOUNT

Quotation prepared by: _____

This is a quotation on the goods named, subject to the conditions noted below:
(Describe any conditions pertaining to these prices and any additional terms of the agreement.
You may want to include contingencies that will affect the quotation.)

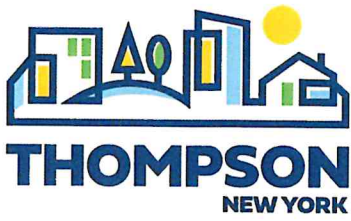
To accept this quotation, sign here and return: _____

SUBTOTAL

SALES TAX

TOTAL

THANK YOU FOR YOUR BUSINESS!



Town Supervisor
William J. Rieber, Jr.

Town Board Members
Deputy Supervisor Melinda Meddaugh
Scott Mace
John Pavese
Ryan Schock

#12

February 24, 2022

Bills over \$2,500.00

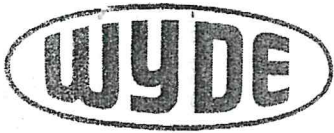
We are requesting permission to pay the attached invoice to Wyde Lumber for insulation for renovations to be made to the Supervisor's Suite, NYS Trooper Room, Conference Room & Assessor's Office in the Town Hall.

Wyde Lumber Co	Invoice 295707	\$4,6,32.00
----------------	----------------	-------------

PROCUREMENT—SEE ATTACHED

APPROVED BY TOWN BOARD _____

This institution is an equal opportunity provider and employer.



Wyde Lumber & Supply Corporation
 P. O. Box 39
 419 Route 17 B
 Mongaup Valley NY 12762
 845-794-5770
 Fax: 845-794-6420

CUSTOMER COPY



INVOICE

2202-295707 PAGE 1 OF 1

SOLD TO
TOWN OF THOMPSON 4052 RT 42 MONTICELLO NY 12701

JOB ADDRESS
TOWN HALL NY 12701 GLEN

ACCOUNT	JOB
794250	0
SOLD ON	2/23/2022 9:45:20 AM
CUST PICKUP	
BRANCH	1000
CUSTOMER PO#	
STATION	63
CASHIER	JM
SALESPERSON	
ORDER ENTRY	

Thank You for Shopping Wyde Lumber!

Quantity	UM	Item	Description	D	T	Price	Per	Amount
80	EA	ROX	ROXUL R-30 INSOL 24 WIDE 30 SQ	N	Y	57.9000	EA	4,632.00
			(Townhall Renovations)					
			RECEIVED AND APPROVED FOR PAYMENT					
			GLENN SOMERS					
			Parks Supervisor					
			DATE 2/23/2022					

Payment Method(s)

Charge to Acct 4,632.00

SubTotal	4,632.00
EXE 0.00% Sales Tax	0.00
EXE: TAX EXEMPT	
Deposit	
Please Pay This Amount	4,632.00

NO RETURNS WITHOUT SALES RECEIPT
 NO RETURNS AFTER 30 DAYS & AT THE DISCRETION OF
 MANAGEMENT, 25% CHARGE ON ALL RETURNS. NO RETURNS ON
 POWDER MIXES, DOORS & SPECIAL ORDERS

Signature

Wyde Lumber & Supply Corporation
P. O. Box 39
419 Route 17 B
Mongaup Valley NY 12762
845-794-5770
Fax: 845-794-6420



QUOTE

2201-294596

PAGE 1 OF 1

SOLD TO
TOWN OF THOMPSON 4052 RT 42 MONTICELLO NY 12701

JOB ADDRESS
TOWN HALL NY 12701 GLEN

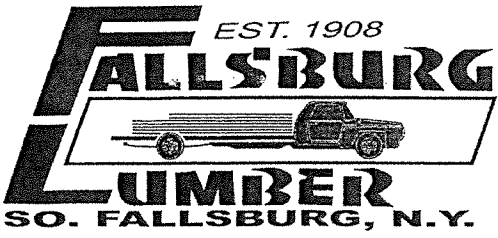
ACCOUNT	JOB
794250	0
CREATED ON	01/14/2022
EXPIRES ON	01/19/2022
BRANCH	1000
CUSTOMER PO#	
STATION	63
CASHIER	JM
SALESPERSON	
ORDER ENTRY	JM
MODIFIED BY	

Thank You for Shopping Wyde Lumber!

