

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall, in Monticello, New York, on the 15th day of February, 2022, at 7:00 o'clock P.M., Prevailing Time.

PRESENT:

WILLIAM J. RIEBER, JR., Supervisor
SCOTT S. MACE, Councilman
JOHN A. PAVESE, Councilman
MELINDA S. MEDDAUGH, Councilwoman
RYAN T. SCHOCK, Councilman

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In the Matter of
Proposed Creation of the State Route 42 Lighting District
in the Town of Thompson, Sullivan County, New York.
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WHEREAS, a map, plan and report have been duly prepared in such manner and in such detail as has heretofore been determined by the Town Board of the Town of Thompson, Sullivan County, New York, relating to the creation of the State Route 42 Lighting District within the Town of Thompson, to serve the area more particularly described in Schedule "A" annexed hereto and made a part hereof, which area is located wholly within the Town of Thompson; and

WHEREAS, said revised map, plan and report was prepared on behalf of the Town, by Guth DeConzo Consulting Engineers, P.C., dated January, 2022, which engineers are duly licensed by the State of New York, and which report and plan are on file in the office of the Town Clerk for public inspection; and

WHEREAS, the boundaries of the proposed extended district are more fully set forth and described in Schedule "A" annexed hereto and made a part hereof; and

WHEREAS, the improvement proposed for the said State Route 42 Lighting District, as created, consists of providing a means by which the Route 42 N and Anawana Lake Road

commercial business district can have a new public lighting system that will increase visibility to storefronts, improve vehicle and pedestrian safety, reduce crime and increase usage of businesses within the area, and

WHEREAS, the entire amount to be expended for such improvement, including but not limited to, costs of construction, engineering, administrative and legal fees, shall be borne solely and entirely by the said district property owners, and

WHEREAS, the annual median cost for a typical residential property within this newly created district would be Nine and 90/100 (\$9.90) Dollars, and the annual medial cost for a typical business would be Thirty-Four and 10/100 (\$34.10) Dollars, and

WHEREAS, it is now desired to call a Public Hearing for the purpose of considering said map, plan and report, and creating the State Route 42 Lighting District, and to hear all persons interested in the subject thereof and concerning the same in accordance with the provisions of Section 209-d of the Town Law;

NOW, THEREFORE, IT IS HEREBY

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

Section 1. That a meeting of the Town Board of the Town of Thompson, Sullivan County, New York, shall be held at the Town Hall, 4052 Route 42, Monticello, New York, in said Town, on the 15th day of March, 2022, at 7:00 o'clock, P.M., Prevailing Time, to consider said map, plan and report, and to hear all persons interested in the subject thereof concerning the same and to take such action thereon as is required by law.

Section 2. That a copy of this Order shall be published in the Sullivan County Democrat, the official newspaper of said Town, and posted on the bulletin board maintained by the Town

Clerk at the Town Hall in accordance with the provisions of Section 209-d of the Town Law, such publication posting to be not less than ten nor more than twenty days before the date designated for the hearing as aforesaid.

Section 3. This order shall take effect immediately.

Moved by: Councilman Ryan T. Schock

Seconded by: Councilwoman Melinda S. Meddaugh

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

WILLIAM J. RIEBER, JR.	VOTING	Aye
SCOTT S. MACE	VOTING	Aye
JOHN A. PAVESE	VOTING	Aye
MELINDA S. MEDDAUGH	VOTING	Aye
RYAN T. SCHOCK	VOTING	Aye

The order was thereupon declared duly adopted.

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SCHEDULE A

Town of Thompson, NY

Phase 1 Engineering Report

4 – Levy Apportionment

The following table shows all assessed parcels within the Lighting District, their tax exemption status, assessed value, property classification, and respective proposed levy amounts. The data in this table can be used to find the Total Assessed Value (AV_T), which is used in conjunction with the balance to be levied to derive the Levy Rate, as shown in the equations below. The Levy Rate is multiplied by the individual parcel's assessed value to derive the parcel's Proposed Levy.

