



TOWN OF LIBERTY NEW YORK

REGULAR MONTHLY MEETING

PLACE: SENIOR CITIZEN CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754

DATE: March 17, 2025

TIME: 6:30 P.M.

FRANK DEMAYO, SUPERVISOR

VINCENT MCPHILLIPS, COUNCILMEMBER

LAURIE DUTCHER, TOWN CLERK

JOHN LENNON, COUNCILMEMBER

DEAN FARRAND, COUNCILMEMBER

BRUCE DAVIDSON, COUNCILMEMBER

PLEDGE OF ALLEGIANCE

MARSHALL & STERLING- 2025 INSURANCE PROPOSAL

CORRESPONDENCE

INCOMING:

1. Copy of Park & Recreation meeting minutes of 1/8/2025.
2. Copy of Park & Recreation meeting minutes of 2/4/2025.
3. Correspondence regarding the Sullivan County Division of Public Safety Office of Rabies Control Workshop to be held on 4/30/2025.
4. Copy of Decision and Order regarding the assessed value of solar and wind energy systems.
5. Correspondence from Dillon Fontaine, CLCS, CRIS of Marshall & Sterling regarding the meeting and discussions around Advanced Disaster Recovery.
6. Copy of the Town of Liberty Marketing Summary Report.
7. Copy of NYMIR Stewardship Report for the Town of Liberty.
8. Copy of Insurance Valuation Report for Tangible Property Assets for the Town of Liberty.

OUTGOING:

NEW BUSINESS

1. Motion to approve the following monthly reports:
 - Town Clerk's Report 2/25
 - Revenue & Expense Report 2/25
 - Supervisor's Report 2/25
2. Motion to approve the following audit:

- March, 2025 Abstract Claims #326 to #463 totaling \$474,193.24.
 - February, 2025 General Ledger Abstract Claims #40 to #66 totaling \$354,013.03.
 - February, 2025 Post Audit Claims #301 to #325 totaling \$166,445.39.
3. Motion approving the following minutes as submitted by the Town Clerk:
 - Monthly Worksession Mtg. 3/3/25
 - PUD Public Hearing 3/3/25
 - Reg. Monthly Mtg. 3/3/25
 4. Motion introducing Introductory Local Law No. 2 of 2025 entitled amending Section 31-4 of Chapter 31, entitled "Planning Board," and to set a Public Hearing for 4/7/25 at 6:00 p.m.
 5. Motion introducing Introductory Local Law No. 3 of 2025 entitled amending the Code of the Town of Liberty, with respect to the imposition of fines, and to set a Public Hearing for 4/7/25 at 6:15 p.m.
 6. Motion authorizing the Supervisor to execute the Municipal Cleanup Agreement with the County of Sullivan.
 7. Motion setting the Spring Cleanup for May 8, 9 & 10 at the Town of Liberty Highway Dept.
 8. Motion authorizing the Supervisor to change the Town website from .org to .gov.
 9. Motion naming the Town of Liberty as lead agency for the purpose of SEQR for the Parksville O&W Rail Trail Connection Project.
 10. Motion updating SEQR for the Parksville O&W Rail Trail Connection Project.
 11. Motion requiring the developer of Devany Rd. Project to deposit an additional \$5,000 in escrow for engineering review.
 12. Motion approving the Preliminary Engineering Report (PER) Amendment No.1 for the Swan Lake Wastewater Treatment Plant Upgrade, with a total project budget of up to \$40M and a plant flow capacity of up to 960,000 gpd.
 13. Motion authorizing the installation and configuration of a vendor supplied temporary Doppler meter (with a 1-month rental), alongside Town-owned Doppler meter, to confirm the accuracy of the flow meters, at a cost of \$2,600 from Cyclops Process Equipment.
 14. Motion authorizing Delaware Engineering to provide the proposed engineering services work required for the Loomis Wastewater Treatment Clarifier Repair, on a time and materials basis, under the 2025 General Services Agreement.
 15. Motion authorizing Delaware Engineering to provide the proposed engineering services work required for the Indian Lake Sewer Replacement, on a time and materials basis, under the 2025 General Services Agreement.
 16. Motion directing the Town Attorney to draw up Capital Resolution for the replacement and installation of a booster pump from the Stevensville Water Capital Reserve Fund for an amount not to exceed \$26,795.00.

DISCUSSION

1. Motion authorizing the Town Attorney to review the Grant Disbursement Agreement for Restore NY Round 7 (Green Building) and issue an opinion of counsel.

OLD BUSINESS

UNDER REVIEW

1. Shipping Containers
2. Fence In/Fence Out
3. Indian Lake Sewer Plan.
4. NYSEG support letter.

IN PROGRESS

1. Converting and moving the Building Department and the Assessor's Office to the Park & Recreation Building.
2. Illegal dumping of garbage.
3. Delaware Town/Village Water Sewer Study.
4. Walnut Mt. Pavilion.
5. Solar Moratorium in the Commercial Industrial Zone.
6. Human Resource (HR).

PUBLIC PARTICIPATION

BOARD DISCUSSION

EXECUTIVE SESSION

ADJOURN

Account#	Account Description	Fee Description	Qty	Local Share	
A 2590	Highway Fees	Road Access Permit	1	100.00	
			Sub-Total:	\$100.00	
A1255	Marriage License	Marriage License Fee	1	17.50	
	TOWN CLERK	EZ Pass	5	125.00	
		Marriage Certificate	4	40.00	
		Misc	1	4.00	
		Notary Fees	18	36.00	
			Sub-Total:	\$222.50	
A1670.4	Building Fees	Certified Mailings	1	19.28	
			Sub-Total:	\$19.28	
A2544	Dog Licensing	Exempt Dogs	1	0.00	
		Female, Spayed	5	45.00	
		Female, Unspayed	1	12.50	
		Male, Neutered	2	18.00	
		Male, Unneutered	2	25.00	
	SENIOR	SENIOR	2	-5.00	
			Sub-Total:	\$95.50	
B2770	Building Fees	Building Inspections Multi Family	1	90.00	
		Building Permit	8	5,213.70	
		Fire Inspections	1	75.00	
		Municipal Search	18	1,800.00	
			Sub-Total:	\$7,178.70	
Total Local Shares Remitted:				\$7,615.98	
Amount paid to: Ny State Dept. Of Health				22.50	
Amount paid to: NYS Ag. & Markets for spay/neuter program				16.00	
Total State, County & Local Revenues:		\$7,654.48	Total Non-Local Revenues:		\$38.50

To the Supervisor:

Pursuant to Section 27, Sub 1, of the Town Law, I hereby certify that the foregoing is a full and true statement of all fees and monies received by me, Laurie Dutcher, Town Clerk, Town of Liberty during the period stated above, in connection with my office, excepting only such fees and monies, the application of which are otherwise provided for by law.

Supervisor

Date

Town Clerk

Date

EXPENSE SUMMARY

FUND NAME	BUDGET AS MODIFIED	CURRENT EXPENDITURES	Y-T-D EXPENDITURES	P.O. BALANCE	UNENCUMBERED UNEX. BALANCE
GENERAL FUND - TOWNWIDE	3,332,122.00	201,257.22	398,943.04	1,015.60	2,932,163.36
TOWN - OUTSIDE VILLAGE	618,016.00	28,515.50	48,531.81	.00	569,484.19
COMMUNITY DEVELOPMENT BLOCK GRANTS	.00	.00	.00	.00	.00
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	1,725,700.00	165,300.47	313,445.97	50,040.89	1,362,213.14
HIGHWAY FUND - TOWN OUTSIDE VILLAGE-HWY1	1,365,294.00	5,787.22	33,085.86	.00	1,332,208.14
HIGHWAY CHIPS FUND	644,000.00	.00	.00	.00	644,000.00
WATER AND SEWER OPERATIONAL FUND	1,043,236.00	67,249.36	136,841.60	.00	906,394.40
TOTAL SEWER DISTRICTS	963,257.00	129,330.65	131,014.68	.00	832,242.32
TOTAL WATER DISTRICTS	1,576,979.00	221,386.07	224,405.62	1,091.20	1,351,482.18
GRAND TOTALS.....	11,268,604.00	818,826.49	1,286,268.58	52,147.69	9,930,187.73

REVENUE SUMMARY

FUND NAME	BUDGET AS MODIFIED	CURRENT RECEIPTS	Y-T-D RECEIPTS	UNCOLLECTED BALANCE
GENERAL FUND - TOWNWIDE	2,932,122.00	2,211,711.07	2,214,922.71	717,199.29
TOWN - OUTSIDE VILLAGE	493,016.00	165,618.15	165,618.15	327,397.85
COMMUNITY DEVELOPMENT BLOCK GRANTS	.00	.00	.00	.00
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	1,600,700.00	.00	1,563,700.00	37,000.00
HIGHWAY FUND - TOWN OUTSIDE VILLAGE-HWY1	1,280,294.00	1,260,294.00	1,260,294.00	20,000.00
HIGHWAY CHIPS FUND	644,000.00	.00	.00	644,000.00
WATER AND SEWER OPERATIONAL FUND	1,043,236.00	114,159.00	114,159.00	929,077.00
TOTAL SEWER DISTRICTS	857,257.00	657,915.28	685,553.20	171,703.80
TOTAL WATER DISTRICTS	1,459,979.00	393,726.48	419,523.14	1,040,455.86
GRAND TOTALS.....	10,310,604.00	4,803,423.98	6,423,770.20	3,886,833.80



Town of Liberty
Supervisor's Report
February-25
Bank Account Reconciliation

Name	Bank	Account #	Current Total
General Fund	Key Bank	*183	\$ 1,418,632.53
Highway Fund	Key Bank	*191	\$ 1,618,019.03
Capital Reserve Fund	TD Banknorth	*521	\$ 1,339,685.13
Capital Reserve Fund	Wayne Bank	*701	\$ 294,547.70
Street Light Districts	CHB	*555	\$ 45,241.63
Water and Sewer Fund	Key Bank	*205	\$ 883,013.62
Trust and Agency	Key Bank	*744	\$ 328,777.99
Central Checking	Key Bank	*183	\$ -
Health Insurance	Jeff Bank	*993	\$ -
Payroll Account	Jeff Bank	*310	\$ -
Payroll Withholding	Jeff Bank	*174	\$ -
NYS CDBG	Key Bank	*418	\$ -
Grant Account	Key Bank	*212	\$ -
		TOTAL:	\$ 5,927,917.63

Key Bank Treasury Bills:			\$ 11,423,751.19
Catskill Hudson Bank CD			-
Jeff Bank CD			\$ -
TD Banknorth CD			\$ 221,248.04
		TOTAL CD:	\$ 11,644,999.23

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
326	130	VERIZON						
STEVENSVILLE WATER DISTRICT		Contractual		W3 8310 4		147.37	65820	147.37
327	658	VERIZON WIRELESS						
GENERAL FUND - TOWNWIDE		Contractual		A 7020 4		40.32	65821	
GENERAL FUND - TOWNWIDE		Contractual		A 7110 4		40.32		80.64
328	5403	CHARTER COMMUNICATIONS						
GENERAL FUND - TOWNWIDE		Contractual		A 7020 4		109.99	65825	109.99
329	110	NYSE&G						
S. L. / BRISCOE CONSOLIDATED SEWER		Contractual		S2 8110 4		68.47	65819	
INFIRMARY ROAD SEWER DISTRICT		Contractual		S7 8110 4		56.51		124.98
330	110	NYSE&G						
GENERAL FUND - TOWNWIDE		Contractual		A 7110 4		64.01	65819	
GENERAL FUND - TOWNWIDE		Contractual		A 7110 4		24.72		
GENERAL FUND - TOWNWIDE		Contractual		A 7111 4		94.23		182.96
331	3038	CONSTELLATION ENERGY SVC OF NY						
S. L. / BRISCOE CONSOLIDATED SEWER		Contractual		S2 8110 4		2,933.22	65823	
FERNDAL WATER DISTRICT		Contractual		W2 8310 4		414.01		
STEVENSVILLE WATER DISTRICT		Contractual		W3 8310 4		928.86		4,276.09
332	4417	CLEARFLY						
GENERAL FUND - TOWNWIDE		Contractual		A 1110 4		127.40	65824	
GENERAL FUND - TOWNWIDE		Contractual		A 1220 4		32.20		
GENERAL FUND - TOWNWIDE		Contractual		A 1310 4		31.85		
GENERAL FUND - TOWNWIDE		Contractual		A 1330 4		16.10		
GENERAL FUND - TOWNWIDE		Contractual		A 1355 4		31.85		
GENERAL FUND - TOWNWIDE		Contractual		A 1410 4		31.85		
GENERAL FUND - TOWNWIDE		Contractual		A 1620 4		594.80		
GENERAL FUND - TOWNWIDE		Contractual		A 1680 4		16.10		
GENERAL FUND - TOWNWIDE		Contractual		A 5132 4		100.08		
GENERAL FUND - TOWNWIDE		Contractual		A 6772 4		24.73		
GENERAL FUND - TOWNWIDE		Contractual		A 7020 4		76.76		
TOWN - OUTSIDE VILLAGE		Contractual		B 3620 4		47.95		
WATER AND SEWER OPERATIONAL FUND		Contractual		MO 8110 4		37.23		1,168.90
333	1096	CHARTER COMMUNICATIONS						
WATER AND SEWER OPERATIONAL FUND		Contractual		MO 8110 4		158.07	65822	158.07
334	1918	NEW YORK STATE SALES TAX PROCESSING						
GENERAL FUND - TOWNWIDE		Contractual		A 7111 4		935.56	25030500	935.56
335	575	ADVANCED AUTO PARTS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		405.26		405.26
336	5235	AMERICAN EXPRESS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		318.50		318.50
337	5070	AMTHOR'S						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		382.42		382.42
338	8119	ATLAS SECURITY SERVICES, INC						
GENERAL FUND - TOWNWIDE		Contractual		A 1110 4		1,144.32		1,144.32