Item	Description	D	Quantity	U/M	Price	Per	Amount
ROX	ROXUL R-30 INSOL 24 WIDE 30 SQ	N	1	EA	57.9000	EA	57.90
					Subtotal		57.90
					EXE 0.00% EXE: TAX EXEMPT	Sales Tax	0.00
					Total		57.90

Buyer:

Signature



Fallsburg Lumber Co., Inc
 13 LAUREL AVE
 PO BOX 649
 South Fallsburg NY 12779
 845-434-6161
 Fax: 845-434-6997



QUOTE

2201-755482

PAGE 1 OF 1

SOLD TO
TOWN OF THOMPSON 4052 ROUTE 42 NORTH MONTICELLO NY 12701

JOB ADDRESS
TOWN OF THOMPSON 4052 ROUTE 42 NORTH MONTICELLO 12701 845-794-2500

ACCOUNT	JOB
TO090	0
CREATED ON	01/13/2022
EXPIRES ON	02/12/2022
BRANCH	1000
CUSTOMER PO#	
STATION	WS10
CASHIER	NL
SALESPERSON	H
ORDER ENTRY	NL
MODIFIED BY	

Item	Description	D	Quantity	U/M	Price	Per	Amount
N2Z	R30-23" ROXUL MINERAL WOOL INSULATION 30SQFT PER BUNDLE		1	EA	58.9900	LF	58.99
					Subtotal		58.99
					NY011 0.00% EXE: STATELETTER	Sales Tax	0.00
					Total		58.99

Buyer:

Signature

#12

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 following:

VENDOR: Robert Green

DESCRIPTION: New Truck for Water + Sewer Dept INV# C007133

AMOUNT: \$29,847.25

VEHICLE INVOICE



1746

SALESMAN

MAKE MODEL

NEW OR USED

VIN

KEY NO.

SOLD TO: TOWN OF THOMPSON
ADDRESS: 4052 ROUTE 42
MONTICELLO NY 14701

YEAR

PICKUP
D56L91

1C6RR7ST9MS554958

NEW MILEAGE 11

21

OPTIONAL EQUIPMENT AND ACCESSORIES

GROUP

DESCRIPTION

PRICE

ONONDAGAC CONTRACT

PER CONTRACT 8771
PO # 101206
VENDOR FED ID # 141504690

C007133 *

61455

DATE 11 FEB 2022

STOCK# M1396

PRICE OF VEHICLE
OPTIONAL EQUIP. & ACCESS.

29847.25

NYSI

INCLUDED

SALES TAX

LICENSE AND TITLE

EXEMPT

TOTAL CASH PRICE

29847.25

FINANCING

INSURANCE

TOTAL TIME PRICE

29847.25

SETTLEMENT:

"Dealer's optional fee for processing application for registration and/or certificate of title and for securing special or distinctive plates (if applicable). THIS IS NOT A DMV FEE *\$75.00"
"THE OPTIONAL DEALER REGISTRATION OR TITLE APPLICATION PROCESSING FEE (\$75.00 MAXIMUM) AND SPECIAL PLATE PROCESSING FEE (\$65.00 MAXIMUM) ARE NOT NEW YORK STATE OR DEPARTMENT OF MOTOR VEHICLES FEES. UNLESS A LIEN IS BEING RECORDED OR THE DEALER ISSUED NUMBER PLATES, YOU MAY SUBMIT YOUR OWN APPLICATION FOR REGISTRATION AND/OR CERTIFICATE OF TITLE FOR A SPECIAL OR DISTINCTIVE PLATE TO ANY MOTOR VEHICLE ISSUING OFFICE."

