

JOIN ZOOM MEETING:

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+1-646-558-8656

Meeting ID: 830 3245 2642

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, AUGUST 01, 2023

7:00 PM MEETING

CALL TO ORDER

ROLL CALL

PLEDGE TO THE FLAG

APPROVAL OF PREVIOUS MINUTES: July 18, 2023 Regular Town Board Meeting

PUBLIC COMMENT

CORRESPONDENCE:

- **Jennifer M. Flad, Executive Director, SC IDA:** Letter dated 07/18/23 to Assessor Krzywicki Re: NYS Dept. of Taxation & Finance Form RP-412-a, Application for Real Property Tax Exemption (County of Sullivan IDA with Bridgeville Ski Company Inc. d/b/a Holiday Mountain and Maude Crawford Realty LLC) along with PILOT Agreement, Lease to Agency & Leaseback to Company attachments, SBL# 32.-2-59.

AGENDA ITEMS:

- 1) DISCUSSION: VARNELL EQUITIES PETITION FOR ANNEXATION – VARNELL ROAD, MONTICELLO, SBL # 18.-1-45
- 2) REVIEW & APPROVE APPRAISAL SERVICES CONTRACT – ACKERLY & HUBBELL APPRAISAL CORP., \$7,000.00 FOR 3-PROPERTIES
- 3) JK EXPEDITING SERVICES CORP.: CONSOLIDATED KIAMESHA SEWER DISTRICT EXTENSION NO. 3 – DISCUSS REQUEST TO PROCEED WITH PARCEL NO. 9.-1-8.2 ONLY FOR FRASER RESORT PROJECT AT THIS TIME
- 4) VIZNITZ 27-LOT SUBDIVISION – REVIEW & APPROVE REVISED DEVELOPER’S AGREEMENT TO INCLUDE/ALLOW INSTALLATION OF SEWER MAINS
- 5) MERCURIO-NORTON-TAROLLI-MARSHALL, PC ENGINEERING-LAND SURVEYING: REQUEST TO CHANGE ZONING REGULATIONS IN THE EMERALD CORPORATE CENTER PLANNED BUSINESS PARK DISTRICT (PBP) & THE HIGHWAY COMMERCIAL 2 (HC-2) ZONING DISTRICT REGARDING PARCEL #'S 35.-1-9.4 & 9.5 TO ALLOW HOTELS AS A PERMITTED OR SPECIAL PERMITTED USE
- 6) RESOLUTION TO ESTABLISH DATE FOR FALL SHRED DAY EVENT – SATURDAY, 10/14/2023, 9AM-12PM WITH SHRED SMART FOR A COST OF \$950.00
- 7) PARKS & RECREATION DEPARTMENT ITEMS:
 - A) RESOLUTION TO AMEND RES. NO. 192 OF THE YEAR 2023 TO CLARIFY COST REGARDING BRONX ZOO TRIP
 - B) PURCHASE REQUEST: 224’ ELJEN DRAIN MATERIAL FROM WOODARDS CONCRETE PRODUCTS, INC., \$7,112.00 FOR BATHROOM PROJECT AT LAKE IDA PARK
 - C) PURCHASE REQUEST: ELECTRICAL SERVICE FOR BATHROOM PROJECT AT LAKE IDA PARK – 2 IN, 3 IN CONDUIT & NYSEG TRANSFORMER PAD FROM KANDEL BROTHERS OF MIDDLETOWN, INC., \$7,068.88
- 8) HIGHWAY DEPT.: REQUEST AUTHORIZATION TO ESTABLISH BID DATE FOR FUEL PRODUCTS – 08/14/2023 AT 2PM

9) **BILLS OVER \$5,000.00**

10) **BUDGET TRANSFERS & AMENDMENTS**

11) **ORDER BILLS PAID**

OLD BUSINESS

NEW BUSINESS

REPORTS: SUPERVISOR, COUNCILMEN, & DEPARTMENT HEADS

PUBLIC COMMENT

ADJOURN

PLEASE TAKE NOTICE, that this Town Board meeting will be held in person and via videoconferencing, as permitted by the NYS Open Meetings Law. The zoom invite is merely a courtesy and convenience to the public. If there is a disruption in the ability of the zoom meeting to commence or even continue once a meeting has been commenced, the official meeting of the Town Board shall continue in person without interruption.

Minutes of a Regular Meeting of the Town Board of the Town of Thompson held at the Town Hall, 4052 State Route 42, Monticello, New York and held remotely via Zoom on **July 18, 2023.**

ROLL CALL:

Present: Supervisor William J. Rieber, Jr., Presiding
 Councilman John A. Pavese
 Councilman Scott S. Mace

Absent: Councilman Ryan T. Schock
 Councilwoman Melinda S. Meddaugh

DRAFT

Also Present: Marilee J. Calhoun, Town Clerk
 Michael B. Mednick, Town Attorney
 Melissa DeMarmels, Town Comptroller
 Jill M. Weyer, Director of Community Development
 Glenn Somers, Parks & Recreation Superintendent

Present via Zoom: Kelly Murrin, Deputy Town Clerk
 Michael G. Messenger, Water & Sewer Superintendent

REGULAR MEETING – CALL TO ORDER

Supervisor Rieber opened the meeting at 7:00 PM with the Pledge to the Flag. This meeting was held in person and remotely via Videoconferencing streamed live on the Zoom app, which is accessible to the public. The meeting is also being recorded for full transcription purposes should it be required.

MOMENT OF SILENCE: IN MEMORY OF JUDY THOMAS, MOTHER OF TOWN JUSTICE SHARON JANKIEWICZ AND WILLIAM WALKER, FORMER PARKS & RECREATION DEPARTMENT EMPLOYEE

Supervisor Rieber opened the meeting with a Moment of Silence in memory of Judge Jankiewicz's Mother Judy Thomas and former Parks & Recreation Department Employee William Walker who both recently passed away.

APPROVAL OF MINUTES:

On a motion made by Councilman Mace and seconded by Councilman Pavese the minutes of the July 5th, 2023 Regular Town Board Meeting were approved as presented.

Vote: Ayes 3 Rieber, Pavese and Mace
 Nays 0
 Absent 2 Schock and Meddaugh

PUBLIC COMMENT:

There was no public comment given.

- Lion King Broadway Trip – Youth Services Trip to Lion King on Broadway. Adults accompanying up to 3 children per adult will cost \$165.00 per ticket, which includes bus fee, all children ages 1-17 are free, must be a Town of Thompson resident to register. The total cost not to exceed \$10,000.00, cost to be offset by the 2023 Youth Programs & Activities Grant that was awarded by the Sullivan County Youth Bureau. Action to approve Lion King Trip was taken as follows:

RESOLUTION TO AUTHORIZE LION KING TRIP ON BROADWAY, SATURDAY, SEPTEMBER 16th, TOTAL TRIP COST NOT TO EXCEED \$10,000.00

The Following Resolution Was Duly Adopted: Res. No. 271 of the Year 2023.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the Parks and Recreation Department to offer a Lion King Trip on Broadway to be held on Saturday, September 16th, 2023 at a total cost not to exceed \$10,000.00 including price of busing and ticket sales less cost for adult ticket/busing fees.

Moved by: Councilman Pavese

Seconded by: Councilman Mace

Vote: Ayes 3 Rieber, Pavese and Mace

Nays 0

Absent 2 Schock and Mace

- 2023 DOVE Art Trail Program – Reported on Dove Design Plan Concept, which Laurie Kilgore of Kilgore Artistry is looking into. Ms. Kilgore has nothing yet, but will consider some ideas for a proposed design.

PUBLIC COMMENT:

- 1) Len Bernardo of Rock Hill commented on the when the Absentee Ballots would be ready for the September 20th, 2023 Special Permissive Referendum Election regarding the proposed sewer district extension. Attorney Mednick is currently researching the law/regulations to see if provisions require Absentee Ballots. Mr. Bernardo provided a second comment regarding the regulations for Fire Districts and Special Elections pertaining to Absentee Ballot requirements. He provided a copy to Attorney Mednick for his review. Supervisor Rieber said Attorney Mednick will investigate the matter and the Town will follow all required regulations.
- 2) Roger Betters of Columbia Hill, Monticello asked if the August 3rd, 2023 Joint Public Hearing will be held via Zoom? Supervisor Rieber said it would most likely not be streamed, because the hearing is being held in another location and is unsure if there is adequate internet service available. He said that high speed internet service is required for videoconferencing.
- 3) Councilman John Pavese of Monticello commented on a no parking issue along NYS Route 42 South near Empire Cottages, which pose a safety issue. Supervisor Rieber asked if the No Parking Signs have been installed by the NYS DOT? Councilman Pavese will check and advise Supervisor Rieber if the signs are up or not before he contacts the NYS DOT. Councilman Pavese also commented on the poor lighting in that area, additional lights are needed for safety.