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
339	100	CARGILL INCORPORATED	16956					
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5142 4		19,248.46		19,248.46
340	20	CATSKILL-DELAWARE PUB.						
GENERAL FUND -	TOWNWIDE		Contractual	A 1670 4		131.90		131.90
341	801	DC FABRICATION & WELDING, INC.	16957					
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		1,142.00		1,142.00
342	1669	COMBINED ENERGY SERVICES						
GENERAL FUND -	TOWNWIDE		Contractual	A 3510 4		2,144.11		2,144.11
343	829	COOPER ARIAS, LLP						
GENERAL FUND -	TOWNWIDE		Contractual	A 1320 4		16,800.00		16,800.00
344	7206	DAVIS VISION INC						
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9060 8		232.32		232.32
345	7032	DELAWARE ENGINEERING, D.P.C.						
RESERVE -	SWAN LAKE SEWER		Capital Outlay	HX 8310 3		3,663.26		3,663.26
346	7023	DELTA DENTAL OF NEW YORK						
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9060 8		378.48		378.48
347	1972	DOWSER WATER						
GENERAL FUND -	TOWNWIDE		Contractual	A 7020 4		42.87		42.87
348	5336	EDMUNDS GOVTECH						
TOWN -	OUTSIDE VILLAGE		Contractual	B 3620 4		5,043.66		5,043.66
349	6028	ENDICOTT COMM INC						
WATER AND SEWER OPERATIONAL FUND			Contractual	MO 8110 4		610.67		610.67
350	572	ERTS MECHANICAL						
GENERAL FUND -	TOWNWIDE		Contractual	A 1620 4		1,618.75		1,618.75
351	1944	FOCUS MEDIA, INC						
GENERAL FUND -	TOWNWIDE		Contractual	A 1480 4		600.00		600.00
352	1187	4 IMPRINT						
GENERAL FUND -	TOWNWIDE		Contractual	A 7140 4		364.09		364.09
353	7042	FUSCO ENGINEERING & LAND SURVEYING						
TOWN -	OUTSIDE VILLAGE		Fusco Engineering Contract	B 3620 41		12,083.33		12,083.33
354	5095	HOME DEPOT						
TOWN -	OUTSIDE VILLAGE		Relocation	B 3620 45		161.48		161.48
355	8062	IMS						
GENERAL FUND -	TOWNWIDE		Contractual	A 1620 4		2,930.00		2,930.00
356	8062	IMS						
GENERAL FUND -	TOWNWIDE		Contractual	A 1620 4		2,800.00		2,800.00
357	972	JOHN BONHAM ROAD EQ & SUPPLIES, INC						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		50.00		50.00

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
358	421	LANGUAGE LINE SERVICES						
GENERAL FUND - TOWNWIDE		Contractual		A 1110 4		59.25		59.25
359	1709	LAWSON PRODUCTS, INC						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		639.33		639.33
360	730	LIBERTY PRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1310 4		139.00		139.00
361	809	MARSHALL & STERLING, INC.						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Insurance		DA 1910 4		130.50		
HIGHWAY FUND - TOWN OUTSIDE VILLAGE-HWY1		Insurance		DB 1910 4		130.50		261.00
362	1499	MIRABITO ENERGY PRODUCTS						
GENERAL FUND - TOWNWIDE		Contractual		A 1620 4		964.43		964.43
363	1499	MIRABITO ENERGY PRODUCTS						
GENERAL FUND - TOWNWIDE		Contractual		A 5132 4		3,048.52		
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5142 4		3,675.10		6,723.62
364	53	MULLALLY TRACTOR SALES						
GENERAL FUND - TOWNWIDE		Contractual		A 7110 4		44.12		44.12
365	110	NYSE&G						
GENERAL FUND - TOWNWIDE		Contractual		A 5182 4		1,232.88		
FERNDAL LIGHT DISTRICT		Contractual		L1 5182 4		395.63		
SWAN LAKE LIGHT DISTRICT		Contractual		L2 5182 4		1,126.06		
W.S.S. LIGHT DISTRICT		Contractual		L3 5182 4		456.55		
PARKSVILLE LIGHT DISTRICT		Contractual		L4 5182 4		367.54		
LOCH SHELDRAKE ROAD LIGHT DISTRICT		Contractual		L5 5182 4		380.39		3,959.05
366	592	ORANGE/SULLIVAN TOWN CLERKS ASSOC.						
GENERAL FUND - TOWNWIDE		Contractual		A 1410 4		40.00		40.00
367	387	PETTY CASH						
GENERAL FUND - TOWNWIDE		Contractual		A 6772 4		26.25		26.25
368	1969	PRESTIGE TOWING & RECOVERY						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		395.00		395.00
369	8010	QUILL CORPORATION						
GENERAL FUND - TOWNWIDE		Contractual		A 5132 4		744.92		744.92
370	1007	ROSS ELECTRIC						
GENERAL FUND - TOWNWIDE		Contractual		A 1620 4		2,292.59		2,292.59
371	8086	STANDARD LIFE INSURANCE COMP OF NY						
GENERAL FUND - TOWNWIDE		Emp. Benefit		A 9060 8		348.22		
TOWN - OUTSIDE VILLAGE		Empl. Benefit		B 9060 8		39.57		
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Emp. Benefit		DA 9060 8		150.37		
HIGHWAY FUND - TOWN OUTSIDE VILLAGE-HWY1		Emp. Benefits		DB 9060 8		118.71		
WATER AND SEWER OPERATIONAL FUND		Emp. Benefits		MO 9060 8		134.53		791.40
372	2225	SULLIVAN COUNTY LABS						
WATER AND SEWER OPERATIONAL FUND		Contractual		MO 8110 4		40.00		

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
S. L. / BRISCOE CONSOLIDATED SEWER			Contractual	S2 8110 4		194.00		234.00
373	7508	TOWN OF LIBERTY						
LOOMIS SEWER DISTRICT			Administration	S1 9901 9600		85.00		
S. L. / BRISCOE CONSOLIDATED SEWER			Administration	S2 9901 9600		513.00		
YOUNGSHILL SEWER DISTRICT			Administration	S4 9901 9600		14.00		
INFIRMARY ROAD SEWER DISTRICT			Administration	S7 9901 9600		71.00		
LOOMIS WATER DISTRICT			Administration	W1 9901 9600		43.00		
FERNDAL WATER DISTRICT			Administration	W2 9901 9600		271.00		
STEVENSVILLE WATER DISTRICT			Administration	W3 9901 9600		313.00		
W.S.S. WATER DISTRICT			Administration	W4 9901 9600		71.00		
INDIAN LAKE WATER DISTRICT			Administration	W5 9901 9600		14.00		
COLD SPRING ROAD WATER DISTRICT			Administration	W6 9901 9600		14.00		
ROUTE 55 WATER DISTRICT			Administration	W7 9901 9600		14.00		1,423.00
374	758	TOWN OF LIBERTY						
RESERVE - STEVENSVILLE WATER CAPITAL			Interfund Transfer	HT 9901 9		15,000.00		15,000.00
375	420	TRADING POST - LIBERTY						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4			Contractual	DA 5130 4		168.91		168.91
376	420	TRADING POST - LIBERTY						
GENERAL FUND - TOWNWIDE			Contractual	A 7110 4		14.42		14.42
377	8123	HD SUPPLY, INC						
LOOMIS WATER DISTRICT			Contractual	W1 8310 4		16.25		
FERNDAL WATER DISTRICT			Contractual	W2 8310 4		16.25		
STEVENSVILLE WATER DISTRICT			Contractual	W3 8310 4		339.75		
STEVENSVILLE WATER DISTRICT			Contractual	W3 8310 4		859.10		
ROUTE 55 WATER DISTRICT			Contractual	W7 8310 4		16.25		1,247.60
378	2150	WELLS FARGO VENDOR FIN SERV						
GENERAL FUND - TOWNWIDE			Contractual	A 1355 4		45.05		
TOWN - OUTSIDE VILLAGE			Contractual	B 3620 4		45.04		90.09
379	1902	WEX BANK						
WATER AND SEWER OPERATIONAL FUND			Contractual	MO 8110 4		1,878.59		1,878.59
380	1514	WHITE SULPHUR AUTO & TRUCK						
WATER AND SEWER OPERATIONAL FUND			Contractual	MO 8110 4		66.00		66.00
381	220	WILLIAMSON LAW BOOK CO						
GENERAL FUND - TOWNWIDE			Contractual	A 1110 4		352.21		352.21
382	1896	ZEP SALES AND SERVICE						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4			Contractual	DA 5130 4		786.78		786.78
383	7023	DELTA DENTAL OF NEW YORK						
GENERAL FUND - TOWNWIDE			Emp. Benefit	A 9060 8		611.00	25030700	611.00
384	110	NYSE&G						
GENERAL FUND - TOWNWIDE			Contractual	A 1620 4		157.82	65826	
GENERAL FUND - TOWNWIDE			Contractual	A 7150 4		.19		158.01
385	110	NYSE&G						
STEVENSVILLE WATER DISTRICT			Contractual	W3 8311 4		3,301.65	65826	3,301.65

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
386	110	NYSE&G INFIRMARY ROAD SEWER DISTRICT	Contractual	S7 8110 4		251.61	65826	251.61
387	5407	CHARTER COMMUNICATIONS GENERAL FUND - TOWNWIDE	Contractual	A 5132 4		259.96	65830	259.96
388	3314	RINGSQUARED TELECOM LLC GENERAL FUND - TOWNWIDE	Contractual	A 1110 4		78.00	65828	
		GENERAL FUND - TOWNWIDE	Contractual	A 1620 4		309.57		
		GENERAL FUND - TOWNWIDE	Contractual	A 7110 4		78.00		
		GENERAL FUND - TOWNWIDE	Contractual	A 7150 4		78.00		
		WATER AND SEWER OPERATIONAL FUND	Contractual	MO 8110 4		78.00		621.57
389	5406	CHARTER COMMUNICATIONS GENERAL FUND - TOWNWIDE	Contractual	A 5132 4		78.64	65829	78.64
390	130	VERIZON GENERAL FUND - TOWNWIDE	Contractual	A 5132 4		53.96	65827	53.96
391	130	VERIZON FERNDAL WATER DISTRICT	Contractual	W2 8310 4		221.06	65827	
		W.S.S. WATER DISTRICT	Contractual	W4 8310 4		73.69		294.75
392	8194	HUDSON VALLEY CREDIT UNION YOUNGSHILL SEWER DISTRICT	Principal	S4 9710 6		2,000.00	65831	
		YOUNGSHILL SEWER DISTRICT	Interest	S4 9710 7		1,024.80		3,024.80
393	380	PAYROLL ACCOUNT GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1010 1		1,455.92	25031200	
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1110 1		9,717.14		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1220 1		5,279.27		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1310 1		2,700.60		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1355 1		4,325.71		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 1410 1		4,960.95		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 3510 1		1,780.85		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 5010 1		4,968.24		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 7020 1		6,680.17		
		GENERAL FUND - TOWNWIDE	Pers. Ser.	A 7110 1		2,988.79		
		GENERAL FUND - TOWNWIDE	Pers. Services	A 7140 1		16.25		
		TOWN - OUTSIDE VILLAGE	Pers. Ser.	B 1420 1		766.28		
		TOWN - OUTSIDE VILLAGE	Pers. Ser.	B 3620 1		4,052.80		
		TOWN - OUTSIDE VILLAGE	Pers. Ser.	B 8020 1		512.50		
		HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	Pers. Ser.	DA 5130 1		4,975.10		
		HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	Pers. Ser.	DA 5142 1		33,304.94		
		WATER AND SEWER OPERATIONAL FUND	Pers. Ser.	MO 8110 1		17,079.66		105,565.17
394	1227	FIRST NATL. BANK OF JEFFERSONVILLE GENERAL FUND - TOWNWIDE	Emp. Benefit	A 9030 8		3,355.15	25031201	
		TOWN - OUTSIDE VILLAGE	Emp. Benefit	B 9030 8		405.64		
		HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	Emp. Benefits	DA 9030 8		379.01		
		HIGHWAY FUND - TOWNWIDE - HWY 3 & 4	Emp. Benefits	DA 9030 8		2,505.71		
		WATER AND SEWER OPERATIONAL FUND	Emp. Benefits	MO 9030 8		1,285.16		7,930.67
395	575	ADVANCED AUTO PARTS S. L. / BRISCOE CONSOLIDATED SEWER	Contractual	S2 8110 4		68.02		68.02

