

JOIN ZOOM MEETING:

<https://us02web.zoom.us/j/83032452642>

+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, JUNE 03, 2025**7:00 PM MEETING****PUBLIC HEARING: CONSOLIDATED HARRIS SEWER DISTRICT PROPOSED EXTENSION NO. 2****BROOKVIEW COTTAGES, SBL #: 7.-1-44.2****CALL TO ORDER****ROLL CALL****PLEDGE TO THE FLAG****APPROVAL OF PREVIOUS MINUTES: May 20, 2025 Regular Town Board Meeting****PUBLIC COMMENT****CORRESPONDENCE:**

- **Town Attorney Michael Mednick to Town Clerk Calhoun:** Letter dated 05/27/2025 Re: Foam Gods Properties, LLC – Original Deed and Owners Policy of Title Insurance
- **Town Attorney Michael Mednick to KA Annex, LLC. (c/o JK Expediting Services Corp.):** Letter dated 05/22/2025: Consolidated Harris Sewer District, SBL# 29-1-21: Request for Extension of 190 Cold Spring Road –Escrow for District Expenses
- **Ms. Sarah Ghawi, Animal Health Inspector, NYS Agriculture & Markets:** Letter dated 05/21/25 to Supervisor Rieber Re: Municipal Shelter Inspection Report for Sullivan County SPCA, completed on 05/16/25, rated "Satisfactory".
- **Southwoods Drive, LLC. – Lead Agency Designation**
- **NYS Dept. of Taxation and Finance:** Check #10465208, Dated: 05/09/25 in the amount of \$596,556.08 – NYS Gaming Commission for Resorts World Catskill Casino Distribution 4th Quarter Payment
- **Charter Communications:** Letter dated 05/02/2025 with Check #81214085 dated 05/05/2025 for \$37,095.49 – 1st Quarter Franchise Fee (01/01/25-03/31/25).

AGENDA ITEMS:

- 1) CONSOLIDATED HARRIS SEWER DISTRICT PROPOSED EXTENSION NO. 2 – BROOKVIEW COTTAGES, SBL #'S: 7.-1-44.2**
 - A) NEGATIVE DECLARATION RESOLUTION UNDER SEQR**
 - B) RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO PROPOSED EXTENSION**
 - C) RESOLUTION APPROVING EXTENSION NO. 2 SUBJECT TO PERMISSIVE REFERENDUM**
- 2) CONSOLIDATED ROCK HILL – EMERALD GREEN SEWER DISTRICT PROPOSED EXTENSION NO. 2 – AVON COMMERCIAL PARK, SBL #'S: 32.-1-6, 32-1-7, 32-1-9.2 & 32-1-10**
 - A) NEGATIVE DECLARATION RESOLUTION UNDER SEQR**
 - B) RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO PROPOSED EXTENSION**
 - C) RESOLUTION APPROVING EXTENSION NO. 2**
 - D) FINAL ORDER TO APPROVE THE EXTENSION**
- 3) ACCEPT MAP, PLAN, & REPORT AND SET DATE FOR PUBLIC HEARING: CONSOLIDATED ROCK HILL-EMERALD GREEN SEWER DISTRICT FOR CATSKILL VETERINARY SERVICES, LLC.**
- 4) UPDATE: MELODY LAKE WATER DISTRICT WATER SYSTEM IMPROVEMENT PROJECT**
- 5) 17B COTTAGES, LLC: PRIVATE ROAD NAME REQUEST – DYNASTY LANE, MONTICELLO, NY, SBL # 18.-1-18**

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.

6) HIGHWAY DEPT ITEMS:

- A) AUTHORIZE SOLICITATION OF REQUESTS FOR PROPOSALS (RFP'S): REPLACEMENT OF GASOLINE & DIESEL PUMPS AT HIGHWAY DEPT, 33 JEFFERSON STREET
- B) REVIEW & APPROVE BIDS: VEHICLE EQUIPMENT & REPLACEMENT PARTS

7) PARKS & RECREATION DEPT ITEMS:

- A) THURSDAYS (JUNE 05 & JUNE 12) @ KARTRITE INDOOR WATERPARK

8) DISCUSS & AUTHORIZE: CRYSTAL WATER SUPPLY COMPANY, INC. (KUTSHER) - PETITION TO OPERATE SYSTEM ON EMERGENCY BASIS

9) DISCUSS: PRICE INCREASE FROM HARRY O'S CLEANING SERVICES, INC.

10) REPORT FROM TOWN ATTORNEY: INTERMUNICIPAL AGREEMENTS FOR VILLAGE OF ATERES

11) BILLS OVER \$5,000.00

12) BUDGET TRANSFERS & AMENDMENTS

13) ORDER BILLS PAID

OLD BUSINESS

NEW BUSINESS

REPORTS: SUPERVISOR, COUNCILMEN, & DEPARTMENT HEADS

PUBLIC COMMENT

ADJOURN

LEGAL NOTICE

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 6th day of May, 2025, 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

In the Matter of
Proposed Extension No. 2 of the **CONSOLIDATED**
HARRIS SEWER DISTRICT in the Town of
Thompson, Sullivan County, New York.

Sullivan County
5 Lower Monticello
Callicoon,
845-887-5200

Affidavit

State of New York

SS:

County of Sullivan

Legal Notice

I, Fred W. Stabbert, III, being duly sworn, do hereby depose and say: That I am the Publisher of the Sullivan County Democrat, a twice weekly newspaper of general circulation published in Callicoon, County of Sullivan, State of New York; and that a notice, of which this is a printed copy, was duly published in the Sullivan County Democrat 5/9/25


Fred W.

Sworn to before me this


Barbara A.

Notary Public, State of New York

No. #01M

Qualified in Sullivan County

My commission expires

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 Extension #2 of the Consolidated Harris Sewer District within said Town, 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 Map, Plan and Report was prepared on behalf of the Town, by MHE Engineering, DPC, dated April 01, 2025, 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 Consolidated Harris Sewer District, as extended, consists of providing a means by which Brookview Cottages (T/O Thompson Tax Map Parcel #7-1-44.2) may dispose of sewage by becoming part of the said Consolidated Harris Sewer District, 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 landowners, namely, Brookview Cottages, and

WHEREAS, the annual average cost for a typical single-family residence with one (1) to four (4) bedrooms would be Three Hundred Forty-One and 60/100 (\$341.60) Dollars, and

WHEREAS, it is now desired to call a Public Hearing for the purpose of considering said Map, Plan and Report, and extending said Consolidated Harris Sewer 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 3rd day of June, 2025, 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.

Motion by: Councilwoman Melinda S. Meddaugh
Seconded by: Councilman John A. Pavese

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.

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 6th day of May, 2025, 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

-----X
In the Matter of
Proposed Extension No. 2 of the **CONSOLIDATED**
HARRIS SEWER DISTRICT in the Town of
Thompson, Sullivan County, New York.

-----X

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 Extension #2 of the Consolidated Harris Sewer District within said Town, 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 Map, Plan and Report was prepared on behalf of the Town, by MHE Engineering, DPC, dated April 01, 2025, 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 Consolidated Harris Sewer District, as extended, consists of providing a means by which Brookview Cottages (T/O Thompson Tax

Map Parcel #7-1-44.2) may dispose of sewage by becoming part of the said Consolidated Harris Sewer District, 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 landowners, namely, Brookview Cottages, and

WHEREAS, the annual average cost for a typical single-family residence with one (1) to four (4) bedrooms would be *Three Hundred Forty-One and 60/100 (\$341.60) Dollars*, and

WHEREAS, it is now desired to call a Public Hearing for the purpose of considering said Map, Plan and Report, and extending said Consolidated Harris Sewer 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 3rd day of June, 2025, 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.

Motion by: Councilwoman Melinda S. Meddaugh

Seconded by: Councilman John A. Pavese

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.

* * * * *

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 **May 20, 2025.**

ROLL CALL:

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

DRAFT

Also Present: Marilee J. Calhoun, Town Clerk
Michael B. Mednick, Town Attorney
Melissa DeMarmels, Town Comptroller
Glenn Somers, Parks & Recreation Superintendent
Kelly Murran, Deputy Town Clerk
James L. Carnell, Jr., Director of Building, Planning & Zoning
Jill M. Weyer, Director of Community Development

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 Schock and seconded by Councilman Pavese the approval of the May 06th, 2025 Regular Town Board Meeting minutes 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:

- **Town Clerk Calhoun:** Letters dated 05/09/2025 to Hon. Sharon Jankiewicz, Town Justice, Hon. Richard S. Baum, Town Justice, Mr. John A. Pavese, President, Monticello Fire Department, Mr. Edward Walsh, Rock Hill Fire Department, Sullivan County BOE and Supervisor Rieber Re: 2025 Election Schedule and Use of Facility.

- **Karen L. Barclay, Town Clerk, Town of Mamakating:** Notice of Public Hearing: 05/20/2025 Re: Town of Mamakating Proposed Local Law – Adding Permitted Uses to IC Zoning District and Economic Zone Overlay Districts.
- **Sullivan County Treasurer's Office:** Check #312237, Dated 05/09/25 for \$3,181.27 for Town Share of Cannabis Revenue 12/01/24 – 02/28/25.
- **Myrna C. Bridges:** Letter dated 04/30/2025 to Town Board Re: Installation of a Streetlight on Old Sackett Road, Rock Hill
- **Town of Thompson Planning Board** - Notice of Public Hearing: Maude Crawford Realty, LLC.
- **Town of Thompson Planning Board** – Notice of Lead Agency Designation for the Unique Escapes, LLC Project on Gartner Road & Old Liberty Road (CR107).
- **Lindsay Donahoe, Senior Project Manager, EDR DPC:** Letter dated 05/13/15 to Town of Thompson/Melody Lake Water District Re: Town Line Solar Project – Private Water Well Survey.

AGENDA ITEMS:

**1) CONSOLIDATED KIAMESHA WWTP UPGRADE PROJECT: RE-AFFIRM
NEGATIVE DECLARATION RESOLUTION IN CONNECTION WITH SEQR EAF
PART 2 & 3**

The Following Resolution Was Duly Adopted: Res. No. 170 of the Year 2025.

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 May 20, 2025

**RESOLUTION REAFFIRMING NEGATIVE DECLARATION UNDER SEQR FOR THE
CONSOLIDATED KIAMESHA LAKE SEWER DISTRICT WASTEWATER TREATMENT
PLANT UPGRADE PROJECT WITH CWSRF FINANCING**

WHEREAS, the Town Board of the Town of Thompson declared itself lead agency pursuant to Resolution dated May 19, 2020 in connection with the review of the proposed Kiamesha Lake Sewer District Wastewater Treatment Plant Upgrade Project with CWSRF financing; and

WHEREAS, the Town Board of the Town of Thompson, by Resolution dated June 15, 2021 approved the consolidation of the Anawana Lake Sewer District, Kiamesha Lake Sewer District, Harris Woods Sewer District and Lakeview Estates Sewer District into the Consolidated Kiamesha Lake Sewer District, effective January 1, 2022; and

WHEREAS, a Full Environmental Assessment Form was filed in connection with the proposed Project; and

WHEREAS, the Town Board of the Town of Thompson determined that there would be no negative environmental impacts that would be caused as a result of the Consolidated Kiamesha Lake Sewer District Wastewater Treatment Plant Upgrade Project and a negative declaration was issued on July 07, 2020; and

WHEREAS, during the design process soil borings indicated that the soil conditions at the original location of a proposed sludge digester would not be suitable for supporting the structure, so an alternative location was chosen; and

WHEREAS, relocating the sludge digester from the original location in the southeast portion of the parcel to a previously disturbed area on the north side of the same parcel will not result in any adverse environmental impacts; and

WHEREAS, on January 16, 2024, the Town Board of the Town of Thompson reaffirmed the negative declaration originally issued on July 07, 2020 with regards to any and all environmental impacts associated with the aforesaid Treatment Plant Upgrade; and

WHEREAS, upon completing the design for the Treatment Plant Upgrade it was determined that the area of disturbed land changed from less than one acre to approximately 2.3 acres, requiring a SWPPP to be prepared; and

WHEREAS, the Town Board of the Town of Thompson has had an amended Full Environmental Assessment Form prepared, dated May 19, 2025, which acknowledged the aforesaid change in disturbance area, and, same further indicates that change does not result in any adverse environmental impacts.

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

RESOLVED, it is determined that the Town Board of the Town of Thompson hereby makes their second reaffirmation of the negative declaration originally issued on July 07, 2020; reaffirmed on January 16, 2024 and confirms the changes to the disturbance area from less than one acre to approximately 2.3 acres requiring a SWPPP to be prepared, will have no additional adverse environmental impacts and therefore the previously issued negative declaration dated July 07, 2020 and reaffirmed on January 16, 2024 is hereby reaffirmed for a second time.

Moved by: Councilman Scott S. Mace

Seconded by: Councilman Ryan T. Schock

The Members voted on the foregoing Resolution as follows:

Supervisor WILLIAM J. RIEBER, JR.
Councilman SCOTT S. MACE

Yes [X]	No []
Yes [X]	No []

**Town Board Meeting
May 20, 2025
Page 3 of 11**

Councilman JOHN A. PAVESE
Councilwoman MELINDA S. MEDDAUGH
Councilman RYAN T. SCHOCK

Yes [X]	No []
Yes [X]	No []
Yes [X]	No []

2) **AUTHORIZATION FOR PAYMENT OF INVOICE– WATER BILLING FOR HIGHWAY REPAIR SHOP- 96 COLD SPRING RD**

The Following Resolution Was Duly Adopted: Res. No. 171 of the Year 2025.

Resolved, that the following Water & Sewer Invoice for the Highway Department's recently purchased Highway Repair Shop at 96 Cold Spring Road be approved for payment as follows:

Town of Thompson Invoice # B-00028358

\$722.40 Total Cost

Cold Spring Water & Sewer Billing

Moved by: Councilman Pavese

Seconded by: Councilwoman Meddaugh

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

Nays 0

3) **WATER & SEWER DEPT ITEMS:**

A) REVISED PURCHASE REQUEST: WINSMITH GEAR REDUCER FOR KIAMESHA LAKE WWTP

Supervisor Rieber reported that the price changed due to tariffs imposed on the importer, but Winsmith is still the lowest quote received.

The Following Resolution Was Duly Adopted: Res. No. 172 of the Year 2025.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the Emergency Purchase of a Winsmith Gear Reducer from DXP at a re-vised cost of \$33,530.00 plus shipping.

Motion by: Councilman Mace

Seconded by: Councilman Pavese

Vote: Ayes 5

Rieber, Meddaugh, Pavese, Schock and Mace

Nays 0

B) CONSOLIDATED KIAMESHA WWTP: SET RATE FOR PROCESSING DISCHARGE FROM KIAMESHA ARTESIAN SPRING WATER CO. FOR FILTRATION PLANT TESTING

The Following Resolution Was Duly Adopted: Res. No. 173 of the Year 2025.

Supervisor Rieber explained the calculations for determining the rate which is the Kiamesha Wastewater Treatment Plant Budget divided by flow to find the cost per gallon of water.

Resolved, that the rate for processing discharge from Kiamesha Artesian Spring Water Co. for filtration plant testing is calculated by taking the Kiamesha Wastewater Treatment Plant Budget divided by flow to find the cost per gallon of water.

Motion by: Councilman Pavese

Seconded by: Councilman Schock

Town Board Meeting

May 20, 2025

Page 4 of 11

Vote: Ayes 5
Nays 0

Rieber, Meddaugh, Pavese, Schock and Mace

Supervisor Rieber recused himself from the next agenda item.

4) PARKS & RECREATION DEPT ITEMS:

A) REVIEW & APPROVE PRICE QUOTES FOR TOP SOIL

Superintendent Somers reported that there were (4) vendors who submitted Proposals for Topsoil. The list of vendors are as follows: Gary Myers Excavation, Inc., Rieber Carting, William J. Rieber & Sons, Inc., and Carnesi & Son, Inc. He is recommending that the proposal be awarded to all four vendors and the purchasing of the topsoil will be based on product type, availability and location of the specific area that is being worked on within the Town. He is recommending that the Board approve the proposal to all (4) vendors as per the following Resolutions:

The Following Resolution Was Duly Adopted: Res. No. 174 of the Year 2025.

Resolved, that the proposal of Gary Myers Excavation, Inc. of Swan Lake for Topsoil in the amount of \$34.00 per yard and \$120.00 for cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

The Following Resolution Was Duly Adopted: Res. No. 175 of the Year 2025.

Resolved, that the proposal of Rieber Carting, LLC of Monticello for Topsoil in the amount of \$38.00 per yard and \$125.00 for cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

The Following Resolution Was Duly Adopted: Res. No. 176 of the Year 2025.

Resolved, that the proposal of William J. Rieber & Sons, Inc. of Monticello for Topsoil in the amount of \$38.00 per yard and \$125.00 for cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

The Following Resolution Was Duly Adopted: Res. No. 177 of the Year 2025.

Town Board Meeting

May 20, 2025

Page 5 of 11

Resolved, that the proposal of Carnesi & Son, Inc. of Mongaup Valley for Topsoil in the amount of \$600.00 per load including cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

B) REVIEW & APPROVE PRICE QUOTES FOR BANK RUN

Superintendent Somers reported that there were (3) vendors who submitted Proposals for Bank Run. The list of vendors are as follows: Reiber Carting, Gary Myers Excavation, Inc., and Carnesi & Son, Inc. He is recommending that the proposal be awarded to all three vendors and the purchasing of the bank run will be based on product type, availability and location of the specific area that is being worked on within the Town. He is recommending that the Board approve the proposal to all (3) vendors as per the following Resolutions:

The Following Resolution Was Duly Adopted: Res. No. 178 of the Year 2025.

Resolved, that the proposal of Rieber Carting, LLC of Monticello for Bank Run in the amount of \$15.00 per yard and \$125.00 for cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

The Following Resolution Was Duly Adopted: Res. No. 179 of the Year 2025.

Resolved, that the proposal of Gary Myers Excavation, Inc. of Swan Lake for Bank Run in the amount of \$16.00 per yard and \$120.00 for cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

The Following Resolution Was Duly Adopted: Res. No. 180 of the Year 2025.