ANNOUNCEMENTS, REMINDERS & FOR YOUR INFORMATION

- 08/01/23 at 7PM: Regular Town Board Meeting.
- 08/03/23 at 5PM: Joint Public Hearing with Town of Fallsburg Re: Petition for Incorporation of the Village of Ateres to be held at 169 Barnes Blvd., Kiamesha Lake, NY 12751.

EXECUTIVE SESSION: PERSONNEL MATTERS

There was no Executive Session held.

ADJOURNMENT

On a motion made by Councilman Pavese and seconded by Councilman Mace the meeting was adjourned at 7:37 PM. All board members voted in favor of adjourning the meeting.

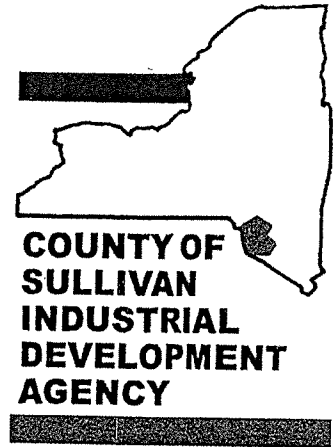
The Zoom Livestream Videoconferencing connection was disconnected.

Respectfully Submitted By:



Marilee J. Calhoun, Town Clerk

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



July 18, 2023

Mr. Van B. Krzywicki, Assessor
Town of Thompson
4052 Route 42
Monticello, NY 12701

**Re: County of Sullivan Industrial Development Agency with Bridgeville Ski Company
Inc. d/b/a Holiday Mountain and Maude Crawford Realty LLC: SBL #32.-2-59**

Dear Mr. Krzywicki,

Enclosed please find the following items related to the above-referenced project located within the Town of Thompson:

1. Original RP-412-a Form with Attachment
2. Payment in Lieu of Taxation Agreement
3. Lease to Agency
4. Leaseback to Company

If you have any questions, please do not hesitate to contact me. Thank you.

Sincerely,

Jennifer M Flad
Executive Director

enclosure

cc: Robert Doherty, Chairman, Sullivan County Legislature (w/ enclosure)
William J. Rieber, Jr., Supervisor, Town of Thompson (w/ enclosure) ✓
Matthew T. Evans, Ed.D., Superintendent, Monticello Central School (w/ enclosure)
ec: Joshua Potosek, County Manager (w/ enclosure)
Nancy Buck, County Treasurer (w/ enclosure)
Elizabeth Terwilliger, Accountant/ Treasurer, Monticello Central School (w/ enclosure)



NYS DEPARTMENT OF TAXATION & FINANCE
OFFICE OF REAL PROPERTY TAX SERVICES

RP-412-a (1/95)

INDUSTRIAL DEVELOPMENT AGENCIES
APPLICATION FOR REAL PROPERTY TAX EXEMPTION
(Real Property Tax Law, Section 412-a and General Municipal Law, Section 874)

1. INDUSTRIAL DEVELOPMENT AGENCY (IDA)

Name County of Sullivan IDA
Street 548 Broadway
City Monticello, New York 12701
Telephone no. Day (845) 428-7575
Evening () _____
Contact Jennifer Flad
Title Executive Director

2. OCCUPANT (IF OTHER THAN IDA)

(If more than one occupant attach separate listing)

Name see attached listing
Street _____
City _____
Telephone no. Day () _____
Evening () _____
Contact _____
Title _____

3. DESCRIPTION OF PARCEL

- a. Assessment roll description (tax map no./roll year) SBL# 32.-2-59
- b. Street address 99 Holiday Mountain Road
- c. City, Town or Village Town of Thompson
- d. School District Monticello
- e. County Sullivan
- f. Current assessment \$956,300
- g. Deed to IDA (date recorded; liber and page) _____
Lease to IDA (rec. 6/12/23; #2023-4619)

4. GENERAL DESCRIPTION OF PROPERTY (if necessary, attach plans or specifications)

- a. Brief description (include property use) ski and fun park
- b. Type of construction renovation
- c. Square footage approx. 38,700
- d. Total cost \$5,000,000
- e. Date construction commenced 2023
- f. Projected expiration of exemption (i.e. date when property is no longer possessed, controlled, supervised or under the jurisdiction of IDA) 02/15/2039

5. SUMMARIZE AGREEMENT (IF ANY) AND METHOD TO BE USED FOR PAYMENTS TO BE MADE TO MUNICIPALITY REGARDLESS OF STATUTORY EXEMPTION

(Attach copy of the agreement or extract of the terms relating to the project).

- a. Formula for payment Please see attached Payment in Lieu of Taxation Agreement.

- b. Projected expiration date of agreement 02/01/2039

c. Municipal corporations to which payments will be made

	Yes	No
County <u>Sullivan</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Town/City <u>Thompson</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Village _____	<input type="checkbox"/>	<input type="checkbox"/>
School District <u>Monticello</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

d. Person or entity responsible for payment

Name Michael C. Taylor
 Title Pres., Bridgeville Ski Co. Inc. & Managing Member, Maude Crawford Realty LLC
 Address PO Box 1388
Monticello, NY 12701

e. Is the IDA the owner of the property? Yes No (check one)
If "No" identify owner and explain IDA rights or interest in an attached statement.

Telephone _____

IDA leasehold interest. Please see attached Lease to Agency and Leaseback to Company.

6. Is the property receiving or has the property ever received any other exemption from real property taxation? (check one) Yes No

If yes, list the statutory exemption reference and assessment roll year on which granted:
exemption MIDA assessment roll year 2017 roll year and prior

7. A copy of this application, including all attachments, has been mailed or delivered on 7/18/23 (date) to the chief executive official of each municipality within which the project is located as indicated in Item 3.

CERTIFICATION

I, Jennifer Flad, Executive Director of
 Name Title
County of Sullivan Industrial Development Agency hereby certify that the information
 Organization
 on this application and accompanying papers constitutes a true statement of facts.

7/18/23
Date

Jennifer Flad
Signature

FOR USE BY ASSESSOR

1. Date application filed _____
2. Applicable taxable status date _____
- 3a. Agreement (or extract) date _____
- 3b. Projected exemption expiration (year) _____
4. Assessed valuation of parcel in first year of exemption \$ _____
5. Special assessments and special as valorem levies for which the parcel is liable:

Date

Assessor's signature

RP 412-a Attachment

County of Sullivan Industrial Development Agency SBL# 32.-2-59

2. Occupant (if other than IDA)

Name:	Bridgeville Ski Company Inc. d/b/a Holiday Mountain
Street:	PO Box 1388
City, State, Zip:	Monticello, NY 12701
Telephone No.	
Contact:	Michael C. Taylor
Title:	President

Name:	Maude Crawford Realty LLC
Street:	PO Box 1388
City, state, Zip:	Monticello, NY 12701
Telephone No.	
Contact:	Michael C. Taylor
Title:	Managing Member

July 18, 2023

AI
#1

KALTER, KAPLAN, ZEIGER & FORMAN

ATTORNEYS AT LAW

6166 STATE ROUTE 42, P.O. BOX 30
WOODBOURNE, NEW YORK 12788

TEL. (845) 434-4777

FAX (845) 436-8156

ELLENVILLE OFFICE

47 NORTH MAIN STREET, P.O. BOX 186

ELLENVILLE, NEW YORK 12428

TEL. (845) 647-4110

FAX (845) 647-6232

Email: jkaplan.kkzf@gmail.com

IVAN KALTER

ivankalter.kkzf@gmail.com

JEFFREY KAPLAN

jkaplan.kkzf@gmail.com

JAY L. ZEIGER

jayzeiger.kkzf@gmail.com

TERRY S. FORMAN

terryforman.kkzf@gmail.com

July 19, 2023

Marilee J. Calhoun, Town Clerk
4052 New York 42
Monticello, NY 12701



Re: Varnell Equities Petition for Annexation

Dear Ms. Clahoun,

Please be advised that we represent Varnell Equities LLC.

Enclosed please find petition for annexation.

Very truly yours,

A handwritten signature in blue ink, appearing to read "Ivan Kalter".

