

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 June 04, 2024

**RESOLUTION TO PURCHASE PROPERTY AT 96 COLD SPRING ROAD,
MONTICELLO, NY (TAX MAP #29-1-17.1) FOR USE AS A TOWN HIGHWAY
VEHICLE MAINTENANCE BUILDING**

WHEREAS, the Town of Thompson Highway Department has limited space in the current Town Highway Barn in which to store and make repairs for their current fleet of vehicles and accessories; and

WHEREAS, the Town of Thompson has the opportunity to purchase property located at 96 Cold Spring Road (T/O Thompson Tax Map #29-1-17.1) which would be ideal for the use as a storage and Town Highway Maintenance garage; and

WHEREAS, the Town of Thompson and the current owner have negotiated an acceptable purchase price for the property, including all existing buildings on the property in the amount of \$750,000.00; and

WHEREAS, the Town of Thompson, after conducting numerous inspections of the property and determining the property and buildings located thereon would be suitable for the purpose of a Town Highway Maintenance and repair shop; and

WHEREAS, that the costs to purchase this property shall be borne by the current Town of Thompson Fund balance and will have no change in current or future tax bases or require any increase.

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

1. The Town of Thompson Town Board does hereby authorize the Town Attorney to pursue a Contract for the purchase of property defined as SBL 29-1-17.1 and further described as 96 Cold Spring Road, Monticello, New York.

2. The Town Board of the Town of Thompson authorizes the Town Supervisor to enter into a Purchase Agreement for the aforesaid property for the purchase price of \$750,000.00, upon the review and recommendation of the Town Attorney.

3. That upon entry into a Purchase Agreement for the aforesaid property, the Town Board authorizes the following steps to be taken towards Closing on the property:

(a) Authorization of providing a 5% deposit upon entering into a Purchase Agreement to be held in the Seller's attorneys IOLA account pending Closing;

(b) The ordering of a title search of the property and premises and authorization for the payment of any and all costs associated with the title search and title insurance;

(c) The ordering of an appraisal of the property and authorization for payment of any and all costs associates with the appraisal;

(d) Authorization for payment of all closing costs, including recording charges upon the closing of title for the aforesaid property;

(e) That the Supervisor be authorized to execute all required transfer documents, to effectuate the transfer of title of the aforesaid property to the Town of Thompson

4. That this Resolution is subject to a Permissive Referendum pursuant to Town Law §81(1)(c).

Moved by: Councilman Ryan T. Schock

Seconded by: Councilman John A. Pavese

The Members voted on the foregoing Resolution as follows:

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

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 to authorize the Town of Thompson to purchase property at 96 Cold Spring Road (T/O Thompson Tax #29-1-17.1), Monticello, New York for the purchase price of \$750,000.00 was adopted by said Town Board on June 04, 2024, subject to Permissive Referendum, a majority of all Board Members voting in favor thereof, and the same has been compared with the original on file in my office and is a true and correct copy of said original and is in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on June 05, 2024.



MARILEE J. CALHOUN, TOWN CLERK