Resolved, that the proposal of Carnesi & Son, Inc. of Mongaup Valley for Bank Run in the amount of \$360.00 per load including cost of delivery hereby be accepted as presented.

Motion by: Councilman Schock

Seconded by: Councilman Pavese

Vote: Ayes 4 Pavese, Schock, Meddaugh and Mace

Nays 0

Recused 1 Rieber

Supervisor Rieber returned to the meeting.

**5) BUILDING DEPT. - UNSAFE BUILDINGS – ESTABLISH DATE FOR BID
OPENING FOR DEMOLITION OF UNSAFE BUILDING – 209 SOUTH SHORE DRIVE,
ROCK HILL, NY, SBL# 66.-45-2**

The Following Resolution Was Duly Adopted: Res. No. 181 of the Year 2025.

Resolved, that the Town Board of the Town of Thompson advertise for bids for the Demolition of Unsafe Building(s) at the following property location: 1) 209 South Shore Drive, Rock Hill, NY, SBL# 66.-45-2 in accordance with specifications prepared and, said bids to be opened on Thursday, June 19, 2025, at 2:00 o'clock P.M., Prevailing Time, at the Town Hall, 4052 State Route 42 North, Monticello, New York, and the Town Clerk be, and she hereby is directed to advertise for bids in the official newspaper of the Town.

Motion by: Councilman Pavese

Seconded by: Councilman Schock

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

Nays 0

**6) RE-VISIT CONSOLIDATED HARRIS SEWER DISTRICT: REQUEST FOR
EXTENSION OF 190 COLD SPRING ROAD – CONSIDER & AUTHORIZE TOWN
ATTORNEY TO START PROCESS**

Mr. Joel Kohn of JK Expediting Services was present to discuss the extension of 190 Cold Spring Road in the Consolidated Harris Sewer District. He explained that the property owner cleaned up the trash surrounding and overflowing the dumpsters. He also said he will keep reminding the property owner that they must keep the area clean. The Town Board directed Town Attorney Mednick to proceed with the sewer extension process.

The Following Resolution Was Duly Adopted: Res. No. 182 of the Year 2025.

Resolved, that the Town Attorney Michael B. Mednick hereby be authorized to prepare a letter addressed to Mr. Joel Kohn of JK Expediting Services on behalf of the applicant KA Annex LLC regarding request for consideration of a Sewer District Extension in the Consolidated Harris Sewer District of Tax Map Parcel; 29.-1-21 at 190 Cold Spring Road, Monticello to explain the necessary requirements to proceed with said request.

Motion by: Councilman Schock

Seconded by: Councilman Mace

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

Nays 0

**7) NORTON ROSE FULBRIGHT US, LLP – CONFIRMATION OF FEE SCHEDULE
FOR BOND COUNSEL SERVICES THROUGH 12/31/2025**

The Following Resolution Was Duly Adopted: Res. No. 183 of the Year 2025.

Resolved, that the Town of Thompson confirms that the firm of Norton Rose Fulbright US LLP has continuously represented the Town of Thompson as Bond Counsel. Said representation has been continuous for the period January 1st, 2017 continuing through December 31st, 2025 as per the attached fee schedule¹. The Supervisor shall be authorized to execute letter of agreement and an undertaking to confirm the above for submission to the NYS Environmental Facilities Corporation or others as deemed necessary.

Moved by: Councilman Mace

Seconded by: Councilman Schock

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

Nays 0

8) RESOLUTION TO AUTHORIZE PAYMENT OF PAYROLL HOURS EXCEEDING STANDARD 35-HOUR WORK-WEEK TO COURT CLERK POSITIONS

This matter was discussed in executive session below.

9) AUTHORIZE SUPERVISOR TO SIGN: SULLIVAN 180 – 2025 MUNICIPAL PARTNERSHIP GRANT

The Following Resolution Was Duly Adopted: Res. No. 184 of the Year 2025.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the Town Supervisor to execute any and all documents in connection with the Sullivan 180 – 2025 Municipal Partnership Grant.

Moved by: Councilman Mace

Seconded by: Councilman Schock

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

Nays 0

10) UPDATE - STREETLIGHT MAINTENANCE CONTRACT WITH WIRE PRO

Director Weyer reported that WirePro (Jimmy Porter) will conduct streetlight maintenance work as follows: Streetlight conversion to Signify, not to exceed \$119,997.00 to convert Quantela nodes to Signify with the exception of the Kiamesha/Yeshiva District. They will install side cars on all decorative fixtures. Wire Pro will ensure all fixtures communicate to the Signify Platform. Wire Pro will perform routine maintenance not to exceed \$18,000.00 per year and non-routine maintenance not to exceed \$80,000.00 for larger scale projects.

The Following Resolution Was Duly Adopted: Res. No. 185 of the Year 2025.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the Town Supervisor to execute the streetlight maintenance agreement with WirePro as follows: (Part 1: Conversion to Signify Platform – Cost not to exceed \$119,997.00, Part 2: Routine Maintenance – Cost not to exceed \$18,000.00 per year and Part 3: Non-Routine Maintenance – Cost not to exceed \$80,000.00 per year.).

Moved by: Councilman Pavese

Seconded by: Councilwoman Meddaugh

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

¹ ATTACHMENT: NORTON ROSE FULBRIGHT US LLP GENERAL OBLIGATION FEE SCHEDULE

Nays 0

**11) UPDATE – TOWN OF THOMPSON DOMAIN NAME CHANGE TO:
thompsonny.gov**

Director Weyer reported that the conversion process for the website started this past weekend. People who go to the old website (www.townofthompson.com) will be redirected to the new website (www.thompsonny.gov). The Town will start to advertise the new website once we know it is working effectively. Email transition is anticipated this coming weekend of May 24th.

**12) UPDATE FROM TOWN ATTORNEY RE: GLEN WILD LAND COMPANY, LLC.
(AVON COMMERCIAL PARK PROJECT)**

Town Attorney Mednick explained the decision and the difference between Article 12 and Article 12A. This matter will be put on the next agenda for action.

13) UPDATE: VILLAGE OF ATERES

Supervisor Rieber and Attorney Mednick provided an update regarding the Village of Ateres and discussed the Intermunicipal Agreements (IMA) for highway maintenance, assessment services, registrar services, and the lighting district maintenance agreements. The agreements are still being reviewed by the Village Attorney and will hopefully be ready for action at the next Town Board Meeting on June 3rd.

14) BILLS OVER \$5,000.00

There were no bills over \$5,000.00 submitted for payment.

15) BUDGET TRANSFERS & AMENDMENTS

There were no budget transfers or amendments.

16) ORDER BILLS PAID

The Following Resolution Was Duly Adopted: Res. No. 186 of the Year 2025.

Resolved, that all regular bills for the course of the month, which have been properly audited be approved for payment. A complete list of the regular bills as identified can be found appended to these minutes as per attached.²

Moved by: Councilman Schock Seconded by: Councilman Mace

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

Nays 0

OLD BUSINESS

There was no old business reported on.

NEW BUSINESS

There was no new business reported on.

² ATTACHMENT: ORDER BILLS PAID

REPORTS: SUPERVISOR, COUNCILMEN, & DEPARTMENT HEADS

Councilwoman Meddaugh

- Comprehensive Development Plan Update

Parks & Recreation Superintendent Somers

- YMCA Day Camp Program Update
- Swim Lessons Program Update
- Route 42 Business Corridor Maintenance Efforts

PUBLIC COMMENT:

Len Bernardo of Rock Hill commented regarding the sewer extension for the Avon Park project. He said that the Board should consider project usage before acting or voting on the matter. Supervisor Rieber and Councilwoman Meddaugh responded to the comment.

EXECUTIVE SESSION

On a motion made by Councilwoman Meddaugh and seconded by Councilman Mace the Town Board entered into Executive Session at 7:51 PM with Attorney Mednick and Comptroller DeMarmels to discuss a Personnel Matter.

The Zoom Livestream Videoconferencing connection was disconnected.

Executive Session was held.

The Town Board returned from Executive Session at 8:17 PM. Further action was taken as follows:

8) RESOLUTION TO AUTHORIZE PAYMENT OF PAYROLL HOURS EXCEEDING STANDARD 35-HOUR WORK-WEEK TO COURT CLERK POSITIONS

Supervisor Rieber said that Judge Baum requested that the Court Clerks be paid for their work hours, which exceed the standard 35-hour work-week due to medical leave of an employee and that they are unable to use flex-time due to the short staffing. Action to authorize the payment of the additional payroll hours was taken as follows:

The Following Resolution Was Duly Adopted: Res. No. 187 of the Year 2025.

Resolved, that the Town Board of the Town of Thompson hereby authorizes the payment of reasonable additional work hours to the Court Clerks exceeding the standard 35-hour work-week, including the possible necessity of limited overtime payment (over 40-hours) be paid due to staffing shortages and demanding workload effective through July 1st, 2025. Further Be It Resolved, that at the Court Clerks option the Town will pay for any flex time accumulated during the pay period ending 05/19/2025.

Moved by: Councilman Pavese

Seconded by: Councilman Schock

Vote: Ayes 5


Rieber, Pavese, Schock, Meddaugh and Mace

Nays 0

ADJOURNMENT

On a motion made by Councilman Pavese and seconded by Councilman Schock the meeting was adjourned at 8:19 PM. All board members voted in favor of adjourning the meeting.

Respectfully Submitted By:



Kelly M. Murran, Deputy Town Clerk

NORTON ROSE FULBRIGHT

VIA EMAIL: comptroller@townofthompson.com

May 20, 2025

Ms. Melissa DeMarmels
Comptroller
Town of Thompson
Town Hall
4052 Route 42
Monticello, New York 12701-322

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

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

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

Re: Town of Thompson, Sullivan County, New York
Fee Schedule for Bond Counsel Services
Client-Matter No. 1000086329

Dear Melissa:

Attached please find confirmation of the fee schedule for bond counsel services in effect since January 1, 2017 and continuing through December 31, 2025.

We highly value our relationship with the Town and we consider it a privilege to serve as your bond counsel.

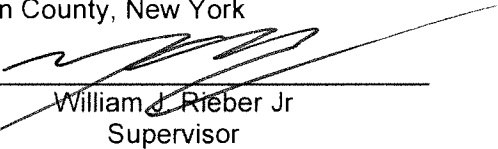
Please do not hesitate to contact me if you have any questions or comments.

Very truly yours,



Uyen Y. Poh
UYP

Confirmed and accepted on behalf of the Town of Thompson
Sullivan County, New York



William J. Rieber Jr
Supervisor
Town of Thompson
Sullivan County, New York

May 29, 2025

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

69732380.3

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

NORTON ROSE FULBRIGHT US LLP
GENERAL OBLIGATION FEE SCHEDULE

Date: January 1, 2017

SINGLE YEAR BOND ANTICIPATION NOTES

<u>Principal Amount</u>			<u>Fee</u>	
Up	to	\$ 99,999	\$ 600	
\$ 100,000	to	\$ 299,999	\$ 900	
\$ 300,000	to	\$ 499,999	\$ 1,200	
\$ 500,000	to	\$ 699,999	\$ 1,300	
\$ 700,000	to	\$ 999,999	\$ 1,400	
\$ 1,000,000	to	\$ 1,999,999	\$ 2,400	plus 60 cents per \$1,000 on amounts over \$1,000,000
\$ 2,000,000	to	\$ 3,999,999	\$ 3,000	plus 55 cents per \$1,000 on amounts over \$2,000,000
\$ 4,000,000	to	\$19,999,999	\$ 4,100	plus 50 cents per \$1,000 on amounts over \$4,000,000
\$20,000,000	and up		\$12,100	plus 45 cents per \$1,000 on amounts over \$20,000,000

Plus General charges, as described below.

E.F.C. Grid Note base fee of \$4,500 for review/preparation of E.F.C. documents, conference calls, plus above

BOND ISSUES (PUBLIC SALE)

Base fee \$7,000 for new money or refunding of notes
\$18,000 for refunding of bonds under Sections 90.00 or 90.10

Plus \$1 per \$1,000 principal amount for the first \$20,000,000, plus \$.70 per \$1,000 principal amount for the next \$20,000,000, plus \$.40 per \$1,000 principal amount of the remainder, subject to a maximum of \$90,000

Plus General Charges, as described below

BOND ISSUES (NEGOTIATED OR PRIVATE SALE)

The same fee schedule and billing procedures set forth for Bond Issue (Public Sale) shall apply for bond issues sold at negotiated or private sale, except as follows:

Base fee \$2,500 for statutory installment bond issues
\$7,000 for bond issues sold to E.F.C. or other State or federal agencies

TAX AND REVENUE ANTICIPATION NOTES

Base fee \$3,500 plus 95 cents per \$1,000 for the first \$10,000,000, 55 cents per \$1,000 for the next \$30,000,000 and 45 cents per \$1,000 thereafter

Plus General Charges, as described below

GENERAL CHARGES

In addition to specified charges described above for particular types of issues, the following general charges shall, where applicable, be added to each of the foregoing fee schedules:

hourly \$ rate for time expended in connection with credit enhancement or insurance

hourly \$ rate for time expended in connection with tax analysis and advice, arbitrage calculations and certification (we estimate this would be less than \$4,000 for bond anticipation notes and less than to \$6,000 for bonds or tax and revenue anticipation notes), with minimum charges of \$400 for bond anticipation notes and \$3,000 for bonds or cash flow borrowings.

hourly \$ rate for time expended in connection with lengthy and extraordinary conferences, researching of special questions, etc.

hourly \$ rate for time expended in connection with attendance at conferences and meetings where requested

hourly \$ rate for time expended in connection with proceedings for the establishment of an improvement district or extension or benefited area and for an increase and improvement of the facilities of an improvement district or extension

For these hourly charges, the discounted rates of \$525 per hour for partners and counsel and \$400 per hour for associates shall apply. Paralegal time, to the extent required, shall be billed at \$225 per hour.

Hourly charges for other work not described above at firm standard billing rates less a 20% discount, as in effect from time to time.

BOND RESOLUTION PREPARATION OR REVIEW

Fee \$750 to be billed at the time of issuance of the first bond anticipation note or bonds in the event notes are not issued, or, if not used, at any time after two years after preparation

Additional Charge \$100 for each bond resolution adopted subject to permissive referendum or mandatory referendum

Additional Charge \$500 for each bond resolution not prepared or reviewed by us prior to adoption but necessary to support an issue on which we are opining, to be billed at the time of the first use of such bond authorization by us.



Town of Thompson
Warrant Report

Town of Thompson
Warrant Report

I hereby certify that the vouchers listed on the attached abstracts of prepaid and

claims payable have been duly audited and are presented for payment to the Town

Board of the Town of Thompson at the regular meeting there of, held on the 20th day

of May 20th in the amounts respectively specified. Authorization is hereby

given and direction is made to pay each of the claimants in the amount as specified

upon each claim stated.


Melissa DeMarmels, Comptroller


William J. Rieber Jr., Supervisor



Town of Thompson
Warrant Report

Unposted Batch Totals

Fund	Fund Description	Invoice Batch	Manual Checks	Purchase Cards	Total
T000	TRUST & AGENCY FUND	\$0.00	\$0.00	\$317.80	\$317.80
Unposted Batch Grand Totals		\$0.00	\$0.00	\$317.80	\$317.80

Posted Batch Totals

Fund	Fund Description	Invoice Batch		Manual Checks		Purchase Cards		Total
		Paid	Unpaid	Paid	Unpaid	Paid	Unpaid	
A000	GENERAL FUND TOWN WIDE	\$44,338.76	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$44,338.76
B000	GENERAL TOWN OUTSIDE	\$5,325.84	\$0.00	\$635,000.00	\$0.00	\$0.00	\$0.00	\$640,325.84
DA00	HWY#3 / 4 - TOWN WIDE	\$520.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$520.00
DB00	HWY#1 - TOWN OUTSIDE	\$189.86	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$189.86
SL01	ROCK HILL LIGHTING	\$1,498.60	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,498.60
SL02	LUCKY LAKE LIGHTING	\$285.55	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$285.55
SL03	LAKE LOUISE MARIE	\$869.53	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$869.53
SL04	PATIO HOMES LIGHTING	\$608.45	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$608.45
SL05	KIAMESHA SHORES LIGHTING	\$182.25	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$182.25
SL06	EMERALD GREEN LIGHTING	\$10,711.95	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,711.95
SL07	TREASURE LAKE LIGHTING	\$68.01	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$68.01
SL08	CONGERO ROAD LIGHTING	\$93.99	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$93.99
SL09	YESHIVA/KIAM. LIGHTING DISTRICT	\$757.70	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$757.70
SL10	EMERALD CORP. PARK L/D#10	\$113.71	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$113.71
SL11	ADELAAR Lighting	\$673.66	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$673.66
SL12	Route 42 N Lighting	\$2,149.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,149.62
SSAR	Adelaar Sewer District	\$614.26	\$0.00	\$0.00	\$0.00	\$1,385,000.00	\$0.00	\$1,385,614.26
SSHC	Harris Consolidated Sewer District	\$1,242.12	\$0.01	\$0.00	\$0.00	\$186,000.00	\$0.00	\$187,242.12
SSKC	Kiamesha Consolidated Sewer District	\$22,223.39	(\$0.03)	\$0.00	\$0.00	\$77,000.00	\$0.00	\$99,223.39
SSM0	MELODY LAKE SEWER DISTR.	\$176.87	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$176.87
SSRC	Rock Hill Emerald Green Consolidated Sewer Dist	\$16,388.28	\$0.00	\$0.00	\$0.00	\$32,000.00	\$0.00	\$48,388.28
SSS0	SACKETT LAKE SEWER DISTR	\$7,068.19	\$0.01	\$0.00	\$0.00	\$9,000.00	\$0.00	\$16,068.19
SWA0	ADELAAR RESORT WATER DISTRICT	\$164.08	\$0.00	\$0.00	\$0.00	\$1,425,000.00	\$0.00	\$1,425,164.08
SWC0	COLD SPRING WATER	\$64.30	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$64.30
SWD0	DILLON WATER DISTRICT	\$38.73	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$38.73
SWK0	KIAMESHA RT42 WATER	\$5.92	\$0.01	\$0.00	\$0.00	\$0.00	\$0.00	\$5.92
SWL0	LUCKY LAKE WATER DISTR	\$129.98	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$129.98
SWM0	MELODY LAKE WATER	\$63.51	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$63.51
T000	TRUST & AGENCY FUND	\$3,226.49	\$0.00	\$0.00	\$0.00	\$30,354.83	\$0.00	\$33,581.32