IVAN KALTER

IK/ae

Enc.

cc: Eli Brezel
Glenn L. Smith, P.E.
William J. Rieber Jr.

**PETITION FOR ANNEXATION
Varnell Equities LLC**



*****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
GORDON JENKINS
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 45 (the "Territory") to be annexed to the Village of Monticello and become a part thereof.

3. The Petitioner is the deed owner 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 29 acres of land located on Varnell Road off West Broadway. Two location maps are attached hereto as Schedule "A" and "B". Same being highlighted.

5. The Territory is presently in the Town of Thompson SR Zone. The Petitioner further requests that upon completion of the requested annexation that the Territory be zoned RM (multi-family). Current Town of Thompson Zoning permits its approximate 14 one-acre single family home lots in a subdivision. The proposed Village of Monticello Zoning permits density of 8 townhouses per acre with a maximum townhouse count of approximately 208 units allowed 100 units is proposed. A copy of the plan is attached as Schedule "C". Schedule "D" is a schedule pursuant to existing Town of Thompson zoning.

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 effectuating a residential development subject to amendments if any which may be appropriate or required.

7. It is anticipated that water and sewer facilities will be available from the Village of Monticello for such development.

8. 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.

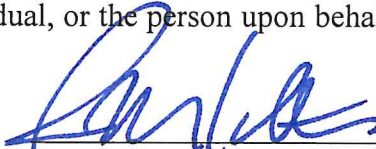
IN WITNESS WHEREOF, the Petitioner in the presence of us as witnesses, affixed his name and signed the foregoing Petition on the 14th day of July, 2023.

Petitioner: Varnell Equities LLC

By: _____
Eli Brezel, Managing Member

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

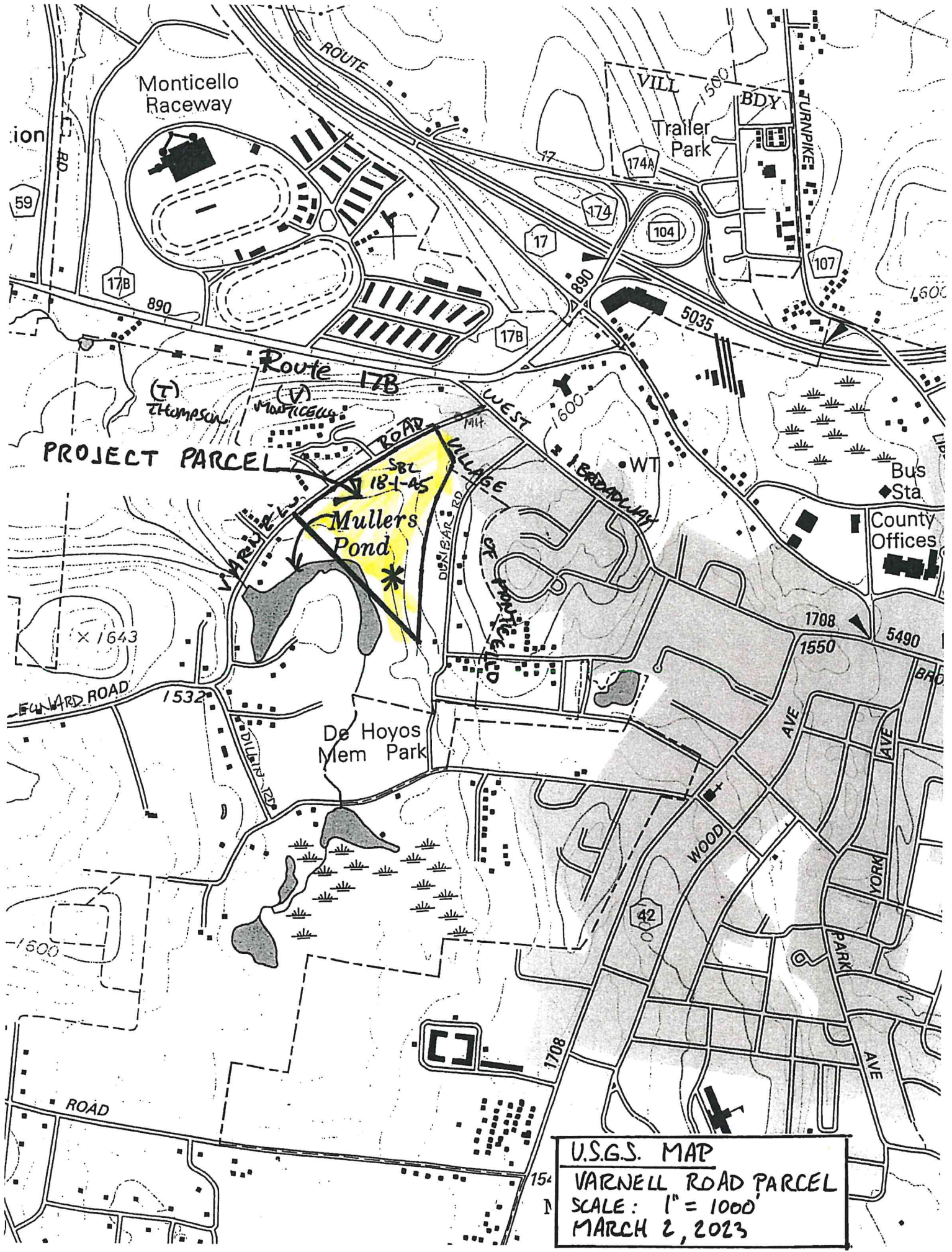
On the 14th day of July, in the year 2023 before me, the undersigned, a Notary Public in and for said State, personally appeared **ELLI BREZEL**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged 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

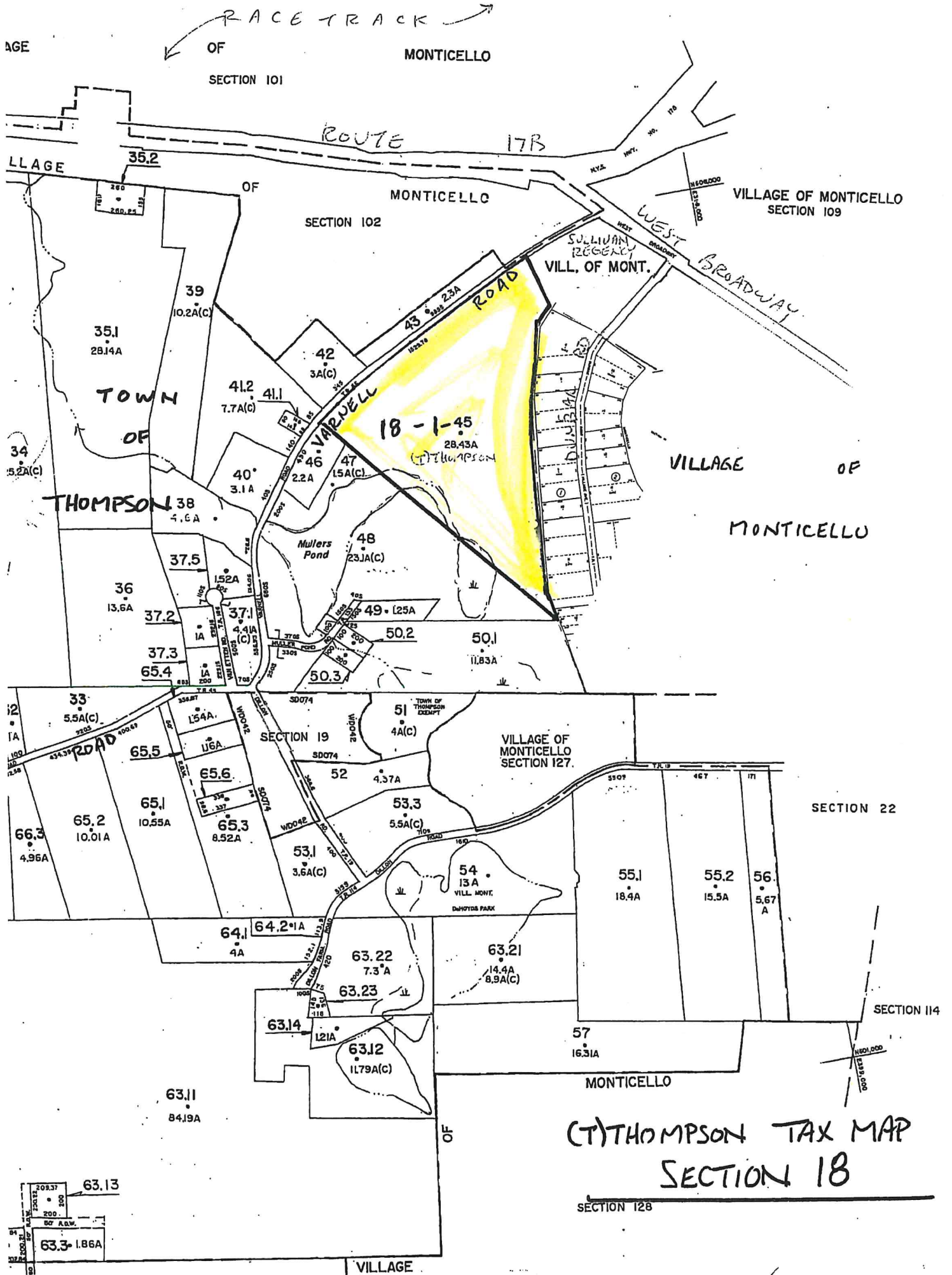
IVAN KALTER
Notary Public, State of New York
Reg. No. 02KA2022140
Qualified in Sullivan County
Commission Expires Feb. 28, 2026