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
396	575	ADVANCED AUTO PARTS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		1,037.10		1,037.10
397	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 5132 4		77.64		77.64
398	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1110 4		34.95		34.95
399	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1410 4		77.13		
GENERAL FUND - TOWNWIDE		Contractual		A 1620 4		55.77		132.90
400	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1355 4		46.79		46.79
401	5235	AMERICAN EXPRESS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		571.22		571.22
402	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1680 4		223.73		223.73
403	5235	AMERICAN EXPRESS						
GENERAL FUND - TOWNWIDE		Contractual		A 1010 4		15.99		
GENERAL FUND - TOWNWIDE		Contractual		A 1220 4		49.66		
GENERAL FUND - TOWNWIDE		Contractual		A 1480 4		53.20		118.85
404	2048	APPLIED LOGIC CORP.						
GENERAL FUND - TOWNWIDE		Contractual		A 1680 4		299.00		299.00
405	2048	APPLIED LOGIC CORP.						
WATER AND SEWER OPERATIONAL FUND		Contractual		MO 8110 4		298.00		298.00
406	8902	ARAMSCO INC						
GENERAL FUND - TOWNWIDE		Contractual		A 1620 4		978.36		978.36
407	8119	ATLAS SECURITY SERVICES, INC						
GENERAL FUND - TOWNWIDE		Contractual		A 1110 4		1,001.28		1,001.28
408	1740	CAMPBELL FREIGHTLINER						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		84.85		84.85
409	100	CARGILL INCORPORATED	16959					
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5142 4		26,071.49		26,071.49
410	20	CATSKILL-DELAWARE PUB.						
GENERAL FUND - TOWNWIDE		Contractual		A 1670 4		349.98		349.98
411	20	CATSKILL-DELAWARE PUB.						
GENERAL FUND - TOWNWIDE		Contractual		A 1670 4		119.00		119.00
412	3038	CONSTELLATION ENERGY SVC OF NY						
GENERAL FUND - TOWNWIDE		Contractual		A 5182 4		180.47		180.47
413	825	COOK BROTHERS TRUCK PARTS CO INC	16960					
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		1,212.92		1,212.92

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
414	825	COOK BROTHERS TRUCK PARTS CO INC						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		1,121.40		1,121.40
415	7029	DELAWARE RIVER BASIN COMMISSION						
S. L. / BRISCOE CONSOLIDATED SEWER		Contractual		S2 8110 4		1,355.00		
S. L. / BRISCOE CONSOLIDATED SEWER		Contractual		S2 8110 4		780.00		2,135.00
416	2815	FALLSBURG LUMBER						
GENERAL FUND - TOWNWIDE		RELOCATION		A 1620 41		21.70		21.70
417	1465	FLEETPRIDE						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		280.35		280.35
418	7042	FUSCO ENGINEERING & LAND SURVEYING						
TOWN - OUTSIDE VILLAGE		Fusco Engineering Contract		B 3620 41		12,083.33		
TOWN - OUTSIDE VILLAGE		Fusco Fire Inspections		B 3620 42		2,400.00		14,483.33
419	2614	GEORGES GLASS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		300.00		300.00
420	2615	HEALEY FORD LINCOLN						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		197.71		197.71
421	5095	HOME DEPOT						
GENERAL FUND - TOWNWIDE		RELOCATION		A 1620 41		396.76		396.76
422	5095	HOME DEPOT						
GENERAL FUND - TOWNWIDE		RELOCATION		A 1620 41		64.62		
GENERAL FUND - TOWNWIDE		RELOCATION		A 1620 41		20.75		
TOWN - OUTSIDE VILLAGE		Relocation		B 3620 45		64.62		
TOWN - OUTSIDE VILLAGE		Relocation		B 3620 45		20.75		170.74
423	6102	HONESDALE CDJR						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		636.00		636.00
424	477	IMMACULATE CONCEPTS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		399.00		399.00
425	1609	KENNETH KLEIN						
GENERAL FUND - TOWNWIDE		Contractual		A 1420 4		5,500.00		5,500.00
426	5028	2 WAY RADIO SALES INC	16958					
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5130 4		1,861.86		1,861.86
427	1510	KRISTT CO.						
TOWN - OUTSIDE VILLAGE		Contractual		B 3620 4		80.00		80.00
428	1499	MIRABITO ENERGY PRODUCTS						
S. L. / BRISCOE CONSOLIDATED SEWER		Contractual		S2 8110 4		1,332.62		1,332.62
429	1499	MIRABITO ENERGY PRODUCTS						
GENERAL FUND - TOWNWIDE		Contractual		A 5132 4		1,155.17		
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5142 4		9,057.09		10,212.26
430	1499	MIRABITO ENERGY PRODUCTS						
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4		Contractual		DA 5142 4		1,067.22		1,067.22

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	ACCOUNT	ENC	AMOUNT	CHECK#	CHECK AMOUNT
431	680	MONROE TRACTOR						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		57.20		57.20
432	53	MULLALLY TRACTOR SALES						
GENERAL FUND -	TOWNWIDE		Contractual	A 7110 4		115.46		115.46
433	232	STATE OF NY DEPT. OF CIVIL SERVICE						
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9060 8		43,267.91		
TOWN -	OUTSIDE VILLAGE		Empl. Benefit	B 9060 8		4,916.81		
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Emp. Benefit	DA 9060 8		18,683.87		
HIGHWAY FUND -	TOWN OUTSIDE VILLAGE-HWY1		Emp. Benefits	DB 9060 8		14,750.43		
WATER AND SEWER OPERATIONAL FUND			Emp. Benefits	MO 9060 8		16,717.15		98,336.17
434	727	NEW YORK TRUCK PARTS, INC.						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		250.00		250.00
435	7184	NORTH EAST PARTS GROUP, LLC						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		929.56		929.56
436	3013	PARTNERS IN SAFETY, INC.	16961					
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9050 8		1,683.00		1,683.00
437	3013	PARTNERS IN SAFETY, INC.						
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9050 8		106.00		106.00
438	3013	PARTNERS IN SAFETY, INC.						
GENERAL FUND -	TOWNWIDE		Emp. Benefit	A 9050 8		30.00		30.00
439	387	PETTY CASH						
GENERAL FUND -	TOWNWIDE		Contractual	A 6772 4		16.25		16.25
440	1734	PITNEY BOWES BANK INC PURCHASE PWR						
GENERAL FUND -	TOWNWIDE		Contractual	A 1670 4		125.91		125.91
441	4221	PITNEY BOWES BANK RESERVE ACCOUNT						
GENERAL FUND -	TOWNWIDE		Contractual	A 1670 4		3,000.00		3,000.00
442	4216	PLATFORM INDUSTRIES	16876					
WATER AND SEWER OPERATIONAL FUND			Contractual	MO 8110 4		1,238.25		1,238.25
443	1969	PRESTIGE TOWING & RECOVERY						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		1,975.00		1,975.00
444	8024	QUILL						
GENERAL FUND -	TOWNWIDE		Contractual	A 7020 4		343.51		343.51
445	1007	ROSS ELECTRIC						
GENERAL FUND -	TOWNWIDE		Contractual	A 5182 4		2,566.90		2,566.90
446	1247	ROUTE 55 WATER DISTRICT						
LOOMIS WATER DISTRICT			DISTRICT TO DISTRICT SALES	W1 8310 41		4,086.50		4,086.50
447	1065	RTS TRUCK CENTER						
HIGHWAY FUND -	TOWNWIDE -	HWY 3 & 4	Contractual	DA 5130 4		473.40		473.40

GENERAL FUND - TOWNWIDE

	ACCOUNT	ENC	AMOUNT
Pers. Ser.	A 1010 1		1,455.92
Contractual	A 1010 4		15.99
Pers. Ser.	A 1110 1		9,717.14
Contractual	A 1110 4		2,797.41
Pers. Ser.	A 1220 1		5,279.27
Contractual	A 1220 4		116.86
Pers. Ser.	A 1310 1		2,700.60
Contractual	A 1310 4		170.85
Contractual	A 1320 4		16,800.00
Contractual	A 1330 4		16.10
Pers. Ser.	A 1355 1		4,325.71
Contractual	A 1355 4		172.54
Pers. Ser.	A 1410 1		4,960.95
Contractual	A 1410 4		148.98
Contractual	A 1420 4		5,500.00
Contractual	A 1480 4		653.20
Contractual	A 1620 4		12,702.09
RELOCATION	A 1620 41		838.57
Contractual	A 1670 4		3,726.79
Contractual	A 1680 4		538.83
Pers. Ser.	A 3510 1		1,780.85
Contractual	A 3510 4		2,144.11
Pers. Ser.	A 5010 1		4,968.24
Contractual	A 5132 4		6,236.15
Contractual	A 5182 4		3,980.25
Contractual	A 6772 4		67.23
Pers. Ser.	A 7020 1		6,680.17
Contractual	A 7020 4		637.43
Pers. Ser.	A 7110 1		2,988.79
Contractual	A 7110 4		779.38
Contractual	A 7111 4		1,029.79
Pers. Services	A 7140 1		16.25
Contractual	A 7140 4		364.09
Contractual	A 7150 4		78.19
Emp. Benefit	A 9030 8		3,355.15
Emp. Benefit	A 9050 8		1,819.00
Emp. Benefit	A 9060 8		44,837.93

154,400.80 *

154,400.80 **

TOWN - OUTSIDE VILLAGE

Pers. Ser.	B 1420 1		766.28
Pers. Ser.	B 3620 1		4,052.80
Contractual	B 3620 4		5,216.65
Fusco Engineering Contract	B 3620 41		24,166.66
Fusco Fire Inspections	B 3620 42		2,400.00
Relocation	B 3620 45		246.85
Pers. Ser.	B 8020 1		512.50
Emp. Benefit	B 9030 8		405.64
Empl. Benefit	B 9060 8		4,956.38

42,723.76 *

42,723.76 **

HIGHWAY FUND - TOWNWIDE - HWY 3 & 4

Insurance	DA 1910 4		130.50
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	ACCOUNT	ENC	AMOUNT	
HIGHWAY FUND - TOWNWIDE - HWY 3 & 4				
Per. Ser.	DA 5130 1		4,975.10	
Contractual	DA 5130 4		16,888.67	
Per. Ser.	DA 5142 1		33,304.94	
Contractual	DA 5142 4		59,119.36	
Emp. Benefits	DA 9030 8		2,884.72	
Emp. Benefit	DA 9060 8		18,834.24	
				136,137.53 *
				136,137.53 **
HIGHWAY FUND - TOWN OUTSIDE VILLAGE-HWY1				
Insurance	DB 1910 4		130.50	
Emp. Benefits	DB 9060 8		14,869.14	
				14,999.64 *
				14,999.64 **
RESERVE - STEVENSVILLE WATER CAPITAL				
Interfund Transfer	HT 9901 9		15,000.00	
				15,000.00 *
				15,000.00 **
RESERVE - SWAN LAKE SEWER				
Capital Outlay	HX 8310 3		3,663.26	
				3,663.26 *
				3,663.26 **
FERNDAL LIGHT DISTRICT				
Contractual	L1 5182 4		395.63	
				395.63 *
				395.63 **
SWAN LAKE LIGHT DISTRICT				
Contractual	L2 5182 4		1,126.06	
				1,126.06 *
				1,126.06 **
W.S.S. LIGHT DISTRICT				
Contractual	L3 5182 4		456.55	
				456.55 *
				456.55 **
PARKSVILLE LIGHT DISTRICT				
Contractual	L4 5182 4		367.54	
				367.54 *
				367.54 **
LOCH SHELDRAKE ROAD LIGHT DISTRICT				
Contractual	L5 5182 4		380.39	
				380.39 *
				380.39 **
WATER AND SEWER OPERATIONAL FUND				
Per. Ser.	MO 8110 1		17,079.66	
Contractual	MO 8110 4		4,691.96	
Emp. Benefits	MO 9030 8		1,285.16	
Emp. Benefits	MO 9060 8		16,851.68	
				39,908.46 *
				39,908.46 **

	ACCOUNT	ENC	AMOUNT	
LOOMIS SEWER DISTRICT				
Contractual	S1 8110 4		1,874.00	
Administration	S1 9901 9600		85.00	
				1,959.00 *
				1,959.00 **
S. L. / BRISCOE CONSOLIDATED SEWER				
Contractual	S2 8110 4		8,365.06	
Administration	S2 9901 9600		513.00	
				8,878.06 *
				8,878.06 **
YOUNGSHILL SEWER DISTRICT				
Principal	S4 9710 6		2,000.00	
Interest	S4 9710 7		1,024.80	
Administration	S4 9901 9600		14.00	
				3,038.80 *
				3,038.80 **
INFIRMARY ROAD SEWER DISTRICT				
Contractual	S7 8110 4		308.12	
Administration	S7 9901 9600		71.00	
				379.12 *
				379.12 **
LOOMIS WATER DISTRICT				
Contractual	W1 8310 4		16.25	
DISTRICT TO DISTRICT SALES	W1 8310 41		4,086.50	
Administration	W1 9901 9600		43.00	
				4,145.75 *
				4,145.75 **
FERNDAL WATER DISTRICT				
Contractual	W2 8310 4		651.32	
DISTRICT TO DISTRICT SALES	W2 8310 41		26,224.00	
Administration	W2 9901 9600		271.00	
				27,146.32 *
				27,146.32 **
STEVENSVILLE WATER DISTRICT				
Contractual	W3 8310 4		2,661.08	
Contractual	W3 8311 4		3,301.65	
Administration	W3 9901 9600		313.00	
				6,275.73 *
				6,275.73 **
W.S.S. WATER DISTRICT				
Contractual	W4 8310 4		794.89	
Administration	W4 9901 9600		71.00	
				865.89 *
				865.89 **
INDIAN LAKE WATER DISTRICT				
Administration	W5 9901 9600		14.00	
				14.00 *
				14.00 **

	ACCOUNT	ENC	AMOUNT	
COLD SPRING ROAD WATER DISTRICT				
Contractual	W6 8310 4		3,301.20	
Administration	W6 9901 9600		14.00	
				3,315.20 *
				3,315.20 **
ROUTE 55 WATER DISTRICT				
Contractual	W7 8310 4		16.25	
DISTRICT TO DISTRICT SALES	W7 8310 41		8,585.50	
Administration	W7 9901 9600		14.00	
				8,615.75 *
				8,615.75 **
				474,193.24 ***

TO THE SUPERVISOR:

I certify that the vouchers listed above were audited by the _____ TOWN BOARD _____ and allowed in the amounts shown. You are hereby authorized and directed to pay to each of the claimants the amount opposite his name. Claims # _____ to claims # _____ audited on _____. Claims # _____ to claims # _____ audited on _____. All other claims were authorized under Blanket Resolution adopted by the Town Board on February 11, 1988.