Town of Thompson
Warrant Report

Posted Batch Grand Totals									
Fund	Fund Description	Invoice Batch		Manual Checks		Purchase Cards		Total	
		Paid	Unpaid	Paid	Unpaid	Paid	Unpaid	Paid	Unpaid
A000	GENERAL FUND TOWN WIDE	\$44,338.76	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$44,338.76	\$0.00
B000	GENERAL TOWN OUTSIDE	\$5,325.84	\$0.00	\$635,000.00	\$0.00	\$0.00	\$0.00	\$640,325.84	\$0.00
DA00	HWY#3 / 4 - TOWN WIDE	\$520.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$520.00	\$0.00
DB00	HWY#1 - TOWN OUTSIDE	\$189.86	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$189.86	\$0.00
SL01	ROCK HILL LIGHTING	\$1,498.60	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,498.60	\$0.00
SL02	LUCKY LAKE LIGHTING	\$285.55	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$285.55	\$0.00
SL03	LAKE LOUISE MARIE	\$869.53	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$869.53	\$0.00
SL04	PATIO HOMES LIGHTING	\$608.45	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$608.45	\$0.00
SL05	KIAMESHA SHORES LIGHTING	\$182.25	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$182.25	\$0.00
SL06	EMERALD GREEN LIGHTING	\$10,711.95	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10,711.95	\$0.00
SL07	TREASURE LAKE LIGHTING	\$68.01	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$68.01	\$0.00
SL08	CONGERO ROAD LIGHTING	\$93.99	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$93.99	\$0.00
SL09	YESHIVA/KIAM. LIGHTING DISTRICT	\$757.70	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$757.70	\$0.00
SL10	EMERALD CORP. PARK L/D#10	\$113.71	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$113.71	\$0.00
SL11	ADELAAR Lighting	\$673.66	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$673.66	\$0.00
SL12	Route 42 N Lighting	\$2,149.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,149.62	\$0.00
SSAR	Adelaar Sewer District	\$614.26	\$0.00	\$0.00	\$0.00	\$1,385,000.00	\$0.00	\$1,385,614.26	\$0.00
SSHC	Harris Consolidated Sewer District	\$1,242.12	\$0.01	\$0.00	\$0.00	\$186,000.00	\$0.00	\$187,242.12	\$0.01
SSKC	Kiamesha Consolidated Sewer District	\$22,223.39	(\$0.03)	\$0.00	\$0.00	\$77,000.00	\$0.00	\$99,223.39	(\$0.03)
SSM0	MELODY LAKE SEWER DISTR.	\$176.87	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$176.87	\$0.00
SSRC	Rock Hill Emerald Green Consolidated Sewer Dist	\$16,388.28	\$0.00	\$0.00	\$0.00	\$32,000.00	\$0.00	\$48,388.28	\$0.00
SSS0	SACKETT LAKE SEWER DISTR	\$7,068.19	\$0.01	\$0.00	\$0.00	\$9,000.00	\$0.00	\$16,068.19	\$0.01
SWA0	ADELAAR RESORT WATER DISTRICT	\$164.08	\$0.00	\$0.00	\$0.00	\$1,425,000.00	\$0.00	\$1,425,164.08	\$0.00
SWC0	COLD SPRING WATER	\$64.30	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$64.30	\$0.00
SWD0	DILLON WATER DISTRICT	\$38.73	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$38.73	\$0.00
SWK0	KIAMESHA RT42 WATER	\$5.92	\$0.01	\$0.00	\$0.00	\$0.00	\$0.00	\$5.92	\$0.01
SWL0	LUCKY LAKE WATER DISTR	\$129.98	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$129.98	\$0.00
SWM0	MELODY LAKE WATER	\$63.51	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$63.51	\$0.00
T000	TRUST & AGENCY FUND	\$3,226.49	\$0.00	\$0.00	\$0.00	\$30,354.83	\$317.80	\$33,581.32	\$317.80
Grand Totals		\$119,793.60	\$0.00	\$635,000.00	\$0.00	\$3,144,354.83	\$317.80	\$3,899,148.43	\$317.80

8-1

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

May 27, 2025

HAND DELIVERY
TOWN OF THOMPSON
4052 Route 42
Monticello, New York 12701

RE: Foam Gods Properties LLC to Town of Thompson
Town of Thompson Tax Map No: 29-1-17.1

Dear Marilee:

Enclosed please find the following:

1. Original Deed dated November 4, 2024 in connection with the above transaction, which Deed was filed in the Sullivan County Clerk's Office on November 8, 2024 as Instrument #2024-8425.
2. Owners Policy of Title Insurance issued by Old Republic National Title Insurance Company (Policy #OYNY-08001793).

I suggest that you maintain these documents in a safe location.

Very truly yours,



MICHAEL B. MEDNICK, ESQ.

MBM/pj
enc.

C-2

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

May 22, 2025

VIA E-MAIL TRANSMISSION ONLY (joel@jkexpediting.com)
KA ANNEX LLC (% JK Expediting Services Corp.)
444 Sterling Street
Brooklyn, New York 11225

Attn: Joel Kohn

**RE: Request for consideration of a Sewer District Extension: Town of Thompson Tax
Map Parcel No: 29-1-21 (190 Cold Spring Road)**

Dear Mr. Kohn:

The Town of Thompson has received your request regarding the above-captioned matter. In order to extend the Consolidated Harris Sewer District for parcel 29-1-21, several steps will be necessary, including having a Map, Plan and Report prepared to determine the costs and feasibility of same, as well as submitting a request to the Village of Monticello to gain approval of the extension to allow the usage of additional services to treat the additional flow from this extension.

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 approximately \$1,000.00. Accordingly, the Town will require \$11,000.00 to be placed in escrow with the Town Comptroller.

- Page 2 -
KA Annex LLC (% JK Expediting Services Corp.)
May 22, 2025

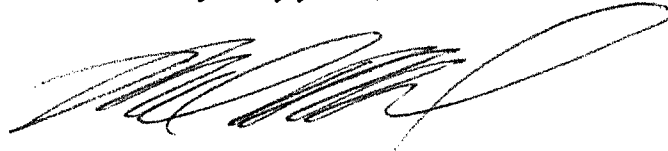
Once the total amount has been placed in escrow, the Town will, by Resolution, order the preparation of a map, plan and report to begin the extension process. As you are aware, all costs and expenses associated with any extension are those of the applicant, and such will be part of any Resolution or 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 no action will be taken on the matter until all outstanding expenses (if any) are paid in full.

Please also 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.

Furthermore, once the map, plan and report has been prepared and reviewed and feasibility determined, then the Town can undertake to forward same to the Village of Monticello for their review and consent to the extension being completed.

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 (supervisor@townofthompson.com)
Michael Messenger, Water/Sewer Superintendent (mmessenger@townofthompson.com)
Marilee Calhoun, Town Clerk (marilee@townofthompson.com)



May 21, 2025

William Rieber
Town Supervisor - Town of Thompson
4052 Rte 42
Monticello, NY 12701

Enclosed is the **Municipal Shelter Inspection Report** completed on **05/16/2025**. This inspection relates to Agriculture and Markets Laws and Regulations which may be viewed on the website below.

As the report indicates, dog shelter services were rated "Satisfactory". Please make note of any comments listed on the report.

Municipal dog shelters are subject to inspection by this agency on a regular basis.

Please notify this office within 30 days of any changes in municipal shelter services.

If you have any questions regarding this inspection, please call me.

Sarah Ghawi
Animal Health Inspector

MUNICIPAL SHELTER INSPECTION REPORT - DL-90

Rating: **Satisfactory**182

Purpose: **Inspection**

DATE/TOA: **5/16/25 11:15 am**

SULLIVAN COUNTY SPCA
104 ROCK HILL DRIVE
ROCK HILL NY 12775

Inspector: **Sarah Ghawi**

Inspector #: **078**

These are the findings of an inspection of your facility on the date(s) indicated above:

1. Shelter is structurally sound	Yes
2. Housing area and equipment is sanitized regularly	Yes
3. Repairs are done when necessary	Yes
4. Dogs are handled safely	Yes
5. Adequate space is available for all dogs	Yes
6. Light is sufficient for observation	Yes
7. Ventilation is adequate	Yes
8. Drainage is adequate	Yes
9. Temperature extremes are avoided	Yes
10. Clean food and water is available and in ample amount	Yes
11. Veterinary care is provided when necessary	Yes
12. Dogs are euthanized humanely, by authorized personnel	Yes
13. Complete intake and disposition records are maintained for all seized dogs	Yes
14. Dogs transferred for purposes of adoption in compliance with Article 7	Yes
15. Redemption period is observed before adoption, euthanasia or transfer	Yes
16. Owners of identified dogs are properly notified	Yes
17. Redeemed dogs are licensed before release	Yes
18. Proper impoundment fees paid before dogs are released	Yes
19. Written contract or lease with municipality	Yes

Town - City - Village Information for Inspection:

TCV CODE	TCV NAME
4804	Town of Delaware
4803	Town of Cochection
4814	Town of Thompson
3321	City of Middletown
4806	Town of Forestburgh

REMARKS:

REPRESENTATIVE PRESENT FOR INSPECTION: **Kayla Garofano**
TITLE: **Manager**

REVIEWED BY: **David Chico**
REVIEWED DATE: **05/20/2025**

SOUTHWOODS DRIVE, LLC - LEAD AGENCY
DESIGNATION

The Town of Thompson Planning Board has received an application from the applicant dated April 1, 2025, NYS Full Environmental Assessment Form Part 1, last revised April 1, 2025 and Project Plans, last revised April 1, 2025 and is reviewing the above-proposed request for Site Plan Approval for property located on Southwoods Drive and being more particularly designated upon the Town of Thompson Tax Roll as Section 50, Block 1, Lot 57.4. The project involves the development of 57 manufactured homes, parking, recreational area, wastewater treatment plant, and potable water treatment and supply system. A tentative determination that the project is an Unlisted Action has been made for the project.

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

Under the applicable standards of Title 6 NYCRR Section 617.6(b), the Town of Thompson Planning Board concludes that it is the appropriate agency to serve as Lead Agency in the environmental review of the proposed action.

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

If you have any questions or comments, please contact Chair Kathleen Lara of the Town Planning Board, Town of Thompson, by mail: 4052 Route 42 N, Monticello, New York 12701; by phone: (845) 794-2500; by email: planning@townofthompson.com.

This notice is being mailed on May 14, 2025. Your agreement or disagreement with the Town Planning Board serving as Lead Agency is requested on or before **June 13, 2025**. Please send your response to Chair Kathleen Lara of the Town of Thompson Planning Board, at the above address.

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

Thank you for your cooperation.

Town of Thompson Planning Board Chair Kathleen Lara

Attachments:

1. Project Sketch Plan
2. Full Environmental Assessment Form, Part 1

Full Environmental Assessment Form
Part 1 - Project and Setting

Instructions for Completing Part 1

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

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

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

A. Project and Applicant/Sponsor Information.

Name of Action or Project: Southwoods Mobile Homes		
Project Location (describe, and attach a general location map): Southwoods Drive, Thompson NY		
Brief Description of Proposed Action (include purpose or need): Project is a Manufactured Housing Development consisting of 57+/- manufactured homes, parking, recreational area, wastewater treatment plant, and potable water treatment and supply system.		
Name of Applicant/Sponsor: Southwoods Drive LLC		Telephone: 845-494-0204
		E-Mail: 3621931@gmail.com
Address: 146 South Liberty Drive		
City/PO: Stony Point	State: NY	Zip Code: 10980
Project Contact (if not same as sponsor; give name and title/role): Mark Millsbaugh - Sterling Environmental		Telephone: 518-456-4900
		E-Mail: mark.millsbaugh@sterlingenvironmental.com
Address: 24 Wade Road		
City/PO: Latham	State: New York	Zip Code: 12110
Property Owner (if not same as sponsor):		Telephone:
		E-Mail:
Address:		
City/PO:	State:	Zip Code:

B. Government Approvals

B. Government Approvals, Funding, or Sponsorship. ("Funding" includes grants, loans, tax relief, and any other forms of financial assistance.)

Government Entity	If Yes: Identify Agency and Approval(s) Required	Application Date (Actual or projected)
a. City Council, Town Board, <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No or Village Board of Trustees		
b. City, Town or Village <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Planning Board or Commission	Site Plan Approval, SWPPP	April, 2025
c. City, Town or <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Village Zoning Board of Appeals		
d. Other local agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Highway Department - Entrance	June, 2025
e. County agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Potable Water	June, 2025
f. Regional agencies <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
g. State agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	SWPPP, Wetlands Disturbance, SPDES Wastewater, Potable Water	June, 2025
h. Federal agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	USACOE Wetlands	June, 2025
i. Coastal Resources.		
i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
iii. Is the project site within a Coastal Erosion Hazard Area?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

C. Planning and Zoning

C.1. Planning and zoning actions.

Will administrative or legislative adoption, or amendment of a plan, local law, ordinance, rule or regulation be the only approval(s) which must be granted to enable the proposed action to proceed? ☐ Yes ☒ No

- If Yes, complete sections C, F and G.
- If No, proceed to question C.2 and complete all remaining sections and questions in Part I

C.2. Adopted land use plans.

a. Do any municipally- adopted (city, town, village or county) comprehensive land use plan(s) include the site where the proposed action would be located? ☒ Yes ☐ No

If Yes, does the comprehensive plan include specific recommendations for the site where the proposed action would be located? ☐ Yes ☒ No

b. Is the site of the proposed action within any local or regional special planning district (for example: Greenway; Brownfield Opportunity Area (BOA); designated State or Federal heritage area; watershed management plan; or other?) ☐ Yes ☒ No

If Yes, identify the plan(s):

c. Is the proposed action located wholly or partially within an area listed in an adopted municipal open space plan, or an adopted municipal farmland protection plan? ☐ Yes ☒ No

If Yes, identify the plan(s):

C.3. Zoning

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance. ☒ Yes ☐ No
If Yes, what is the zoning classification(s) including any applicable overlay district?
RR-1 _____

b. Is the use permitted or allowed by a special or conditional use permit? ☒ Yes ☐ No

c. Is a zoning change requested as part of the proposed action? ☐ Yes ☒ No
If Yes,

i. What is the proposed new zoning for the site? _____

C.4. Existing community services.

a. In what school district is the project site located? Monticello Central School District

b. What police or other public protection forces serve the project site?
Sullivan County Sheriff

c. Which fire protection and emergency medical services serve the project site?
Monticello Fire Department

d. What parks serve the project site?
Neversink River Unique Area, Town of Thompson Parks

D. Project Details**D.1. Proposed and Potential Development**

a. What is the general nature of the proposed action (e.g., residential, industrial, commercial, recreational; if mixed, include all components)? Residential

b. a. Total acreage of the site of the proposed action? 31.857 acres
b. Total acreage to be physically disturbed? 13.524 acres
c. Total acreage (project site and any contiguous properties) owned
or controlled by the applicant or project sponsor? 31.857 acres

c. Is the proposed action an expansion of an existing project or use? ☐ Yes ☒ No
i. If Yes, what is the approximate percentage of the proposed expansion and identify the units (e.g., acres, miles, housing units, square feet)? % _____ Units: _____

d. Is the proposed action a subdivision, or does it include a subdivision? ☐ Yes ☒ No
If Yes,
i. Purpose or type of subdivision? (e.g., residential, industrial, commercial; if mixed, specify types) _____

ii. Is a cluster/conservation layout proposed? ☐ Yes ☐ No

iii. Number of lots proposed? _____

iv. Minimum and maximum proposed lot sizes? Minimum _____ Maximum _____

e. Will the proposed action be constructed in multiple phases? ☐ Yes ☒ No

i. If No, anticipated period of construction: 18 months

ii. If Yes:

- Total number of phases anticipated _____
- Anticipated commencement date of phase I (including demolition) _____ month _____ year
- Anticipated completion date of final phase _____ month _____ year
- Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: _____

f. Does the project include new residential uses? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes, show numbers of units proposed.				
	<u>One Family</u>	<u>Two Family</u>	<u>Three Family</u>	<u>Multiple Family (four or more)</u>
Initial Phase	57			
At completion of all phases	57			

g. Does the proposed action include new non-residential construction (including expansions)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes,	
i. Total number of structures <u>4</u> ii. Dimensions (in feet) of largest proposed structure: <u>15</u> height; <u>50</u> width; and <u>90</u> length iii. Approximate extent of building space to be heated or cooled: <u>4,500</u> square feet	

h. Does the proposed action include construction or other activities that will result in the impoundment of any liquids, such as creation of a water supply, reservoir, pond, lake, waste lagoon or other storage? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes,	
i. Purpose of the impoundment: <u>Wastewater Treatment Plant</u> ii. If a water impoundment, the principal source of the water: <input type="checkbox"/> Ground water <input type="checkbox"/> Surface water streams <input checked="" type="checkbox"/> Other specify: <u>Sanitary Wastewater</u> iii. If other than water, identify the type of impounded/contained liquids and their source. <u>Sanitary Wastewater</u> iv. Approximate size of the proposed impoundment. Volume: <u>0.0132</u> million gallons; surface area: <u>.04</u> acres v. Dimensions of the proposed dam or impounding structure: <u>8</u> height; <u>100</u> length vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete): <u>Prefabricated Steel or concrete</u>	

D.2. Project Operations

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes:	
i. What is the purpose of the excavation or dredging? _____ ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site? • Volume (specify tons or cubic yards): _____ • Over what duration of time? _____ iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them. _____ _____ iv. Will there be onsite dewatering or processing of excavated materials? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe. _____ _____ v. What is the total area to be dredged or excavated? _____ acres vi. What is the maximum area to be worked at any one time? _____ acres vii. What would be the maximum depth of excavation or dredging? _____ feet viii. Will the excavation require blasting? <input type="checkbox"/> Yes <input type="checkbox"/> No ix. Summarize site reclamation goals and plan: _____ _____ _____	

b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment into any existing wetland, waterbody, shoreline, beach or adjacent area? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes:	
i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): <u>NYS Wetland MO-68, USACOE Wetlands</u> _____ _____	

ii. Describe how the proposed action would affect that waterbody or wetland, e.g. excavation, fill, placement of structures, or alteration of channels, banks and shorelines. Indicate extent of activities, alterations and additions in square feet or acres:
USACOE wetlands will be disturbed to install roadways, and NYS Freshwater wetland MO-68 and associated buffer will be disturbed for the installation of a wastewater treatment plant discharge pipe.

iii. Will the proposed action cause or result in disturbance to bottom sediments?

