



SULLIVAN COUNTY LEGISLATURE
Planning, Environmental Management and Real Property Committee
Tuesday, March 13, 2012 ~ 11:00 AM

*Committee Members: Alan Sorensen (Chair); Cindy Kurpil Gieger (Vice Chair);
Kathy LaBuda; Cora Edwards; and Ira Steingart*

AGENDA

RESOLUTIONS:

COUNTY ATTORNEY - None

COUNTY TREASURER –

- 1. To convey property in the Town of Thompson known as Thompson 52.V-2-19.1, acquired by the County of Sullivan by virtue of the In Rem Tax Foreclosure Proceedings for the 2012 Lien Year.**

PLANNING –

- 1. To enter into contracts for Professional Services under the County's Local Waterfront Revitalization Program Grant.**

REAL PROPERTY

- 1. To correct the 2012 Tax Roll of the Town of Liberty for Tax Map #2.-1-15**
- 2. To correct the 2012 Tax Roll of the Town of Thompson for Tax Map #46.-3-19**

DEPARTMENT/PROGRAM UPDATES AND REPORTS:

County Attorney: - None
County Treasurer: - Update on Current Issues
Real Property: - Monthly Deed and Subdivision Report

DIVISION DISCUSSION ITEMS: None

PUBLIC COMMENTS:



**COUNTY OF SULLIVAN
LEGISLATIVE MEMORANDUM**

TO: County Legislature

FROM: Ira J. Cohen

Title: Treasurer

Department: Sullivan County Treasures Office

COMMITTEE WITH JURISDICTION

- | | | |
|---|--|---------------------------------------|
| <input type="checkbox"/> Community & Economic Development | <input type="checkbox"/> Management & Budget | <input type="checkbox"/> Public Works |
| <input type="checkbox"/> Executive | <input type="checkbox"/> Personnel | <input type="checkbox"/> Veterans |
| <input type="checkbox"/> Government Services | <input checked="" type="checkbox"/> Planning, Environmental Management & Real Property | |
| <input type="checkbox"/> Health & Family Services | <input type="checkbox"/> Public Safety | |

Check all that apply

SUBJECT OF RESOLUTION: Convey TH52.V-2-19.1

PURPOSE OF RESOLUTION: Convey TH52.V-2-19.1

DATE OF FIRST SUBMISSION:

BRIEF DESCRIPTION: This SBL runs right through a Townhouse

COSTS TO OTHER COUNTY PROGRAMS: NONE

Mandated Budgeted Budget Revision Necessary

FINANCIAL IMPACT: Balance of taxes to be written off through foreclosure

Proiection:	YR1	YR2	YR3	YR4
County Cost	\$ \$	\$	\$	
State Funds	\$	\$	\$	\$
Federal Funds	\$	\$	\$	\$
Other	\$	\$	\$	\$
Total	\$ none	\$	\$	\$

If NONE check here: [x]

RESOLUTION INTRODUCED BY PLANNING, ENVIROMENTAL MANAGEMENT AND REAL PROPERTY COMMITTEE

RESOLUTION TO CONVEY PROPERTY IN THE TOWN OF THOMPSON KNOWN AS THOMPSON 52.V-2-19.1, ACQUIRED BY THE COUNTY OF SULLIVAN BY VIRTUE OF THE IN REM TAX FORECLOSURE PROCEEDING FOR THE 2010 LIEN YEAR.

WHEREAS, property located in the Town of Thompson designated on the Sullivan County Real Property Tax Map as Thompson 52.V-2-19.1, Class 312, being 1.23 x 128.20 +/- feet, located on Deerfield Ct, is owned by the County of Sullivan and formerly owned by Jada Developers LLC, and

WHEREAS, there were delinquent taxes due and owing for the 2010 and 2011 for which the County of Sullivan took title to by Deed dated February 29, 2012 and recorded in the Sullivan County Clerk's Office on February 29, 2012 as Instrument #2012-1350, and

WHEREAS, this matter was discussed by the Real Property Advisory Board who advised it is in the best interest of the County of Sullivan to convey the parcel to Vernon Schwartz because he is a owner of an adjoining parcel, and

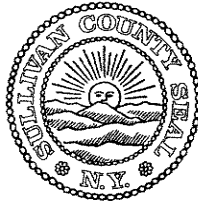
WHEREAS, the purchaser will be responsible for the 2012 Town and County taxes, recording fees and any other applicable charges, including but not limited to, omitted & pro rata taxes, water and sewer charges, and

NOW, THEREFORE, BE IT RESOLVED, the Chairman of the Sullivan County Legislature is hereby authorized to execute the necessary documents in order to convey the aforesaid premises to Vernon Schwartz, and upon his payment to the County Treasurer, and

BE IT FURTHER RESOLVED, the purchaser will be responsible for the recording fees and any other applicable charges, including but not limited to, omitted & pro rata taxes and water and sewer charges, if any.

BE IT FUTHER RESOLVED, in the event this conveyance has not been consummated on or before April 30, 2012, then this resolution is void.

Moved by _____,
Seconded by _____,
and adopted on motion _____, 2012.



**COUNTY OF SULLIVAN
LEGISLATIVE MEMORANDUM**

TO: County Legislature

FROM: Luiz C. Aragon

Title: Planning Commissioner

Department: Division of Planning and Environmental Management

COMMITTEE WITH JURISDICTION

- | | | |
|---|--|---------------------------------------|
| <input type="checkbox"/> Community & Economic Development | <input type="checkbox"/> Management & Budget | <input type="checkbox"/> Public Works |
| <input type="checkbox"/> Executive | <input type="checkbox"/> Personnel | <input type="checkbox"/> Veterans |
| <input type="checkbox"/> Government Services | <input checked="" type="checkbox"/> Planning, Environment Management & Real Property | |
| <input type="checkbox"/> Health & Family Services | <input type="checkbox"/> Public Safety | |

Check all that apply

SUBJECT OF RESOLUTION: Contract for professional services for the Local Waterfront Revitalization Program

PURPOSE OF RESOLUTION: To facilitate a contracts for professional services

DATE OF FIRST SUBMISSION: February, 2012

BRIEF DESCRIPTION: Authorize contracts

COSTS TO OTHER COUNTY PROGRAMS: NONE

Mandated Budgeted Budget Revision Necessary

FINANCIAL IMPACT:

Balance of

Proiection:

	YR1	YR2	YR3	YR4
County Cost	\$	\$	\$	\$
State Funds	\$ 18,000	\$	\$	\$
Federal Funds	\$	\$	\$	\$
Other	\$	\$	\$	\$
Total	\$ 18,000.00	\$	\$	\$

If NONE check here:

Resolution 114 of 1989 requires this memorandum not exceed one page. Attach only the resolution submitted to the Board.