DEPOSIT
CASH ON DELIVERY
TRADE-IN
LESS LIEN

TYPE
VIN
PAYMENTS

"IF THIS MOTOR VEHICLE IS CLASSIFIED AS A USED MOTOR VEHICLE THE ABOVE DEALER CERTIFIES THAT THE ENTIRE VEHICLE IS IN CONDITION AND REPAIR TO RENDER UNDER NORMAL USE, SATISFACTORY AND ADEQUATE SERVICE UPON THE PUBLIC HIGHWAY AT THE TIME OF DELIVERY."

TOTAL

29847.25

**5) LAKEVIEW ESTATES – REQUEST PARTIAL RETURN OF SITE WORK
PERFORMANCE BOND (\$1,039,465.56 TO \$717,141.39)**

The Following Resolution Was Duly Adopted: Res. No. 380 of the Year 2020.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the partial return of a portion of the \$1,039,465.56 Site Work Performance Bond to Lakeview Estates in the amount of \$322,324.17 with a balance of \$717,141.39 to be retained.

Moved by: Councilman Mace Seconded by: Councilman Schock

Vote: Ayes 4 Rieber, Schock, Meddaugh and Mace

Nays 0

Absent 1 Pavese

**6) PARKS & RECREATION DEPARTMENT – REVIEW & DISCUSS AUCTION
RESULTS FOR THE 1994 FORD BACKHOE**

The Following Resolution Was Duly Adopted: Res. No. 381 of the Year 2020.

Resolved, that the Town of Thompson Town Board hereby accepts the final auction bids for the following surplus vehicle through the Auctions International site:

Parks & Recreation Dept.

1) 1994 Ford Backhoe A429149, Model DFOP1Z 555D for \$7,600.00.

Moved by: Councilman Schock Seconded by: Councilwoman Meddaugh

Vote: Ayes 4 Rieber, Schock, Meddaugh and Mace

Nays 0

Absent 1 Pavese

**7) WATER & SEWER DEPARTMENT – DISCUSS & APPROVE PURCHASE OF (2)
NEW RAM 1500 TRADESMAN PICKUP TRUCKS \$29,847.25 EACH**

The Following Resolution Was Duly Adopted: Res. No. 382 of the Year 2020.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the purchase of (2) new RAM 1500 4X4 Tradesman Pickup Trucks to be used by the Water & Sewer Department from Robert Green Truck Division as follows:

(2) 2021 RAM 1500 Tradesman Crew Cab 4X4 6'4" Box DS6L91 including additional options listed, total cost is \$29,847.25 each.

Onondaga County Bid #8771 – Police and Admin Vehicles, Eff. 09/22/2020

Further Be It Resolved, that the funds for the purchase of said vehicle are included in the 2021 fiscal-year budget and shall be ordered now.

Moved by: Councilman Schock Seconded by: Councilwoman Meddaugh

Vote: Ayes 4 Rieber, Schock, Meddaugh and Mace

Nays 0

Absent 1 Pavese

8) BILLS OVER \$2,500.00 – WATER & SEWER DEPARTMENT

#12

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

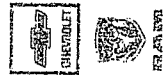
We are requesting permission to pay the following:

VENDOR: Robert Green

DESCRIPTION: New Truck for Water & Sewer Dept
INV# CP#7134

AMOUNT: \$ 29,847.25

VEHICLE INVOICE



Robert Green
 AUTO & TRUCK, INC.
 DBA-ROBERT GREEN CHRYSLER-DODGE-JEEP-RAM
 P.O. BOX 8002 ROCK HILL, NY 12775
 TEL (845) 794-6161 • FAX (845) 794-7301
 1-800-892-9400

C00713A *
 61456

DATE 11 FEB 2022

SOLD TO:
 TOWN OF THOMPSON
 ADDRESS: ROUTE 42
 MONTICELLO NY 12701

SALESMAN
 HOUSE

MAKE	MODEL	NEW OR USED	VIN	YEAR	KEY SYMBOL #	PRICE
RAM	PICKUP		106RR7ST0MS554959		M1390	29847.25
	DS6L91		NEW MILEAGE 12			INCLUDED
OPTIONAL EQUIPMENT AND ACCESSORIES						
GROUP DESCRIPTION						
SALES TAX						EXEMPT
LICENSE AND TITLE						
TOTAL CASH PRICE						29847.25
FINANCING						
INSURANCE						
TOTAL TIME PRICE						29847.25
SETTLEMENT:						
DEPOSIT						
CASH ON DELIVERY						29847.25
TRADE-IN						
LESS LIEN						
TYPE						
VIN						
PAYMENTS						
TOTAL						29847.25