☐ Yes ☒ No

If Yes, describe: _____

iv. Will the proposed action cause or result in the destruction or removal of aquatic vegetation?

☐ Yes ☒ No

If Yes:

- acres of aquatic vegetation proposed to be removed: _____
- expected acreage of aquatic vegetation remaining after project completion: _____
- purpose of proposed removal (e.g. beach clearing, invasive species control, boat access): _____

• proposed method of plant removal: _____

• if chemical/herbicide treatment will be used, specify product(s): _____

v. Describe any proposed reclamation/mitigation following disturbance: _____

c. Will the proposed action use, or create a new demand for water?

☒ Yes ☐ No

If Yes:

i. Total anticipated water usage/demand per day: _____ 12,500 gallons/day

ii. Will the proposed action obtain water from an existing public water supply?

☐ Yes ☒ No

If Yes:

- Name of district or service area: _____
- Does the existing public water supply have capacity to serve the proposal? ☐ Yes ☐ No
- Is the project site in the existing district? ☐ Yes ☐ No
- Is expansion of the district needed? ☐ Yes ☐ No
- Do existing lines serve the project site? ☐ Yes ☐ No

iii. Will line extension within an existing district be necessary to supply the project?

☐ Yes ☐ No

If Yes:

- Describe extensions or capacity expansions proposed to serve this project: _____

• Source(s) of supply for the district: _____

iv. Is a new water supply district or service area proposed to be formed to serve the project site?

☒ Yes ☐ No

If, Yes:

- Applicant/sponsor for new district: Southwoods Drive LLC
- Date application submitted or anticipated: 07/15/2025
- Proposed source(s) of supply for new district: Groundwater Wells

v. If a public water supply will not be used, describe plans to provide water supply for the project: _____

Private Onsite Potable Water System

vi. If water supply will be from wells (public or private), what is the maximum pumping capacity: _____ TBD gallons/minute.

d. Will the proposed action generate liquid wastes?

☒ Yes ☐ No

If Yes:

i. Total anticipated liquid waste generation per day: _____ 12,500 gallons/day

ii. Nature of liquid wastes to be generated (e.g., sanitary wastewater, industrial; if combination, describe all components and approximate volumes or proportions of each): _____

Sanitary Wastewater

iii. Will the proposed action use any existing public wastewater treatment facilities?

☐ Yes ☒ No

If Yes:

• Name of wastewater treatment plant to be used: _____

• Name of district: _____

• Does the existing wastewater treatment plant have capacity to serve the project? ☐ Yes ☐ No

• Is the project site in the existing district? ☐ Yes ☐ No

• Is expansion of the district needed? ☐ Yes ☐ No

<ul style="list-style-type: none"> • Do existing sewer lines serve the project site? _____ • Will a line extension within an existing district be necessary to serve the project? _____ <p>If Yes:</p> <ul style="list-style-type: none"> • Describe extensions or capacity expansions proposed to serve this project: _____ 	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No
iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? _____	
<p>If Yes:</p> <ul style="list-style-type: none"> • Applicant/sponsor for new district: _____ • Date application submitted or anticipated: _____ • What is the receiving water for the wastewater discharge? _____ 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans): <u>A private WWTP for the park will be constructed discharging to a tributary of Mercer, McKeey, and Barnum Brooks.</u>	
vi. Describe any plans or designs to capture, recycle or reuse liquid waste: _____ <u>N/A</u>	
e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? _____	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
<p>If Yes:</p> <p>i. How much impervious surface will the project create in relation to total size of project parcel? _____ Square feet or <u>4.02</u> acres (impervious surface) _____ Square feet or <u>31.87</u> acres (parcel size)</p> <p>ii. Describe types of new point sources. <u>Stormwater Collection Systems will terminate in basins which point discharge to the onsite wetlands.</u></p> <p>iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)? <u>Stormwater will discharge to onsite wetlands</u></p> <ul style="list-style-type: none"> • If to surface waters, identify receiving water bodies or wetlands: <u>USACOE Wetlands</u> • Will stormwater runoff flow to adjacent properties? _____ 	
iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? _____	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? _____	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<p>If Yes, identify:</p> <p>i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles) _____</p> <p>ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers) _____</p> <p>iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation) _____</p>	
g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? _____	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<p>If Yes:</p> <p>i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) _____</p> <p>ii. In addition to emissions as calculated in the application, the project will generate:</p> <ul style="list-style-type: none"> • _____ Tons/year (short tons) of Carbon Dioxide (CO₂) • _____ Tons/year (short tons) of Nitrous Oxide (N₂O) • _____ Tons/year (short tons) of Perfluorocarbons (PFCs) • _____ Tons/year (short tons) of Sulfur Hexafluoride (SF₆) • _____ Tons/year (short tons) of Carbon Dioxide equivalent of Hydrofluorocarbons (HFCs) • _____ Tons/year (short tons) of Hazardous Air Pollutants (HAPs) 	
<input type="checkbox"/> Yes <input type="checkbox"/> No	

<p>h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. Estimate methane generation in tons/year (metric): _____</p> <p>ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____</p>			
<p>i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust): _____</p>			
<p>j. Will the proposed action result in a substantial increase in traffic above present levels or generate substantial new demand for transportation facilities or services? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. When is the peak traffic expected (Check all that apply): <input type="checkbox"/> Morning <input type="checkbox"/> Evening <input type="checkbox"/> Weekend <input type="checkbox"/> Randomly between hours of _____ to _____.</p> <p>ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____</p> <p>iii. Parking spaces: Existing _____ Proposed _____ Net increase/decrease _____</p> <p>iv. Does the proposed action include any shared use parking? <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe: _____</p> <p>vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>vii. Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? <input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? <input type="checkbox"/> Yes <input type="checkbox"/> No</p>			
<p>k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. Estimate annual electricity demand during operation of the proposed action: _____</p> <p>ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other): _____</p> <p>iii. Will the proposed action require a new, or an upgrade, to an existing substation? <input type="checkbox"/> Yes <input type="checkbox"/> No</p>			
<p>l. Hours of operation. Answer all items which apply.</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%; vertical-align: top;"> <p>i. During Construction:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ 7AM-5PM • Saturday: _____ 7AM-5PM • Sunday: _____ N/A • Holidays: _____ N/A </td> <td style="width: 50%; vertical-align: top;"> <p>ii. During Operations:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ N/A • Saturday: _____ • Sunday: _____ • Holidays: _____ </td> </tr> </table>		<p>i. During Construction:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ 7AM-5PM • Saturday: _____ 7AM-5PM • Sunday: _____ N/A • Holidays: _____ N/A 	<p>ii. During Operations:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ N/A • Saturday: _____ • Sunday: _____ • Holidays: _____
<p>i. During Construction:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ 7AM-5PM • Saturday: _____ 7AM-5PM • Sunday: _____ N/A • Holidays: _____ N/A 	<p>ii. During Operations:</p> <ul style="list-style-type: none"> • Monday - Friday: _____ N/A • Saturday: _____ • Sunday: _____ • Holidays: _____ 		

<p>m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>If yes:</p> <p>i. Provide details including sources, time of day and duration: During Construction noise levels will exceed ambient levels.</p>	
<p>ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Describe: <u>Tree clearing will be required for construction.</u></p>	
<p>n. Will the proposed action have outdoor lighting? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>If yes:</p> <p>i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures: <u>Street lighting for traffic safety will be provided at intersections. individual homes will have entryway lighting.</u></p>	
<p>ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Describe: <u>Tree clearing will be required for construction.</u></p>	
<p>o. Does the proposed action have the potential to produce odors for more than one hour per day? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures:</p>	
<p>p. Will the proposed action include any bulk storage of petroleum (combined capacity of over 1,100 gallons) or chemical products 185 gallons in above ground storage or any amount in underground storage? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. Product(s) to be stored _____</p> <p>ii. Volume(s) _____ per unit time _____ (e.g., month, year)</p> <p>iii. Generally, describe the proposed storage facilities: _____</p>	
<p>q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. Describe proposed treatment(s):</p>	
<p>ii. Will the proposed action use Integrated Pest Management Practices? <input type="checkbox"/> Yes <input type="checkbox"/> No</p>	
<p>r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes:</p> <p>i. Describe any solid waste(s) to be generated during construction or operation of the facility:</p> <ul style="list-style-type: none"> • Construction: _____ tons per _____ (unit of time) • Operation : _____ tons per _____ (unit of time) <p>ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:</p> <ul style="list-style-type: none"> • Construction: _____ • Operation: _____ <p>iii. Proposed disposal methods/facilities for solid waste generated on-site:</p> <ul style="list-style-type: none"> • Construction: _____ • Operation: _____ 	

s. Does the proposed action include construction or modification of a solid waste management facility? ☐ Yes ☒ No

If Yes:

i. Type of management or handling of waste proposed for the site (e.g., recycling or transfer station, composting, landfill, or other disposal activities): _____

ii. Anticipated rate of disposal/processing:

- _____ Tons/month, if transfer or other non-combustion/thermal treatment, or
- _____ Tons/hour, if combustion or thermal treatment

iii. If landfill, anticipated site life: _____ years

t. Will the proposed action at the site involve the commercial generation, treatment, storage, or disposal of hazardous waste? ☐ Yes ☒ No

If Yes:

i. Name(s) of all hazardous wastes or constituents to be generated, handled or managed at facility: _____

ii. Generally describe processes or activities involving hazardous wastes or constituents: _____

iii. Specify amount to be handled or generated _____ tons/month

iv. Describe any proposals for on-site minimization, recycling or reuse of hazardous constituents: _____

v. Will any hazardous wastes be disposed at an existing offsite hazardous waste facility? ☐ Yes ☐ No

If Yes: provide name and location of facility: _____

If No: describe proposed management of any hazardous wastes which will not be sent to a hazardous waste facility: _____

E. Site and Setting of Proposed Action

E.1. Land uses on and surrounding the project site

a. Existing land uses.

i. Check all uses that occur on, adjoining and near the project site.

☐ Urban ☐ Industrial ☐ Commercial ☒ Residential (suburban) ☒ Rural (non-farm)

☒ Forest ☐ Agriculture ☒ Aquatic ☐ Other (specify): _____

ii. If mix of uses, generally describe:

Area is generally rural residential with some larger forested areas.

b. Land uses and covertsypes on the project site.

Land use or Covertypes	Current Acreage	Acreage After Project Completion	Change (Acres +/-)
• Roads, buildings, and other paved or impervious surfaces	0	4.02	+4.02
• Forested	18.60	8.76	-9.84
• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)	0	0	0
• Agricultural (includes active orchards, field, greenhouse etc.)	0	0	0
• Surface water features (lakes, ponds, streams, rivers, etc.)	0	0.30	+0.30
• Wetlands (freshwater or tidal)	13.27	13.10	-0.17
• Non-vegetated (bare rock, earth or fill)	0	0	0
• Other Describe: <u>Lawn</u>	0	5.69	+5.69

<p>c. Is the project site presently used by members of the community for public recreation? i. If Yes: explain: _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>d. Are there any facilities serving children, the elderly, people with disabilities (e.g., schools, hospitals, licensed day care centers, or group homes) within 1500 feet of the project site? If Yes, i. Identify Facilities: _____ _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>e. Does the project site contain an existing dam? If Yes: i. Dimensions of the dam and impoundment: • Dam height: _____ feet • Dam length: _____ feet • Surface area: _____ acres • Volume impounded: _____ gallons OR acre-feet ii. Dam's existing hazard classification: _____ iii. Provide date and summarize results of last inspection: _____ _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>f. Has the project site ever been used as a municipal, commercial or industrial solid waste management facility, or does the project site adjoin property which is now, or was at one time, used as a solid waste management facility? If Yes: i. Has the facility been formally closed? • If yes, cite sources/documentation: _____ ii. Describe the location of the project site relative to the boundaries of the solid waste management facility: _____ _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin property which is now or was at one time used to commercially treat, store and/or dispose of hazardous waste? If Yes: i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred: _____ _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>h. Potential contamination history. Has there been a reported spill at the proposed project site, or have any remedial actions been conducted at or adjacent to the proposed site? If Yes: i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply: <input type="checkbox"/> Yes – Spills Incidents database Provide DEC ID number(s): _____ <input type="checkbox"/> Yes – Environmental Site Remediation database Provide DEC ID number(s): _____ <input type="checkbox"/> Neither database ii. If site has been subject of RCRA corrective activities, describe control measures: _____ _____</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<p>iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database? If yes, provide DEC ID number(s): _____ iv. If yes to (i), (ii) or (iii) above, describe current status of site(s): _____ _____</p>	<input type="checkbox"/> Yes <input type="checkbox"/> No

v. Is the project site subject to an institutional control limiting property uses? ☐ Yes ☐ No

- If yes, DEC site ID number: _____
- Describe the type of institutional control (e.g., deed restriction or easement): _____
- Describe any use limitations: _____
- Describe any engineering controls: _____
- Will the project affect the institutional or engineering controls in place? ☐ Yes ☐ No
- Explain: _____

E.2. Natural Resources On or Near Project Site

a. What is the average depth to bedrock on the project site? _____ >7 feet

b. Are there bedrock outcroppings on the project site? ☐ Yes ☒ No
If Yes, what proportion of the site is comprised of bedrock outcroppings? _____ %

c. Predominant soil type(s) present on project site:

Wellsboro	45 %
Neversink	40 %
Carlisle/ Others	10/ 5 %

d. What is the average depth to the water table on the project site? Average: Unknown feet

e. Drainage status of project site soils: ☐ Well Drained: _____ % of site
☐ Moderately Well Drained: _____ % of site
☒ Poorly Drained: 100 % of site

f. Approximate proportion of proposed action site with slopes: ☒ 0-10%: 95 % of site
☒ 10-15%: 5 % of site
☐ 15% or greater: _____ % of site

g. Are there any unique geologic features on the project site? ☐ Yes ☒ No
If Yes, describe: _____

h. Surface water features.

i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? ☒ Yes ☐ No

ii. Do any wetlands or other waterbodies adjoin the project site? ☒ Yes ☐ No
If Yes to either i or ii, continue. If No, skip to E.2.i.

iii. Are any of the wetlands or waterbodies within or adjoining the project site regulated by any federal, state or local agency? ☒ Yes ☐ No

iv. For each identified regulated wetland and waterbody on the project site, provide the following information:

• Streams:	Name _____	Classification _____
• Lakes or Ponds:	Name _____	Classification _____
• Wetlands:	Name NYSDEC and USACOE Wetlands	Approximate Size 13.27
• Wetland No. (if regulated by DEC)	MO-68	

v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? ☐ Yes ☒ No
If yes, name of impaired water body/bodies and basis for listing as impaired: _____

i. Is the project site in a designated Floodway? ☒ Yes ☐ No

j. Is the project site in the 100-year Floodplain? ☒ Yes ☐ No

k. Is the project site in the 500-year Floodplain? ☐ Yes ☒ No

l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? ☐ Yes ☒ No
If Yes:
i. Name of aquifer: _____

<p>m. Identify the predominant wildlife species that occupy or use the project site: <u>Typical Forest Fauna for Sullivan Co. NY</u> _____ _____</p>	
<p>n. Does the project site contain a designated significant natural community? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes: i. Describe the habitat/community (composition, function, and basis for designation): _____ ii. Source(s) of description or evaluation: _____ iii. Extent of community/habitat: • Currently: _____ acres • Following completion of project as proposed: _____ acres • Gain or loss (indicate + or -): _____ acres</p>	
<p>o. Does project site contain any species of plant or animal that is listed by the federal government or NYS as endangered or threatened, or does it contain any areas identified as habitat for an endangered or threatened species? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If Yes: i. Species and listing (endangered or threatcned): _____ <u>Site has potential for Northern Long Eared Bat Habitat</u></p>	
<p>p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of special concern? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes: i. Species and listing: _____</p>	
<p>q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, give a brief description of how the proposed action may affect that use: _____</p>	
<p>E.3. Designated Public Resources On or Near Project Site</p>	
<p>a. Is the project site, or any portion of it, located in a designated agricultural district certified pursuant to Agriculture and Markets Law, Article 25-AA, Section 303 and 304? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, provide county plus district name/number: _____</p>	
<p>b. Are agricultural lands consisting of highly productive soils present? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No i. If Yes: acreage(s) on project site? _____ ii. Source(s) of soil rating(s): _____</p>	
<p>c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes: i. Nature of the natural landmark: <input type="checkbox"/> Biological Community <input type="checkbox"/> Geological Feature ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____</p>	
<p>d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes: i. CEA name: _____ ii. Basis for designation: _____ iii. Designating agency and date: _____</p>	

e. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes: <ul style="list-style-type: none"> i. Nature of historic/archaeological resource: <input type="checkbox"/> Archaeological Site <input type="checkbox"/> Historic Building or District ii. Name: _____ iii. Brief description of attributes on which listing is based: _____ 	
f. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
g. Have additional archaeological or historic site(s) or resources been identified on the project site? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes: <ul style="list-style-type: none"> i. Describe possible resource(s): _____ ii. Basis for identification: _____ 	
h. Is the project site within five miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes: <ul style="list-style-type: none"> i. Identify resource: _____ ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): _____ iii. Distance between project and resource: _____ miles. 	
i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If Yes: <ul style="list-style-type: none"> i. Identify the name of the river and its designation: _____ ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? <input type="checkbox"/> Yes <input type="checkbox"/> No 	

F. Additional Information

Attach any additional information which may be needed to clarify your project.

If you have identified any adverse impacts which could be associated with your proposal, please describe those impacts plus any measures which you propose to avoid or minimize them.