**RESOLUTION NO. INTRODUCED BY PLANNING AND ENVIRONMENTAL
MANAGEMENT COMMITTEE TO ENTER INTO CONTRACTS FOR
PROFESSIONAL SERVICES UNDER THE COUNTY'S LOCAL WATERFRONT
REVITALIZATION PROGRAM GRANT.**

WHEREAS, the County of Sullivan ("County") had applied for and successfully obtained a \$82,050.00 ("Funds") grant under the New York State Department of State Local Waterfront Revitalization Program; and

WHEREAS, the County has been administering this grant for the purposes of creating a planning document for the Delaware River corridor; and

WHEREAS, a portion of the Funds may be used to pay for professional services ("Services").

NOW, THEREFORE, BE IT RESOLVED, that the County Manager be and is hereby authorized to execute any and all necessary documents to enter into an agreements with any and all vendors of Services not to exceed \$18,000.00 in total, in such form as the County Attorney shall approve; and

BE IT FURTHER RESOLVED, that should the Local Waterfront Revitalization Program funding be terminated, the County shall not be obligated to continue any action undertaken by the use of this funding.



**COUNTY OF SULLIVAN
LEGISLATIVE MEMORANDUM**

TO: County Legislature

FROM: Lynda Levine

Title: Director

Department: Real Property Tax Services

COMMITTEE WITH JURISDICTION

- | | | |
|---|--|---------------------------------------|
| <input type="checkbox"/> Community & Economic Development | <input type="checkbox"/> Management & Budget | <input type="checkbox"/> Public Works |
| <input type="checkbox"/> Executive | <input type="checkbox"/> Personnel | <input type="checkbox"/> Veterans |
| <input type="checkbox"/> Government Services | <input checked="" type="checkbox"/> Planning, Environmental Management & Real Property | |
| <input type="checkbox"/> Health & Family Services | <input type="checkbox"/> Public Safety | |

Check all that apply

SUBJECT OF RESOLUTION: Correction of Errors

PURPOSE OF RESOLUTION: Correct 2012 tax roll for Town of Liberty 2.-1-15

DATE OF FIRST SUBMISSION: March 8, 2012

BRIEF DESCRIPTION: Correct the 2012 tax rolls for the Town of Liberty due to a clerical error.

COSTS TO OTHER COUNTY PROGRAMS: NONE

Mandated Budgeted Budget Revision Necessary

FINANCIAL IMPACT:

Projection:	YR1	YR2	YR3	YR4
County Cost	\$ 187.63	\$	\$	\$
State Funds	\$	\$	\$	\$
Federal Funds	\$	\$	\$	\$
Other	\$ 241.07	\$	\$	\$
Total	\$ 428.70	\$	\$	\$

If NONE check here:

**RESOLUTION INTRODUCED BY PLANNING, ENVIRONMENTAL
MANAGEMENT AND REAL PROPERTY COMMITTEE TO
CORRECT THE 2012 TAX ROLL OF THE TOWN OF LIBERTY
FOR TAX MAP #2.-1-15**

WHEREAS, an application dated January 30, 2012 having been filed by Marta Illing and Richard Begeal with respect to property assessed to said applicant on the 2012 tax roll of the Town of Liberty Tax Map #2.-1-15 pursuant to Section 556 of the Real Property Tax Law, to correct a clerical error on said tax roll resulting from the alternative veterans exemption, to which property owner was entitled, not being reflected on the 2012 tax rolls; and

WHEREAS, the Director of Real Property Tax Services has duly investigated the application and filed her report dated February 15, 2012 recommending this Board approve said application; and

WHEREAS, this Board has duly examined the application and report and does find as follows:

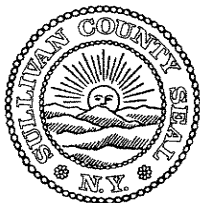
(a) That the application be approved because of a clerical error.

NOW, THEREFORE, BE IT RESOLVED, that the application be approved upon the grounds herein set forth; and

BE IT FURTHER RESOLVED, that the Chairman of the County Legislature be and he hereby is directed to note the decision of this Board on the application, execute an order to such effect to the officer having custody of the tax roll, send notice of approval to the applicant and file a copy of the records of this proceeding with the Clerk of the County Legislature; and

BE IT FURTHER RESOLVED, that the amount of any tax corrected pursuant to this Resolution shall be a charge upon the said municipal corporation or special district to the extent of any such municipal corporation or special district taxes that were so levied and that the amount so charged to any such municipal corporation or special district shall be included in the next ensuing tax levy and to the extent that the levy made pursuant to this resolution includes a relevied school tax, the Treasurer shall charge back such amount in accordance with law.

Moved by _____,
Seconded by _____,
and adopted on motion _____ day of _____, 2012.



**COUNTY OF SULLIVAN
LEGISLATIVE MEMORANDUM**

TO: County Legislature

FROM: Lynda Levine

Title: Director

Department: Real Property Tax Services

COMMITTEE WITH JURISDICTION

- | | | |
|---|--|---------------------------------------|
| <input type="checkbox"/> Community & Economic Development | <input type="checkbox"/> Management & Budget | <input type="checkbox"/> Public Works |
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| <input type="checkbox"/> Health & Family Services | <input type="checkbox"/> Public Safety | |

Check all that apply

SUBJECT OF RESOLUTION: Correction of Errors

PURPOSE OF RESOLUTION: Correct 2012 tax roll for Town of Thompson 46.-3-19

DATE OF FIRST SUBMISSION: March 8, 2012

BRIEF DESCRIPTION: Correct the 2012 tax rolls for the Town of Thompson due to a clerical error.