DATE

TOWN CLERK

APPROVED AND ORDERED PAID THIS _____ day of _____, _____

SUPERVISOR

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

GL VOUCH#	VEND#	CLAIMANT NAME/ADDRESS	ACCOUNT	AMOUNT	CHECK#	CHECK AMOUNT
40	1770	EMPLOYEES OF THE TOWN OF LIBERTY				
	DATE:	2/12/25	TP 10	83,573.59	25021202	83,573.59
41	1227	FIRST NATL. BANK OF JEFFERSONVILLE				
	DATE:	2/12/25	TP 10	29,187.36	25021203	29,187.36
42	285	PAYROLL TRUST & AGENCY ACCOUNT				
	DATE:	2/12/25	TP 10	11,094.42	25021204	11,094.42
43	758	TOWN OF LIBERTY				
	DATE:	2/12/25	TP 10	789.85	67776	789.85
44	758	TOWN OF LIBERTY				
	DATE:	2/12/25	TP 10	534.68	67777	534.68
45	758	TOWN OF LIBERTY				
	DATE:	2/12/25	TP 10	280.07	67778	280.07
46	2009	SULLIVAN COUNTY SUPPORT COLLECTION				
	DATE:	2/12/25	TP 10	707.36	67716	707.36
47	1920	N.Y.S. INCOME TAX BUREAU				
	DATE:	2/12/25	TW 21	5,121.44	25021205	5,121.44
48	310	USCM/ NORTHEAST				
	DATE:	2/12/25	TW 28	2,363.65	25021206	2,363.65
49	703	STATE COMPTROLLER				
	DATE:	2/13/25	A 690	27,699.00	3087	27,699.00
50	4042	VILLAGE OF LIBERTY				
	DATE:	2/13/25	A 690	895.00	3088	895.00
51	758	TOWN OF LIBERTY				
	DATE:	2/18/25	TA 35	4,902.88	1933	4,902.88
52	3057	LIBERTY PUBLIC LIBRARY				
	DATE:	2/18/25	TA 35	640.88	1934	640.88
53	1010	LIBERTY CENTRAL SCHOOL DISTRICT				
	DATE:	2/18/25	TA 35	20,678.01	1935	20,678.01
54	4031	VILLAGE OF LIBERTY				
	DATE:	2/18/25	TA 35	16,347.71	1936	16,347.71
55	1729	SULLIVAN COUNTY TREASURER				
	DATE:	2/18/25	TA 35	7,624.41	1937	7,624.41
56	7067	CHERYL GEROW				
	DATE:	2/24/25	TW 29	12.86	2459	12.86
57	1770	EMPLOYEES OF THE TOWN OF LIBERTY				
	DATE:	2/26/25	TP 10	84,175.34	25022602	84,175.34
58	1227	FIRST NATL. BANK OF JEFFERSONVILLE				
	DATE:	2/26/25	TP 10	29,629.17	25022603	29,629.17

PRG-GL0083 REPORT AS OF 2/28/25
RUN TIME 15.21.24 DATE 2/28/25

GL VOUCHER ABSTRACT
MUNICIPALITY: TOWN OF LIBERTY

PAGE 2

GL VOUCH#	VEND#	CLAIMANT NAME/ADDRESS	ACCOUNT	AMOUNT	CHECK#	CHECK AMOUNT
59	285	PAYROLL TRUST & AGENCY ACCOUNT				
	DATE: 2/26/25		TP 10	11,509.40	25022604	11,509.40
60	758	TOWN OF LIBERTY				
	DATE: 2/26/25		TP 10	789.85	67833	789.85
61	758	TOWN OF LIBERTY				
	DATE: 2/26/25		TP 10	534.68	67834	534.68
62	758	TOWN OF LIBERTY				
	DATE: 2/26/25		TP 10	280.07	67835	280.07
63	2009	SULLIVAN COUNTY SUPPORT COLLECTION				
	DATE: 2/26/25		TP 10	707.36	67836	707.36
64	1920	N.Y.S. INCOME TAX BUREAU				
	DATE: 2/26/25		TW 21	5,494.75	25022605	5,494.75
65	310	USCM/ NORTHEAST				
	DATE: 2/26/25		TW 28	2,346.58	25022606	2,346.58
66	1910	N.Y.STATE & LOCAL RETIREMENT SYSTEM				
	DATE: 2/28/25		TW 18	6,092.66	25022801	6,092.66
						354,013.03 **

ACCEPTED/APPROVED THIS _____ DAY OF _____,

CLAIMS FROM # _____ TO # _____ TOTALING: \$ _____

SUPERVISOR

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

	ACCOUNT	AMOUNT	
GENERAL FUND - TOWNWIDE			
Clearing Account	A 690	28,594.00	28,594.00 *
			28,594.00 **
TRUST AND AGENCY			
Golden Park PILOT Payments	TA 35	50,193.89	50,193.89 *
			50,193.89 **
PAYROLL ACCOUNT			
Payroll	TP 10	253,793.20	253,793.20 *
			253,793.20 **
PAYROLL WITHHOLDING			
Retirement	TW 18	6,092.66	
N.Y.S. Income Tax	TW 21	10,616.19	
PEBSCO - Deferred Compensation	TW 28	4,710.23	
AFLAC Contributions	TW 29	12.86	
			21,431.94 *
			21,431.94 **
			354,013.03 ***

VOUCHER#	VENDOR#	CLAIMANT NAME/ADDRESS	PO #	AMOUNT	CHECK#
301	7023	DELTA DENTAL OF NEW YORK		204.0025021400	
302	3038	CONSTELLATION ENERGY SVC OF NY		86.01	65782
303	110	NYSE&G		859.41	65720
304	110	NYSE&G		1,127.28	65720
305	1734	PITNEY BOWES BANK INC PURCHASE PWR		9.24	65764
306	658	VERIZON WIRELESS		75.98	65740
307	7023	DELTA DENTAL OF NEW YORK		162.0025022100	
308	5404	CHARTER COMMUNICATIONS		119.98	65817
309	8111	CHARTER COMMUNICATIONS		119.98	65818
310	3038	CONSTELLATION ENERGY SVC OF NY		1,244.61	65815
311	3038	CONSTELLATION ENERGY SVC OF NY		1,076.89	65815
312	3038	CONSTELLATION ENERGY SVC OF NY		627.70	65815
313	110	NYSE&G		85.83	65812
314	110	NYSE&G		539.70	65812
315	110	NYSE&G		2,723.40	65812
316	110	NYSE&G		1,003.66	65812
317	130	VERIZON		862.60	65813
318	658	VERIZON WIRELESS		37.99	65814
319	658	VERIZON WIRELESS		31.25	65814
320	658	VERIZON WIRELESS		419.98	65814
321	4032	VILLAGE OF LIBERTY WATERWORKS		137.35	65816
322	380	PAYROLL ACCOUNT		118,691.0625022600	
323	1227	FIRST NATL. BANK OF JEFFERSONVILLE		8,934.81	2502601
324	7199	NYS EPC		26,874.6825022700	
325	7023	DELTA DENTAL OF NEW YORK		390.0025022800	
				166,445.39 **	

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

COUNCILPERSON

POST AUDIT ACCEPTED/APPROVED THIS _____ day of _____,

CLAIMS FROM #: _____ TO #: _____ TOTALING : _____

SUPERVISOR

TOWN OF LIBERTY
MONTHLY WORKSESSION
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 10:00 A.M.

The Town Board held their Monthly Worksession on 3/3/25.

PRESENT:

Supervisor Frank DeMayo
Councilmember Dean Farrand
Councilmember John Lennon
Councilmember Bruce Davidson

ABSENT:

Councilmember Vincent McPhillips

RECORDING SECRETARY:

Town Clerk Laurie Dutcher

ALSO PRESENT:

Denise Curry Court Manager
Matt DeWitt Highway Superintendent
Cheryl Gerow Finance Director
Joanne Gerow Dog Control Officer
James Guara Park & Recreation Director
Damon Knack Water & Sewer Foreman
Tammy Wilson Building Dept.
Sunsoree Young Assessor

Julie Diescher the Human Resource Commissioner of Sullivan County gave a presentation regarding Human Resources.

Discussion:

Department Head Reports

Microsoft Teams

NeoGov training

Safety Plans

Workers Comp-Reporting forms



Assessor's Office

Department Head Report

February 2025

Deeds received

Town Deeds - 16

Village Deeds – 12

Combination/Splits received

Combination:

Splits:

Data Entry, deeds, permits, valuation etc.....

Processed splits and merges that were received from the County

Processing exemptions

Donna Wainman

Kevin (data collector) - work scheduled

Brad (data collector) –

[illegible]

Town of Liberty Finance Office
120 North Main Street
Liberty, NY 12754
(845) 292-5772
c.gerow@townofliberty.org

DATE: February 28, 2025
TO: Supervisor DeMayo and Town Board Members
FROM: Cheryl Gerow
RE: February Monthly Report

The following took place in the Finance Office for the month of February:

1. Submitted 2024 Fixed Assets Inventory Report
2. Began working on compiling data for the 2024 Employee Benefit Statement
3. Started 2024 Annual Financial Report to be filed with the State
4. Completed annual audit with Cooper Arias LLP, had exit interview and discussed findings and resolutions to those findings regarding the 2024 Financial Audit
5. Provided information for FOIL request
6. Submitted street light repairs for Route 52
7. Notified Golden Park Apartments of their default for the 2025 PILOT payment. Payment received on February 10, 2025
8. Supplied RCAP with Adopted Budget, Actual Expenditures and Revenues and Sewer Rates for the Swan Lake Sewer District from 2020 to the present
9. Met with Sullivan County IT and discussed various issues including moving the Building and Assessor's Department
10. Met with representative from Clearfly (ITC Communications) regarding telephone system and provided Verizon invoices for the Water/Sewer Department and Highway Department
11. Had meetings with OpenGov and provided additional information
12. Submitted payment request to EFC for Swan Lake Sewer. Total requested and received to date is \$667,576.55
13. Met with the Employee Relations Committee
14. Met with new account manager for Marshall and Sterling
15. All other daily duties and responsibilities

**TOWN OF LIBERTY
HIGHWAY DEPARTMENT
DEPARTMENT HEAD REPORT
Matthew DeWitt, Highway Superintendent
February 2025**

February Executive Summary:

- The department plowed and or treated the Town roads due to weather, 14 of the 26 days in February. Winter equipment held up fairly well this month with minor breakdowns. We have ordered our allotment of salt per the OGS contract with approximately 500 tons of salt on hand for the remaining winter season. An alternative source for salt is being secured and will inform if needed.
- Waiting on requested updated quotes for the fuel accountability system, original quotes are from 2023.

Improvements/Maintenance:

- 3 day trimming trees and brush – Aden, Lily Pond, Cutler, East Hill, Steiglitz, Revonah, East Mongaup
- 1 day – hauled sand to Highway facility.
- 5 days cold patch – Denman, Parksville Highway, Old Monticello, Twin Bridge, Lake Marie

Winter:

- | | |
|---------------------------|---------------------------|
| • Saturday, February 1: | 4AM – 8:00PM, snow/ice |
| • Monday, February 3: | 3AM – 3:30PM, 2" snow |
| • Thursday, February 6: | 5AM – 3:30PM, 1" snow |
| • Sunday, February 9: | 4AM – 10AM, 2" snow |
| • Monday, February 10: | 5AM – 3:30PM, 1" snow |
| • Tuesday, February 11: | 7AM – 3:30PM, salt/sand |
| • Thursday, February 13: | 3AM – 3:30PM, 2 snow/ice |
| • Saturday, February 15: | 3PM – 9PM, 2" snow |
| • Sunday, February 16: | 4AM – 3:30PM, 2" snow/ice |
| • Monday, February 17: | 4AM – 1PM, 2" snow |
| • Tuesday, February 18: | 4AM – 3:30PM, drifts/ice |
| • Wednesday, February 19: | 7AM – 3:30pm, salt/sand |
| • Thursday, February 20: | 7AM – 3:30PM, salt/sand |
| • Friday, February 21: | 3AM – 3:30PM, 2" snow |

• **Facilities:**

- Gutters need to be repaired - pending
- Parking lot needs repaving - on hold
- Fuel system needs to be replaced – requesting quotes

Equipment/Vehicles:

- 6 days maintenance and cleaning of winter equipment
- Replaced radiator in #6
- Started servicing on summer equipment



119 North Main Street, Liberty New York 12754

Town of Liberty Parks and Recreation Department

Department Head Report

James Guara, Director

To: Liberty Town Board

Date: 2/24/25

Overview

The Town of Liberty Parks and Recreation Department continues to make significant progress in both facility improvements and program development. Renovations are underway in the Parks and Recreation building, with office consolidations doing demo and renovations to get things prepped so that the other departments relocating here can start working on their space, including painting and setting up their area. A Building Safety Plan is in development, incorporating monthly fire drills and daily staffing responsibilities. We are using Neo-Gov as an additional training tool. Program registrations for Day Camp and Swim Lessons opening soon. The department is working on a town-wide Health & Wellness Initiative, collaborating with a local gym to offer employee discounts and exploring CPR/AED and First Aid training opportunities. Additionally, community events such as the Easter Egg Hunt, New York Youth Mountain Bike Race, and a cornhole league are being planned. A report on building repair needs is being compiled, and maintenance efforts are ongoing to ensure park facilities and equipment remain in top condition.