Notes:

- (1) Proposed Levy is the total charge to be levied against the specified individual parcel. Future inflationary costs are not accounted for. Increasing years of the levy duration shall increase total levy paid by individual parcels dependent upon the true duration of levy and true inflation experienced each year.
- (2) Annual Levy is the amount to be levied against the specified individual parcel in any given year, assuming that the costs to be levied is evenly distributed over ten years. These values do not account for future inflationary costs. Values proposed in the Annual Levy column are a crude division of the Proposed Levy values and may fluctuate year-to-year as agreed upon by the Town of Thompson by adjustment factors discussed in Section 3.3.
- (3) Property Class was provided with the assessment. Description of property classes follow after the apportionment table. Content of the table was sourced from the following URL:
<https://www.tax.ny.gov/research/property/assess/manuals/prclas.htm#residential>
- (4) Rows colored **RED** indicate a tax-exempt (Roll Section 8) parcel controlled by a PILOT with an exception for special district ad valorem levies and are thus included in the calculation.
- (5) Rows colored **GREEN** indicate wholly tax exempt parcels(Roll Section 8). They are excluded from the calculation despite being within the lighting district and are not levied.
- (6) All Golden Ridge parcels in **BLUE** are excluded from the calculation. Should it be determined that such special district tax levies are not exempt for the Golden Ridge parcels, then the calculations would change to include them.

Print Key Parcel ID	Property Class	Roll Section Code (RS)	Assessed Value (AV_i)	Proposed Levy	Annual Levy (10 year)
Parcel list based on tax map current to 02/14/2022					
13.-1-19./1002	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./1202	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./1101	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0601	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0702	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0801	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0903	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0101	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0201	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0301	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0404	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0504	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0102	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0202	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./1001	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./1201	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./1102	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0602	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0701	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0802	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0901	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0302	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0401	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0501	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0902	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0403	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0503	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0402	210c	1	\$25,000.00	\$61.87	\$6.19
13.-1-19./0502	210c	1	\$25,000.00	\$61.87	\$6.19
13.-3-20.3	330	8	\$11,100.00	\$27.47	\$2.75
13.-3-20.2	330	8	\$500.00	\$1.24	\$0.12
13.-3-22	330	8	\$48,700.00	\$120.53	\$12.05
13.-3-36.1	312	1	\$69,600.00	\$172.26	\$17.23
13.-3-10.2	330	1	\$15,000.00	\$37.12	\$3.71
13.-3-21	260	1	\$32,300.00	\$79.94	\$7.99
13.-3-38.5	314	1	\$154,100.00	\$381.39	\$38.14

Print Key Parcel ID	Property Class	Roll Section Code (RS)	Assessed Value (AV_i)	Proposed Levy	Annual Levy (10 year)
Parcel list based on tax map current to 02/14/2022					
13.-3-38.3	426	1	\$550,000.00	\$1,361.21	\$136.12
13.-3-37.9	411	1	\$2,796,500.00	\$0.00	\$0.00
13.-2-5.1	462	1	\$555,200.00	\$1,374.08	\$137.41
13.-3-39	486	1	\$220,000.00	\$544.48	\$54.45
13.-2-3.3	486	1	\$518,100.00	\$1,282.26	\$128.23
13.-2-3.4	460	1	\$814,600.00	\$2,016.08	\$201.61
13.-3-11	210c	1	\$75,000.00	\$185.62	\$18.56
13.-2-4	484	1	\$269,900.00	\$667.98	\$66.80
13.-3-12	330	8	\$7,400.00	\$18.31	\$1.83
13.-3-40.23	652	8	\$756,500.00	\$0.00	\$0.00
13.-3-40.22	462	1	\$378,100.00	\$935.77	\$93.58
13.-3-13	314	1	\$20,000.00	\$49.50	\$4.95
13.-1-33	330	1	\$14,400.00	\$35.64	\$3.56
13.-3-40.6	451	1	\$5,447,510.00	\$13,482.21	\$1,348.22
13.-3-40.21	426	1	\$336,300.00	\$832.32	\$83.23
13.-3-20.1	330	8	\$124,100.00	\$307.14	\$30.71
13.-2-1.1	422	1	\$250,000.00	\$618.73	\$61.87
13.-1-34.1	453	1	\$9,750,000.00	\$24,130.57	\$2,413.06
13.-1-32	280	1	\$103,900.00	\$257.15	\$25.71
13.-3-14	260	1	\$51,300.00	\$126.96	\$12.70
13.-3-1.1	330	1	\$158,000.00	\$391.04	\$39.10
13.-1-31.2	210c	1	\$80,600.00	\$199.48	\$19.95
13.-3-15	311	1	\$12,700.00	\$31.43	\$3.14
13.-1-18.1	314	1	\$9,800.00	\$24.25	\$2.43
13.-1-31.1	210c	1	\$126,300.00	\$312.58	\$31.26
13.-3-16	210c	1	\$64,400.00	\$159.39	\$15.94
13.-2-2.2	462	1	\$820,900.00	\$2,031.67	\$203.17
13.-2-2.3	331	1	\$503,300.00	\$1,245.63	\$124.56
13.-2-1.2	426	1	\$450,000.00	\$1,113.72	\$111.37
13.-3-17	331	8	\$78,300.00	\$193.79	\$19.38
13.-2-1.3	432	1	\$231,600.00	\$573.19	\$57.32
13.-1-29	872	6	\$481,901.00	\$1,192.67	\$119.27
13.-1-53	330	8	\$66,900.00	\$165.57	\$16.56
13.-3-2.1	642	8	\$2,696,300.00	\$0.00	\$0.00
13.-3-45	330	8	\$35,300.00	\$87.37	\$8.74
13.-3-8	330	1	\$52,400.00	\$129.69	\$12.97
13.-3-4	330	1	\$85,000.00	\$210.37	\$21.04