COSTS TO OTHER COUNTY PROGRAMS: NONE

Mandated Budgeted Budget Revision Necessary

FINANCIAL IMPACT:

Projection:	YR1	YR2	YR3	YR4
County Cost	\$ _____	\$ _____	\$ _____	\$ _____
State Funds	\$ _____	\$ _____	\$ _____	\$ _____
Federal Funds	\$ _____	\$ _____	\$ _____	\$ _____
Other	\$ 449.99	\$ _____	\$ _____	\$ _____
Total	\$ 449.99	\$ _____	\$ _____	\$ _____

If NONE check here:

**RESOLUTION INTRODUCED BY PLANNING, ENVIRONMENTAL
MANAGEMENT AND REAL PROPERTY COMMITTEE TO
CORRECT THE 2012 TAX ROLL OF THE TOWN OF THOMPSON
FOR TAX MAP #46.-3-19**

WHEREAS, an application dated January 30, 2012 having been filed by Marek Giernicki with respect to property assessed to said applicant on the 2012 tax roll of the Town of Thompson Tax Map #46.-3-19 pursuant to Section 556 of the Real Property Tax Law, to correct a clerical error on said tax roll resulting from an entry on a tax roll which is incorrect by reason of a mistake in the determination of a special assessment or other charge based on units of service provided by a special district; uncompleted house charged sewer district operation and maintenance fees in error; and

WHEREAS, the Director of Real Property Tax Services has duly investigated the application and filed her report dated February 14, 2012 recommending this Board approve said application; and

WHEREAS, this Board has duly examined the application and report and does find as follows:

- (a) That the application be approved because of a clerical error.

NOW, THEREFORE, BE IT RESOLVED, that the application be approved upon the grounds herein set forth; and

BE IT FURTHER RESOLVED, that the Chairman of the County Legislature be and he hereby is directed to note the decision of this Board on the application, execute an order to such effect to the officer having custody of the tax roll, send notice of approval to the applicant and file a copy of the records of this proceeding with the Clerk of the County Legislature; and

BE IT FURTHER RESOLVED, that the amount of any tax corrected pursuant to this Resolution shall be a charge upon the said municipal corporation or special district to the extent of any such municipal corporation or special district taxes that were so levied and that the amount so charged to any such municipal corporation or special district shall be included in the next ensuing tax levy and to the extent that the levy made pursuant to this resolution includes a relieved school tax, the Treasurer shall charge back such amount in accordance with law.

Moved by _____,
Seconded by _____,
and adopted on motion _____ day of _____, 2012.