EXHIBIT "A"



U.S.G.S. MAP
VARNELL ROAD PARCEL
SCALE: 1" = 1000'
MARCH 2, 2023

EXHIBIT “ B ”



(T) THOMPSON TAX MAP
SECTION 18

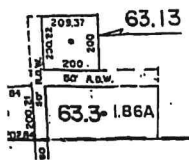
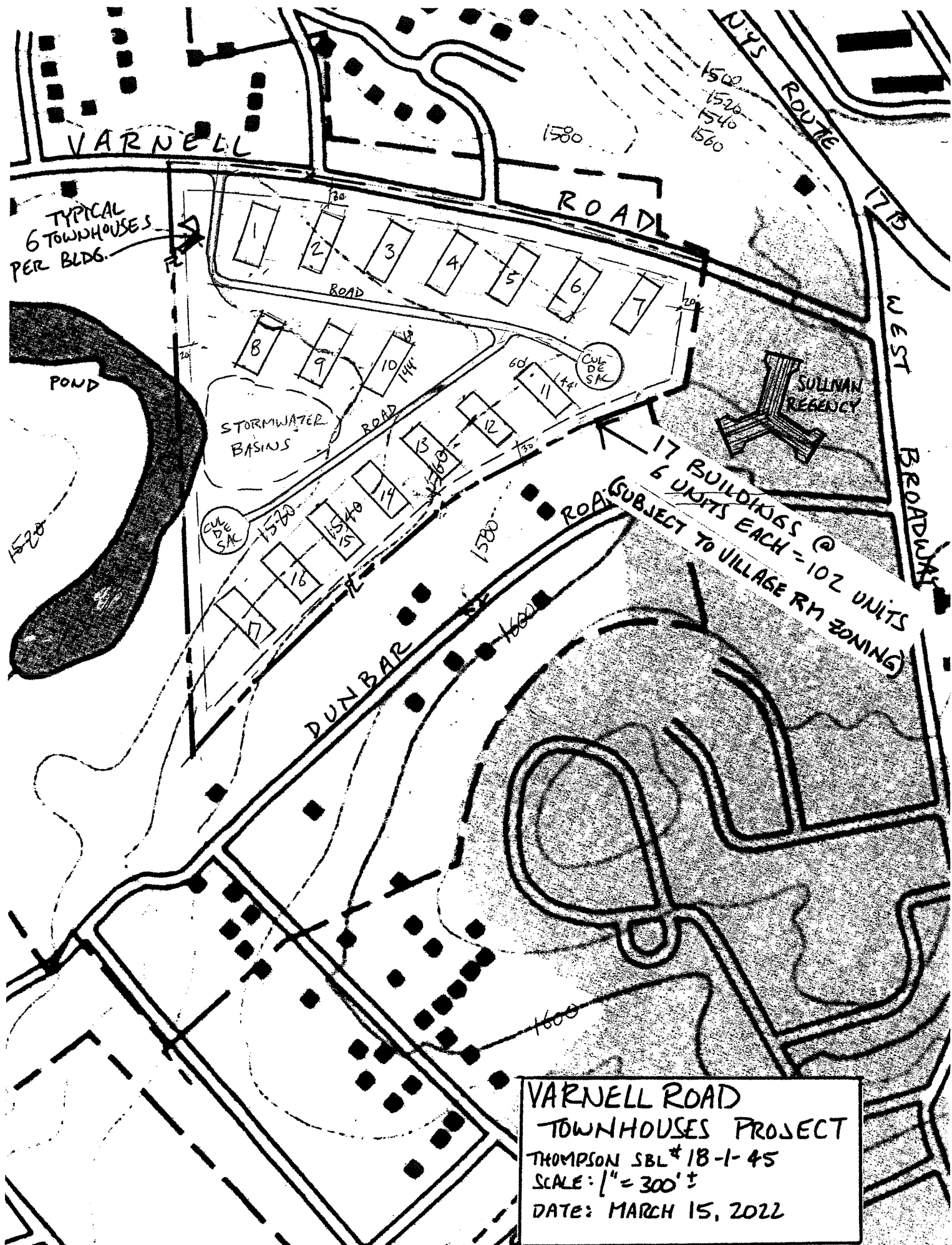


EXHIBIT "C"



1-FAMILY HOUSE SUBDIVISION
 LAYOUT IN (T) THOMPSON
 SR ZONE
 DATE: JUNE 19, 2023
 SCALE: ± 1" = 300'

EXHIBIT “ D ”



TYPICAL
6 TOWNHOUSES
PER BLDG.

POND

STORMWATER
BASINS

SULLIVAN
REGENCY

17 BUILDINGS @
6 UNITS EACH = 102 UNITS
(SUBJECT TO VILLAGE RM ZONING)

VARNELL ROAD
TOWNHOUSES PROJECT
THOMPSON SBL # 18-1-45
SCALE: 1" = 300'
DATE: MARCH 15, 2022

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 2023 assessment year, corresponding to the 2023/2024 tax year, a certified copy of which was filed with the Town Clerk of the Town of Thompson on or about July 1, 2023.
3. The total assessed valuation of the real property in the Town of Thompson according to said assessment roll was 1,865,442,134
4. Varnell Equities LLC is the owner of one parcel of land in the Town of Thompson under Tax Map Number Section 18, Block 1, Lot 45, which are comprised of 29 acres of vacant land, and is assessed for real property tax purposes as follows:

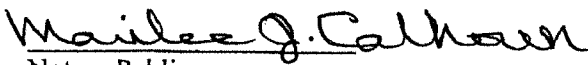
<u>Parcel</u>	<u>Assessment</u>
18.-1-45	\$ 74,500.00

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 17th
day of July, 2023


Notary Public

MARILEE J. CALHOUN
Notary Public, State of New York
Sullivan County Clerk's #2571
Commission Expires July 08, 2026



July 13, 2023

Town of Thompson
 Att: Van B. Krzywicki, IAO, Sole Appointed Assessor
 4052 Route 42
 Monticello, NY 12701

Telephone: 845-794-2500 x 312
 Email: assessor@townofthompson.com

Re: Tax Certiorari Appraisals - Town of Thompson, Sullivan County, NY

**APPRAISAL SERVICES CONTRACT
 "ENGAGEMENT LETTER"**

This contract is an agreement between Ackery & Hubbell Appraisal Corp. (APPRAISER), and Town of Thompson, (CLIENT). **Payment is not contingent upon arriving at a particular value.**

Three Subject Properties -

Thompson 10.-6-2.2; Kiamesha Owners Corp - co-op bungalow colony
 Thompson 23.-1-35, 36 & 23.-1-23.1; Idriz Musovic – three vacant commercial lots

APPRAISER agrees to conduct a scope of services that includes:

- Visual inspection of the subject properties and reviewing necessary maps including topographic, flood plain maps, zoning maps, survey, etc.
- Valuing the appropriate interests of the properties based on value in use for tax grievance assignments. , the vacant lots will be valued as three separate lots.
- Conducting market research and analysis for use in the sales approach for all three parcels and the income approach for the bungalow colony
- Valuation date for the 2020 roll is July 1, 2019
- Two Restricted Appraisal Reports will be provided – one for the bungalow colony and one for the vacant parcels. These will be preliminary reports - not "Court-Ready" reports and not suitable for court testimony and trial. These reports are suitable for preliminary reports intended for settling the tax grievances.

