



SULLIVAN COUNTY GOVERNMENT CENTER  
100 NORTH STREET  
P.O. BOX 5012  
MONTICELLO, NEW YORK 12701

**SULLIVAN COUNTY LEGISLATURE**  
**Community and Economic Development Committee**  
*November 13, 2012*  
*9:45 A.M.*

***Committee Members: Ira Steingart (Chair); Kathy LaBuda (Vice Chair);  
Kitty Vetter; Cindy Kurpil Gieger; and Gene Benson***

***AGENDA***

**PRESENTATION: None**

**DISCUSSION ITEMS:**

**RESOLUTIONS:**

- 1. To proclaim and designate Monticello and Sullivan County as the Bagel Capital of the World.**

**DIVISION/PROGRAM UPDATE:**

- Community & Economic Development Update- Luiz Aragon
- Workforce Development - Laura Quigley
- IDA - Jennifer C.S. Brylinski
- Partnership for Economic Development – Allan Scott
- Visitors Association - Roberta Byron-Lockwood

**PUBLIC COMMENTS:**

**RESOLUTION NO. INTRODUCED BY THE COMMUNITY AND ECONOMIC DEVELOPMENT COMMITTEE TO PROCLAIM AND DESIGNATE MONTICELLO AND SULLIVAN COUNTY AS THE BAGEL CAPITAL OF THE WORLD**

**WHEREAS**, the Sullivan County Legislature hereby officially proclaims and designates that Monticello is the “Bagel Capital of the World”; and

**WHEREAS**, the invention of the original bagel making machine was created by Hurleyville native Abe Lashinsky; and

**WHEREAS**, a Sullivan County native has inspired the world forever because of our County’s unique trend setting achievements and creativity in the bagel realm; and

**WHEREAS**, Monticello will recognize the invention of the original bagel making machine by hosting an annual festival celebrating the history and popularity of the bagel.

**NOW, THEREFORE, BE IT RESOLVED**, by the Sullivan County Legislature that in view of the contributions by the citizenry of Monticello and Sullivan County to the bagel world, the ideas and glory for which it stands, and its unique place as a world trend setter, it is hereby proclaimed and designated as “the bagel capital of the world”; and

**BE IT FURTHER RESOLVED** that the Clerk to the Sullivan County Legislature shall transmit this resolution to United States Department of Commerce, Governor Andrew M. Cuomo, United States Senators and Members of Congress representing the State of New York, Senator John J. Bonacic, Assemblywoman Aileen M. Gunther, the New York State Association of Counties, and to each municipality within Sullivan County.

**RESOLUTION NO INTRODUCED BY THE COMMUNITY AND ECONOMIC DEVELOPMENT COMMITTEE TO AUTHORIZE CONTRACTS FOR THE HISTORICAL AND CULTURAL ASSISTANCE PROGRAM (HCAP)**

**WHEREAS**, the Sullivan County Legislature established and allocated funding for the creation of the Economic Development Assistance Program (EDAP) in 1998; and

**WHEREAS**, the Sullivan County Legislature changed the name of the program in 2007 to the Historical and Cultural Assistance Program (HCAP); and

**WHEREAS**, funds have been allocated in subsequent years to continue the HCAP; and

**WHEREAS**, the Sullivan County Legislature has authorized that \$4,700 be allocated in FY2012; and

**WHEREAS**, eligible program activities include renovation of locally historic structures, creation or expansion of museums and enhancing the viability of existing cultural attractions; and

**WHEREAS**, the Sullivan County Legislature approved the administration of the program by the Division of Planning & Environmental Management, and pursuant to Resolution No. 219-07 adopted on May 17, 2007; and

**WHEREAS**, the following application for funding has been submitted, and is recommended by the Division of Planning and Environmental Management:

.           Town of Rockland Historic Inventory Project           \$1,100

**NOW, THEREFORE, BE IT RESOLVED**, that the Sullivan County Legislature approves this project and the disbursement of the associated funds, and

**BE IT FURTHER RESOLVED**, that the Sullivan County Legislature authorize the County Manager to enter into a contract with the applicant for this project that meet the guidelines of the HCAP, said contract to be in a form approved by the County Attorney.



**SULLIVAN COUNTY**  
**DIVISION OF PLANNING AND ENVIRONMENTAL MANAGEMENT**  
**SULLIVAN COUNTY GOVERNMENT CENTER**  
100 NORTH STREET  
PO BOX 5012  
MONTICELLO, NEW YORK 12701-5192

CED Committee  
November 1, 2012  
Planning

- Economic Development Masterplan update
  - Conducting telephone interviews
  - Drafting EDC assignment
  - Consultant preparing the Phase I report (Situation Assessment and Strategic Sector Identification).
  
- Revolving Loan Funds
  - Closed on Ag Loan for Neversink Farm (\$30K).
  