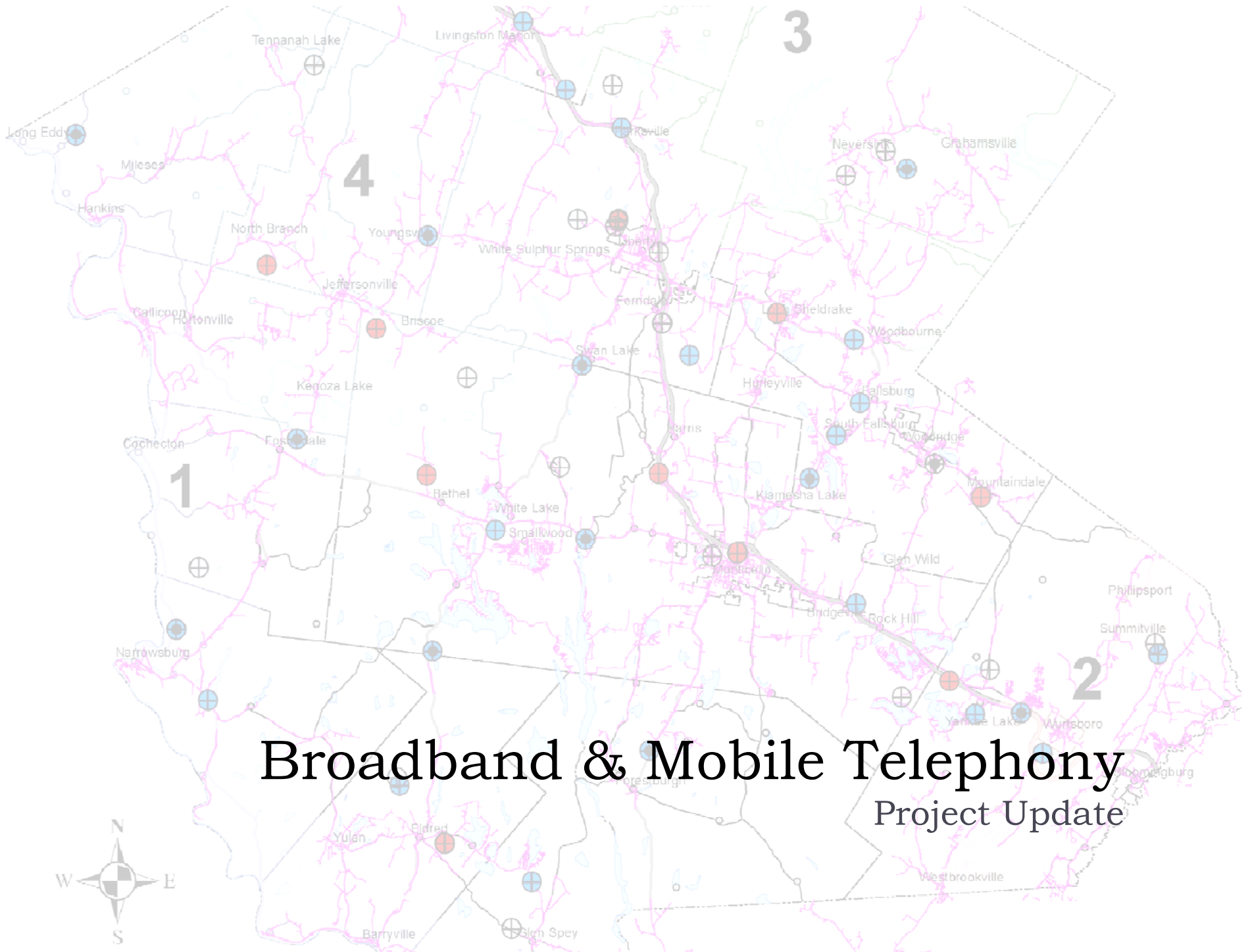
S.C.R.P.T.S. DEED/SUBDIVISION REPORT

MONTH OF February 2012			DEEDS		SUBDIVISION LOTS			
SUBDIVISION LOTS	DEEDS	TOWN	MONTH	2011	2012	2011	2012	
2	17	BETHEL	JANUARY	198	220	0	6	
	7	CALLICOON	FEBRUARY	194	195	4	4	
	4	COCHECTON	MARCH	188		20		
	3	DELAWARE	APRIL	199		8		
	33	FALLSBURG	MAY	153		31		
	2	FORESTBURGH	JUNE	262		2		
	5	FREMONT	JULY	264		6		
	7	HIGHLAND	AUGUST	400		410		
	25	LIBERTY	SEPTEMBER	244		2		
	5	LUMBERLAND	OCTOBER	198		8		
2	30	MAMAKATING	NOVEMBER	239		7		
	8	NEVERSINK	DECEMBER	198		6		
	12	ROCKLAND	TOTAL	2737	415	504	10	
	35	THOMPSON						
	2	TUSTEN						
4	195	415 NEW DEEDS FILED IN 2012						
		10 NEW SUBDIVISION LOTS FILED IN 2012						

This report reflects the number of deeds recorded in the County Clerks office for February 2012.

2 County Auction Deed were included in the total deeds for the month of February 2012.

0 units of the 4 Subdivision lots total for February 2012 were Condos.



Broadband & Mobile Telephony

Project Update

Context

▶ Community Economic Development Charrette – December 2009

▶ Themes & Key Words:

Infrastructure

- Lack of countywide access
- Patchwork Coverage
- Limited transportation

▶ Actions to Implement

Top Implementation Actions

- One Stop Shop for Economic Development (Incentives, Attraction)*****
- Improve Infrastructure (Communication & Transportation)***
- Create & Target Marketing**
- Protect Natural Resources**
- Promote & Sustain Agriculture**
- Land Use Development Coordination (Zoning & Planning)*
- Inventory Assets/Needs in the County*
- Implement Workforce Education Programs*
- Establish Gateway Visitor Centers
- Improve Communication



Help Us Move Mountains!



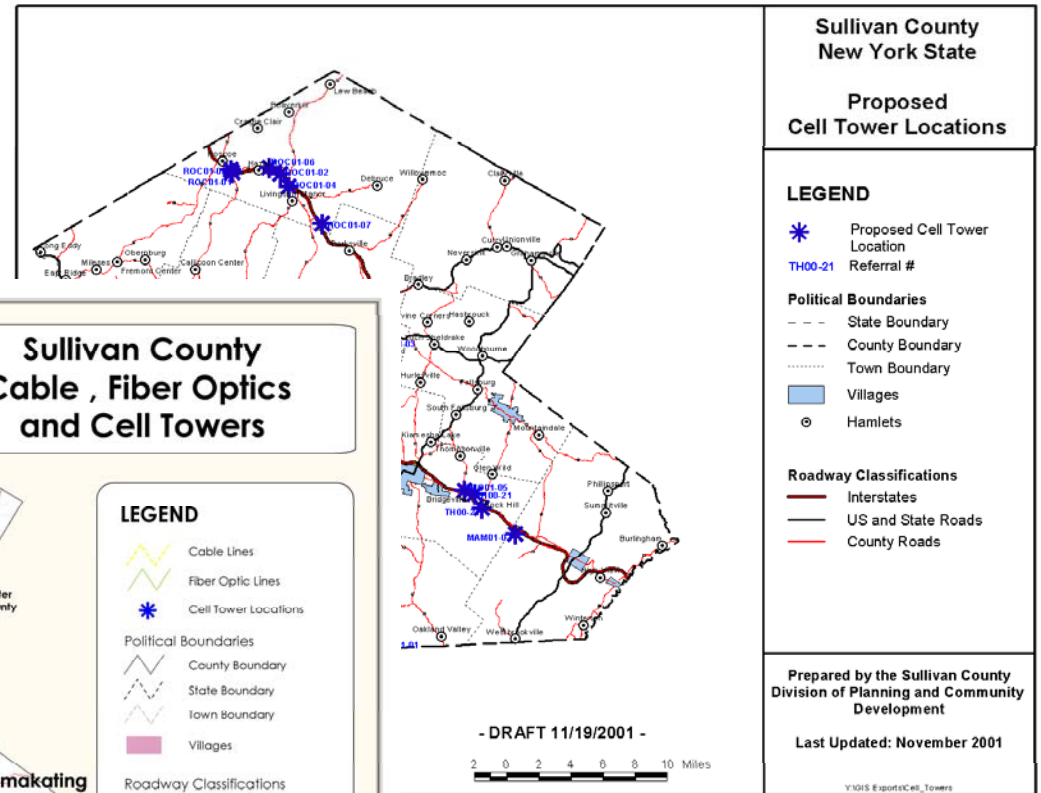
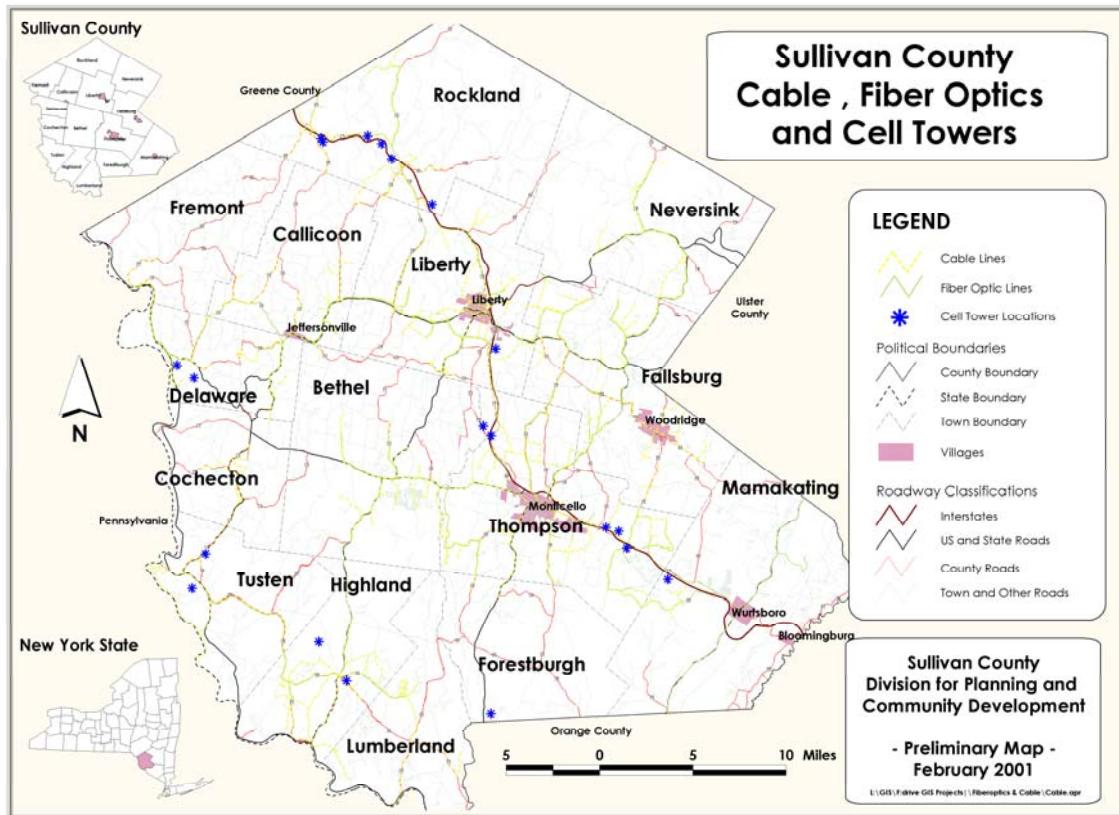
Funding Opportunity