CLIENT agrees to remunerate APPRAISER a fee in total of \$7,000. The fee is due upon completion of the reports. An invoice will be sent upon completion.

Post appraisal services:

- Consultations, pre-trial meetings, review of opposing party appraisal and/or valuation discussions relating to issues contained within the opposing appraisal will be billed on an hourly basis at \$250 per hour.
- Court appearance and depositions billed at \$250 per hour with a \$1,500 minimum appearance.
- Travel time billed at \$75 per hour timed from appraiser's home or office depending on appearance location.

Will review the subject information received and anything else needed will be requested upon engagement.

Information marked as "confidential" by the client will remain as such. The purpose of the assignment is to render market values of the subject property as of the valuation dates. The intended user is the client – the Town of Thompson.

The intended use is to aid in a tax grievance proceeding. If the report is used for other purposes or by other people it could be misleading, inaccurate, or insufficient for those purposes. This report can be used in negotiating a settlement but is not to be presented at any trial.

Delivery of preliminary report to the client will be 7 to 8 weeks from the date of engagement (unless otherwise agreed upon); contingent upon receipt of all necessary items in order to complete the appraisal.

In the event that any payment is not paid when due, CLIENT shall pay all expenses of collection, including, but not limited to, court costs and attorneys' fee.

Thank you for the opportunity of presenting this contract for your consideration.

If the contract meets with your approval, please execute and return a signed original, together with the required payment and requested data. Signed pdf and data can also be sent via email (preferred method).

Respectfully submitted:

ACKERLY & HUBBELL APPRAISAL CORP.

Grant Ackerly

Grant P. Ackerly, MAI, AI-GRS, CCIM

President

State Certified General Real Estate Appraiser No. 46..46551

GP/wp

AUTHORIZATION TO PROCEED

I agree to the terms and conditions of the Appraisal Service Contract set forth herein, and hereby authorize APPRAISER to proceed with said services.

Signature

Date

Printed Name

Title

Kiamesha Owners Corp: attorney Walter Garigliano 845-796-1010
Person to contact for inspection

Idriz Musovic: attorney Michael Altman 845-434-7380
Phone number

#3

Marilee Calhoun (Town of Thompson)

From: Joel Kohn <joel@jkexpediting.com>
Sent: Wednesday, July 26, 2023 4:49 PM
To: marilee (clerk-town of thompson); Supervisor (Town of Thompson)
Cc: michael; Matthew Sickler
Subject: Fraser Resort / Gibber Holdings Sewer District Extension

Good afternoon Marilee,

Please add to next week's Town Board agenda to discuss / approve the Sewer District Extension for the Fraser Resort project, and will leave off the approval for the Gibber Holdings SD Extension until after there is an agreement worked out on that parcel.

I discussed this with the Supervisor and he had me email you to put it on the agenda.

If you have any questions please do not hesitate to contact me.

Sincerely,

Joel Kohn

JK Expediting Services
63 Liberty St.
P.O. Box 369
Monticello NY 12701
845-796-9110
Joel@jkexpediting.com

9.-1-8.2
38.5 acres

#4

Marilee Calhoun (Town of Thompson)

From: Joel Kohn <joel@jkexpediting.com>
Sent: Wednesday, July 26, 2023 4:44 PM
To: Supervisor (Town of Thompson); marilee (clerk-town of thompson)
Cc: John Cappello; Paula Elaine Kay; michael
Subject: Re: Viznitz 27 Lot Subdivision - Developer's Agreement
Attachments: DEVELOPERS AGREEMENT SIGNED.pdf

Looping in [@marilee \(clerk-town of thompson\)](#)

Joel Kohn

JK Expediting Services
63 Liberty St.
P.O. Box 369
Monticello NY 12701
845-796-9110
Joel@jkexpediting.com

On Wed, Jul 26, 2023 at 11:06 AM Joel Kohn <joel@jkexpediting.com> wrote:
Good morning,

Please add Viznitz 27 Lot Subdivision Developer's Agreement on the next Town Board agenda for the purpose of revising paragraph 4 to allow the installation of the sewer mains once the DEC has approved the sewer for the project.

John Cappello and Paula Kay have discussed this previously and Paula had us get it on the Town Board agenda for approval of the Town Board.

See attached original agreement.

If you have any questions please do not hesitate to contact me.

Sincerely,

Joel Kohn

JK Expediting Services
63 Liberty St.
P.O. Box 369
Monticello NY 12701
845-796-9110
Joel@jkexpediting.com

DEVELOPER'S AGREEMENT - VIZNITZ 27 LOT SUBDIVISION

THIS DEVELOPER'S AGREEMENT (the "Agreement") is made and entered into this ___ day of July ~~September~~, 2021, between **KL HOUSING CORP.**, a New York corporation, having an address at 33 Kaser Terrace, Monsey, New York 10952 (the "Company"), and the Town of Thompson, Town of Thompson Town Hall, 4052 Route 42, Monticello, New York 12701 (the "Town") (collectively known as the "Parties").

WITNESSETH

WHEREAS, the Town Planning Board has heretofore adopted a resolution granting Preliminary Subdivision approval and Site Plan Approval with conditions for the Viznitz 27 Lot Subdivision located at PUD #4, Barnes Boulevard, in the Town of Thompson (the "Project") which is owned by the Company; and

WHEREAS, consistent with Section 250-52.1 of the Town of Thompson Town Code, infrastructure inspection fees are required to be paid to the Town as part of its authorization to proceed with construction activities; and

WHEREAS, in order to determine the inspection fee amount, the Company shall provide the Town with an Engineer's Estimate for the infrastructure work for the entire project, and after it is approved, such schedule shall be annexed hereto and made a part hereof; and

WHEREAS, prior to Final Conditional Site Plan Approval, the Town Planning Board shall review the recreational facilities located within the Company's Site Plan, and the Planning Board will set the recreation fees pursuant to 52-3(e) and 250-152 of the Town Code, which will be based upon 93 units; and

WHEREAS, the Company shall establish a performance bond and a restoration bond in the amount and format that is acceptable to the Town Engineer and Town Attorney.

NOW, THEREFORE, in consideration of the recitals, the mutual covenants and promises set forth herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties hereby agree as follows:

1. In furtherance of the aforementioned, the Town acknowledges receipt of \$117,489.68 ~~118,701.88~~, from the Company. This sum represents the 4% Site Inspection Fee for the Project.

2. The Park and Recreation Fees to be established by the Planning Board (based upon 93 Units), shall be paid when the Company receives Final Approval on the application.

3. The Town acknowledges receipt of \$245,000.00 from the Company, this sum represents the agreed upon restoration bond amount for the Project; a performance bond, which has been set by the Town Engineer at \$2,937,242.00 ~~2,967,547.00~~, shall be issued to the Town when the Company receives Final Approval from the Planning Board on the application.

4. Once the Town receives the Infrastructure Inspection Fee and the restoration bond, the Company may begin construction of only initial infrastructure work prior to Final Approval being issued by the Planning Board.

5. Once the Planning Board issues Final Conditional Approval on the application, no maps shall be signed and no building permits shall be issued unless and until all fees are paid, all Town Consultant comments have been addressed, the applicant has received all applicable regulatory agency approvals and all additional bonds or securities have been provided to the Town. At such time as all of such bonds or securities have been provided, the restoration bond shall be refunded to the Company.

6. The Town agrees to use the Site Inspection Fees for the Town's expenses associated with the cost of certain professional engineering, legal, and other professional services (the "Town's Consultants") and the administration and site inspection consistent with Section 250-52.1 of the Town of Thompson Town Code. To the extent possible, the Town shall maintain invoices from the Town's Consultants reasonably sufficient to demonstrate that all expenses and costs of such Town's Consultants were associated with the Town's review and administration of the Project. In the event the Company decides not to pursue the Project, the parties agree to negotiate in good faith to develop a reasonable estimate of the unused Site Inspection Fees. After a mutually agreeable estimation of the unused Site Inspection Fees has been agreed upon by the Parties, and after all of the Town's Consultants invoices have been paid, the Town shall promptly refund any unused portions of the Site Inspection Fees to the Company.

7. This Agreement may be executed in multiple counterpart signature pages original, facsimile, or scanned electronic version, which taken together shall constitute a single document.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be duly executed and its seal to be affixed thereto as of the day and year first above written.

KL HOUSING CORP.