- Micro-Enterprise Grants
  - One of the new Ag Business opted out due to contract and insurance requirements.
  - Reviewing next eligible applications to recommend new award.
  
- Economic Development Corporation
  - EDC Certificate of Dissolution submitted to the NYS Department of Taxation & Finance

**ACTIVITY REPORT – NOVEMBER 2012**  
**COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY**

October 23, 2012

On October 15<sup>th</sup> the IDA awarded a bid to Sullivan County Paving to commence with the excavating work at the Red Meat Facility in the Village of Liberty. Work is expected to start by November 1<sup>st</sup> with substantial completion by the end of the year. The award of the bid for the building phase of the project is expected by March 1, 2013. All work was coordinated with the Department of Commerce, as required by the USDA grant fund.

Quarterly and Semi Annual Financial reports were submitted to the Department of Commerce (for Red Meat grant) and quarterly reports to the Department of Agriculture (for the grant and loan portions of the Rural Micro-entrepreneur Assistance Program).

In October, the USDA Rural Business Enterprise Grant was moved from the Ag LDC to the IDA for the funding of the Red Meat Facility. The funds are in the amount of \$175,000 and are for the purchase of equipment. Work on transferring the USDA Rural Business Opportunity Grant is still underway.

The IDA held its regular meetings on October 9<sup>th</sup> and approved additional funds to assist loan applicants with closing cost fees.

Public, County, State, and Federal requests for information, new loan applicant questions, and coordination of activities all occurred in October.

Work continued on the draft 2013 budgets for the IDA and the Sullivan County Funding Corporation (SCFC). A public hearing was held as public outreach on October 30<sup>th</sup> for both these budgets. Additionally, Board Self Evaluation forms are also being compiled and assessed from each agency, as required by the State Authority Budget Office.

In October, the SCFC closed on a Millennium Loan for the RH Campus project. This project will help with the revitalization of Rock Hill.

Jennifer CS Brylinski  
IDA Executive Director

## CURRENT PROJECT SUMMARY

PROJECTS	PRIORITY	NOTES
<b>ATTRACTION</b>		<i>Nov-12</i>
Project Hart	High	Firm interested in identifying industrial ground sites being a minimum of 20 acres, that would support construction of a 250,000 square foot production and warehouse/distribution facility expandable to 500,000 square feet. Qualified sites should contain all utilities including municipal water and sewer, and they should feature good highway access. Note: Once again a firm is looking for a "Shovel Ready" sight. Sullivan County continues to lack sites featuring the basic requirements the market is looking for. Need for a concerted effort to bring existing sites or create new sites that are truly "Shovel Ready" continues to be an Achilles heel.
Project Rebuild	High	NYC based firm looking for 10,000sq.ft to relocate its operations. Company refurbishes and rebuilds industrial components. BA has submitted three sites that suit the clients needs as well as a build to suit option. Firm has visited several sites. Awaiting determination.
Project Mooney	Med	The company involved is an Airplane Company. This project has the potential to create 100 jobs, use 50,000 sq feet of working space and 18-20 acres of land.
Project Deep Freeze	Med	Ohio based frozen food company is seeking 10,000 sq ft for storage and distribution. BA has submitted a 13,000 sq. ft building in Bloomingburg that formerly housed the WE Ship Express company. The search is in its early stages. Update:TBD
Project Exact	High	Illinois firm is seeking 60 to 100,000sq ft to expand a plastic injection molding company eastward. BA has submitted the Quick way metal fabrication company as it is the closest suitable alternative. Update:TBD
Project Olive	High	An olive oil producer from Spain is seeking a US partner to distribute its finished and bottled products here. BA has contacted WE Ship Express a previous SCP project which was located on McDonald Road in Wurtsboro who has expressed interest. The Spanish company is currently sending samples to BA to begin determining quantity, cost, end users and other logistics. We Ship Express will respond with proposal. The potential for yet another expansion exists at the distribution headquarters in Wurtsboro which would add mores jobs to the area. This was a WEDA generated lead. UPDATE: Samples arrived to BA yesterday. A meeting with WE Ship Express is scheduled for next week to map out terms and logistics. Update2 Negotiating terms. Update 3: Local firm has ordered 1st shipping container and will market for holiday season. We ship express will be expanding by year end 2013.
Project Recycling	Med	A recycling company has expressed interest in an existing 100,000 sq ft. facility somewhere along the Route 17 Corridor between Binghamton and NYC. No facility exists meeting the size requirement in Sullivan County. However, BA has submitted the Quickway Metals building which is 80,000sq ft. The company representative has visited an inspected the facility though still small for the overall needs of the company. They continue to search in Delaware and Orange County. UPDATE: Putting together short list of sites. Sullivan site a long shot. TBD
Project Back Office	High	Manhattan based company seeking back office customer service space. Company will be looking at two locations and may possibly consider new construction at Emerald Corporate Center. 20,000sq.ft, 100 jobs with 401k and benefits. Update: Company visited with BA on Sat. 4/21/12 and is interested in space at Frontier Insurance. BA has provided comparative cost analysis and additional critical information needed for company to make a final decision. We are competing with Orange County, New Jersey, Texas, and northwest states. Update II: we have made the short list for final selection. Company is concerned with quantity and quality of employees. BA is working with Workforce Development to resolve this question. Update III: Company representative met with BA and Laura Quigley, who provided the company with sample job descriptions and reviewed the various Workforce Development offerings. The meeting was very positive as the details of jobs, work place responsibilities, recruitment, were all discussed. The company will re-engage after the July 4th break. Job numbers have gone up to 130. Environmental Benefit - an adaptive reuse of an existing facility. UPDATE: Company has reviewed other sites will respond over the next several weeks. Note: Company has been advertising locally as a test for employee suitability. TBD
The Camp Professionals	High	
Yukiguni Maitake	High	
<b>EXPANSION</b>		
Professional Services	High	Local legal professional services firm employing 30 fte's is expanding in downtown Broadway Monticello. The firm had options to locate elsewhere but chose to stay in Sullivan County. The firm will rehabilitate an existing building and is in continual negotiations with the potential to double its current staffing. Update: project is moving forward.
<b>OTHER</b>		
Automotive Retailer	High	Existing Auto service and retail plaza looking to expand and provide truck specific auto parts and services. Project will create 5 jobs as well as clean up blighted structures.
Retailer	High	Shoe retailer looking for millennium funding to expand business. Demand has grown and created a need for additional inventory. Company will be submitting updated business plan and application to SCIDA in July. UPDATE: IN process. Update2: Project has been approved for funding. Funding has been provided.
Retailer	High	Local firm has requested funding for the purchase and rehabilitation of an existing building in Rock Hill. The firm will create a Starbucks - style coffee shop and health food store. Project investment is \$450,000 with 4 new jobs created. Project has been approved and funding provided.