- ▶ Funding needed to create a plan for Broadband and Mobile Telephony buildout.
- ▶ April 2010 – County applies for RBOG
- ▶ October 2010 – \$65,000 RBOG grant awarded.
- ▶ DVI, Ltd. selected to consult on the study



Preliminary Data

- ▶ Existing data provided to consultant



Preliminary Analysis – August 2011

- ▶ DVI and County Planning begin working to address study goals (below) and analyze preliminary findings:
 1. Identify and locate **existing communications infrastructure** and services available within the county and, most importantly, the underserved and unserved areas.
 2. Identify and capture the “**needs**” of **stakeholder groups** within the County in terms of broadband and wireless telephony services.
 3. Identify **strategies for providing needed services** to underserved and unserved areas countywide.
-



Existing Communication Infrastructure

- ▶ **Review of existing and proposed towers by all service providers** (*Map locations of all wireless towers*)
- ▶ **Location of broadband availability** (*Map current broadband coverage*)
- ▶ **Residential and commercial clusters in the County without service** (*Identify specific underserved/unserved populations & businesses*)
- ▶ **Analysis of signal strength by provider for mobile telephony** (*Identify current service providers and their signal strength*)
- ▶ **Identify gaps in broadband and cell coverage** (*Map underserved/unserved areas*)



Stakeholder Involvement

- ▶ Town Supervisors
- ▶ Educational Organizations – schools, BOCES
- ▶ Community Organizations – EDC, SCVA, Chamber, Partnership, IDA, NPS, etc.
- ▶ Local Businesses
- ▶ E911 and Emergency Management
- ▶ Cell Service Providers: AT&T, Verizon, etc.
- ▶ Broadband Providers: TWC, Frontier



Preliminary Findings - Broadband

- ▶ Verizon will not upgrade their land lines with fiber optic cable in the County
- ▶ Time Warner is continuing to build out its network in the County
- ▶ Broadband is now available through wireless service providers
- ▶ DSL/cable does not equate to mobile telephony service
- ▶ Frontier offers broadband to all its customers but it does not offer mobile telephony service.



Preliminary Findings - Cell

- ▶ AT&T continues to build towers and increase their wireless footprint in the County
- ▶ 3G service is expanding but the slower 2G is all that is available in some areas
- ▶ Faster 4G service is not available in the County and may not be available for years
- ▶ In large cities, 4G LTE broadband service can compete with DSL/Cable for speed
- ▶ Some wireless telephony service areas are still spotty
- ▶ Reported coverage areas for mobile telephony service differ from actual coverage due to terrain and other factors.
- ▶ Not all service providers cover all areas