By: Israel Hejman
NAME: Israel Hejman, PRESIDENT

TOWN OF THOMPSON

William J. Rieber, Jr.
NAME: WILLIAM J. RIEBER, JR.,
TOWN SUPERVISOR

#5

Marilee Calhoun (Town of Thompson)

From: Lawrence Marshall <lmarshall@mntm.co>
Sent: Thursday, July 27, 2023 10:07 AM
To: supervisor@townofthompson.com
Cc: marilee@townofthompson.com; Abhishek Patel
Subject: Zoning Change Request Letter
Attachments: 4947.TB.2023.07.27.pdf

Supervisor Rieber,

Attached please find a request for a zoning change for Tax Parcels 35-1-9.4 & 9.5 on Emerald Place and Rock Hill Drive in the Town of Thompson.

Please consider this request at your next available Town Board meeting.

Thank you in advance for your attention to this matter.

Thank you,
Lawrence Marshall, PE
President
Mercurio-Norton-Tarolli-Marshall, PC
Engineering-Land Surveying
P.O. Box 166
45 Main Street
Pine Bush, NY 12566
Tel: (845)744-3620
Fax: (845)744-3805
Email: lmarshall@mntm.co

Lawrence J. Marshall, P.E.

Timothy J. Martz, L.S.

Zachary A. Peters, P.E.

July 27, 2023

William J. Rieber, Jr.
Supervisor
Town of Thompson
4052 Route 42
Monticello, NY 12701
via email: supervisor@townofthompson.com
marilee@townofthompson.com

Re: Job No. 4947
Tax Parcels: 35.-1-9.4 & 9.5
Rock Hill Drive & Emerald Place
Town of Thompson
Sullivan County
Hotel Site Plan

Dear Supervisor Rieber:

My client, Abhi Patel, is looking to construct a hotel on Tax Parcels 35.-1-9.4 and 9.5 in the Town of Thompson. The parcels, totaling 4.97 acres, are currently located in the Emerald Corporate Center Planned Business Park District (PBP) (Tax Parcel 35.-1-9.4) and the Highway Commercial-2 (HC-2) (Tax Parcel 35.-1-9.5) zoning districts. The noted districts do not allow hotels as permitted or special permitted use in either zoning district.

The hotel is proposed to be a 4-story, 91 room Candlewood Suites (an IHG hotel brand) located along Emerald Place. As the parcels are located in close proximity to the Hamaspik Resort, a hotel use on the noted parcels will be consistent with existing uses in the immediate vicinity. With the hotel being 4 stories in height, the overall height of the building will be consistent with the 50-foot maximum height permitted in the PBP zoning district.

The applicant is requesting that hotels be added to the list of permitted uses in the PBP and HC-2 zoning districts to allow the proposed Candlewood Suites to be constructed on the subject parcels. Please consider this request at your next Town Board meeting.

If you have any questions or concerns, please feel free to contact me at (845) 744-3620 or by email at lmarshall@mntm.co.

Sincerely,



Lawrence Marshall, P.E.



Minutes of a Regular Meeting of the Town Board of the Town of Thompson held at the Town Hall, 4052 State Route 42, Monticello, New York and held remotely via Zoom on **April 18, 2023.**

ROLL CALL:

Present: Supervisor William J. Rieber, Jr., Presiding
Councilman John A. Pavese
Councilman Ryan T. Schock
Councilwoman Melinda S. Meddaugh
Councilman Scott S. Mace

**APPROVED
DRAFT**

Also Present: Marilee J. Calhoun, Town Clerk
Michael B. Mednick, Town Attorney
Jill M. Weyer, Director of Community Development
Melissa DeMarmels, Town Comptroller
Michael G. Messenger, Water & Sewer Superintendent
Glenn Somers, Parks & Recreation Superintendent

Present via Zoom: Kelly Murran, Deputy Town Clerk
Karen Schaefer, Supervisor's Confidential Secretary

REGULAR MEETING – CALL TO ORDER

Supervisor Rieber opened the meeting at 7:00 PM with the Pledge to the Flag. This meeting was held in person and remotely via Videoconferencing streamed live on the Zoom app, which is accessible to the public. The meeting is also being recorded for full transcription purposes should it be required.

APPROVAL OF MINUTES:

On a motion made by Councilman Pavese and seconded by Councilman Schock the minutes of the April 4th, 2023 Regular Town Board Meeting were approved as presented.

Vote: Ayes 5 Rieber, Pavese, Schock, Meddaugh and Mace
 Nays 0

PUBLIC COMMENT:

There was no public comment given.

CORRESPONDENCE:

Supervisor Rieber reported on correspondence that was sent or received as follows:

- **Stephanie June, Section Chief, Water Assessment and Implementation Bureau of Water Assessment and Management, NYS DEC:** Letter dated 03/07/23 to Supervisor Rieber Re: Notice of Denial of Water Quality Improvement Project (WQIP) Consolidated Funding Application (CFA) Number #120922 for Sackett Lake Sewer District.



#7
B

DEPARTMENT OF PARKS & RECREATION
4052 STATE ROUTE 42
MONTICELLO, NEW YORK 12701-3221
WEBSITE: www.townofthompson.com

GLENN SOMERS, SUPERINTENDENT
gsomers@townofthompson.com
(845) 796-3606
(845) 794-2777 FAX

July 25, 2023

Can you please place on the agenda for approval to purchase 224' of Eljen drain material from Wooddards concrete products for \$7112.00 as they are the best price through procurement process. This is for the bathroom project at Lake Ida park. Thanks Glenn

Woodards Concrete Products, Inc.

BOX 8, LYBOLT ROAD
 BULLVILLE, NEW YORK 10915
 PHONE: (845) 361-3471
 FAX: (845) 361-1050

DELIVERY INVOICE

TO2500
 TOWN OF THOMPSON
 HIGHWAY/WATER & SEWER
 4052 RT 42
 MONTICELLO, NY 12701-3321
 EXEMPT
 QUOTE

Invoice Date:07/19/23
 Page: 1
 Salesperson: 1
 Invoice : AUTO
 Due Date:08/31/23
 Disc Date:07/19/23

Quantity	:Item Number	:List Price	:Sale Price	:Extension	:Tx
	:Item Description	:	:	:	:
56	ELJEN-IN DRAIN	127.00	127.00	7112.00	N
	ELJEN IN-DRAIN GSF EA				
56	ELJEN-CLIPS	0.00	0.00	0.00	N
	CLIPS FOR IN-DRAIN				
260	ELJEN-FABRIC	0.00	0.00	0.00	N
	ELJEN FABRIC 5'W /FT				

WOODARD'S CONCRETE PRODUCTS	Subtotal	:	7112.00
*A 2% MONTHLY FINANCE CHARGE		:	
**WILL BE ADDED TO ALL CHARGES	Net Total	:	7112.00
**NOT PAID BY THE 10TH	Sales Tax	:	
	Invoice Total:	:	7112.00

WOODARD'S IS NOT RESPONSIBLE FOR TANK LEAKAGE UNLESS TESTING IS DONE PRIOR TO BACKFILLING

THE WOODARD'S WARRANTY

Woodard's warranty their precast products for one year for workmanship and materials. Woodard's will not assume responsibility for their products if a customer has used chemicals or de-icing products on their product.

PERMITS ENTRY UNITS: Warranty void if installation requirements on permits. Entry brochures are not followed. Unit must be back filled with clean gravel.

YARD PICK-UP

If a customer chooses to pick up products at the yard, then the customer assumes responsibility for the product once the vehicle has left Woodard's premises. Woodard's can not be responsible for unforeseen road hazards, unsafe driving, or for a customer's handling habits.

JOB-SITE DELIVERIES

Woodard's products delivered to a customer's job site which are not set or installed by Woodard's, becomes the responsibility of the customer. Woodard's drivers are responsible for the vehicle they drive. They will advise the customer of hazards that exist at the site which could cause damage to property and/or vehicle. Woodard's drivers have the authority to refuse entry to a job-site due to unsafe conditions.

When ordered to enter a job-site by the customer, we do so at the customer's risk and will not be responsible for broken walks or driveways, downed wires, rutted lawns, or other damage which may result.



SCHMIDTS WHOLESALE, INC.