Recreation

- Using Neo-Gov for seasonal on boarding hires.
- Day Camp and Swim Lesson registrations:
 - Residents: Opens March 3rd.
 - Non-residents: Opens April 1st.
- Youth basketball program is ongoing.
- Adult programs:
 - Indoor walking – ongoing.

- Pickleball – ongoing.
 - Planning for adult softball league.
 - Developing a town-wide Health & Wellness Initiative:
 - Partnering with a local gym to provide employee discounts.
 - Exploring CPR/AED and First Aid training for town employees.
 - Planning the annual Easter Egg Hunt (tentatively April 12th).
 - New York Youth Mountain Bike Race scheduled for April 27th at Walnut.
 - Organizing a cornhole league.
 - Youth Baseball Clinic starting in March.
-

Park Maintenance

- Continuing office renovations.
 - Servicing equipment to ensure readiness for spring and summer.
 - Managing ice and snow removal operations.
 - Compiling a detailed report of all necessary building repairs.
 - Accepting applications and beginning the interview process for seasonal maintenance positions.
-

Conclusion

The Parks and Recreation Department remains committed to enhancing community engagement through quality programming and well-maintained facilities. We are focused on ensuring a safe and enjoyable environment for all residents while continuing to improve our infrastructure and expand recreational opportunities. I appreciate the ongoing support from the Town Board and look forward to keeping you updated on our progress.

Respectfully submitted,

James Guara

Director, Town of Liberty Parks and Recreation

TOWN CLERK'S REPORT

FEBRUARY, 2025

1. Executive Summary

The Town Clerk's Office has maintained a steady pace in tax collection, with 75 percent of the tax warrant already received. We are also diligently fulfilling our daily Town Clerk responsibilities. As we approach the end of February, we expect a significant increase in activity since the end of the month is typically a peak time for residents to pay their taxes, including the second installment for those who have chosen the three-payment option. Sara and I have worked tirelessly to ensure that every transaction is processed efficiently and accurately. We continue to manage our Town Clerk duties and have been extremely busy over the past two months. We remain committed to providing exceptional service as we navigate this busy period.

TOWN CLERK Monthly Report February 01, 2025 - February 28, 2025

A 2590 Highway Fees Road Access Permit 1	\$100.00
--	----------

Sub-Total: \$100.00

A1255 Marriage License Marriage License Fee 1	\$17.50
---	---------

EZ Pass 5	\$125.00
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Marriage Certificate 3	\$30.00
------------------------	---------

Sub-Total: \$172.50

A1670.4 Building Fees Certified Mailings 1	\$19.28
--	---------

Sub-Total: \$19.28

A2544 Dog Licensing Female, Spayed 5	\$45.00
--------------------------------------	---------

Female, Unspayed 1	\$12.50
--------------------	---------

Male, Neutered 2	\$18.00
------------------	---------

Male, Unneutered 2	\$25.00
--------------------	---------

SENIOR 1	\$ -5.00
----------	----------

Sub-Total: \$95.50

B2770 Building Fees

Building Inspections Multi Family 1	\$90.00
Building Permit 8	\$5,213.70
Fire Inspections 1	\$75.00
Municipal Search 18	\$1,800.00

Sub-Total: \$7,178.70

Local Share Total Local Shares Remitted:	\$7,565.98
Amount paid to: NY State Dept. Of Health	\$22.50
Amount paid to: NYS Ag. & Markets	\$16.00
Total State, County & Local Revenues:	\$7,604.48
Total Non-Local Revenues:	\$38.50

Reconciled (3) checking accounts

Paid interest to the Supervisor

TAX COLLECTION Report January 1, 2025-February 26, 2025

Warrant	\$15,515,530.30
Adjustments	(\$26,330.34)
Adjusted Warrant	\$15,489,199.96
STAR Savings	\$0.00
Full Payments	\$11,073,114.17
Partial Payments	\$482,167.06
Direct to County	\$0.00

Tax Collected	\$11,555,281.23
Service Charges	\$0.00
Surcharges	\$0.00
Misc Collected	\$10.34
Penalties	\$5,129.56
2nd Notice Fees	\$20.00
Net Deposit	\$11,560,541.13

Paid to the Town Supervisor \$7,891,777.67

Paid to the County Treasurer \$3,000,000.00

HEALTH BENEFITS ADMINISTRATOR

New Hires in 2024 (9) Processed benefits as they became available and added dependents as requested. Notified the Finance Office for payroll deductions.

New Hires (2025) (2) Will give paperwork when eligible for benefits and will notify the Finance Office for payroll deductions.

Filed an appeal on behalf of (1) employee due to a new rule with NYSHIP that members must be enrolled within the 30 day eligibility period unless they have a qualifying event.

FOIL OFFICER

February (10) FOILS Received, distributed and followed through.

BOARD CLERK RESPONSIBILITIES

Minutes (3 sets)

Agenda's (3)

Paper Publications

- SLWWTP Bond Recital

- Capital Reserve Notice for the repair of the Actuator

Resolutions for the SLWWTP Upgrade

- Filed resolution with County Treasurer
- Published Negative Declaration in the Environmental Notification Bulletin (ENB)

Sent the following to Bob Smith:

- Extract of Minutes
- Resolution and Order After Public Hearing w/ proof of recording
- Bond Resolution
- Affidavit of Publication

Resolution for Richard Martinkovic

Worked with auditors

Filed Local Law No. 1 of 2025

LEGAL CLAIMS

Sent (1) claim to Marshall & Sterling

Spoke with Attorney handling the claim

REGISTRAR

Deaths (6)

Death Certificates issued (250)

Birth Certificates issued (10)

RECORDS MANAGEMENT

Town Clerk – Boxed and labeled 2024 files

RECOMMENDATIONS

My recommendation would just be to utilize Microsoft 365 as much as possible and watch the videos when time permits.

DEPARTMENT HEAD REPORT
WATER & SEWER DEPARTMENT
March 3, 2025

1. Everyone has been busy with the usual daily jobs. They have been checking hydrants, bleeders, painting, looking for leaks and installing meters.
2. Jeremy & Dylan have received their IIB and D water licenses, making them certified operators.
3. Carlos and CJ (Charles) took their CDL permit test and passed.
4. I have been working on getting quotes for several projects that need to be addressed in the Water & Sewer Departments, including quotes for the cleaning of Sherwood and Roth wells and the replacement of the pumps on each of the wells to be completed at the same time.
5. NYSDEC was here on February 12th for an inspection at the Loomis Sewer Plant. Everything went well.

TOWN OF LIBERTY
MONTHLY WORKSESSION
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 10:00 A.M.

The Worksession was adjourned at 11:22 a.m.

Motion: Supervisor Frank DeMayo

Second: Councilmember John Lennon

5 AYES Carried

Respectfully submitted,

Laurie Dutcher, Town Clerk

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

PUBLIC HEARING: 6:00 P.M.

Introductory Local Law No. 1 of 2025 entitled "A local law amending Chapter 147 entitled "Zoning" of the Code of the Town of Liberty, Sullivan County, New York with regard to Planned Unit Developments".

PRESENT:

Supervisor Frank DeMayo
Councilmember Dean Farrand
Councilmember Vincent McPhillips
Councilmember John Lennon
Councilmember Bruce Davidson

ABSENT:

RECORDING SECRETARY:

Town Clerk Laurie Dutcher

ALSO PRESENT:

Town Attorney Kenneth Klein
Finance Director Cheryl Gerow
Confidential Secretary Nick Rusin

Supervisor Frank DeMayo opened the Public Hearing by reading aloud the following notice:

TOWN OF LIBERTY
NOTICE OF PUBLIC HEARING ON PROPOSED LOCAL LAW

PLEASE TAKE NOTICE that there has been introduced before the Town Board of the Town of Liberty in the County of Sullivan and State of New York, introductory Local Law No. 1 of the Year 2025, entitled "A local law amending Chapter 147 entitled "Zoning" of the Code of the Town of Liberty, Sullivan County, New York, with regard to Planned Unit Developments." The proposed amendments cover clarification of procedural language, including the steps in the review process

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

and how an application advances from one step to the next; the roles and responsibilities of reviewing boards, code enforcement personnel, and applicants; the addition of text to facilitate understanding of the requirements under the State Environmental Quality Review regulations; and the inclusion of a new Summary of Procedures section to provide an overview of the entire review process and to accompany the detailed regulations of this section of the zoning law.

The Town Board has designated itself as Lead Agency for purposes of environmental review pursuant to the State Environmental Quality Review Act (SEQRA) and classified the local law as a Type I Action pursuant to the SEQRA for which a full environmental assessment form will be prepared.

A copy of the aforesaid local law is on file with the Town Clerk of the Town of Liberty, New York, where the same may be examined.

PLEASE TAKE FURTHER NOTICE that, pursuant to §20 of the Municipal Home Rule Law, a public hearing will be held on the aforesaid local law before the Town Board of the Town of Liberty, at the Liberty Senior Center, 119 North Main Street, Liberty, New York, at 6:00 p.m. prevailing time, on March 3, 2025, at which time all interested persons will be heard.

Michael Barton

Now speaking for myself. I moved up here in 1999 from Long Island and the entire point of moving up here was to get away from the concrete jungle of, you know, Nassau County Queens and the five boroughs. In my opinion, a PUD is going to just make this area the same thing. I moved up here for the nature. I moved up here for the lakes, the rivers and for the streams. I moved up here

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

to get away from having six neighbors within 500 feet of me. So that's just my point on it and, my personal view. Thank you.

Dara Williams

Hi everybody. My name is Dara Williams. I'm a resident of the Village of Liberty within the Town of Liberty. I've been a resident for more than 50 years. I'm employed currently as a school nutrition director at Sullivan West School District and I'm former board president and board member of CCE Sullivan. Liberty has gone through its ups and downs over time. I'm happy that I was able to experience some of the best times from my early childhood to rejuvenation in the early two thousands. During those renaissance years, I met some wonderful dedicated people who worked together to better our community. It was a great time to live with live in Liberty. As time goes by, things change. Sometimes change is for the better and sometimes it's for the worse. The change I see recently is very troubling. The PUD law, both in its current state and in its newly drafted version, is troubling. One of the things that I take exception to in the new law is the ability for a planned unit development to be built in rural and agricultural districts.

Let me just say this, farming is essential to life. Many of you have heard the phrase, no farms, no food. That's it, in a nutshell, we need farms to survive. During the pandemic when things were scarce due to supply chain issues, local farms were able to provide us with the basics like meat, poultry, dairy, eggs, and produce. In my profession, I'm very familiar with the term farm to school and I have been an advocate for it for many years. This is a program in which schools procure food from local farms that they in turn, prepare and serve to students. Because the food is fresh, it's

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

more delicious, less processed, and more nutrient dense. This is a benefit to the students, their families, and local farms who reap the reward of large ALE purchases. I am a firm supporter of CCE Solvent, an organization that many of you are likely familiar with.

This organization has supported the farms and agriculture in this area for 112 years. To this day, the Four H program is promoting youth agricultural related education and the beginner farmer. The beginner farmer program is a new highlight of the multifaceted programming that is coming from this wonderful organization. This leads me to the need to preserve our rural development and agricultural conservation districts. The drafted PUD law as written does not exclude these districts from development as such, it is not in line with our comprehensive plan, and as per the Sullivan County Farmland Protection Board comments attached to the 239 review, which they recommend limiting the density or uses out of the less dense agricultural zoning districts, we must preserve our rural and agricultural farmland for its intended purpose.

That said, I believe that both commercial and residential development has a place in our community. We need commercial development to increase our tax base and to provide jobs, and we also need affordable housing for our growing population. There are ways to do it without a PUD, for example, utilizing zoning as it is, and if there are developers that want an exception, they would go to the zoning board of appeals. The Town of Mamakating eliminated their PUD and opted for A-P-R-D-A planned residential development, which restricts PRDs to districts that already permit high density residential use around the existing village and municipal corps. This PUD as

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

written is full of loopholes, ripe for exploitation and approving. It would be a terrible mistake.

Thank you.

Sabrina Artel

Hi. I am Sabrina Artel and I have lived in Liberty for 31 years as a resident and tax taxpayer. These comments are based on my personal and professional experience as an artist, a journalist, and a media producer. I work both locally and also on a nationally syndicated TV show on PBS, and part of what I do requires that I engage with the community and share those stories about who we are, who we all are. My show trailer talk. Some of you are familiar with it. Some of you have joined me in conversation over the years and it highlights issues of the region I speak for myself now, and also for those who have shared with me their feelings and that's approaching almost a hundred people. I'm building a project around this issue because I feel it's so critical to this moment and to our future as a community. So what I've been speaking with people about is how Liberty is handling its land use and management. I want to be clear that I am opposed to this PUD zoning law in our town and feel strongly that the board should not move forward with it. What's the vision of our town? We do have a comprehensive plan and sure, let's update it, but it has many important points as it stands now. We know open space is scarce and being overtaken that tourism has economic value and many, many in this Town of Liberty where I live and throughout the county, have dedicated themselves to that revitalization, so based on protecting open space, this PUD does not do that. Allowing it in agricultural districts is not permitted or advisable. Listen, we all know that the basis of our county and town is tourism and recreation and its character, small town,

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

rural, and that's why so many people come here, stay here and want to remain here. This is what keeps us viable economically, and that economic aspect is really crucial. That economic power that we have is the beautification and these natural resources. The comp plan makes this very clear. Thank you. The PUD law is contrary to it what's in the comprehensive plan to its vision and puts our economic assets at risk. So we're already seeing that development is not being done right, high density development, and we have economic threats to water and land. In the Sullivan County 239 review, this is a county evaluation that addresses impacts beyond the town's borders. I just want to read you a couple things from it. Okay, so this was, this is the Sullivan County Division of Planning, Community Development and Environmental Management Department and this was sent to the Town of Liberty Town Board on February 28th, 2025. So that was just last Friday. It was addressed to, uh, to our supervisor DeMayo. So I'm going to go to the second page of it under the section technical comments, alignment with comprehensive plan, and then referring to the PUD, it states that the overall PUD law may not be compliant with that and then quote, the town will likely need to revisit the law once a new comprehensive plan is in place. Then it goes on to say quote, allowing PUDs throughout the town undermines the ability to significantly focus development towards the existing hubs. So that's referring to where development should or should not be allowed. I wanted to share that because that just came in to the board and it's really relevant to the PUD law and whether it's compliant or not to the current comprehensive plan.