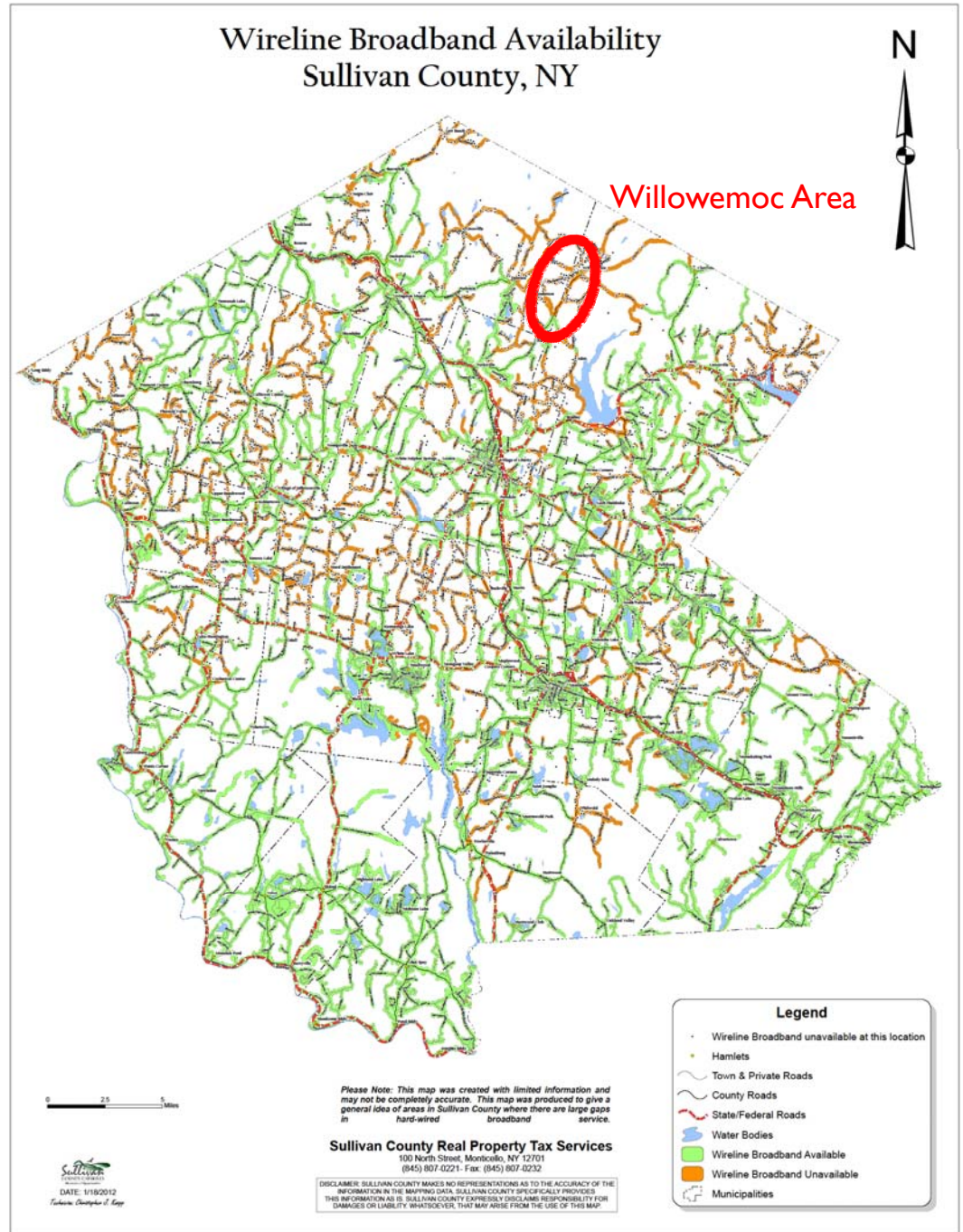
Preliminary Findings - General

- ▶ People expect to use their mobile telephones wherever they go
- ▶ Homebuyers expect broadband and mobile telephony service availability
- ▶ Communication services available from one carrier in larger markets as a bundle must be purchased separately in many places in Sullivan County, making it more expensive for residents and businesses



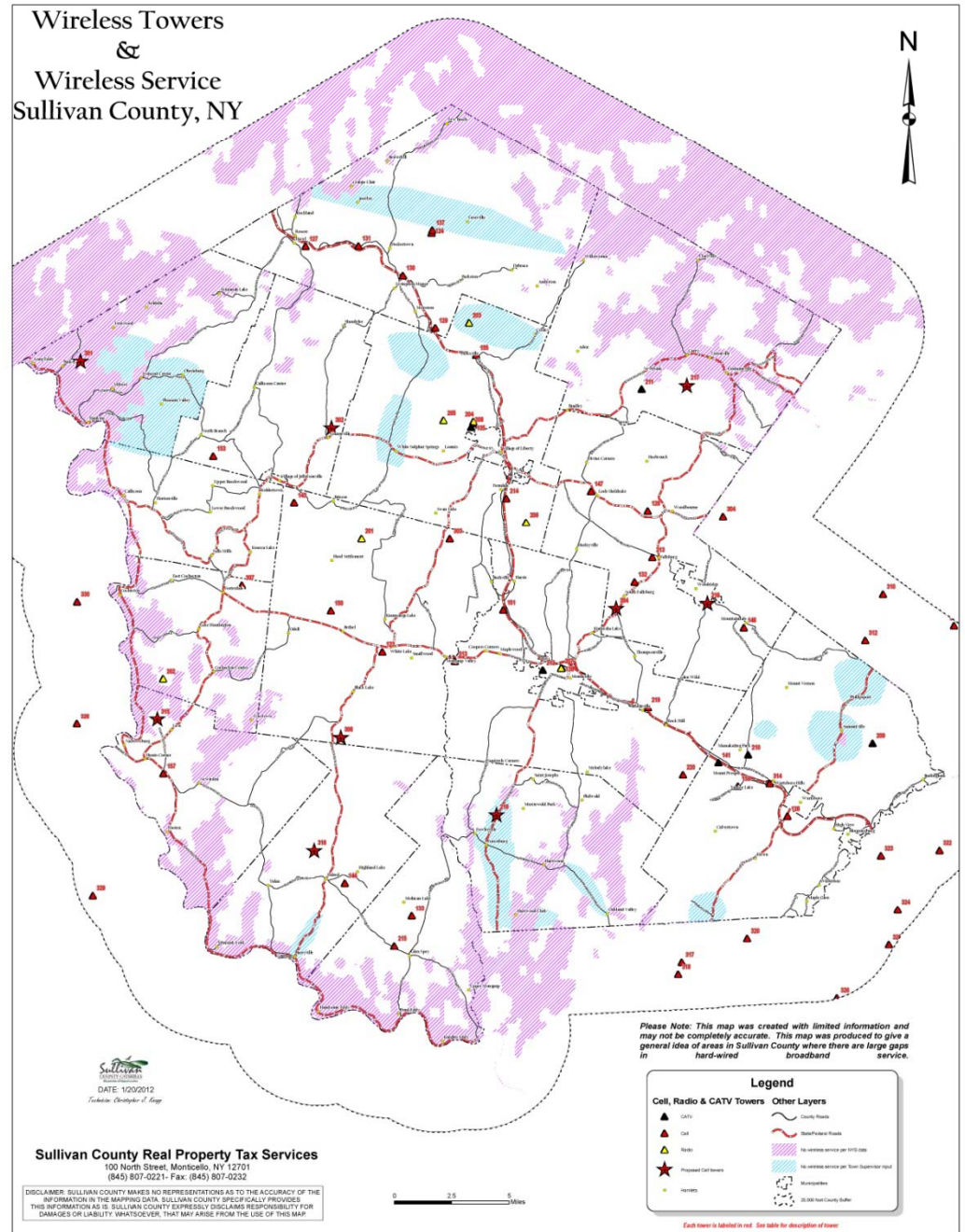
Maps

- ▶ Areas in Green = Broadband Available
- ▶ Areas in Orange = Broadband Unavailable