150 JEFFERSON STREET
 MONTICELLO, NY 12701
 WWW.SCHMIDTSWHOLESALE.COM

PRICE QUOTE

Phone 845-794-5900
 Fax 845-794-6142

Page 1

Printed 07/19/23 BJS

Quoted
 TOWN OF THOMPSON - GENERAL
 4052 ROUTE 42
 MONTICELLO NY 12701
 Buyer: GLEN
 Tel:845-794-2500 Fax:845-794-8600

Ship To
 TOWN OF THOMPSON - GENERAL
 4052 ROUTE 42
 MONTICELLO NY 12701

Quote # Q180409	Quote Date 07/19/2023	Exp Date 08/18/2023	Customer # 0044371	Customer P/O # LAKE IDA PARK	Ship Via	Writer BJS
Job ID			Customer Terms NET 30 DAYS		Salesman HOUSE	

Product	Description	UM	Quant	Unit Price	Extension
SP*058414	ELJEN SAND FILTER 4'X3' TYPE B, W/FABRIC AND STAPLES	EA	56	160.6581	8996.85

X: _____ (Accepted by)	Sub Total	\$8,996.85	T o t a l
	Freight	\$0.00	
	Misc Charges	\$0.00	
	Tax Amount	\$0.00	
		\$8,996.85	

MESSAGE

This quote is presented in good faith & accurate at the time of entry. Schmidt's cannot guarantee pricing due to unforeseen cost increases. Prior to acceptance, we will advise you of any price changes

TERMS

All special order items require a 50% minimum deposit & will be delivered immediately upon receipt of material. Amounts quoted are before all applicable local taxes have been applied.

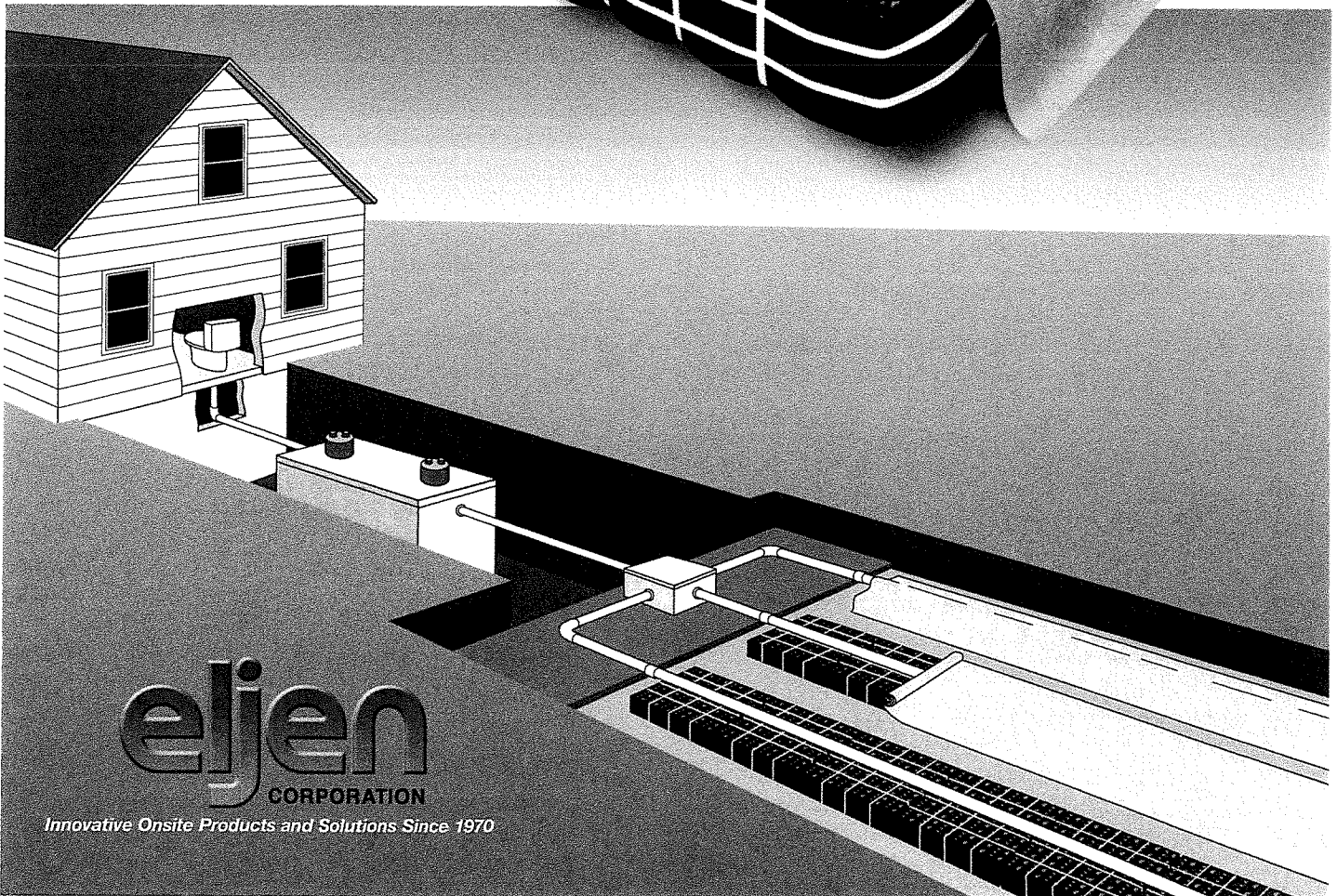
Eljen GSF Geotextile Sand Filter

PASSIVE ADVANCED TREATMENT TECHNOLOGY

The Eljen GSF (Geotextile Sand Filter) is an alternative for onsite septic leachfield systems. The system is made up of geotextile fabric and a plastic core material that work together to provide vertical surface area throughout each Module and aids in oxygen transfer. The GSF applies treated effluent to the soil, increasing the soil's long term acceptance rate. A Specified Sand layer provides additional filtration, and prevents saturated conditions.



- Treatment and disposal in the same footprint
- Smaller installation area than conventional systems
- Reduced site impact
- Made from recycled materials
- Lightweight and easy to handle



eljen
CORPORATION

Innovative Onsite Products and Solutions Since 1970



#7
C

DEPARTMENT OF PARKS & RECREATION
4052 STATE ROUTE 42
MONTICELLO, NEW YORK 12701-3221
WEBSITE: www.townofthompson.com

GLENN SOMERS, SUPERINTENDENT
gsomers@townofthompson.com
(845) 796-3606
(845) 794-2777 FAX

July 26, 2023

Can you please place on the agenda for approval to purchase electrical conduit for the bathroom project at Lake Ida Park I am waiting for Quotes to come back for the procurement process. As soon as I receive them I will give them to you for the board. Thank you! Glenn



Kandel Brothers of Middletown, Inc.
 151 North Street
 Middletown, 10940
 Phone (845)343-3200

Bid To

TOWN OF THOMPSON
 WATER AND SEWER DEPT.
 4052 ROUTE 42
 MONTICELLO, NY 12701

Customer Quote

Quote #	Quote Date	Valid Until / Status
30708	07/27/2023	08/11/2023 / Approved
Store	Store Phone #	SalesRep
KBM	(845)343-3200	Benjamin Kandel
Customer Acct #	Job Name	Ship Via / Shipping Method
TOWTHO		Company / Best Way

Ship To

BRAD BASTONE
 WATER AND SEWER DEPT
 128 ROCKRIDGE DRIVE
 MONTICELLO, NY 12701

Line #	Vendor Item #	Mfg-Catalog Item Description Customer Part Number	STK NSK	Qty	UM	Unit Price	UM	Disc %	Ext Price
1	PVC 200	PVC 200 2IN PVC SCHEDULE 40 CONDUIT	STK	1400	FT	225.00	HF		3150.00
2	PVC 300	PVC 300 3IN PVC SCHEDULE 40 CONDUIT	STK	700	FT	428.00	HF		2996.00
3	HILP FBP424332HM47	HILP FBP424332HM47 NYSEG TRANSFORMER BOX PAD 42" X 43" X 32"	STK	1	EA	922.86	EA		922.86

Sub Total	7,068.86
Shipping & Handling	0.00
Quote Total	7,068.86 US\$

Conditions Of Quote



SCHMIDTS WHOLESALE, INC.
 150 JEFFERSON STREET
 MONTICELLO, NY 12701
 WWW.SCHMIDTSWHOLESALE.COM

PRICE QUOTE

Phone 845-794-5900
 Fax 845-794-6142

Page 1
 Printed 07/26/23 TT

Quoted
 TOWN OF THOMPSON - GENERAL
 4052 ROUTE 42
 MONTICELLO NY 12701
 Buyer: Brad
 Tel:845-794-2500 Fax:845-794-8600