G. Verification

I certify that the information provided is true to the best of my knowledge.

Applicant/Sponsor Name <u>Tyler Sweet</u>	Date <u>5/14/2025</u>
Signature 	Title <u>Environmental Engineer</u>

C-5

A

State of New York

REMITTANCE ADVICE for CHECK NO. 10465208

NOTICE: To access remittance information on any one of your NYS payments, visit <https://esupplier.sfs.ny.gov/>

Agency Code and Description	Tele Inquiry No	Voucher No	Payee Reference/Invoice No	Ref/Inv Date	Payment Amount
GAM01 NYS Gaming Commission		00038069	RWC Distrib 4th Qtr 24-25	04/01/25	596,556.08

GOV'T ENTITIES, VENDORS, NOT-FOR-PROFITS:
Go to <http://www.osc.state.ny.us/state-vendors> for Electronic Payments information

Non-Negotiable Check Total \$596,556.08

DETACH HERE BEFORE CASHING

PLEASE CASH WITHIN 180 DAYS

08949451

State of New York

Check No. 10465208

\$596,556.08

DEPARTMENT OF TAXATION AND FINANCE
DIVISION OF THE TREASURY

29-55
213

A

MAY 09, 2025

GAM01

KNOW YOUR ENDORSER

Pay to the Order of: THOMPSON TOWN OF

\$596,556.08

Thomas P. DiNapoli
Thomas P. DiNapoli
State Comptroller

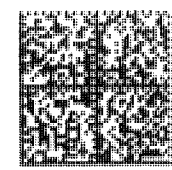
KeyBank N.A.

Amanda Hiller
Amanda Hiller
Acting Commissioner, Taxation and Finance

⑈ 10465208 ⑈ ⑆ 021300556 ⑆ 320993202789 ⑈

001301 A 10465208 GAM01
STATE OF NEW YORK
DEPARTMENT OF TAXATION AND FINANCE
DIVISION OF THE TREASURY
PO BOX 22119
ALBANY, NEW YORK 12201-2119

FIRST-CLASS



US POSTAGE
ZIP 12207 \$00.00
02 7W
0008034487 MAY 1

THOMPSON TOWN OF
4052 STATE ROUTE 42
MONTICELLO

NY 12701-3221



Town of Thompson
General Ledger Detail Transaction Report
Fiscal Year 2025

Account Number	Account Description	AM	Journal Date	Type/Num	Reference	Budget Amount	Debit	Credit	Enc/Liq	Act Exp
A000.3016.000	CASINO LICENSING FEE & GAMING REVENUES									
YEAR FORWARD BALANCE										
Rebuild BY Journal		1	1/1/2025	BY1-1		(\$1,750,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
					Mth 1	(\$1,750,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
		5	5/20/2025	CR116285	NYS ck# 10465208	\$0.00	\$0.00	\$494,393.47	\$0.00	\$0.00
RW Catskills Quarterly pmt - Host Aid							\$0.00	\$102,162.61	\$0.00	\$0.00
RW Catskills Quarterly pmt - Hold Harmless		5	5/20/2025	CR116285	NYS ck# 10465208	\$0.00	\$0.00	\$596,556.08	\$0.00	(\$596,556.08)
					Mth 5	\$0.00	\$0.00	\$596,556.08	\$0.00	(\$596,556.08)
YTD Total for A000.3016.000	CASINO LICENSING FEE & GAMING REVENUES				Total	(\$1,750,000.00)	\$0.00	\$596,556.08	\$0.00	(\$596,556.08)
Total for Fund A000						(\$1,750,000.00)	\$0.00	\$596,556.08	\$0.00	(\$596,556.08)
Grand Total						(\$1,750,000.00)	\$0.00	\$596,556.08	\$0.00	(\$596,556.08)



Town of Thompson
General Ledger Detail Transaction Report
Fiscal Year 2024

Account Number	Account Description	AM	Journal Date	Type/Num	Reference	Budget Amount	Debit	Credit	Encl/Liq	Act Exp
A000.3016.000	CASINO LICENSING FEE & GAMING REVENUES									
YEAR FORWARD BALANCE										
Rebuild BY Journal		1	1/1/2023	BY1-1		(\$1,750,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
					Mth 1 Total	(\$1,750,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
RW Catskills Quarterly pmt - Host Aid		5	5/13/2024	CR114473	NYS ck# 09879372	\$0.00	\$0.00	\$479,688.50	\$0.00	\$0.00
RW Catskills Quarterly pmt - Hold Harmless		5	5/13/2024	CR114473	NYS ck# 09879372	\$0.00	\$0.00	\$103,318.90	\$0.00	\$0.00
					Mth 5 Total	\$0.00	\$0.00	\$583,007.40	\$0.00	(\$583,007.40)
RW Catskills Quarterly pmt - Host Aid		8	8/6/2024	CR114859	NYS ck# 10041016	\$0.00	\$0.00	\$495,044.64	\$0.00	\$0.00
RW Catskills Quarterly pmt - Hold Harmless		8	8/6/2024	CR114859	NYS ck# 10041016	\$0.00	\$0.00	\$109,006.29	\$0.00	\$0.00
					Mth 8 Total	\$0.00	\$0.00	\$604,050.93	\$0.00	(\$604,050.93)
RW Catskills Quarterly pmt - Host Aid		11	11/14/2024	CR115320	NYS ck# 10196202	\$0.00	\$0.00	\$535,264.77	\$0.00	\$0.00
RW Catskills Quarterly pmt - Hold Harmless		11	11/14/2024	CR115320	NYS ck# 10196202	\$0.00	\$0.00	\$117,124.61	\$0.00	\$0.00
					Mth 11 Total	\$0.00	\$0.00	\$652,389.38	\$0.00	(\$652,389.38)
Casino Licensing Fee & Gaming Revenues		12	12/31/2024	BE115938	Budget Transfers & Amendments	(\$685,125.00)	\$0.00	\$0.00	\$0.00	\$0.00
Year End Revenue Accruals		12	12/31/2024	JE115986	RW Catskills 4th Qtr Gaming Revenue	\$0.00	\$0.00	\$487,236.50	\$0.00	\$0.00
Year End Revenue Accruals		12	12/31/2024	JE115986	RW Catskills 4th Qtr Hold Harmless	\$0.00	\$0.00	\$108,445.30	\$0.00	\$0.00
					Mth 12 Total	(\$685,125.00)	\$0.00	\$595,681.80	\$0.00	(\$595,681.80)
YTD Total for A000.3016.000	CASINO LICENSING FEE & GAMING REVENUES					(\$2,435,129.51)	\$0.00	\$2,435,129.51	\$0.00	(\$2,435,129.51)
Total for Fund A000						(\$2,435,125.00)	\$0.00	\$2,435,129.51	\$0.00	(\$2,435,129.51)
Grand Total						(\$2,435,125.00)	\$0.00	\$2,435,129.51	\$0.00	(\$2,435,129.51)

C-6

May 5, 2025



NY0628
TOWN OF THOMPSON
TOWN OF THOMPSON-13
TOWN HALL
4052 ROUTE 42 N
MONTICEELO, NY 12701

RE: Quarterly Franchise Fee Payment

Dear Sir or Madam:

Enclosed, please find our franchise fee remittance covering the period from January 1, 2025 to March 31, 2025, for Charter Communications ("Charter"). This franchise fee computation has been prepared in accordance with the terms and conditions of our local cable television franchise agreement, or if Charter is operating under a state issued franchise in your community, in accordance with the requirements of the state franchising law. This payment specifically complies with Charter's contractual and/or statutory duties, and includes the required percentage, flat rate, or per sub payment, and includes all required categories of revenue.

This payment was calculated as follows:

Franchise Fee Base	\$741,909.76
Franchise Fee (as defined in Agreement):	5.00 %
Fee Adjustment (see detail)	\$0.00
Fee Due	<u>\$37,095.49</u>

We would also like to remind you of an alternative to US mail-delivered paper checks for franchise fee payments. You now have the option of signing up for an electronic direct payment process for franchise fees, assuring a more efficient and timely manner of receiving your funds. If you would like to pursue the electronic payment process, please contact your Government Relations representative for instructions. We believe this convenient method will be of significant value to you.

Charter Communications is proud to serve your community and our customers with cable television service. Please feel free to contact our office via email at svc_Corp_MM_franchise_fees@charter.com ** if any additional information is required.

Sincerely,

Steve Lottmann
Senior Director, Revenue Accounting
15076 - 1503NY - 6002670
**(Please note new email address)

Enclosure

**ATTACHMENT CONTAINS TRADE SECRET INFORMATION AND IS CONFIDENTIAL & PROPRIETARY
- NOT FOR PUBLIC DISCLOSURE**

314.288.3103
www.charter.com

12405 Powerscourt Drive
St. Louis, Missouri 63131-3764

400 Atlantic St
Stamford, CT

STUB 1 OF 1

CHECK DATE: 05/05/25

NO. 81214085

DATE	INVOICE NO.	DESCRIPTION	INVOICE AMOUNT	DEDUCTIONS	AMOUNT PAID
01/31/25	Q202501	FRANCHISE FEE	12,336.27	0.00	12,336.27
02/28/25	Q202502	FRANCHISE FEE	12,286.48	0.00	12,286.48
03/31/25	Q202503	FRANCHISE FEE	12,472.74	0.00	12,472.74
				TOTAL	37,095.49

6002670

TOWN OF THOMPSON

WARNING: ORIGINAL DOCUMENT HAS VISIBLE FIBERS, INVISIBLE FLUORESCENT FIBERS & CHEMICAL REACTIVE PAPER.

Charter
COMMUNICATIONS

12405 Powerscourt Drive
St. Louis, MO 63131-3674

Charter Communications is an Equal Opportunity Employer/Contractor

80-1769/0815

US BANK
MEMPHIS, MO

NO. 81214085

6002670

DATE
05/05/25

AMOUNT
\$*****37,095.49

PAY THIRTY-SEVEN THOUSAND NINETY-FIVE AND 49/100*****

TO TOWN OF THOMPSON
THE ATTN TOWN HALL
ORDER 4052 RTE 42 N
OF MONTICEELO NY 12701
US


AUTHORIZED SIGNATURE

THE FACE OF THIS CHECK HAS A VOID FEATURE PANTOGRAPH, A MICROTYPE BORDER AND A SECURITY BACKER.

⑈81214085⑈ ⑆081517693⑆152321045584⑈



Town of Thompson
General Ledger Detail Transaction Report
Fiscal Year 2025

Account Number	Account Description	AM	Journal Date	Type/Num	Reference	Budget Amount	Debit	Credit	Enc/Liq	Act Exp
B000.1170.000	FRANCHISE FEES									
YEAR FORWARD BALANCE										
Rebuild BY Journal										
		1	1/1/2025	BY1-1	Mth 1	(\$160,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
					Total	(\$160,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
Franchise Fees - 1st Qtr 2025		5	5/20/2025	CR116287	Charter ckt# 81214085	\$0.00	\$0.00	\$37,095.49	\$0.00	\$0.00
					Mth 5	\$0.00	\$0.00	\$37,095.49	\$0.00	(\$37,095.49)
					Total	(\$160,000.00)	\$0.00	\$37,095.49	\$0.00	(\$37,095.49)
YTD Total for B000.1170.000	FRANCHISE FEES									
Total for Fund B000						(\$160,000.00)	\$0.00	\$37,095.49	\$0.00	(\$37,095.49)
Grand Total						(\$160,000.00)	\$0.00	\$37,095.49	\$0.00	(\$37,095.49)



Town of Thompson
General Ledger Detail Transaction Report
Fiscal Year 2024

Account Number	Account Description	AM	Journal Date	Type/Num	Reference	Budget Amount	Debit	Credit	Enc/Liq	Act Exp
B000.1170.000	YEAR FORWARD BALANCE									
	Rebuild BY Journal	1	1/1/2023	BY1-1		(\$175,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
	Franchise Fees - 1st Qtr 2024	5	5/20/2024	CR114483	Mth 1 Total Charter Communications Ck#80974081	(\$175,000.00)	\$0.00	\$0.00	\$0.00	\$0.00
	Franchise Fees - 2nd Qtr 2024	8	8/26/2024	CR114952	Mth 5 Total Charter Communications ckt# 81029976	\$0.00	\$0.00	\$39,199.15	\$0.00	(\$39,199.15)
	Franchise Fees -3rd Qtr 2024	11	11/18/2024	CR115329	Mth 8 Total Charter ckt#81092419	\$0.00	\$0.00	\$43,675.73	\$0.00	(\$43,675.73)
	FRANCHISE FEES	12	12/31/2024	BE115939	Mth 11 Total Budget Transfers & Amendments	\$0.00	\$0.00	\$46,312.48	\$0.00	(\$46,312.48)
	Year End Revenue Accruals	12	12/31/2024	JE115986	4th Qtr Franchise Fees	\$3,115.00	\$0.00	\$0.00	\$0.00	
	YTD Total for B000.1170.000				FRANCHISE FEES	\$0.00	\$0.00	\$42,700.88	\$0.00	
						\$3,115.00	\$0.00	\$42,700.88	\$0.00	(\$42,700.88)
						(\$171,885.00)	\$0.00	\$171,888.24	\$0.00	(\$171,888.24)
	Total for Fund B000					(\$171,885.00)	\$0.00	\$171,888.24	\$0.00	(\$171,888.24)
	Grand Total					(\$171,885.00)	\$0.00	\$171,888.24	\$0.00	(\$171,888.24)

*****X

In the Matter of Extension No. 2 of the CONSOLIDATED
HARRIS SEWER DISTRICT of the
Town of Thompson, Sullivan County, New York.

**NEGATIVE DECLARATION
UNDER SEQR**

*****X

1. The Town Board of the Town of Thompson, by Resolution duly adopted at a regular meeting thereof, held on the _____ day of June, 2025, did determine that Extension No. 2 of the Consolidated Harris Sewer District in the Town of Thompson, will not have a significant effect on the environment.

2. Lead agency for such project is the Town Board of the Town of Thompson, whose address is 4052 Route 42, Monticello, New York 12701, the designation of which was accomplished by Resolution duly adopted at a regular meeting of the Town Board held on the 6th day of May, 2025.

3. The person to contact for further information is Supervisor William J. Rieber, Jr., whose address is 4052 Route 42, Monticello, New York 12701, telephone number 845-794-2500.

4. The proposed extension of the Consolidated Harris Sewer District enables Brookview Cottages to become part of the said district and to use the facilities of the Consolidated Harris Sewer Treatment Plant for the disposal of its sewage, the cost thereof being borne solely by the said property owners.

5. The basis for the negative declaration is as follows: that the administration and operation and maintenance of the sewer facilities and the use thereof by Brookview Cottages will not violate any of the criteria for determining environmental significance as set forth in Part 617 of the Regulations.

Dated: Monticello, New York
June _____, 2025

TOWN OF THOMPSON
Town Hall
4052 Route 42
Monticello, New York 12701

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town, on the _____ day of June, 2025, at 7:00 o'clock P.M., Prevailing Time.

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

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

ABSENT: None

The following resolution was duly moved and seconded, to wit:

TOWN CLERK CERTIFICATE

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

I, MARILEE J. CALHOUN, Town Clerk of the Town of Thompson, do hereby certify as follows:

1. That on June ____, 2025 the Town Board of the Town of Thompson duly adopted a Resolution approving Extension No. 2 of the Consolidated Harris Sewer District in the Town of Thompson.
2. That said Resolution was subject to a permissive referendum.
3. That within ten (10) days after the adoption of the Resolution aforesaid, I did, in the same manner as provided for a notice of special election, post and publish the full text of the said Resolution, together with the date of its adoption, and that said Resolution was adopted subject to a Motion for a Permissive Referendum.
4. That more than thirty (30) days have elapsed since the adoption of said Resolution and the posting and publication thereof, and no petition protesting against such Resolution and requesting that it be submitted to the owner of taxable real property situate in the proposed district for their approval or disapproval has been filed with your deponent as Town Clerk.

Dated: Monticello, New York
June ____, 2025

Marilee J. Calhoun
Town Clerk

RESOLUTION DATED JUNE ____, 2025**A RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO PROPOSED EXTENSION NO. 2 OF THE CONSOLIDATED HARRIS SEWER DISTRICT, IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK.**

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general Map, Plan and Report to be prepared and filed in the office of the Town Clerk of said Town in relation to the proposed Extension No. 2 of the Consolidated Harris Sewer District in said Town; and

WHEREAS, an Order was duly adopted by said Town Board on May 6, 2025, reciting a description of the boundaries of said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said map, plan and report were on file in the Town Clerk=s Office for public inspection and specifying the ____ day of June, 2025 at 7:00 o'clock P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town as the time when and the place where said Town Board would meet for the purpose of holding a Public Hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such Order was duly published and posted in the manner and within the time prescribed by Section 209-d of the Town Law, and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said Public Hearing was duly held at the time and place set forth in said Order, as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, said Town Board has duly considered said Map, Plan and Report and the evidence given at said Public Hearing; **NOW, THEREFORE, BE IT**

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

Section 1. Upon the evidence given at the aforesaid Public Hearing, it is hereby found
and determined as follows:

- a) The notice of the aforesaid Public Hearing was published and posted as required by
law and is otherwise sufficient;
- b) All the property and property owners within said proposed district are benefitted
thereby;
- c) All the property and property owners benefitted are included within the limits of
said proposed district;
- d) The establishment of said proposed district is in the public interest;
- e) That the average annual cost for a typical single family residence would be *Three
Hundred Forty-One and 60/100 (\$341.60) Dollars*; and
- f) That the requirements of the State Environmental Quality Review Act have been
complied with.

Section 2. This Resolution shall take effect immediately.

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

William J. Rieber, Jr.	VOTING	Aye
Scott Mace	VOTING	Aye
John A. Pavese	VOTING	Aye
Melinda S. Meddaugh	VOTING	Aye
Ryan Schock	VOTING	Aye

The resolution was thereupon declared duly adopted.

* * * * *

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

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

That I have compared the annexed extract of the minutes of the meeting of the Town Board
of said Town, including the resolution contained therein, held on the _____ day of June, 2025,
with the original thereof on file in my office, and that the same is a true and correct transcript
therefrom and of the whole of said original so far as the same relates to the subject matters therein
referred to.