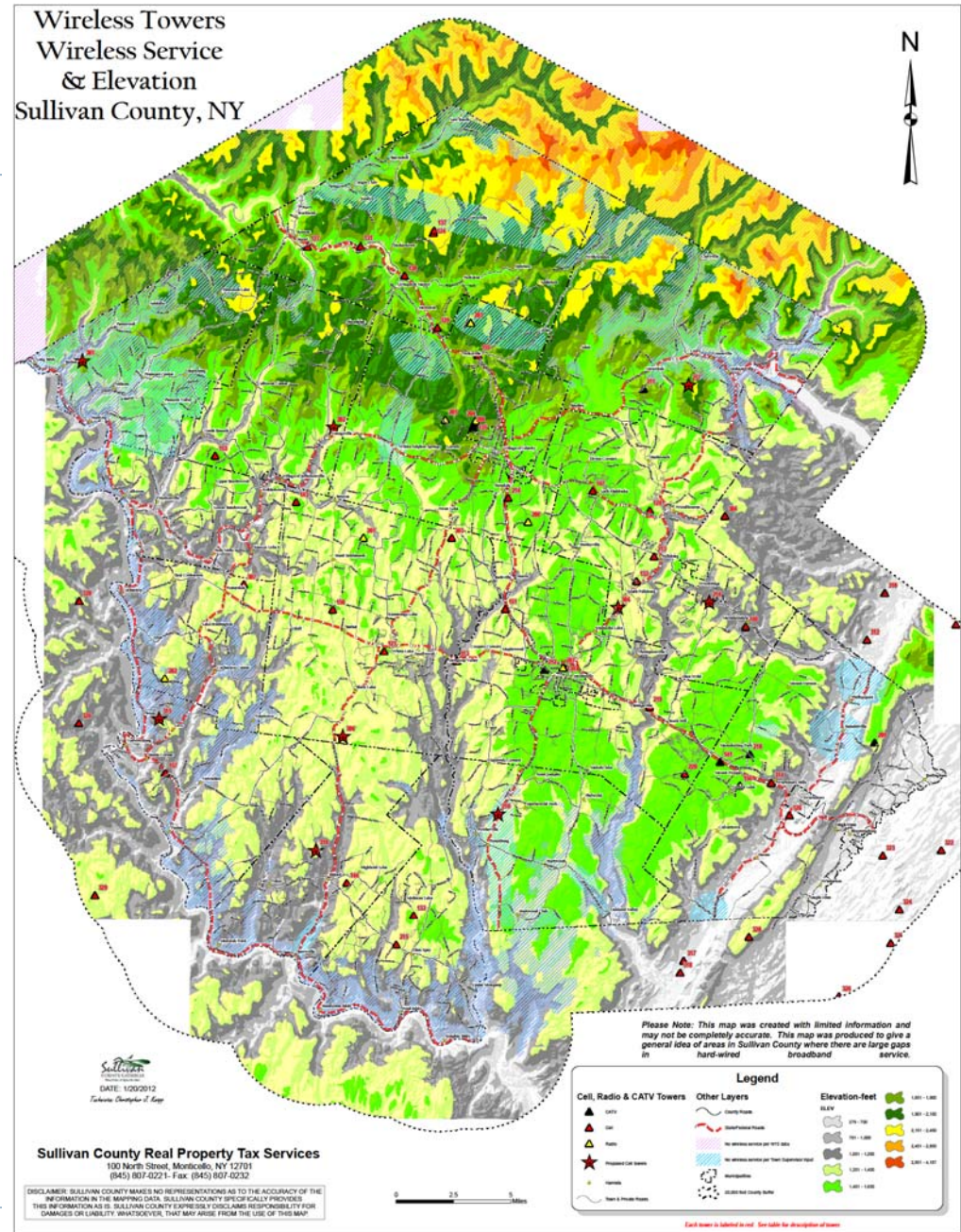
Maps

- ▶ Purple Hatch = No Cell Service as per NYS data
- ▶ Blue Hatch = No Cell Service as per Town Supervisor input