Ship To
 TOWN OF THOMPSON - GENERAL
 4052 ROUTE 42
 MONTICELLO NY 12701

Quote # Q178237	Quote Date 05/24/2023	Exp Date 06/23/2023	Customer # 0044371	Customer P/O # LAKE IDA PARK	Ship Via	Writer TT
Job ID			Customer Terms NET 30 DAYS		Salesman HOUSE	

Product	Description	UM	Quant	Unit Price	Extension
98006006006	Pvc 2 X 10 Sch40 Cond Per/ Lgth - 140 LENGTHS PER PALLET	EA	140	23.2644	3257.02
98006006008	PVC 3 X 10 SCH40 CONDUITPER LGTH - 88 LGTH PER PALLET	EA	70	44.225	3095.75
SP*005943	NYSE&G TRANSFORMER PAD BP2000R 42x43x30 TOP OPENING 22x20 (FB424332HM47)	EA	1	1364.85	1364.85

X: _____ (Accepted by)	Sub Total	\$7,717.62	T o t a l
	Freight	\$0.00	
	Misc Charges	\$0.00	
	Tax Amount	\$0.00	
			\$7,717.62

<p>MESSAGE</p> <p>This quote is presented in good faith & accurate at the time of entry. Schmidt's cannot guarantee pricing due to unforeseen cost increases. Prior to acceptance, we will advise you of any price changes</p>	<p>TERMS</p> <p>All special order items require a 50% minimum deposit & will be delivered immediately upon receipt of material. Amounts quoted are before all applicable local taxes have been applied.</p>
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Town Supervisor
William J. Rieber, Jr.

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

#9

July 5, 2023

Bills over \$5,000.00

We are requesting permission to pay Delaware Engineering for engineering services through June 2023 on the Kiamesha Sewer Plant Upgrade Project

Delaware Engineering	Invoice #20-2090-10	\$21,487.75
----------------------	---------------------	-------------

APPROVED BY TOWN BOARD _____



Delaware Engineering, D.P.C.
 28 Madison Ave. Ext.
 Albany, NY 12203
 (518) 452-1290

Town of Thompson
 4052 Route 42
 Monticello, NY 12701

Invoice number 20-2090-10
 Date 07/13/2023

Project 20-2090 Town of Thompson - Kiamesha
 Lake WWTP Upgrade

For Services Rendered Through July 02, 2023

2 SPDES Permit Related Activities

	Hours	Rate	Billed Amount
Helen Budrock	1.00	155.00	155.00
Robert G. Chiappisi	1.00	135.00	135.00
subtotal	2.00		290.00
Phase subtotal			290.00

3 (A) Design Services - UV Disinfection & General Upgrades

	Hours	Rate	Billed Amount
Blake Elliott	5.00	110.00	550.00
David R. Ohman	6.00	220.00	1,320.00
Eric Michelitsch	21.50	125.00	2,687.50
Evan Brophy	23.00	110.00	2,530.00
John Peterson	31.50	150.00	4,725.00
Michael Primmer	0.25	180.00	45.00
Yamir Betancourt	12.00	170.00	2,040.00
subtotal	99.25		13,897.50

REIMBURSABLES

	Units	Rate	Billed Amount
Evan Brophy Mileage Albany 2023	141.60	0.655	92.75
Phase subtotal			13,990.25

3 (B) Design Services - DPW Maintenance Building

	Hours	Rate	Billed Amount
Evan Brophy	13.00	110.00	1,430.00
Rose Moser	4.00	100.00	400.00
Ryder Albano	56.00	35.00	1,960.00
subtotal	73.00		3,790.00
Phase subtotal			3,790.00

3 (C) Design Services - ATAD

	Hours	Rate	Billed Amount
Evan Brophy	28.00	110.00	3,080.00



Delaware Engineering, D.P.C.
 28 Madison Ave. Ext.
 Albany, NY 12203
 (518) 452-1290

Town of Thompson
 Project 20-2090 Town of Thompson - Kiamesha Lake WWTP Upgrade

Invoice number 20-2090-10
 Date 07/13/2023

3 (C) Design Services - ATAD

	Hours	Rate	Billed Amount
John Peterson	2.25	150.00	337.50
subtotal	30.25		3,417.50
Phase subtotal			3,417.50
		Invoice total	21,487.75

Approved by:

John Peterson

*Please remit payment to:
 Delaware Engineering, D.P.C.
 28 Madison Ave. Ext.
 Albany, NY 12203*

DELAWARE ENGINEERING, D.P.C.

55 South Main Street, Oneonta, New York 13820 Phone 607-432-8073/FAX 607-432-0432

Town of Thompson
4052 State Route 42
Monticello, NY 12701

PROJECT ID 20-2090

PROJECT: Kiamesha Lake WWTP Upgrade
INVOICE/REQUISITION No.: 10

	CURRENT COST	PREVIOUS COST	COST TO DATE	BUDGET
1. Task 1 - Project Planning Services				
Labor	\$ -	\$ 34,785.00	\$ 34,785.00	
Reimbursable Expenses	\$ -	\$ 212.95	\$ 212.95	
SUBTOTAL-TASK 1	\$ -	\$ 34,997.95	\$ 34,997.95	\$ 35,000.00
2. Task 2 - SPDES Permit Related Activities				
Labor	\$ 290.00	\$ 19,650.00	\$ 19,940.00	
Reimbursable Expenses	\$ -	\$ 135.13	\$ 135.13	
Subcontractors (Steingart Printing)	\$ -	\$ 242.43	\$ 242.43	
SUBTOTAL-TASK 2	\$ 290.00	\$ 20,027.56	\$ 20,317.56	\$ 25,000.00
3. Task 3 - Design Services				
(A) UV Disinfections & General Upgrades				\$ 725,000.00
Labor	\$ 13,897.50	\$ 414,252.50	\$ 428,150.00	
Reimbursable Expenses	\$ 92.75	\$ 566.57	\$ 659.32	
(B) DPW Maintenance Building				\$ 125,000.00
Labor	\$ 3,790.00	\$ 49,187.50	\$ 52,977.50	
Reimbursable Expenses	\$ -	\$ -	\$ -	
(C) ATAD				\$ 250,000.00
Labor	\$ 3,417.50	\$ 23,183.00	\$ 26,600.50	
Reimbursable Expenses	\$ -	\$ 133.32	\$ 133.32	
SUBTOTAL-TASK 3	\$ 21,197.75	\$ 487,322.89	\$ 508,520.64	\$ 1,100,000.00
4. Task 4 - Bid/Award				
Labor	\$ -	\$ -	\$ -	
Reimbursable Expenses	\$ -	\$ -	\$ -	
SUBTOTAL-TASK 4	\$ -	\$ -	\$ -	\$ 15,000.00

DELAWARE ENGINEERING, D.P.C.

55 South Main Street, Oneonta, New York 13820 Phone 607-432-8073/FAX 607-432-0432

	CURRENT COST	PREVIOUS COST	COST TO DATE	BUDGET
5. Task 5 - NYSEFC Contract Compliance/Subcontractor Coordination				
Labor	\$ -	\$ 12,807.50	\$ 12,807.50	
Reimbursable Expenses	\$ -	\$ -	\$ -	
SUBTOTAL-TASK 5	\$ -	\$ 12,807.50	\$ 12,807.50	\$ 20,000.00
6. Task 6 - Subcontracts				
Financing Administration (Municipal Solutions)	\$ -	\$ 2,832.20	\$ 2,832.20	\$ 25,000.00
Underground Utility Location Services (Bloodhound)	\$ -	\$ 7,500.00	\$ 7,500.00	\$ 7,500.00
Site Surveying (REGEN, LLC)	\$ -	\$ 14,000.00	\$ 14,000.00	\$ 25,000.00
Geotechnical Evaluation/Borings (Atlantic)	\$ -	\$ 4,736.50	\$ 4,736.50	\$ 15,000.00
Document Reproduction (Constructive Copy)	\$ -	\$ -	\$ -	\$ 5,000.00
SUBTOTAL-TASK 7	\$ -	\$ 29,068.70	\$ 29,068.70	\$ 77,500.00
TOTAL	\$ 21,487.75	\$ 584,224.60	\$ 605,712.35	\$ 1,272,500.00
AMOUNT DUE FOR CURRENT SERVICES	\$ 21,487.75			
AMOUNT PAST DUE	\$ -			
TOTAL NOW DUE	\$ 21,487.75			
BUDGET BALANCE	\$ 666,787.65			

THIS STATEMENT REFLECTS PAYMENTS RECEIVED ON OR BEFORE BILLING DATE