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

I FURTHER CERTIFY that, pursuant to Section 99 of the Public Officers Law (Open
Meetings Law), said meeting was open to the general public.

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

Newspaper and/or other news media

Date given

Sullivan County Democrat
WSUL Radio
WVOS Radio

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

**Designated Location(s)
of posted notice**

Date of Posting

Town Hall
Village Hall
Sullivan County Courthouse

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town
this _____ day of June, 2025.

(CORPORATE SEAL)

Town Clerk

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town on the _____ day of June, 2025, at 7:00 o'clock P.M., Prevailing Time.

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

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

ABSENT: None

The following resolution was moved and seconded, to wit,

RESOLUTION DATED JUNE ____, 2025

A RESOLUTION APPROVING EXTENSION NO. 2 OF THE CONSOLIDATED HARRIS SEWER DISTRICT IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, AND FURTHER APPROVING THE CONSTRUCTION OF THE IMPROVEMENTS PROPOSED THEREFOR.

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general Map, Plan and Report to be prepared and filed with the Town Board of said Town in relation to Extension No. 2 of the Consolidated Harris Sewer District in said Town; and

WHEREAS, an Order was duly adopted by said Town Board on May 6, 2025, reciting a description of the boundaries of the said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said Map, Plan and Report were on file in the Town Clerk=s Office for public inspection, and specifying June ____, 2025 at 7:00 o'clock P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town, as the time when and the place where said Town Board would meet for the purpose of holding a Public Hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such Order was duly published and posted in the manner and within the time prescribed by Section 209-d of the Town Law and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said Public Hearing was duly held at the time and place set forth in said Order as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, following said Public Hearing and based upon the evidence given thereat, said Town Board duly adopted a Resolution determining in the affirmative all of the questions set forth in subdivision 1 of Section 209-e of the Town Law; and

WHEREAS, it is now desired to adopt a further Resolution pursuant to subdivision 2(b) of Section 209-e of the Town Law approving the establishment of said district and the construction of the improvements proposed therefor; **NOW, THEREFORE, BE IT**

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

Section 1. Extension No. 2 of the Consolidated Harris Sewer District in the Town of Thompson, Sullivan County, New York, to be bounded and described as hereinafter set forth, is hereby approved and authorized. The improvement proposed for said Consolidated Sewer District as extended, consisting of providing a means by which Brookview Cottages (T/O Thompson Tax Map Parcel #7-1-44.2) may obtain sewer service by becoming part of the said Consolidated Harris Sewer District, is likewise approved and authorized. 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 landowners, namely Brookview Cottages. Annual charges shall be on a user consumption basis or such other method as the Town Board of the Town of Thompson shall determine by Resolution.

Section 2. Said District shall be bounded and described as more particularly set forth in Schedule AA@ annexed hereto and made a part hereof.

Section 3. After the adoption of this Resolution, the Town Clerk is hereby directed to file certified copies of this Resolution, in accordance with and where required by law.

Section 4. This Resolution is adopted subject to a permissive referendum.

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

William J. Rieber, Jr.	VOTING	Aye
Scott Mace	VOTING	Aye
John A. Pavese	VOTING	Aye
Melinda S. Meddaugh	VOTING	Aye
Ryan Schock	VOTING	Aye

The resolution was thereupon declared duly adopted.

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

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

That I have compared the annexed extract of the minutes of the meeting of the Town Board
of said Town, including the Resolution contained therein, held on the _____ day of June, 2025,
with the original thereof on file in my office, and that the same is a true and correct transcript
therefrom and of the whole of said original so far as the same relates to the subject matters therein
referred to.

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

I FURTHER CERTIFY that, pursuant to Section 99 of the Public Officers Law (Open
Meetings Law), said meeting was open to the general public.

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

Newspaper and/or other news media

Date given

Sullivan County Democrat
WSUL Radio
WVOS Radio

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

**Designated Location(s)
of posted notice**

Date of Posting

Town Hall
Village Hall
Sullivan County Courthouse

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town
this _____ day of June, 2025.

(CORPORATE SEAL)

Town Clerk

SCHEDULE AA@

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town on the 3rd day of June, 2025, at 7:00 o'clock P.M., Prevailing Time.

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

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

ABSENT: None

The following resolution was moved and seconded, to wit,

*****X

In the Matter of Extension No. 2 of the CONSOLIDATED **NEGATIVE DECLARATION**
ROCK HILL-EMERALD GREEN SEWER DISTRICT of the **UNDER SEQR**
Town of Thompson, Sullivan County, New York.

*****X

1. The Town Board of the Town of Thompson, by Resolution duly adopted at a regular meeting thereof, held on the _____ day of June, 2025, did determine that Extension No. 2 of the Consolidated Rock Hill-Emerald Green Sewer District in the Town of Thompson, will not have a significant effect on the environment.

2. Lead agency for such project is the Town Board of the Town of Thompson, whose address is 4052 Route 42, Monticello, New York 12701, the designation of which was accomplished by Resolution duly adopted at a regular meeting of the Town Board held on the 6th day of May, 2025.

3. The person to contact for further information is Supervisor William J. Rieber, Jr., whose address is 4052 Route 42, Monticello, New York 12701, telephone number 845-794-2500.

4. The proposed extension of the Consolidated Rock Hill-Emerald Green Sewer District enables Avon Commercial Park at Rock Hill Towne Center to become part of the said district and to use the facilities of the Consolidated Rock Hill-Emerald Green Sewer Treatment Plant for the disposal of its sewage, the cost thereof being borne solely by the said property owners.

5. The basis for the negative declaration is as follows: that the administration and operation and maintenance of the sewer facilities and the use thereof by Avon Commercial Park at Rock Hill Towne Center will not violate any of the criteria for determining environmental significance as set forth in Part 617 of the Regulations.

Dated: Monticello, New York
June _____, 2025

TOWN OF THOMPSON
Town Hall
4052 Route 42
Monticello, New York 12701

RESOLUTION DATED JUNE 3, 2025.**A RESOLUTION MAKING CERTAIN DETERMINATIONS IN RELATION TO PROPOSED EXTENSION NO. 2 OF THE CONSOLIDATED ROCK HILL-EMERALD GREEN SEWER DISTRICT, IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK.**

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general Map, Plan and Report to be prepared and filed in the office of the Town Clerk of said Town in relation to the proposed Extension No. 2 of the Consolidated Rock Hill-Emerald Green Sewer District in said Town; and

WHEREAS, an Order was duly adopted by said Town Board on September 6, 2022, reciting a description of the boundaries of said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said map, plan and report were on file in the Town Clerk's Office for public inspection and specifying the 18th day of October, 2022, at 7:00 o'clock P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town as the time when and the place where said Town Board would meet for the purpose of holding a Public Hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such Order was duly published and posted in the manner and within the time prescribed by Section 193(1)(a) of the Town Law, and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said Public Hearing was duly held at the time and place set forth in said Order, as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, said Town Board has duly considered said Map, Plan and Report and the evidence given at said Public Hearing; **NOW, THEREFORE, BE IT**

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

Section 1. Upon the evidence given at the aforesaid Public Hearing, it is hereby found
and determined as follows:

- a) The notice of the aforesaid Public Hearing was published and posted as required by law and is otherwise sufficient;
- b) That the Petition for the Sewer District Extension was signed and acknowledged as required by Town Law §191 and meets all requirements thereunder and is proper in all respects as required by law and is otherwise sufficient;
- c) All the property and property owners within said proposed district are benefitted thereby;
- d) All the property and property owners benefitted are included within the limits of said proposed district;
- e) The establishment of said proposed district is in the public interest;
- f) That the average annual cost for a typical single family residence would be *Five Hundred Ninety-Eight and 80/100 (\$598.80) Dollars*; and
- g) That the requirements of the State Environmental Quality Review Act have been complied with.

Section 2. This Resolution shall take effect immediately.

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

William J. Rieber, Jr.	VOTING	Aye
Scott Mace	VOTING	Aye
John A. Pavese	VOTING	Aye
Melinda S. Meddaugh	VOTING	Aye
Ryan Schock	VOTING	Aye

The resolution was thereupon declared duly adopted.

* * * * *

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

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

That I have compared the annexed extract of the minutes of the meeting of the Town Board
of said Town, including the Resolution contained therein, held on the 6th day of May, 2025, with
the original thereof on file in my office, and that the same is a true and correct transcript therefrom
and of the whole of said original so far as the same relates to the subject matters therein referred
to.

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

I FURTHER CERTIFY that, pursuant to Section 99 of the Public Officers Law (Open
Meetings Law), said meeting was open to the general public.

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

Newspaper and/or other news media	Date given
Sullivan County Democrat	
WSUL Radio	
WVOS Radio	

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

Designated Location(s) of posted notice	Date of Posting
Town Hall	
Village Hall	
Sullivan County Courthouse	

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town
this _____ day of June, 2025.

(CORPORATE SEAL)

Town Clerk

RESOLUTION DATED JUNE 3. 2025

A RESOLUTION APPROVING EXTENSION NO. 2 OF THE CONSOLIDATED ROCK HILL-EMERALD GREEN SEWER DISTRICT IN THE TOWN OF THOMPSON, SULLIVAN COUNTY, NEW YORK, AND FURTHER APPROVING THE CONSTRUCTION OF THE IMPROVEMENTS PROPOSED THEREFOR.

WHEREAS, the Town Board of the Town of Thompson, Sullivan County, New York, has heretofore duly caused a general Map, Plan and Report to be prepared and filed with the Town Board of said Town in relation to Extension No. 2 of the Consolidated Rock Hill-Emerald Green Sewer District in said Town; and

WHEREAS, an Order was duly adopted by said Town Board on September 20, 2022, reciting a description of the boundaries of the said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that said Map, Plan and Report were on file in the Town Clerk's Office for public inspection, and specifying October 18, 2023 at 7:00 o'clock P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town, as the time when and the place where said Town Board would meet for the purpose of holding a Public Hearing to hear all persons interested in the subject thereof concerning the same; and

WHEREAS, such Order was duly published and posted in the manner and within the time prescribed by Section 193(1)(a) of the Town Law and proof of said publication and posting has been duly presented to said Town Board; and

WHEREAS, said Public Hearing was duly held at the time and place set forth in said Order as aforesaid, at which all persons desiring to be heard were duly heard; and

WHEREAS, following said Public Hearing and based upon the evidence given thereat, said Town Board duly adopted a Resolution determining in the affirmative all of the questions set forth in subdivision 1 of Section 194 of the Town Law; and

WHEREAS, it is now desired to adopt a further Resolution pursuant to subdivision 2(b) of Section 194 of the Town Law approving the establishment of said district and the construction of the improvements proposed therefor; **NOW, THEREFORE, BE IT**

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

Section 1. Extension No. 1 of the Consolidated Rock Hill-Emerald Green Sewer District in the Town of Thompson, Sullivan County, New York, to be bounded and described as hereinafter set forth, is hereby approved and authorized. The improvement proposed for said Consolidated Sewer District as extended, consisting of providing a means by which Avon Commercial Park at Rock Hill Towne Center (T/O Thompson Tax Map Parcel #'s 32-1-6, 32-1-7, 32-1-9.2 and 32-1-10) may obtain sewer service by becoming part of the said Consolidated Rock Hill-Emerald Green Sewer District, is likewise approved and authorized. 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 landowners, namely Avon Commercial Park at Rock Hill Towne Center. Annual charges shall be on a user consumption basis or such other method as the Town Board of the Town of Thompson shall determine by Resolution.

Section 2. Said District shall be bounded and described as more particularly set forth in Schedule AA@ annexed hereto and made a part hereof.

Section 3. After the adoption of this Resolution, the Town Clerk is hereby directed to file certified copies of this Resolution, in accordance with and where required by law.

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

William J. Rieber, Jr.	VOTING	Aye
Scott Mace	VOTING	Aye
John A. Pavese	VOTING	Aye
Melinda S. Meddaugh	VOTING	Aye
Ryan Schock	VOTING	Aye

The resolution was thereupon declared duly adopted.

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

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

That I have compared the annexed extract of the minutes of the meeting of the Town Board
of said Town, including the Resolution contained therein, held on the 7th day of March, 2023, with
the original thereof on file in my office, and that the same is a true and correct transcript therefrom
and of the whole of said original so far as the same relates to the subject matters therein referred
to.

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

I FURTHER CERTIFY that, pursuant to Section 99 of the Public Officers Law (Open
Meetings Law), said meeting was open to the general public.

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

Newspaper and/or other news media

Date given

Sullivan County Democrat
WSUL Radio
WVOS Radio

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

**Designated Location(s)
of posted notice**

Date of Posting

Town Hall
Village Hall
Sullivan County Courthouse

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town
this ____ day of June, 2025.

(CORPORATE SEAL)

Town Clerk

SCHEDULE AA@

At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town, on the 3rd day of June, 2025, at 7:00 o'clock P.M., Prevailing Time.

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

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

ABSENT: None

The following resolution was duly moved and seconded, to wit:

-----X
In the Matter of Extension No. 2 of the CONSOLIDATED
ROCK HILL-EMERALD GREEN SEWER DISTRICT
in the Town of Thompson, County of
Sullivan, State of New York.

**FINAL ORDER EXPANDING
CONSOLIDATED ROCK
HILL-EMERALD GREEN
SEWER DISTRICT**

-----X

A Resolution having been duly adopted by the Town Board of the Town of Thompson directing Town Engineers, MHE Engineering, D.P.C., for the preparation of a map, plan and report relating to the extension of the Consolidated Rock Hill-Emerald Green Sewer District in the Town of Thompson, and said map, plan and report were duly filed in the office of the Town Clerk, and an order having been duly adopted by the said Town Board on September 20, 2022, reciting a description of the boundaries of the said proposed district, the improvements proposed, the maximum amount proposed to be expended for said improvements, the proposed method of financing to be employed, the fact that a map, plan and report were on file in the Town Clerk's Office for public inspection, and specifying the 18th day of October, 2022, at 7:00 o'clock, P.M., Prevailing Time, at the Town Hall, 4052 Route 42, Monticello, New York, in said Town, as the time when and the place where said Town Board would meet for the purpose of holding a public hearing to hear all persons interested in the proposal to expand the said sewer district and after due publication and posting of said order according to law, said hearing was duly held by said Board at such time and place, and the Town Board having considered said proposal and heard all persons interested in the same, and did, on October 18, 2022, resolve and determine that the Notice of Hearing for October 18, 2022, was published and posted as required by law, and the Petition was signed and acknowledged, as required by Town Law Section 194(1) and is otherwise sufficient, that all the property and property owners within the created district would

be benefitted thereby, that all property and property owners benefitted were included within the limits of the created district, and that it was in the public interest to grant and hold the relief sought, and it appearing to the satisfaction to the said Town Board that no application pursuant to Town Law Section 194(6) is required to be made to the State Department of Audit and Control, since the cost to the typical one or two family home is below the current threshold necessary to require such application.

NOW, THEREFORE, IT IS HEREBY

ORDERED, that the Consolidated Rock Hill-Emerald Green Sewer District, in the Town of Thompson, Sullivan County, New York, be, and the same hereby is, extended, to be bounded and described as more particularly set forth in Schedule "A" annexed hereto and made a part hereof; and it is further

ORDERED, that the Town Board, acting for and on behalf of the said Consolidated Rock Hill-Emerald Green Sewer District, as extended be, and it hereby is, authorized to make such improvements in said district as may be required for the proposed operation thereof, provided that the required funds for the same are made available or provided for; and it is further

ORDERED, that the entire amount to be expended for such improvements, including, but not limited to, costs of construction, engineering, administrative, legal and other fees and expenses, shall be borne solely and entirely by the landowners, namely Avon Commercial Park @ RH Towne Center, and it is further

ORDERED, that the Town Clerk of the Town of Thompson be, and she hereby is, authorized and directed to cause a certified copy of this order to be duly recorded in the office of the Clerk of Sullivan County, in which the Town of Thompson is located, within ten (10) days

after adoption of this order; and it is further

ORDERED, that the Town Clerk be, and he hereby is, authorized and directed to file a certified copy of this order in the office of the Department of Audit and Control, Albany, New York, within ten (10) days after the adoption hereof, if so required.

Dated: Monticello, New York
June _____, 2025

WILLIAM J. RIEBER, JR., Supervisor

SCOTT MACE, Councilman

JOHN A. PAVESE, Councilman

MELINDA S. MEDDAUGH, Councilman

RYAN SCHOCK, Councilman

SCHEDULE "A"

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

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

That I have compared the annexed extract of the minutes of the meeting of the Town Board of said Town, including the Resolution contained therein, held on the 6th day of May, 2025, with the original thereof on file in my office, and that the same is a true and correct transcript therefrom and of the whole of said original so far as the same relates to the subject matters therein referred to.

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

I FURTHER CERTIFY that, pursuant to Section 99 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public.

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

Newspaper and/or other news media

Date given

Sullivan County Democrat
WSUL Radio
WVOS Radio

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

**Designated Location(s)
of posted notice**

Date of Posting

Town Hall
Village Hall
Sullivan County Courthouse

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Town this _____ day of June, 2025.

(CORPORATE SEAL)

Town Clerk

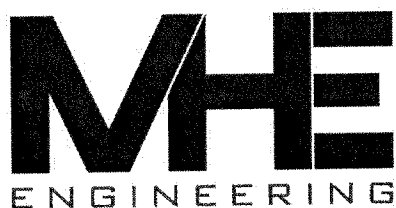
At a regular meeting of the Town Board of the Town of Thompson, Sullivan County, New York, held at the Town Hall in Monticello, New York, in the said Town, on the 3rd day of June, 2025, at 7:00 o'clock P.M., Prevailing Time.