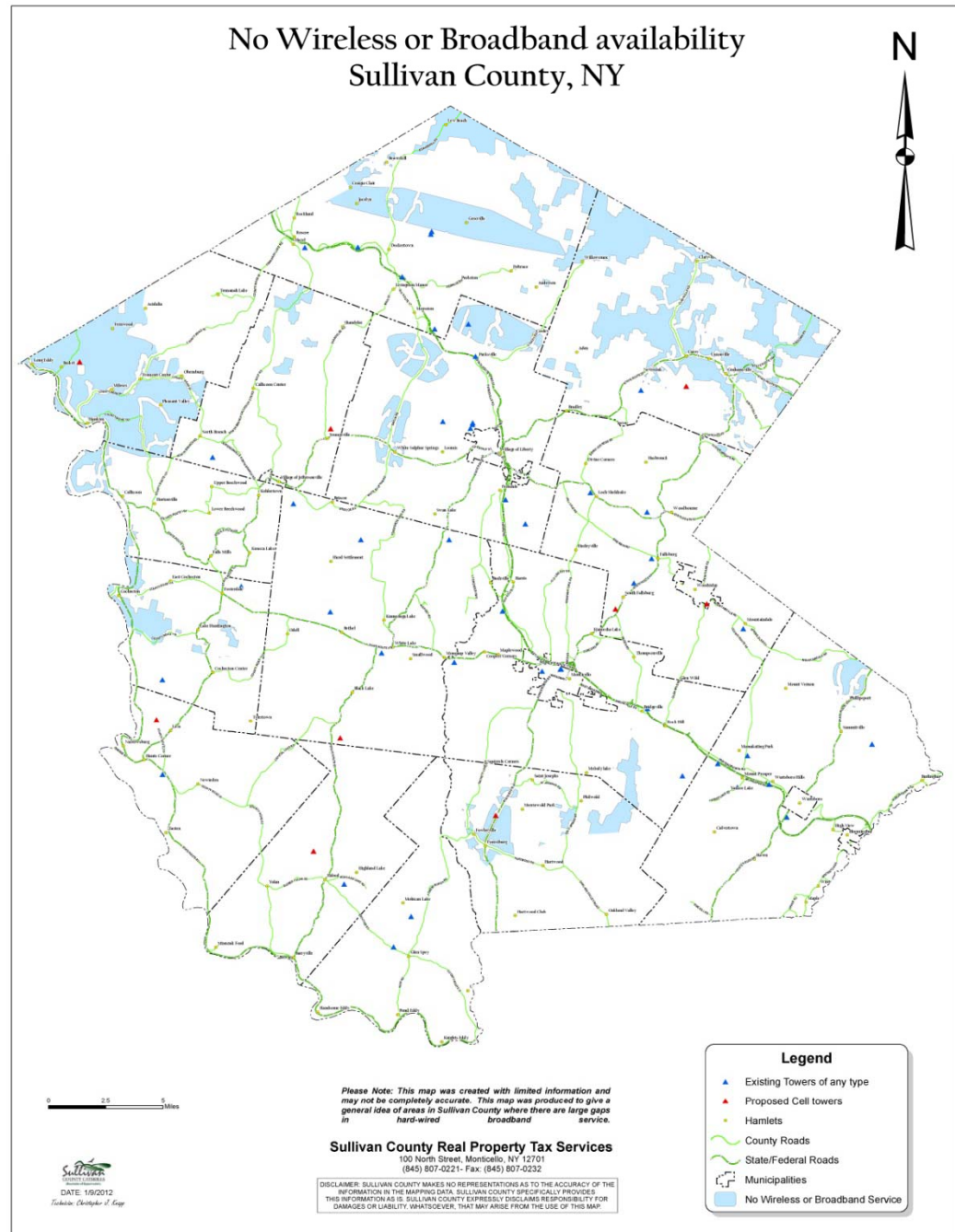
Maps

- ▶ Cell Towers (existing & proposed)



Maps

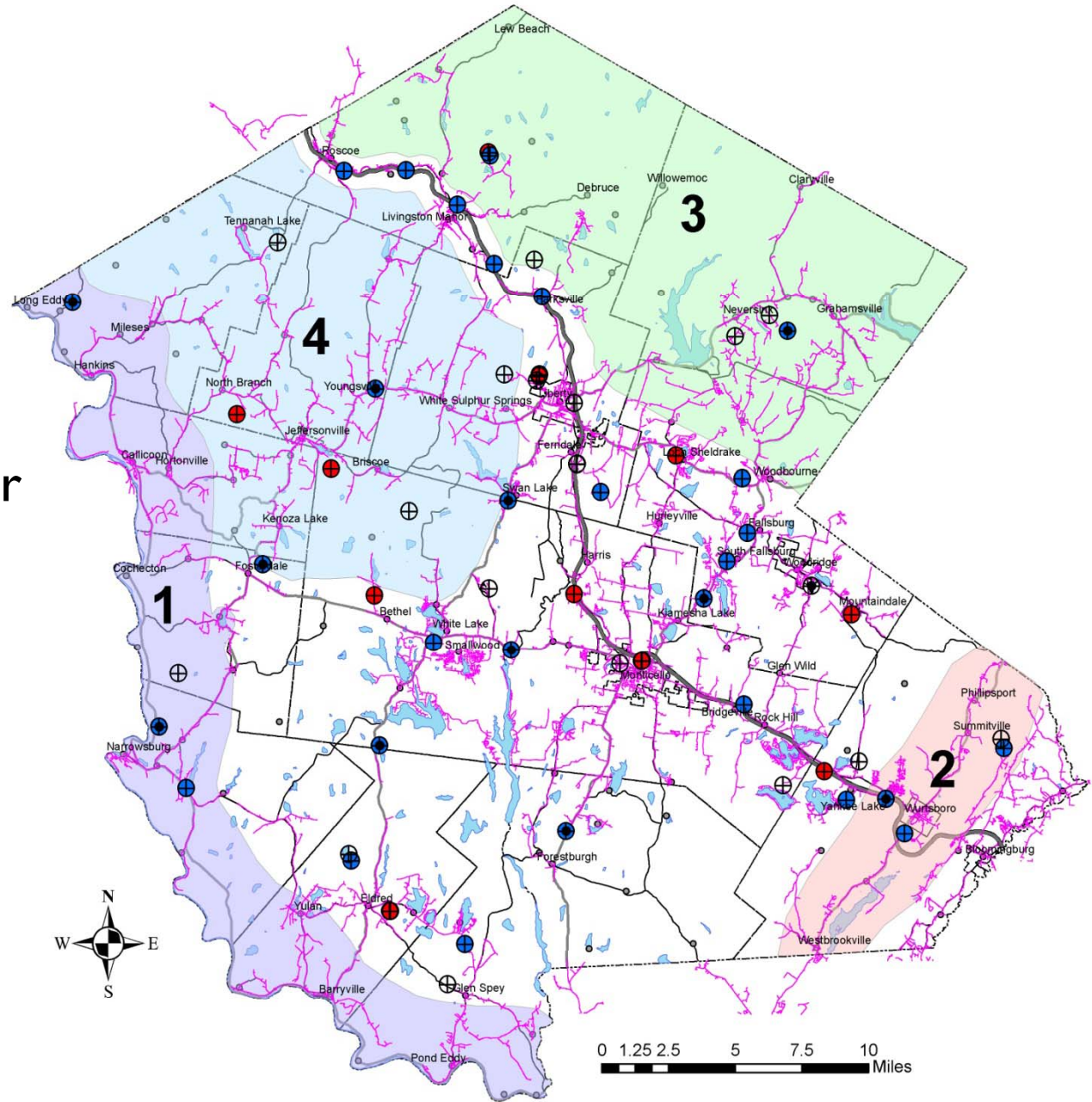
- ▶ Areas in blue represent no cell or broadband availability.



Maps

► Sectors – Pilot Projects will be located within these areas

1. River Corridor
2. Rte 209 Corridor
3. Catskill Park Area
4. Core Agriculture Area



Identifying Available Solutions

- ▶ **Time Warner Business Class (Broadband) Approach**
 - ▶ Willowemoc area
- ▶ **Mobile Telephony Approach**
 - ▶ Issued RFP for Radio Frequency (RF) Engineering firms to develop creative solutions for pilot areas and budgets for implementation
 - ▶ Received response from V-Comm
- ▶ **Next steps**
 1. Award Contract
 2. Develop Solutions
 3. Create Implementation Plan for inclusion in Final Report



Next Steps

► Final Report:

1. Community & Economic Needs Assessment
2. Identify Available Solutions
3. Compile Recommendations
4. Layout Implementation Plan
5. Identify Potential Funding Opportunities