ONONDAGA CONTRACT

PER CONTRACT 8771
 PO # 101206
 VENDOR FED ID # 141504690

"Dealer's optional fee for processing application for registration and/or certificate of title and for securing special or distinctive plates (if applicable). THIS IS NOT A DMV FEE \$75.00"
 "THE OPTIONAL DEALER REGISTRATION OR TITLE APPLICATION PROCESSING FEE (\$75.00 MAXIMUM) AND SPECIAL PLATE PROCESSING FEE (\$5.00 MAXIMUM) ARE NOT NEW YORK STATE OR DEPARTMENT OF MOTOR VEHICLES FEES. UNLESS A LIEN IS BEING RECORDED OR THE DEALER ISSUED NUMBER PLATES, YOU MAY SUBMIT YOUR OWN APPLICATION FOR REGISTRATION AND/OR CERTIFICATE OF TITLE OR FOR A SPECIAL OR DISTINCTIVE PLATE TO ANY MOTOR VEHICLE ISSUING OFFICE."

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Vote: Ayes 4 Rieber, Schock, Meddaugh and Mace

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Absent 1 Pavese

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Absent 1 Pavese

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Moved by: Councilman Schock Seconded by: Councilwoman Meddaugh

Vote: Ayes 4 Rieber, Schock, Meddaugh and Mace

Nays 0

Absent 1 Pavese

8) BILLS OVER \$2,500.00 – WATER & SEWER DEPARTMENT

FYI

FREE

RABIES CLINIC

Town of Rockland

Livingston Manor Firehouse

93 Main Street, Livingston Manor, NY

Wednesday, April 13th 2022

6PM to 7:30PM

***Sullivan County Residents only -Proof of ID required**

*** Everyone must wear a mask while at clinic site**

***Appointments are required**

***Pre-registration of ALL animals is required**

<https://tinyurl.com/yckmx6jm>

***Everyone must maintain social distancing guidelines and remain at least 6 feet apart.**

***Bring prior rabies certificate, receive a 3-year vaccination.**

*** No vaccine history, receive a 1-year vaccination.**

Dogs – Cats – Ferrets

- All Pet owners must clean up after their pets.
- All pets must be in a carrier or on a leash.
- All pets must be at least 3 months old.

• Aggressive dogs should be muzzled to prevent any biting incidents

If you don't have access to a computer or have questions, please call 845-292-5910

GRATIS

CLINICA VACUNAS DE

RABIA

Ciudad de Rockland

Livingston Manor Firehouse

93 Main Street, Livingston Manor, NY

Miércoles 13 de Abril del 2022 Desde 6PM a 7:30PM

***Residentes del Condado solamente -Se requiere prueba de identificación**

***Todo el mundo debe usar una máscara mientras
que este en el sitio de la clínica**

***Se requieren citas, cualquier persona sin una cita no será atendida**

***Pre-registro de TODOS los animales se requiere**

<https://tinyurl.com/yckmx6jm>

***Todo el mundo debe mantener las pautas de distanciamiento social y
permanecer al menos a 6 pies de distancia.**

***Traiga un certificado previo de rabia, reciba una vacuna de 3 años.**

*** Sin antecedentes de vacunación, recibir una vacunación de 1 año.**

Perros – Gatos – Hurones

- Todos los dueños de mascotas deben limpiar después de sus mascotas.**
- Todas las mascotas deben estar en un portaaviones o con correa.**
 - Todas las mascotas deben tener al menos 3 meses de edad.**
- Los perros agresivos deben llevar bozal para evitar incidentes de
mordeduras**

Si no tiene acceso a una computadora o tiene preguntas, llame al

845-292-5910