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

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

ABSENT: None

The following resolution was duly moved and seconded, to wit:



**MAP, PLAN AND REPORT
FOR
EXTENSION NO. 3
OF THE
CONSOLIDATED ROCK HILL - EMERALD GREEN SEWER DISTRICT

TOWN OF THOMPSON
SULLIVAN COUNTY, NEW YORK**

Client:

**Town of Thompson
4052 Route 42
Monticello, NY 12701**

Prepared by:

**MHE Engineering, D.P.C.
111 Wheatfield Drive, Suite 1
Milford, PA 18337**

**ANY UNAUTHORIZED ALTERATION OR
ADDITION TO THIS DOCUMENT IS A
NEW YORK STATE EDUCATION LAW.**

**Job No.: 95-55.1; 25-100
Draft Date: 23 May, 2025**

NEW YORK OFFICE

33 Airport Center Drive, Suite 202, New Windsor, NY 12553
845-567-3100 | F: 845-567-3232 | mheny@mhepc.com

PENNSYLVANIA OFFICE

111 Wheatfield Drive, Suite 1, Milford, PA 18337
570-296-2765 | F: 570-296-2767 | mhepa@mhepc.com

Table of Contents

	<u>Page</u>
A. Introduction	1
B. Benefit Area.....	1
C. Background.....	1
D. Proposed Development	2
E. Proposed Improvements.....	2
F. Regulatory Approvals	3
G. Project Costs	3
H. Ownership and Operations	3
I. Annual Costs.....	3
J. Conclusions.....	5

Attachment 1	Correspondence and Town Board Resolution
Attachment 2	Consolidated Rock Hill – Emerald Green Sewer District Map
Attachment 3	Description of Sewer District Extension
Attachment 4	2020 Schedule of Points
Attachment 5	Local Law 04 of 2024

A. INTRODUCTION

Catskill Veterinary Services, LLP is proposing the construction of a new facility in the Town of Thompson near the intersection of Glen Wild Road (County Route 58) and Rock Hill Drive (Town Road 52). To address sanitary sewer needs related to the proposed development, Joseph D'Abbraccio , Managing Partner, petitioned the Town of Thompson Town Board through correspondence dated December 11, 2024 for the extension of the Consolidated Rock Hill – Emerald Green Sewer District. The Town Board, therefore, authorized MHE Engineering, D.P.C. on January 21, 2025 to prepare the following Map, Plan and Report for the Sewer District Formation. The correspondence and authorization are provided as Attachment No.1 to this report.

B. BENEFIT AREA

The District extension will include tax map parcel 32.-1-14.1 which consists of approximately 16.52 acres. The parcel address is 230 Old Drive In Road, Rock Hill, New York 12775. The parcel is located within the Town's HC-1 and HC-2 zoning districts.

The District boundary is more formerly shown on Attachment No. 2 and described in Attachment No. 3.

C. BACKGROUND

The Consolidated Rock-Hill-Emerald Green Sewer district provides services to the general Emerald Green residential community area and the Rock Hill business area. Wastewater flows are collected in a system of gravity sewer mains for conveyance to the wastewater treatment plant located on Lake Louise Marie Road. There are also 11 pump stations within the system. The location of the wastewater treatment plant and pump stations are shown on the District Plan in Attachment No. 2. The district contains approximately 1,500 properties of which approximately 60% are residential and 40% commercial.

The existing WWTP has a design capacity of 410,000 gallons per day. As the WWTP is

approximately 35 years old, upgrades and an expansion of the WWTP capacity to 475,000 gallons are currently being undertaken by the Town.

D. PROPOSED DEVELOPMENT

Catskill Veterinary Services, LLP is proposing the construction of a new veterinary hospital and medical facility on parcel 32.-1-14.1. The project consists of a 16,185 square foot building which will consist of veterinary offices, exam rooms, pharmacy and support services. The facility will have approximately 55 employees. Parking, stormwater facilities and access driveways will also be constructed on the site. Potable water will be provided by on-site private wells. The facility is expected to generate approximately 8,832 gallons of wastewater per day at full capacity. The development of this parcel will allow Catskill Veterinary Services to relocate from their current location on Rock Hill Drive, which is also currently within the sewer district. Sewer flows at the WWTP are, therefore, not expected to increase substantially.

E. PROPOSED IMPROVEMENTS

The property is located to the north of Rock Hill Drive. An existing 8" diameter gravity sewer main is located within Rock Hill Drive. The existing main terminates at a manhole approximately 200 feet east of the site access from Rock Hill Drive. The distance of the proposed facility from the existing sewer main and elevation change require that an on-lot pump station be constructed to convey wastewater flows from the site to this manhole.

The project engineer has designed the on-lot pump station and a 2" diameter PVC force main to serve the project. The pump station will have two 3/4 hp grinder pumps each capable of discharging 23 gallons per minute at a head of 27 feet to accommodate peak flow rates from the project. The force main will be approximately 875 feet in length. These improvements will only serve the project site.

Flows generated by the project will be discharged to the gravity collection system which flows east along Rock Hill Drive to the Rock Hill Pump station. This pump station already receives flows

from the current Catskill Veterinary Hospital site. Therefore, any increase in flows to the collection system and pump station will not be significant.

F. REGULATORY APPROVALS

The proposed project will generate in excess of 2,500 gpd of sewage. The project meets the definition of a sewer extension per 6 NYCRR Part 750 1.2(83) and, therefore, will require approval by the NYS DEC. A permit for connection to the existing collection system will be required from the Town Sewer Department and a road opening permit will need to be obtained from the Town Highway Department.

G. PROJECT COSTS

The onsite collection system, pump station and force main will be constructed and paid for by the project developer. As noted above, additional improvements and costs to the District are not anticipated.

H. OWNERSHIP AND OPERATIONS

Upon completion of construction, the onsite collection system, pump station and force main to the point of connection with the District gravity collection system will be owned and operated by the property owner. The District will continue to operate the existing District collection system and treatment plant.

I. ANNUAL COSTS

The Town of Thompson currently assesses annual debt costs and operation and maintenance (O&M) costs on a point system, which is based upon property use classification. The current schedule of points for the District is provided in Attachment 4.

The annual sewer fee for a parcel in the District Extension will be calculated by multiplying the sewer points for the property classification by the cost per point. Parcels are assigned Rent points which are for operations and maintenance (O&M) of the system and Debt points which

are assessed for payment of debt associated with capital construction of the system.

The Town Board passes Local Laws which establish the fee charged per point for Rent and Debt for each sewer district. The Board most recently passed Local Law 04 of 2024 which established these rates for the Rock Hill/Emerald Green Consolidated Sewer District. A copy of Local Law 04 of 2024 is provided in Attachment 5. The current rate for the District is \$60.45 per Rent point and \$14.67 per Debt point.

The current parcel has property classification 331, which is vacant commercial. The schedule of points indicates that vacant commercial parcels are assessed 0 Rent points and 4 Debt points. If the parcel to be annexed into the District remains vacant, the sewer fees assessed would be:

$$4 \text{ Debt points } (\$14.67/\text{point}) = \$58.68 \text{ per year}$$

If the property is developed into a veterinary clinic, it is anticipated that the New York State Classification Property Code would be 642 – Small Health Care Office. This is the same classification as the current Veterinary Clinic use in Rock Hill is assessed. The Town of Thompson Schedule of Sewer points assesses property classification 642 at 20 Rent points and 20 Debt points plus 8 points per 1,000 square feet. Sewer fees charged to the developed parcel would then be calculated as follows.:

Proposed building is 16,815 square feet /1,000 square feet (8pts/1,000) = 134.5 pts

Total points = 134.5 + 20 + 154.5 points for O&M and Debt

$$\text{O\&M (Rent) } 154.5 \text{ Points } (\$60.45/\text{Point}) = \$9,347.25$$

$$\text{Capital Debt } 154.5 \text{ Points } (\$14.67/\text{Point}) = \$2,266.52$$

$$\text{Total Annual Cost} = \$11,613.77$$

A single family home within the district will continue to be assessed 10 O&M points:

O&M (Rent) 10 points (\$60.45/point) = \$604.50 Annual O&M Costs

J. CONCLUSIONS

The costs associated with the annexation of the Catskill Veterinary property and project into the Consolidated Rock Hill/Emerald Green District and the costs assessed to the proposed project have been identified above. The District will not issue or assume any debt for the extension and O&M costs will not change.

Respectfully submitted,

MHE Engineering, D.P.C.

A handwritten signature in black ink, appearing to read "Matthew Sickler", with a horizontal line extending to the right.

Matthew Sickler, P.E.



Town Supervisor
William J. Rieber, Jr.

4
Town Board Members
Deputy Supervisor Melinda Meddaugh
Scott Mace
John Pavese
Ryan Schock

NOTICE TO PROCEED

Owner: Town of Thompson Owner's Project No.: _____
Engineer: MHE Engineering, D.P.C. Engineer's Project No.: 22-723
Contractor: Electrical Construction Contractor's Project No.: _____
Project: Melody Lake Water District Water System Improvement Project
Contract Name: TAM Enterprises
Effective Date of Contract: May 22, 2025


Owner hereby notifies Contractor that the Contract Times under the above Contract will commence to run on **May 22, 2025** pursuant to Paragraph 4.01 of the General Conditions.

On that date, Contractor shall start performing its obligations under the Contract Documents. No Work will be done at the Site prior to such date.

In accordance with the Agreement:

The number of days to achieve Substantial Completion is **270 days** from the date stated above for the commencement of the Contract Times, resulting in a date for Substantial Completion of **February 16, 2026**; and the number of days to achieve readiness for final payment is **330 days** from the commencement date of the Contract Times, resulting in a date for readiness for final payment of **April 17, 2026**.

Before starting any Work at the Site, Contractor must comply with the following:

Owner: Town of Thompson
By (signature): 
Name (printed): William J. Rieber Jr.
Title: Town Supervisor
Date Issued: May 22, 2025
Copy: Engineer

This institution is an equal opportunity provider and employer.



Town Supervisor
William J. Rieber, Jr.

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

NOTICE TO PROCEED

Owner: Town of Thompson Owner's Project No.: _____
Engineer: MHE Engineering, D.P.C. Engineer's Project No.: 22-723
Contractor: Wittcon, Inc. Contractor's Project No.: _____
Project: Melody Lake Water District Water System Improvement Project
Contract Name: General Construction
Effective Date of Contract: May 22, 2025

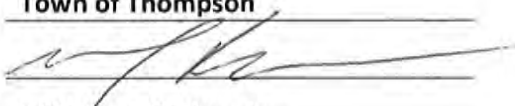
Owner hereby notifies Contractor that the Contract Times under the above Contract will commence to run on **May 22, 2025** pursuant to Paragraph 4.01 of the General Conditions.

On that date, Contractor shall start performing its obligations under the Contract Documents. No Work will be done at the Site prior to such date.

In accordance with the Agreement:

The number of days to achieve Substantial Completion is **270 days** from the date stated above for the commencement of the Contract Times, resulting in a date for Substantial Completion of **February 16, 2026**; and the number of days to achieve readiness for final payment is **330 days** from the commencement date of the Contract Times, resulting in a date for readiness for final payment of **April 17, 2026**.

Before starting any Work at the Site, Contractor must comply with the following:

Owner: Town of Thompson
By (signature): 
Name (printed): William J. Rieber Jr.
Title: Town Supervisor
Date Issued: May 22, 2025
Copy: Engineer

This institution is an equal opportunity provider and employer.

Marilee Calhoun (Town of Thompson)

From: Shabat, Alison L. <Alison.Shabat@sullivanny.gov>
Sent: Thursday, May 22, 2025 4:16 PM
To: 'Marilee Calhoun (Town of Thompson)'; '17b2021@gmail.com'
Cc: Knapp, Christopher J.; Moore, Jennifer; Woytowick, Donald R.
Subject: Road Name for Town Agenda
Attachments: Rd name Dynasty Lane TH 18.-1-18.pdf

This message was sent securely using Zix®

Hello Marilee,

Attached is the County letter approval for TH 18.-1-18 to use road name **Dynasty Lane**.

Please add this item to the next Town meeting agenda.

Reach out of you have any questions,
Sincerely,

Alison L. Shabat
GIS Specialist
911 Addressing Coordinator
Division of Information Technology Services, GIS Program

County of Sullivan
100 North Street
Monticello, NY 12701
office: 845-807-0110 | fax: 845-807-0111
alison.shabat@sullivanny.gov |
<https://link.edgепilot.com/s/95201870/xx3eqCWxUEmL1TDKqK4ng?u=http://www.sullivanny.gov/>



Confidentiality Notice: This e-mail message, including attachments is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply e-mail and destroy all copies of the original message and attachments. Do NOT forward it to a third party without the written consent of the sender. The County of Sullivan is a public entity; consequently, this email may be subject to disclosure under the Freedom of Information Law. Thank you.

This message was secured by Zix®.

LORNE D. GREEN
COMMISSIONER / CIO

DANIEL J. SMITH
DEPUTY CIO

ALISON L. SHABAT
GIS SPECIALIST
911 ADDRESSING COORDINATOR



TEL. 845-807-0110
FAX 845-807-0111

COUNTY OF SULLIVAN
INFORMATION TECHNOLOGY SERVICES SYSTEMS
SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET
PO BOX 5012
MONTICELLO, NY 12701

May 22, 2025

To Whom It May Concern,

This letter will serve as notification that the following road names have been approved for use within the 911 Addressing System for Sullivan County, NY. The approved road name:

Dynasty Lane

This road name has been approved for use in a private community known as **17B Cottages LLC** (fka **Dynasty Cottages**) located on property identified for assessment purposes as **Thompson 18.-1-18**.

Please note that this office *must* be provided with a copy of the signed resolution and a map of the named roads before these roads can be added to the 911 system and/or used for addressing purposes.

If you have any questions please feel free to contact the 911 addressing department. Thank you for your cooperation and understanding while we work to provide our residents with the best emergency service response possible.

Sincerely,

Alison Shabat
Sullivan County 911 Addressing Center

Cc: Town Clerk

Marilee Calhoun (Town of Thompson)

From: Shabat, Alison L. <Alison.Shabat@sullivanyny.gov>
Sent: Thursday, May 22, 2025 4:36 PM
To: 'Marilee Calhoun (Town of Thompson)'; '17b2021@gmail.com'
Subject: RE: Road Name for Town Agenda
Attachments: 17B Cottages.pdf

This message was sent securely using Zix®

For reference of location and layout, please see attached map.

Alison L. Shabat

GIS Specialist

911 Addressing Coordinator

Division of Information Technology Services, GIS Program

County of Sullivan

100 North Street

Monticello, NY 12701

office: 845-807-0110 | fax: 845-807-0111

alison.shabat@sullivanyny.gov |

<https://link.edgепilot.com/s/e6b2ada4/Wz9VaSMRyEi9r6HgONyI7A?u=http://www.sullivanyny.gov/>



Confidentiality Notice: This e-mail message, including attachments is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply e-mail and destroy all copies of the original message and attachments. Do NOT forward it to a third party without the written consent of the sender. The County of Sullivan is a public entity; consequently, this email may be subject to disclosure under the Freedom of Information Law. Thank you.

From: Shabat, Alison L.
Sent: Thursday, May 22, 2025 4:16 PM
To: 'Marilee Calhoun (Town of Thompson)' <marilee@townofthompson.com>; '17b2021@gmail.com' <17b2021@gmail.com>
Cc: Knapp, Christopher J. <Christopher.Knapp@sullivanyny.gov>; Moore, Jennifer <Jennifer.Moore@sullivanyny.gov>; Woytowick, Donald R. <Donald.Woytowick@sullivanyny.gov>
Subject: Road Name for Town Agenda

Hello Marilee,

Attached is the County letter approval for TH 18.-1-18 to use road name **Dynasty Lane**.

Please add this item to the next Town meeting agenda.

Reach out if you have any questions,
Sincerely,

Alison L. Shabat

GIS Specialist

911 Addressing Coordinator
Division of Information Technology Services, GIS Program

County of Sullivan

100 North Street

Monticello, NY 12701

office: 845-807-0110 | fax: 845-807-0111

alison.shabat@sullivanyny.gov |

<https://link.edgепilot.com/s/e6b2ada4/Wz9VaSMRyEi9r6HqONyl7A?u=http://www.sullivanyny.gov/>



Confidentiality Notice: This e-mail message, including attachments is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply e-mail and destroy all copies of the original message and attachments. Do NOT forward it to a third party without the written consent of the sender. The County of Sullivan is a public entity; consequently, this email may be subject to disclosure under the Freedom of Information Law. Thank you.

This message was secured by Zix®.

12-4-811



Division of Information Technology Services
GIS Program
Sullivan County Government Center
100 North St.
P.O. Box 5712
Monticello, NY 12701
Phone: 827-2321

State Route 17B

12-4-12

Hamilton Rd

263 State
Route 17B

12-4-13

12-4-14

12-4-21

491
Hamilton Rd

12-4-32

0 40 80 120 Feet

12-4-4

Marilee (Town of Thompson)

From: Mednick Law Office <michael@michaelmednick.com>
Sent: Thursday, May 22, 2025 10:20 AM
To: 'Melissa DeMarmels (Comptroller Town of Thompson)'
Cc: 'William J. Rieber, Jr.'; 'Marilee Calhoun'
Subject: RE: Nwe pump replacement cost
Attachments: Professional services list for procurement.pdf

Hi Melissa:

This is a public works contract. It is not for professional services. I have attached a sheet here that the state has put out that lists what general professional services are that do not require public bidding. While that list is not completely exhaustive, it is pretty comprehensive and shows the type of service that it includes in general. A public works project for municipal procurement refers to "the building, altering, repairing, improving or demolishing of any public structure or building or other public improvements." This reconstruction of the gas pumps would fall under that category and we would have to comply with our procurement policy for public works contracts under 35K but more than 15K. Thanks.....Michael

From: Melissa DeMarmels (Comptroller Town of Thompson) [mailto:comptroller@townofthompson.com]
Sent: Thursday, May 22, 2025 8:56 AM
To: 'Michael B. Mednick ESQ'
Cc: 'William J. Rieber, Jr.'; 'Marilee Calhoun'
Subject: FW: Nwe pump replacement cost

Good morning Michael,

Please see below from Hayden.

I understand that this is a specialized contractor, but I don't think it qualifies as a professional service where the procurement requirements don't have to be met.

If it's not a professional service, does this fall under a public works contract? It's less than \$35K, but more than \$15K. If it is a public works contract, we need an RFP and 3 written/emailed quotes. If it's not in that category, it's then a purchase which will be more than \$20K and needs to be bid. Even if we get no other quotes, we still need to show we followed the proper steps, correct?