So to recap, our economic assets are under threat. The PUD law does not comply with our comprehensive plan and once, if the PUD is accepted, it sets a very dangerous precedent and

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

ignores the wishes of so many members of this community. I'm looking at you here. We have people that have been here five, six plus generations. We have newcomers that are building on what people have worked so hard to, to really have entrusted themselves with here with our resources. So I want us to think what can be possible with clear decisions that support our rural way of life and not to make decisions out of desperation. I love where I live here. I want us to be good neighbors. So let's be good neighbors and build on the valuable resources we already have. Thank you for listening.

Supervisor DeMayo

Just for the public's information this meeting will be recessed. It's going to be held over till April 7th for written comments and email comments. We just received the 239 review also so it's something that we haven't examined yet.

Vance Spicer

I don't have anything written, so I'll keep it short. It's about the 239 review and I want to make sure that it does become available. It sounds like you're going to make it available to the public. Did it go up yet? I want to make sure that it's, up online, I just want to make sure that all the board members get to read it before any vote gets done and I just want to point out that there's a lot of people here, a lot of people that are upset and we all just want to know what the heck is going on. I think we deserve to know before a vote happens, what your plan is in regards to A

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

PUD right now. I know, I know it's not a back and forth. It was a rhetorical question, I'm just letting you know, but we'd all like to know really what your plan is in regards to everything in the PUD. Thank you.

Harriet Dorfman

Hi, my name is Harriet Dorfman. My husband Jerry is a local attorney. We live in Parksville. We moved up here in 2016. We actually had two acres on Long Island and we moved up here to have more property, although we have less, but you wouldn't know that by coming to our house because there's a lot of open land near us, which we love. We are greatly concerned about high density and I know the board is well aware. I think all of you on the board are well aware at this point of both of our concerns. I think if you took a poll of this room, you would know that no one or hardly anyone in this room is for high density housing. Sure. Okay. And I want to say, you all know I've been called to the carpet for it before. I'm an Orthodox Jew. I don't look like most orthodox Jews. My husband does not look like an Orthodox Jew. This is not a religious issue for us by any means. Okay? To say it's a character issue for our community. That is not our issue. Our issue is keeping an equal footing on what is here. We'd like to see growth, we'd like to see smart growth, just not high density housing. We don't want to see heroin up here, okay? We don't want to see mass housing up here. We don't want to see block votes that end up here. We want a diverse community. I'm sure everybody here wants a diverse community. We came from a diverse community. We raised our children in a diverse community and that's what we

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

like seeing. That's what we want. So when you see me, I may not look like other people that tell you they're orthodox. My husband certainly doesn't look like somebody who's orthodox. But I tell you, we are Orthodox Jews. Okay? So for us it is an environmental issue. We are 60 hippies, more or less and for us it is strictly environmental. I want to praise Vince McPhillips for opening his mouth. I love the four, three out of the four of you. You know who you are, but I am greatly, greatly upset as to how the four of you are planning to vote. I hope that everyone here knows there are two seats up. If you want to run, run, I'm not running. I could tell you that my husband is not. I will tell you that, but if you want to get people off this board and have people on there that are going to think of your feelings, then I think you need to come forward.

Dyan Campbell

Hi, my name is Dyan Campbell. I've lived in Sullivan County for 50 years. I'm the retired public health director for the county. I was just watching the analysis of the California fires and one of the things that made that tragedy more awful, I don't know, more awful than it could have been, was the fact that there was no water in the hydrants in LA when the fire department went there, there was no water in the LA fire departments. That's what people don't want to happen here. We do not want to have no water in the fire departments, in the fire hydrants or, in our faucets. The second thing I want to say is that in terms of housing and looking at housing as the public health director, we of course look at populations so generically worldwide in everywhere, 20% of the populations over the age of 60, right?

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

In Sullivan County, we currently have a few nursing homes. We have home care and that's it. There is not one assisted development living apartment in Sullivan County. So you go from being old or disabled or whatever it is in your home to nursing home, if you can get in there or if you have to be sent to another county to pass your nursing home years. Look at assisted living development. Look at some continuum of living for people that are here that want to stay here, that want to be around their families. But again, the issue of no water, when I really realized that that LA fire, that whole California fire was more awful than it ever needed to be because there was no water. That's what people are worried about here. Thank you.

Pam Wagner

Hi, my name is Pam Wagner. I come from Fallsburg. My husband is here with me. Stan, our friends Alice and Mary Adams. We are here to support you because being from Loch Sheldrake, we see exactly where you are going. We are having a major open hearing tomorrow at the Hurleyville Center and dealing with the same issues as you are. Except we are already in, we are in. Yeah. I can't say that we are, excuse me, screwed. But we are in it. But you are walking to the door right now. I wanted to say is that I think it's so important for the board to take into consideration the sustainability of your utilities, such as your water capacity. It is so important that you do an aquifer study, which is in Sullivan County, which we are trying to get done. So we can figure out what, who is going to get the water.

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It's not just about the fire department, it's about the people and the farms and the wells. Once you put those developments in and they are not taking from the town water sewer system, they are going to be drilling wells which could affect you. So what I'm saying to you is that you need to stand strong, you need to get everybody behind you. Unfortunately, sometimes this is going to turn into something litigious and you need to know that you have people in Fallsburg that will support you because this is going on, this is just, it's a domino effect. It's happening to everyone asking respectfully the board. And I, you're not my board. And I wanted to tell you, this is a wonderful place they give us. They only give us three minutes to talk. I want to respectfully ask you to do a timeout.

It's so important to take all the variables into, into what is, into what is going on here. It's not just the aquifer study, it is also the fact that you need to know that you can serve everyone and if you are going to be putting more people into an area and you can't serve them, then that creates more litigious situations because they said you allowed them and with these proposed zoning laws, you are opening the door to that. I'm not saying keep them out, I'm saying do this responsibly and also be respectful of your community. I know that your intent is not bad, but you need to see what is going to happen in your future. Please take a look at what's going on in Loch Sheldrake. That's where we live and there are 11 developments there. Four of them are approved and it is going to hit us hard. So I ask you, please come visit us tomorrow, six o'clock at the Hurleyville Center and if you need support, reach out to us. We'll be here for you. Thank you.

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Ellen Bingham

My name is Ellen Bingham and I live on Huschke Road. I can tell you firsthand that there has been no shortage in development in my area everywhere and I have to tell you, we have been traumatically affected by this. In 2017, I had my well dug out another 150 feet. It cost us \$10,000. In 2000 they were started to build and our well has went down. We're experiencing brown water. We're running out of water continuously. It has been a major setback for us. I've been on that road for 24 years. I've never experienced what I've been experiencing lately. Our roads are treacherous. My son actually has already spent \$4,000 on his car in the last year because of the potholes and heaved pavement. Struts that's just a continuous thing. It's just an ongoing issue.

I just cannot see with these very, very large developments that it's going to do any one of us any good. I have tried, you know, I spoke my mind here many years already. I was coming to the meetings. I actually got very frustrated and the last couple of years I kind of gave up because I felt like we were at a loss. We weren't getting anywhere but then this came into play and I heard about the PUD. This is the first time I'm actually hearing about it or started doing any research on it and I have to tell you, I'm mind boggled that we are even considering something like this. Like I said, as a lifelong resident here I don't see this as any good for the people and I'm totally against this. Thank you.

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Bob Fix

I moved here in 1970. We bought Liberty Lanes. I was there for 42 years. Let me tell you something. I'm not much of a person, but I will tell you one thing. All the people that have crossed my path in Sullivan County through the bowling center are priceless. They are the hardworking slobs of America. They're the people that come home, pray to God the washing machine works because when they take their clothes off, they stand up in the corner by themselves. They pray to God that goddamn hot shower works because they stink. I'm not for this PUD stuff. My thing is this, I had to put up with so much crap in Liberty with the zoning laws, the other laws, everything, I understand we had a lot of smart people make zoning laws. We had what the five acre thing for a house. Well, there's a reason some smart person said that because they wanted to make sure that you have ample ground for sewer. If you're not hooked up, they want to make sure that you have ample drinking water if you're not hooked up to a town. I mean, all those rules and stuff were made by mostly intelligent people that knew what the hell they were talking about. You can't put 10 pounds of crap in a five pound bag and expect it to work.

I mean, let's get serious. I think we're working on polishing a turd syndrome. You don't know how much you polish it, it's still a turd. What you've done if people just wanted to pay attention to the existing zoning laws, this freaking meeting wouldn't have to happen, right? Because we're not against people moving in, we're against manipulating the laws that we all had to put up with.

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Yeah, I mean, you wouldn't believe it, I had a half inch freaking water pipe on the roof of the bowling alley that fed the air conditioning unit for cooling and it broke. I couldn't get the main off completely in order to solder it. So we had to turn off the hydrant. Well then they told me I had to spend \$2,500 to put a whole brand new system in the bowling center before they would turn on the main to put water to the building just for a cooling tower for the air conditioning on the roof. I mean, it's astronomical the stuff I've been through. Then to find out that Ideal Snacks is going to be closing and all the crap I had to put up with that.

Well, it is task because what happens is when you let something happen and then you go, oh crap, you know what, that wasn't a great idea. Then who gets the consequences and who's made to hold for that? I was told that the bowling center was sold. I said, what the heck are you talking about? Nobody came to us and said anything. Well, it was passed in the planning board. It's a done deal. I said, well, that's impossible. First of all, how could you pass something in a planning board when you don't own the property? It was, it was, a quick issue. It's a quick sand issue, the more you wiggle at this, the deeper you're going to get out. You're not going to be able to get out once you make that leap. I'm not saying it's technically a bad idea, but if it doesn't have punishment for all the rules, you've got to break that didn't look like they were going to be broke in the beginning.

Who's going to pay the bill? That's what I want to know because I am tired of the taxpayers getting stuck for the bill when you make bad choices. I heard a deal with this in Loomis there

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when they had the sewer plant. It was gone. It was good and passed. Somebody changed it and made sure that it had less sand in it or wasn't so deep. Two months out of the year when it froze up, it was illegal because it didn't sewer right. But it's that and so that's my thing. You have a great idea when you work it to death and you make sure it's idiot proof, not proof that it was done by idiots. That's my deal. You'll always have my blessing. Just make sure that you're not making people look like an idiot when it's done right. That's the thing. Because people can love you all the time, but you don't want to give them a reason to hate you, because that's going to go till the day you die. I just want to say thank you and I'm greatly appreciated to everybody here. I know it's your livelihood. I know it's your forever home. Some of you are probably going to die there, you just don't want somebody speeding it up for you. So greatly appreciate it. Thank you.

The following spoke and submitted written comments:

Cora Edwards	Elizabeth Greig
Michael Edwards	David Brittenham
Marilyn Wood	Carolyn Summers
Nancy Levine	
Kathy Harkins	
Sherri Kavleski	

My name is Yvonne Gomez and I'm a resident and taxpayer in the town of Liberty. I'm here today because I oppose this PUD law – it is worse than the existing law and I believe the town should do away with it entirely. I want to talk about 2 interconnected issues I see with this law:

First – The entire premise of this PUD law is wrong. It goes against local zoning standards accepted throughout New York State, it goes against standard and accepted zoning and land use protocols. It is also contrary to the Town's comprehensive plan. The county's 239 review has identified it as problematic and that its procedure is out of order.

I would go as far and say that this law is a gross overreach by the Town Board. Per New York State Municipal Home Rule law, the town board is responsible for enacting laws, policies and budgets, and for managing the town's finances and property. In this revised version, the town board is essentially putting itself in full control, taking away the authority of the Zoning Board, and degrading its value. It also duplicates a process that we already have.

What you are essentially creating is not only spot zoning, but also spot lawmaking: again, you are giving yourselves the authority to change zoning laws as PUD projects are approved. Zoning laws are not created based on an individual property, an applicant, or owner – which is by definition spot zoning. The character and nature of the land it's what determines its use, not the other way around. Zoning laws must be made in accordance with the comprehensive plan for exactly this reason.

Second—it's an issue of process. What happens if you receive and approve one hundred PUD applications? You change the law 100 times? What happens if an approved PUD falls through for whatever reason? You revoke a law you just created? This process is a waste of government resources. It is a burden for this community, for the planning board, the zoning board, and the town board. It is sloppy—to change laws every few years, to create laws per application—It is not the way that that solid, reliable, consistent law, and its application is done.

Zoning variances are made exactly for this purpose - to allow uses and density in districts that are not otherwise allowed, reviewed and approved by the Zoning Board; then evaluated and followed by the Planning Board through site plan, subdivision, and/or special permit review. To create new zoning law every time for every PUD is not just ineffective and inefficient but violates widely accepted zoning protocols that have led municipal communities for decades. We should focus on enhancing the existing process by introducing robust criteria for variance requests. This approach ensures that we maintain the integrity of our zoning laws while also accommodating necessary development.