**THE SULLIVAN COUNTY VISITORS ASSOCIATION**  
**REPORT TO THE CED COMMITTEE**  
**NOVEMBER 1, 2012**

- Fall foliage reports are winding down but still posting to NYS and the SCVA web site. Good viewing along the Delaware River and Shawangunk/Bashakill area.
- SCVA and some of our local photographers submitted fall photos in a contest to promote the Upstate NY foliage. Winners will be announced November 1.
- TrailKeeper.org continues with referrals between it and the SCVA site. Reviews of the site are very positive.
- SCVA is exploring new programs for the promotion of Sullivan County for 2013. Exploring new international and domestic marketing plans and familiarization tours with partners.
- SCVA met with Brand USA a not for profit created by President Obama's Tourism Promotion Act to promote international travel to the US. As one of 16 Convention & Visitors Bureau, SCVA and the tourism industry will be contributing photos, video and other collateral to DiscoverAmerica.com for promotion to the international traveler. These contributions will be leveraged as in-kind value.
- SCVA attended a "Taste Our Local Harvest Event" in Westchester with several of our local producers including Tonjes's, Diehl's, Java Love and Catskill Distillery to promote Sullivan County Catskills product to a large market in Westchester. Over \$2,000 of product has already been requested and bought by the Westchester Country Club for use.

- The movie “Contest” that was produced here this summer sent a trailer viewable on you tube and SCVA face book and the movie will be released in 2013
- SCVA working with the developer of Legends at Tanzman Lake to promote second homes. Prudential is holding an open house October 27 in Long Island for prospective buyers that will receive our tourism packages. They plan to bring prospective buyers to an event in Sullivan County next week.
- Press stories that have made the news: ECCE and Henning Local, The Nugget and fall foliage in the Sullivan County Catskills
- Press stories coming in the next month: Unique souvenirs and gifts/ Family Thanksgiving get-a-ways
- SCVA is working with several community minded advocates to create new ideas that will spawn county-wide events in 2013 to create shoulder season and signature events.
- SCVA has been working with the NYS and CATS public relations firm to promote various events and attractions in the Sullivan County Catskills including Harvest Festivals, special events, farm to fork and others during the fall and shoulder seasons.
- SCVA has seen tremendous success with the weekly e-blast. It continues to drive traffic to the SCVA main site, Catskill Social and especially to the various events and businesses featured each week.
- Several specific videos are being produce through SCVA's relations with the NYS CVB to be available on web site in the near future.
- The new sign in front of SCVA office is updated weekly with upcoming events for the week.
- SCVA continues to update and work on Governor Cuomo's Statewide Pathway to History project. This project will place signage on the major corridors leading into the county.
- SCVA is working regionally and statewide on tourism funding through various funding opportunities.