Please advise,

Melissa DeMarmels

From: Hayden Carnell (Town of Thompson) <highwaysuper@townofthompson.com>
Sent: Thursday, May 22, 2025 6:47 AM
To: William J. Rieber, Jr. <supervisor@townofthompson.com>
Cc: Marilee Calhoun (Town of Thompson) <marilee@townofthompson.com>; Melissa DeMarmels <comptroller@townofthompson.com>
Subject: FW: Nwe pump replacement cost

All,

Please see the quote for the next agenda. Steve thinks with labor the total will be no more than \$25k. If we can work this into budget I would highly recommend this as the pumps have been costing us a lot in maintenance and constantly failing. Gas side is currently not displaying the gallons pumped and the pump on gas tank is tripping off and needs a new pump motor. I would like approval to proceed at next meeting. Let me if you want me to share this quote with at the Village and Fire Department or if you want to review and then just let them know their cost.

Feel free to reach out to discuss further.

Thanks,

Hayden Carnell

Highway Superintendent
Town of Thompson
33 Jefferson Street
Monticello, NY 12701
Phone: 845-794-5560
Fax: 845-794-5722



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

From: smp pump and tank Inc. <smppumpandtank@aol.com>
Sent: Tuesday, May 20, 2025 8:45 AM
To: Hayden <highwaysuper@townofthompson.com>
Subject: Nwe pump replacement cost

Good morning, Hayden,

Below, please find the cost to replace the existing gasoline and diesel pumps at the Town Highway Department. I would supply two new Gasboy model 9153GFCX mechanical suction pumps, single hose, single product. The gasoline pump would have a 3/4" whip hose, breakaway, a 14' hose, swivel, and an automatic shut-off nozzle. The diesel pump would have a 1" whip hose, breakaway, a 14' hose, swivel, and an automatic shut-off nozzle. The cost for the above equipment is \$18,541.96. This price is for the equipment only and does not include installation.

Sincerely,

Stephen M. Pavlak
SMP PUMP & TANK Inc.
285 Old Route 17
Monticello, NY 12701
845-796-1660

Types of Professional Services

Figure 1 contains examples of various professional services typically procured by local governments and school districts in New York State. This table is not a comprehensive list. The services shown are from prior OSC audits that addressed professional service procurements statewide and demonstrate the wide array of services that local governments may need to procure.³

As shown in the table, some services are used more frequently by certain types of local government than by others. For example, many types of local governments contract with certified public accountants, while school districts and counties are the most typical users of special educational services providers.

Figure 1

Common Types of Professional Services Procured by Local Governments and School Districts		
Professional Service	Examples of Tasks Performed	Class of Government
Accountant	Bookkeeping services	Various
Ambulance Services	Emergency medical and transportation services	Town (sometimes City and Village)
Architect	Prepare designs and specifications for infrastructure	Various
Attorney	Review contracts; consult on zoning, property, social, criminal, ethical, public officer and open meeting issues	Various
Certified Public Accountant	Independent audit services, prepare required financial and statutory reports	Various
Computer Programmer	Develop customized computer software	Various
Engineer	Prepare designs, maps, plans, reports and cost estimates; oversee construction	Various
Financial Advisor	Guide and assist with debt issuance, bond documents and credit ratings, and the selection and coordination of financing resources	Various
Fire Protection	Fire fighting and emergency medical services	Town (sometimes City, Fire District or Village)
Insurance Broker	Analyze the needs and purchase of adequate insurance coverage	Various
Management Services	Manage municipally owned infrastructure, such as a stadium, water system, golf course, museum or landfill	Various
Nurse	Provide health services to children (schools), general public (county)	School District, County
Physician	Provide health department services, consult with municipal-owned nursing homes; perform physical examinations	County, School District, Fire District
Special Education Services	Evaluate and provide services for students with special needs	County (pre-kindergarten), School District (all other grade levels)

Source: OSC.

Marilee (Town of Thompson)

From: Jill Weyer (Town of Thompson) <jweyer@thompsonny.gov>
Sent: Tuesday, May 27, 2025 9:14 AM
To: supervisor@thompsonny.gov; marilee@thompsonny.gov
Cc: deputyclerk@thompsonny.gov
Subject: Next meeting

Morning –

One new Parks & Rec Youth program item for the next agenda:

Thursdays at Kartrite – The town will purchase 25 tickets for each Thursday in June (5 & 12) at a cost of \$20/tix for a total of \$500 per night. Residents will be able to purchase the \$20 tix from Jamie to be able to use the Kartrite for their specific Thursday from 3-7pm. Participants will need to sign up for the specific Thursday and pay in advance to secure their spot. It will be budget neutral as we will charge \$20 for the \$20 ticket, so the only possible issue would be if we didn't fill up the 25 per night but Jamie is confident and has reached out to her group for interest, plus we will advertise on facebook and newsletter. Total cost is \$1000 but again, we will recoup that with ticket sales.

Thanks,
 Jill

Jill M. Weyer

Director of Community Development
 Town of Thompson
 4052 Route 42
 Monticello, NY 12701
 Phone: 845-794-2500 Ext. 304
 Fax: 845-794-8600



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

PLEASE NOTE MY EMAIL HAS CHANGED, PLEASE UPDATE YOUR ADDRESS BOOK TO ENSURE DELIVERY.

8

BLUSTEIN, SHAPIRO, FRANK & BARONE LLP

ATTORNEYS AT LAW

MICHAEL S. BLUSTEIN
RICHARD J. SHAPIRO ♦
GARDINER S. BARONE
WILLIAM A. FRANK
DIANA PUGLISI
MEGAN R. CONROY
WILLIAM E. DUQUETTE, JR.*
BARBARA A. GARIGLIANO
SUSIE C. SOHN^

ALSO ADMITTED IN PA*
ALSO ADMITTED IN NJ^
ALSO ADMITTED IN MA*

449 BROADWAY
MONTICELLO, NEW YORK 12701
(845) 796-1010
FAX (845) 796-1040
www.catskills.law

BRIAN M. NEWMAN^
MEHVISH MAQBOOL
JAY R. MYROW
OF COUNSEL
BURT J. BLUSTEIN
1940 - 2022
ARTHUR SHAPIRO
RETIRED
RITA G. RICH
RETIRED

Please Reply to Monticello Office
July __, 2024

Via: UPS (Tracking #__)

Hon. Michelle L. Phillips
Secretary to the Commission
New York State Public Service Commission
Empire State Plaza, Agency Building 3
Albany, New York 12223-1350

Re: Case 24-W-____ Joint Petition on Behalf of Elaine Mady Prowler, Karen Wilson, Mark Kutsher, and Town of Thompson (Town) for the appointment of a temporary operator of the operator of Crystal Water Supply Company, Inc. (Crystal Water) system on an emergency basis.

Dear Secretary Phillips:

Enclosed for filing please find the joint petition of Elaine Mady Prowler, Karen Wilson, Mark Kutsher, Town of Thomson (Town) and Crystal Water Supply Company, Inc. (Crystal Water) for an order from the New York Public Service Commission (the "Commission"), approving the appointment of the Town of Thompson as the operator of the Crystal Water system on an emergency basis, and authorization of a \$50.00 quarterly surcharge to help fund necessary repairs and upgrades to the system.

If you have any questions, please contact us.

Respectfully submitted,
BLUSTEIN, SHAPIRO, FRANK & BARONE, LLP
*Attorneys for Petitioners Elaine Mady Prowler, Karen Wilson,
Mark Kutsher, and Crystal Water Supply Company, Inc.*

William E. Duquette, Jr.

Enclosure

- DRAFT -

Joint Petition for Approval for the Town of Thompson to be Appointed Temporary Operator of the Crystal Water Supply Company, Inc.'s Water System.

Hon. Michelle L. Phillips
Secretary to the Commission
New York State Public Service Commission
Empire State Plaza, Agency Building 3
Albany, New York 12223-1350

Dear Secretary Phillips:

On July 7, 2023, Crystal Water Supply Company, Inc., ("Crystal Water") petitioned the New York State Public Service Commission for an order from the New York Public Service Commission (the "Commission"), pursuant to Section 89-h of the New York Public Service Law ("PSL"), for an order approving the acquisition by Kiamesha Plumbing, Inc. of 100% of Crystal Water's issued and outstanding capital stock under case 23-W-0377.

Due to the lack of complete responses to a number of Staff of the Department of Public Service Interrogatory/Document Requests by the current operator of Crystal Water's water system ("System") and opposition of the transfer by certain customers and the Hidden Ridge Homeowners Association, Inc., a decision regarding the petition has been delayed.

Crystal Water is owned equally by Mark Kutsher, Elaine Mady Prowler, and Karen Wilson ("Owners"). The Owners of Crystal Water are unable to continue operation of the System and to meet the requirement of oversight and water quality monitoring of the System. Ms. Prowler and Ms. Wilson live out of state and are not interested in operating Crystal Water. Mr. Kutsher's health has been deteriorating for a number of years, so the day-to-day operations of Water was turned over to Allan Schachnovsky. As noted above, Mr. Schachnovsky's ability to operate Crystal Water has been called into question by certain customers and the Hidden Ridge Homeowners Association, Inc. Due to the customer/HOA complaints and the lack of an alternative to operate Crystal Water it is imperative that a new operator be approved immediately.

The Town of Thompson ("Town") is willing to serve as temporary operator of the System pending the formation of a water district in the Town and subsequent acquisition of the assets of Crystal Water, so the customers of Crystal Water will not be without water service.

The Town hereby petitions the Commission to be appointed as temporary operator of the System. The Town operates other community water systems, and has the technical, managerial, and financial capability to properly operate the System in conformance with the requirements of the New York State Department of Health.

In connection with the Town taking over the System, the town is requesting that the quarterly surcharge be increased to \$50.00 to help fund necessary repairs and upgrades to the system. The needed repairs and upgrades include, but are not limited to, **[ADD LANGUAGE-**

add some known or at least expected repairs or improvements, and where possible estimates of the associated costs. If a brief appendix pointing to that would be more efficient, that's fine too]

By approving this request, Crystal Water's customers will receive safe and adequate water service that will meet the requirements of the New York State Department of Health, pending the formation of a Town Water District to serve Crystal Water's customers on a permanent basis.

Signature page follows

Town of Thompson

Elaine Mady Prowler

By: _____
William J. Rieber, Jr., Supervisor
Town of Thompson

Karen Wilson

Mark Kutsher

Crystal Water Supply Company, Inc.

By: _____
Mark Kutsher, President

c: Town Board
 Michael Mednick, Esq., Town Attorney
 Kiamesha Plumbing, Inc.

Harry O's Cleaning Services, Inc.

Floors - Shampooing - Windows

P.O. Box 1205

Monticello, New York 12701

Phone: (845) 796-2734

Fax: (845) 796-2735

5/8/25

Dear Bill,

Hi, how are you? Just for heads up across the board we are in a position that we have to raise all of our cleaning contracts. Our contract starting date, was July 2011. The last increase was Jan. 2023.

We recently made a bid on Liberty Town Hall; their square footage is similar to Monticello. Our bid was over double what we charge Monticello, and we were the lowest bid.

Unfortunately, when we started the contract, it was with Tony, and he requested very minimal cleaning and his maintenance man would do the rest. So, our starting point has always been much lower than it should be, and the scope of the cleaning has expanded through the years.

In June, your new monthly bill will be \$ 1,000.00.

Thank you for your consideration,



Sue & Harry Sewell



COUNTY OF SULLIVAN
DIVISION OF PUBLIC WORKS
Department of Solid Waste & Recycling
SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET
PO BOX 5012
MONTICELLO, NY 12701

For Immediate Release:

May 20, 2025

**Bring Your Household Hazardous Waste
to the Monticello Transfer Station June 8**
Free Dropoff Day for Sullivan County Residents Only

Monticello, NY – Public Works Committee Chair Joe Perrello is pleased to announce that Sullivan County is hosting a residential Household Hazardous Waste Collection Event next month.

Scheduled for Sunday, June 8, from 8 a.m. to 2 p.m., it will be offered at the Monticello Transfer Station's Scale House area at 91 Landfill Drive.

“This is a great time to clean out your household chemicals,” said Perrello. “These items can be dangerous to people and the environment if stored a long time or just thrown out with the rest of the trash.”

The program is open to individuals with residences in Sullivan County ONLY – photo ID or other proof of residency will be required. There is no charge, and pre-registration is not required.

This event is intended to collect and properly manage residentially-generated hazardous household materials like herbicides, pesticides, mercury-containing items, cleaning products, pool chemicals, smoke detectors, fire extinguishers, fluorescent bulbs, paints, solvents, acids, bases, automotive batteries, antifreeze and preservatives, just to name a few. Please note that tires, refrigerators, electronics, ammunition, radioactive material and medical waste will not be accepted at this event.

For any questions, contact Recycling Coordinator Kassie Thelman at 845-807-0291 or recycling@sullivanny.gov.



2025 Sullivan County Household Hazardous Waste Collection Event

WHEN: SUNDAY, June 8, 2025 from 8:00 AM—2:00 PM

WHERE: Monticello Transfer Station

91 Landfill Drive
Monticello, NY 12701

WHAT TO KNOW:

- Pre-registration is NOT required
- Bring **ACCEPTABLE HHW** carefully packaged to prevent reactions, spills/leaks
- Bring **PHOTO ID and/or PROOF OF SULLIVAN COUNTY RESIDENCY**
- Remain in your car at all times

ACCEPTABLE		UNACCEPTABLE
Paint	Smoke detectors	Household garbage
Solvents	Fire extinguishers	Commercial/industrial/agricultural waste
Stains	Cleaning products	Medical waste/ pharmaceuticals
Ink	Poisons	Radioactive material
Pool chemicals	Roofing tar	Explosives
Acids	Bases	Ammunition
Wood preservatives	Adhesives	Bulk liquids/drums/tanks larger than 5 gallons
Fluorescent bulbs	Creosote	LP/gas tanks
Mercury containing devices	Stale fuels	Electronics
Pesticides/herbicides	Antifreeze	Tires
Batteries/ automotive batteries		Refrigeration devices

Questions?

Kassie Thelman, Recycling Coordinator
(845) 807-0291
recycling@sullivanny.gov



Marilee Calhoun (Town of Thompson)

From: Hust, Dan <Dan.Hust@sullivanyny.gov>
Sent: Tuesday, May 20, 2025 3:14 PM
To: Undisclosed recipients:
Subject: PRESS RELEASE: Sullivan County Household Hazardous Waste Day Coming June 8
Attachments: 20250608_Sullivan County HHW Flyer.jpg; 2025-05-20 Household Hazardous Waste.docx

Please share. Thanks,

Dan

Dan Hust
Director of Communications
County Manager's Office

County of Sullivan, NY, USA
100 North Street
Monticello, NY 12701
office: 845-807-0450 | direct: 845-807-0456 | cell: 845-707-1060
dan.hust@sullivanyny.gov<mailto:dan.hust@sullivanyny.gov> |
https://link.edgepilot.com/s/82b5d914/Tqk3JgZtY0iyv_35pLja8Q?u=http://www.sullivanyny.gov/<https://link.edgepilot.com/s/82b5d914/Tqk3JgZtY0iyv_35pLja8Q?u=http://www.sullivanyny.gov/>

[facebook]<<https://link.edgepilot.com/s/aaa58567/eeiLbaMdVUyYrefbp41HYg?u=https://www.facebook.com/sullivancountygov>> [logo-black]
<<https://link.edgepilot.com/s/1ac3c9a3/6rdcaswep0mjfElzO2Tjrg?u=https://twitter.com/SullivanCntyGov>> [linkedin]
<<https://link.edgepilot.com/s/e2f30de0/uLvIW8mFLEqp7BZ1ZVSKqA?u=https://www.linkedin.com/company/sullivancountygovernment>> [instagram] <https://link.edgepilot.com/s/87e22670/W-kByNuBS0_cHQQUgonhjA?u=http://instagram.com/sullivancountygov> [youtubeicon]
<https://link.edgepilot.com/s/9264a716/BldcOfS3cE_yczaHxzAG7g?u=https://www.youtube.com/channel/UC-6KnDAiuQEnDNWO13Ev1sw> [nextdoor-icon-50]
<<https://link.edgepilot.com/s/9fea5a0c/dyt54kajWki4ul53H9nrBQ?u=https://nextdoor.com/agency/sullivan-county/?i=scbbjgjhskgdfynfrqnd>>

KASSIE THELMAN
RECYCLING COORDINATOR

[LOGO_SEAL_2009]

TEL: 845-807-0291

EDWARD McANDREW
COMMISSIONER

COUNTY OF SULLIVAN
DIVISION OF PUBLIC WORKS
Department of Solid Waste & Recycling

SULLIVAN COUNTY GOVERNMENT CENTER
100 NORTH STREET
PO BOX 5012
MONTICELLO, NY 12701

For Immediate Release:
May 20, 2025

Bring Your Household Hazardous Waste
to the Monticello Transfer Station June 8 Free Dropoff Day for Sullivan County Residents Only

Monticello, NY - Public Works Committee Chair Joe Perrello is pleased to announce that Sullivan County is hosting a residential Household Hazardous Waste Collection Event next month.

Scheduled for Sunday, June 8, from 8 a.m. to 2 p.m., it will be offered at the Monticello Transfer Station's Scale House area at 91 Landfill Drive.

"This is a great time to clean out your household chemicals," said Perrello. "These items can be dangerous to people and the environment if stored a long time or just thrown out with the rest of the trash."

The program is open to individuals with residences in Sullivan County ONLY - photo ID or other proof of residency will be required. There is no charge, and pre-registration is not required.

This event is intended to collect and properly manage residentially-generated hazardous household materials like herbicides, pesticides, mercury-containing items, cleaning products, pool chemicals, smoke detectors, fire extinguishers, fluorescent bulbs, paints, solvents, acids, bases, automotive batteries, antifreeze and preservatives, just to name a few. Please note that tires, refrigerators, electronics, ammunition, radioactive material and medical waste will not be accepted at this event.

For any questions, contact Recycling Coordinator Kassie Thelman at 845-807-0291 or recycling@sullivanny.gov<<mailto:recycling@sullivanny.gov>>.

[20250608_Sullivan County HHW Flyer]

This message was secured by Zix(R).