Cora Edwards
1495 Briscoe Road
Swan Lake NY 12783

My name is Cora Edwards and I live at

I am currently a volunteer Library Trustee for the Ramapo Catskills Library System serving over 45 libraries in the region. I was formerly a Sullivan County Legislator including Swan Lake in Liberty and formerly County Board of Elections Commissioner

I am making a public statement about the LIB25-01 "Zoning Amendment Law" which we also know as PUD: Planned Unit Developments.

It is my understanding, which can be verified through Town records, that the Planned Unit Development (PUD) Law was established in the 1980's for a specific project in the Town of Liberty.

That project eventually did not file for PUD status, and so this unused PUD law has been dormant in Liberty.

That is until December 2023 when an applicant was refused PUD status by the Liberty Town Board because that project did not conform to specifications in the existing PUD Law.

At that point, the Town of Liberty Board passed a resolution to enact a 3 month Moratorium on PUD applications pending a review of the existing PUD law.

Now here we are, fifteen months later, on March 3, 2025, in a Public Hearing on a "new" weaker, arbitrary and capricious PUD law this Public Hearing. In law, "arbitrary and capricious" is a term defined as "without consideration or regard for the facts and circumstances," which to me is an apt description of the 19 pages this PUD law takes up.

To briefly look at why a PUD Law even exists (whether it's been called "Planned Unit Developments", or "Planned Unified Developments", or "Planned Urban Developments" - all with the PUD acronym):

PUDs became fashionable in the 1980's in places where Open Space was scarce or had already disappeared, and land use was being overtaken by urban and suburban sprawl. (Such as in Yonkers and Long Island). PUDs were written to give developers more latitude in overriding existing zoning codes with what is called "floating zones" as mentioned in the new proposed Liberty 25-01 Zoning Amendments Law.

Unfortunately, what is happening here, throughout the Town of Liberty, is the reverse: taking the most valuable resources we have - protected waters, wetlands, wildlife and agricultural conservation lands - and allowing those resources to risk being destroyed in one stroke.

For example, you think you live in a Rural Development Zone of "1 house on 3 acres" or Ag Zone one day and wake up the next to find out that a PUD would allow 180 units to be built on 79 acres on your road.

This ill-conceived Zoning Amendments Law - or PUD Law - would allow that to happen in any zone in the Town of Liberty, without adequate regard to circumstances and unique environmental considerations.

Meanwhile other Towns in Sullivan County are doing away with PUD Laws, or or not allowing them at all, or reverting lands back to Agricultural Conservation Zones from PUD status.

This should be a wake-up call to everyone sitting here - that if this "Zoning Amendments" PUD law is not rescinded in its entirety, we will face a very different community without the natural resources that we are trying to preserve and protect. The very resources that have drawn tourism to this area for over a hundred years.

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My name is Michael Edwards and I live in Swan Lake, and I am 100% opposed to this draft Law because it will create an environmental disaster for Liberty by opening the doors to high-density development everywhere. Such developments would obviously create major impacts on water supplies and aquifers; sewer connections and wastewater disposal; traffic patterns, roads and public safety; rivers, lakes and wetlands; forests, trees and wildlife; historical assets and resources; and the existing rural character of the Town. Yet the Full Environmental Assessment Form submitted by the Town for this law makes no mention of ANY of these potential adverse impacts. Any decision based on the information provided in this form would be arbitrary and capricious.

The Town's SEQRA review ignores the official guidance from New York State on how the potential environmental impacts of a change in the zoning law should be handled. That guidance, re-confirmed by the Department of State of New York State in 2024, reads as follows:

"When a zoning change is a direct action and no physical changes or projects are proposed....the SEQRA review should consider the relative impacts based on the proposed changes. In other words, **the analysis should compare the relative impacts of land use and development (based on the existing zoning) and the proposed zoning.** For example, the rezoning of agricultural land to a commercial or residential use might significantly affect community character, aesthetics, traffic and stormwater runoff. A municipality should consider the most intensive uses allowable under the proposed zoning to judge potential impacts. **Keep in mind that rezoning itself may be more significant from the standpoint of SEQRA than the individual permitting of projects since a zoning change triggers a change in the allowable use of land and ostensibly individual projects consistent with that change will be considered in the future in the rezoned area. The use of a generic EIS is the best SEQRA-tool to analyze the rezoning actions for large-scale or significant changes.**"

The Town is OBLIGED to prepare a full, generic Environmental Impact Statement whenever a change in the zoning law such as a PUD law is proposed. Until that is done, no new law can be adopted. The County 239 Review makes the same point when it says that "when doing SEQR for zoning, the Board must consider the impacts that could be caused by the zoning such as increasing or decreasing density, or allowing more high intensity uses."

Thanks.

Re: PUD zoning law amendment, Town of Liberty, Public Hearing March 3, 2025

Good evening,

I'm Marilyn Wood, and I've lived in Swan Lake with my husband and over 100 animals for 24 years. We're farmers who've built a thriving business and tourist destination.

Years ago, we discovered our zoning had been changed to residential without our knowledge. We were young then, unaware of how much our voices mattered. Now, the proposed PUD law feels like another threat to our vision.

Sullivan County has been a popular vacation spot since the 19th century, known for outdoor activities and natural beauty. Hundreds visit our farm yearly to escape the high-density housing and congestion of the city. These tourists support our local economy – dining out, shopping, visiting attractions, and buying gas and groceries.

PUDs aren't meant for rural communities like ours. They're designed to protect urban open spaces, not build over rural ones. I fear PUDs will alter our landscape, deterring tourists who contribute to the local economy.

I oppose this PUD law because I believe in preserving our water, wildlife, wetlands and agricultural farmland – not encouraging suburbanization.

Consider this: Liberty has never approved or built a single PUD. Developers can already apply for variances or special use permits for non-compliant projects. So why do we need a PUD law at all?

We must complete a new comprehensive plan before altering any zoning or PUD laws. Doing otherwise would be arbitrary and capricious and not considerate of the County's 239 review.

In conclusion, I urge you to protect Liberty's rural character and natural beauty by rejecting the proposed PUD law and preserving the qualities that make our community special.

Thank you.
Marilyn Wood
Swan Lake, NY
(845) 701-2572

Nancy Levine



March 3, 2025

My name is Nancy Levine. I am a lifelong resident of Swan Lake, a former teacher of 33 years in the Liberty School District and the past president of Swan Lake Renaissance for over 17 years.

Once again, some members of the town board are in a rush to do something before all facts are known, and they are putting the Town of Liberty on a path to follow that of Fallsburg. Although I am in favor of thoughtful development that follows town codes, I am strongly opposed to the proposed PUD law for many reasons.

The PUD will create a new demand for water on top of an already overtaxed system. (No pun intended). The Stevensville Water District presently services every other district in the town except White Sulphur Springs and Cold Spring, and is barely meeting demand, especially in June, July and August. I FOILED the largest users, and the facts are startling. Of eleven properties, two use almost 3,000,000 gallons per billing quarter, two use over two million a quarter, and six use well over a million gallons. How will our present system provide for more large developments? Again, the cart comes before the horse; road, water and sewer infrastructure needs to be in place BEFORE developments are approved, and even more importantly, the town needs to know that we have enough water to provide for more water consumption.

The county is presently conducting a water study which has not been completed. What is the rush to pass a law which seems to serve no purpose and which we have not needed for the last thirty years? Why not wait until the county water study is complete before moving forward. It would be arbitrary and capricious to not evaluate the impact that a PUD, much less many, would have on our water supply.

Additionally, the new PUD law may very well not fit in with the new comprehensive plan. Simply put, what is the sense of passing a law now when it may not conform. And if it does not adhere to the new comprehensive plan, then the board should not be moving forward with it!

Nancy Levine

Nancy Levine

Comments on PUD Zoning change proposal, Town of Liberty, Public Hearing March 3, 2025

Resident: Elizabeth Greig, 39 Mahogany Lane, Liberty, NY 12754

First and foremost, I am opposed to this PUD zoning law in its entirety. And in fact, I do not think we need a PUD zoning law at all in our town, since zoning variances can serve the needed purpose. I reviewed this law with legal counsel and there are almost 40 significant things wrong with the way this law is written and on that basis alone it needs to be thrown out. I am happy to share those with the Board if you would like.

Tonight I want to focus my comments on Open Space preservation because it is near and dear to my heart. One of the reasons I moved here is because of the beauty and the forests of the Catskills just outside my door.

The Town of Liberty Comprehensive Plan states on page 17:

- The attractiveness of Liberty's open space is a major component of its economic existence. Farms, tourist and health related establishments have flourished as a result of these lands.
- Of late, there has been a significant increase in major subdivisions, resulting from land developers who see Liberty's open space as prime development opportunity. Residents and local officials recognize that it makes most sense for development to occur near existing hubs, the Village and hamlets in order to conserve open space and natural resources and to minimize government expenses by utilizing existing infrastructure.
- Among the stated objectives in this section are for the Town to:
 - Encourage development practices to conserve open space
 - Promote stewardship for the preservation of open space.

The New York State Town Law Section 261-C on Planned Unit Development zoning districts specifically states that “planned unit development district regulations are intended to provide for residential, commercial, industrial or other land uses or a mix thereof, in which economies of scale, creative architecture or planning concepts and **open space preservation** may be achieved by a development in furtherance of the town comprehensive plan.”

The proposed zoning law regarding the PUD conflicts with our comprehensive plan as well as with the intent of the NY State Town law that I just referred to. The current PUD Zoning law that already exists for the Town [from the law] “comes with a commitment to include features beneficial to the entire community.” The current law stipulates that no less than 25% of the PUD be devoted to on-site open space or community recreation.

The new PUD law the Town Board is proposing has significantly, arbitrarily and capriciously watered down the minimum requirement for preservation of open space inside the PUD reducing it from 25% to 15%. Why would you do that?

Another new addition to the proposed law allows the developer to give the Town a similar minimum acreage anywhere in the Town of Liberty or even pay off the town with a donation to Parks and Rec instead of including open space in the PUD. The concept here is about land use and housing density within the PUD itself, certainly not about a payout to parks and rec or another piece of property far from those who are living next door to the PUD.

The PUD that was proposed for Swan Lake in 2023 attempted to get around the open space requirement by donating a non-contiguous, publicly inaccessible piece of property to the Town. That PUD was voted down by the Town Board. So how convenient is it for the developers that you have rewritten this proposed zoning law to now allow for that very thing.

Your proposal to reduce the minimum open space requirement by almost two thirds on site for the PUD as well as the existence of PUDs at all will mean that we will likely see very high density housing developments without significant green space that can be located anywhere in the Town of Liberty, including in the middle of our farmland and in the rural residential areas. The neighbors of those new PUDs who are already living here because of the beautiful forests and trees, wildlife, farmland, and peace and quiet will see these very things destroyed, replaced by housing developments with commercial properties included and minimal green space.

We see this already in our neighboring towns and counties—just drive west from Woodbury on Rte 17 or down our own Rte 52 through Loch Sheldrake and Woodbourne where the woods have been clear cut to make way for hundreds of summer duplexes. We can't let that happen in our town. This proposed PUD law is not in accordance with the Town's Comprehensive Plan or the NY State Town Law guidance for PUDs, it is legally flawed in multiple ways, and will seriously and negatively impact our rural way of life.

Liberty Town Board Public Hearing – March 3, 2025, 6 pm

I am David Brittenham. My wife and I own property and a house in the Town of Liberty. We have a substantial stake in the Town and its development.

1. This public hearing is premature. The county planning agency's GML 239 review letter has just been made available to the public, and the public has not had any time to review and discuss it. At a minimum, this public hearing should be extended or a new hearing scheduled to allow the public to review and comment on the county's reaction to the proposed PUD law changes. The public should also know how the Town Board intends to respond to the county's comments and recommendations.
2. The Town's history with its PUD law is not reassuring to the public. Two Town Board members recently attempted to move forward with a PUD application for a Swan Lake development that did not even colorably comply with the PUD law. Fortunately, three other Town Board members did not agree. But that history raises questions about any discretion that the law would give the Board to approve a PUD that overrides existing zoning restrictions. And the proposed law would give the Town Board too much discretion.
3. The PUD law is potentially a key part of the Town's zoning. But the Town Board hasn't provided any real, provision by provision, explanation of what would remain from the existing law, and what would change and why. I personally spent hours comparing the existing law to the proposed new law to get some idea of what specific changes were involved. The summary of changes posted by the Town was of little help. I am certain that each member of the Town Board received a marked copy of the law, showing all the deletions and additions. And some of the changes are subtle but important to understand.

Given the potential importance of this law, and the magnitude of the changes, at a minimum the Town should provide the public with a presentation setting out the existing law, the proposed law, and a plain English explanation of the changes. While that might not be legally required, it would certainly help rebuild trust in the Town Board that it lost with its prior PUD history.

4. The existing PUD law, while imperfect, at least had some guardrails. The proposed PUD law would remove guardrails in favor of Town Board discretion. A tool that could completely gut the Town's zoning protections should be subject to greater limitations, not fewer. If the law is not rescinded entirely, as others tonight have suggested and I would agree, then the proposed PUD law should be referred to an advisory committee of Town taxpayers to review and recommend revisions to the existing law, with further public discussions.

Liberty Town Board Public Hearing – March 3, 2025, 6 pm

I am Carolyn Summers. My husband David Brittenham and I own property and a house in the Town of Liberty. We have a substantial stake in the Town and its development.

I have some comments on some specific provisions of the proposed PUD law.