Print Key Parcel ID	Property Class	Roll Section Code (RS)	Assessed Value (AV_i)	Proposed Levy	Annual Levy (10 year)
Parcel list based on tax map current to 02/14/2022					
13.-3-10.1	322	1	\$800,000.00	\$1,979.94	\$197.99
13.-3-5	330	8	\$76,300.00	\$188.84	\$18.88
13.-3-7	330	8	\$133,500.00	\$330.40	\$33.04
9.-1-38	330	1	\$164,800.00	\$407.87	\$40.79
13.-3-18	330	8	\$82,600.00	\$204.43	\$20.44
9.-1-83	330	1	\$3,500.00	\$8.66	\$0.87
9.-1-39.1	330	1	\$137,800.00	\$341.05	\$34.10
13.-3-19.1	330	8	\$103,600.00	\$256.40	\$25.64
13.-1-28	330	8	\$191,600.00	\$474.20	\$47.42
9.-1-36	322	1	\$552,400.00	\$1,367.15	\$136.72
13.-1-30.2	322	1	\$84,900.00	\$210.12	\$21.01
9.-1-40.2	210c	1	\$120,000.00	\$296.99	\$29.70
9.-1-41	446	1	\$600,000.00	\$1,484.96	\$148.50
9.-1-42	411	1	\$360,700.00	\$892.71	\$89.27
9.-1-45.2	314	8	\$21,000.00	\$0.00	\$0.00
9.-1-43.1	330	8	\$201,700.00	\$0.00	\$0.00
13.-1-34.3	426	1	\$450,000.00	\$1,113.72	\$111.37
13.-3-19.3	330	8	\$8,300.00	\$20.54	\$2.05
13.-3-37.5	411	1	\$2,429,000.00	\$0.00	\$0.00
13.-3-37.7	411	1	\$2,629,900.00	\$0.00	\$0.00
13.-3-37.8	411	1	\$2,637,000.00	\$0.00	\$0.00
13.-3-40.1	453	1	\$5,061,654.00	\$12,527.24	\$1,252.72
13.-1-27	417	8	\$1,693,200.00	\$0.00	\$0.00
13.-3-38.1	330	8	\$2,316,000.00	\$5,731.94	\$573.19
13.-3-38.10	330	1	\$75,800.00	\$187.60	\$18.76
13.-3-38.9	330	1	\$70,300.00	\$173.99	\$17.40
9.-1-80./0302	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0201	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0103	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0408	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0506	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0301	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0101	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0102	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0104	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0207	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0204	210c	1	\$50,000.00	\$123.75	\$12.37

Print Key Parcel ID	Property Class	Roll Section Code (RS)	Assessed Value (AV_i)	Proposed Levy	Annual Levy (10 year)
Parcel list based on tax map current to 02/14/2022					
9.-1-80./0205	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0203	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0202	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0206	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0507	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0502	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0505	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0503	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0509	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0501	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0504	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0508	210c	1	\$40,000.00	\$99.00	\$9.90
9.-1-80./0406	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0407	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0401	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0402	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0405	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0404	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80./0403	210c	1	\$45,000.00	\$111.37	\$11.14
9.-1-80	312	1	\$10,000.00	\$24.75	\$2.47
9.-1-80./0106	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0108	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0107	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-80./0105	210c	1	\$50,000.00	\$123.75	\$12.37
9.-1-75	822	8	\$490,200.00	\$0.00	\$0.00
13.-2-2.1	426	1	\$392,700.00	\$971.91	\$97.19
9.-1-84	330	1	\$1,800.00	\$4.45	\$0.45
9.-1-77	331	1	\$15,300.00	\$37.87	\$3.79
13.-3-40.3	462	1	\$259,300.00	\$641.75	\$64.17
13.-3-37.11	853	8	\$1.00	\$0.00	\$0.00
9.-1-76	330	1	\$500.00	\$1.24	\$0.12
Totals			\$53,774,166	\$92,619.00	\$9,216.90
Total Non-Taxable			\$16,351,301		
Total Taxable			\$37,422,865		
Balance				\$92,619.00	