Section A, first paragraph: The proposed law waters down the community benefit requirement. The current law requires the “features beneficial to the entire community” to be “features not normally required of traditional developments.” That requirement has been deleted. It should be restored or replaced with wording making clear that the PUD must provide benefits to the entire community going beyond what a traditional development would provide.

In addition, the PUD law should require the Town Board to specify in detail what the community benefits are that the PUD will provide that would otherwise not be available from a traditional development, and how the PUD will “further the goals and objectives of the Town of Liberty Comprehensive Plan.” The Town Board should not approve any PUD application unless the benefits to the entire community are clear, substantial and verifiable, and clearly and substantially outweigh the adverse impacts.

Section D(3): The current law allows the Town Board to accept a cash payment of \$2,500 for additional units over the permitted density, provided that there is a minimum of 25% on-site open space or community recreation. That dollar amount is far too low and we agree with the deletion of this provision. However, the replacement provision in the proposed law is not an improvement. The requirement of a 15% minimum amount of open space or parkland is low, but it at least should be absolute. A developer should not be allowed to buy its way out of providing open space or parkland within the development site, particularly if the payment is an undefined cash amount determined by the Town Board without any guidance on its calculation.

Section D(1) and (4): The proposed law now gives credit to a developer for including offsite open space, community recreational amenities OR public infrastructure, allowing an increase in the density multiplier from 1.5 to 1.75. Any public infrastructure necessary for the development should simply be a condition to PUD approval, and should not used as a basis for increasing its permitted density.

Section C(1): “Affordable Housing” has been added at the end, after Mixed Uses. It should appear before Mixed Uses, given the wording of Section C(2). Separately, the Affordable Housing definition’s reference to “gross income” is too vague and should be tied to an objective measure.

LIBERTY TWP. BOARD MEETING 3/3/25

Community Character

Kathy Harkins Talking Points

1. I am fairly new to Liberty. I moved here just 22 years ago. I'd been vacationing here for about 40 years. I chose to live here for several reasons
 - a. The appeal of rural living, the people I have met over the years have become friends and great neighbors, the year-round in and outdoor activities, and I love all the trees everywhere you look.
 - b. We all know how vital trees are to us and our environment. As everyone knows Trees produce oxygen and remove carbon dioxide, cleaning the air and water, supporting our health and well-being and trees provide habitat for wildlife, so important to this area.
 - c. So, it is puzzling to us why you want to replace these extraordinary natural resources with high density development?
 - d. Some of my neighbors have apartments in the city and second homes here in Liberty. They live all week in high-density housing and are very eager to escape that environment, to come to the country for all the same reasons we all love it here.
 - e. So, I have to ask, "in your consideration for a PUD, how much thought are you giving to the people who already live here?"
2. Multi-Generational: Families have been here for generations, and a great many want to continue the tradition of leaving their homes and properties to their children. Just like some of your parents have done for you.
3. Community Character: Another concern is the impact of high-density development on the character of our community. Ours is a community of hard-working people, who raise families here, work and earn a living here, maintain their properties, look after their neighbors, and enjoy country living. So, we don't understand why you want to make changes that will profoundly and detrimentally affect the lives of the people in this community, not just now, but for generations to come?
4. Do you understand this point from our perspective? You are a handful of individuals trying to make radical, irreversible decisions without the support of the community.

So, the question remains -:Why do you want to bring high density development to Liberty? Residents know that a PUD is wrong for the community. It doesn't make sense. So, with the absence of a reasonable explanation for the PUD, what are residents left to think about your intentions?

One conclusion, quite frankly, is that there must be some sort of personal incentive for some of you, some kind of payout, bribe, kickback. Since there is no reasonable objective, That's what you leave us with. And, that would never be forgotten.

3-3-25

There has been a moratorium in place regarding the PUD since last year. There has been no shortage of building in the town of Liberty without the PUD being in place.

During this moratorium, the comprehensive plan was to be overhauled. The comprehensive plan was stalled in the beginning. Only in December did we start to see things moving forward. I was planning on attending that first meeting but had car trouble at the last minute and didn't make it.

The last overhaul of the comprehensive plan was 2008. There was some work done on it in 2016, but with limited results.

Yet the PUD law you currently want to vote on is to be tied to what the population wants according to the comprehensive plan. It is incomplete. As it is a work in progress, I don't see how you can leapfrog over the comprehensive plan in its current state.

You cannot consider moving forward on the PUD, ^{N.T.H} as the comprehensive plan is incomplete. The comprehensive plan is dictated by input from the population, the current population, not the new population ~~you~~ hope to attract.

THE DEVELOPER

No to the PUD!!!!

From Stacey Rodkin <staceyzrodkin@gmail.com>

Date Mon 2/24/2025 6:25 PM

To l.dutcher@townofliberty.org <l.dutcher@townofliberty.org>

I cannot attend the hearing on March 4th. I am a lifelong three season resident of Swan Lake and come from a Swan Lake/Liberty family of hoteliers since the 1930's. Please vote No to PUD!!!!!! You know all the reasons why this will hurt our community.

Thank you,

--

Stacey Z. Rodkin, JD, CMC

4845 State Route 55

Swan Lake, NY 12783

supervisordemayo townofliberty.org

From: l.dutcher townofliberty.org
Sent: Monday, March 10, 2025 1:53 PM
To: supervisordemayo townofliberty.org; Dean Farrand; Vince McPhillips; j.lennon townofliberty.org; Bruce Davidson
Subject: FW: Opinion on proposed PUD

From: Nicholas Prague [mailto:pragueress@hotmail.com]
Sent: Sunday, March 9, 2025 10:26 AM
To: l.dutcher townofliberty.org <l.dutcher@townofliberty.org>
Subject: Opinion on proposed PUD

Good day Ms. Dutcher,

As suggested in the Sullivan County Democrat, please allow me to express my opposition to the new Planned Use Development (PUD) law.

My first point of contention is the reduction of open space to 15% from the previous requirement of 25%. This deviates from the character and atmosphere of the community in a manner that is not positive.

If I may also recall the opinion of a Liberty Board member last year, I wish I remember exactly who said this, which properly defined when a PUD should be granted: To allow a unique addition to the community that is currently lacking. A PUD should not be exercised to allow more homes in a specified parcel than is currently allowed by law.

As Board member Vince Mc Phillips said during the March 3 meeting, I also hope the town board will respect the feeling of the constituency. Every opinion expressed has expressed opposition to the PUD law, and it should be voted down if the board respects the feelings of the community.

Sincerely,

Nick Prague
348 Lily Pond Road
Parksville NY 12768

917-805-0418

From: Ed O'Malley [mailto:ed.omalley.otr@gmail.com]
Sent: Friday, February 28, 2025 3:49 PM
To: l.dutcher@townofliberty.org <l.dutcher@townofliberty.org>
Cc: Debbie Gillies O'Malley <dsg.omalley@gmail.com>
Subject: Liberty zoning

02/28/2025

I have lived in Liberty since March 1982. I value the rural character of my community, and I want local zoning laws to continue to protect it. I see no reason, and I do not approve of rewriting the PUD law.

My understanding is Liberty zoning law does not allow developers to build high-density housing projects.

I recall from the 2024 Liberty Town Board meeting, the

developer seeking PUD approval talked about the low income housing and recreational benefits that would be available to the community, but discussion indicated that the development would be exclusionary to local residents: Current neighboring residents would be welcome to neither housing options or recreational facilities within the gated development.

It seems to me PUD would allow for developers to circumvent local zoning laws which were intended to protect the community.

If a developer wishes to submit a plan that does not conform to local zoning, they can apply for a variance.

If any questions, please let me know.

Ed o'Malley

333 Chestnut St. Liberty NY 12754

From: Diane Nathanson <deeeny11@icloud.com>
Sent: Friday, February 28, 2025 3:19 PM
To: I.dutcher townofliberty.org
Subject: PUD

to whom this may concern

This town board needs to be ashamed of itself. You expect the locals to pay for everything. Why not charge the developers for new infrastructure for water for sewers.

The PUD was already voted down. How criminal to change laws just so you can get this passed. These developments are not wanted., not needed, will add nothing to our town except for more traffic.

This was written on the Sullivan County site. Good suggestion for the town board.

There needs to be a development impact tax on new construction. All new developments pay an additional tax to upgrade infrastructure like water and sewer. Depending on the size of the development some developers must build schools and or firehouses as part of their development plan.

!! Here in Liberty it's the other way around where taxpayers fund infrastructure upgrades for "future developments." Back in December 2023 the taxpayers said "NO" to the PUD. Fifteen months later, the Town is holding a Public Hearing with a "new" PUD law on March 3,2025 which openly favors land speculators without any "development impact tax."

It's time to help Liberty residences and stop taking all our money.

Deeny Nathanson

Dr Michael Edwards
1495 Briscoe Rd, Swan Lake, NY 12783
845-747-4708
edwarmi@hotmail.com

March 1st 2025

Dear Supervisor deMayo,

Thank you for soliciting public comment on the Town of Liberty's new draft PUD Law. This letter outlines the reasons for my strong opposition to this draft law which I believe would undermine the Town's Comprehensive Plan and result in a potential environmental catastrophe for Liberty and its residents.

A zoning law change of this magnitude must be considered as part of the Town's upcoming Comprehensive Plan process.

If enacted, the draft PUD Law could have a huge impact right across the town by facilitating the building of large, high-density housing and mixed-use developments in zoning districts which currently exclude such uses. This would change the character of Liberty irrevocably. It is obvious that impacts of this size must be considered within the framework of the Town's Comprehensive Plan, which represents the long-term vision of the community. With the process of preparing a new Comprehensive Plan about to start, it makes no sense to adopt a new PUD Law now. The Comprehensive Plan process is the best venue for discussions about changes in our Zoning Law because it enables large-scale, structured participation by residents in crafting or recrafting the overall vision for the future of the Town.

In addition, any discussion requiring public input should be held at a time in the year when the maximum number of residents are able to participate. By holding a public hearing in the winter when so many residents are unavailable you are denying them the opportunity to voice their opinions on a matter of great public concern.

Any revised PUD Law must be written in such a way as to prevent the use of the law to circumvent the letter and intent of the Comprehensive Plan and the Town's Zoning Law.

There is intense pressure in the Town of Liberty to build large, high-density housing estates which change the rural character of our communities, erode our natural resources, and increase our taxes because of the need for water, sewer and other services.

Any PUD Law must therefore be written as tightly as possible to guard against attempts by developers to use it as a way to avoid zoning regulations that prevent them from building in particular areas. This new draft law does the opposite. It creates even more loopholes than in the existing PUD Law and is a gift to developers. It will result in "fake" applications which disguise conventional housing projects as PUDs in order to gain approval, but which lack the criteria to be truly classified as a PUD. It says, for example, that developers can simply pay a sum of money to Parks and Recreation, or donate a parcel of land miles away from the project site to be used as a park, or make some contribution to municipal infrastructure, and then they build at even higher densities than the highest level permitted in the current law, which is many times greater than the maximum density permitted by underlying zoning regulations. These density calculations also fail to specify that steep slopes, waterbodies, wetlands, floodplains, riparian zones, land protecting viewsheds, and other environmentally-sensitive areas are subtracted.

This is unacceptable. By weakening the zoning law in relation to high-density development the Town Board is abandoning its responsibility to protect the property rights of residents and selling out property-owners to outside interests. These new clauses (D3 and D4 on offsite open space, payments and infrastructure contributions in-lieu, and higher related density calculations should be removed from the draft (clauses D3 and D4, along with the final line in the table in D1).

In addition, a previous PUD application that proposed to donate offsite property was turned down by the Town Board in 2023. Has this new law been written to privilege that applicant, or other particular individuals that have been in contact with members of the Board? That would obviously be illegal.

In every piece of guidance from New York State on PUDs it is made clear that whatever open space is provided should be located INSIDE the boundaries of the PUD project, not somewhere else "offsite" as this new law puts it. The open space in a PUD is supposed to benefit the public in-situ. What use is open space in Parksville to the residents of Swan Lake who get a PUD foisted on them? Who will maintain all the new parks and conservation areas that are created? Where will the money come from?

In addition, and as the County 239 Review states, wider “public” and narrower “community” assets are not the same. PUDs must provide benefits to the wider public, not just to the residents who purchase property in the PUD or are members of a PUD homeowners’ association. No application which limits access to housing to persons of a particular race, gender, religion or other protected characteristic can therefore qualify for PUD status. This requirement should be written into any new version of the PUD Law.

The draft new PUD law will be an environmental disaster for Liberty.

Because of the loopholes described above and the failure to restrict PUDs to certain zoning districts, the draft PUD Law will open the doors to high-density development everywhere, even in zones that currently forbid such developments. Such developments would undoubtedly create major impacts on water supplies and aquifers; sewer connections and wastewater disposal; traffic patterns, roads and public safety; rivers, lakes and wetlands; forests, trees and wildlife; historical assets and resources; and the existing rural character of most of the Town. Yet the Full Environmental Assessment Form submitted by the Town for this law makes no mention of these potential adverse impacts.

The “Brief Description of the Proposed Action” submitted by the Town to the County says that “The Liberty Town Board is amending the Planned Unit Development District section of the town zoning law. The primary purposes of these zoning amendments are the clarification the review process by summarizing the steps, the adjustment of language to facilitate understanding, and the integration of SEQR references to help ensure procedural requirements of the environmental review.” There is no mention of any of the new clauses that have been added to the draft on offsite open space, or payments or infrastructure contributions in lieu of onsite open space and the higher density calculations they would permit, or of the potential environmental impacts these changes would create. **Any decision based on the current version of the Full EAF Form would therefore be arbitrary and capricious.**

The Full Environmental Assessment Form submitted by the Town ignores the official guidance from New York State on how the potential environmental impacts of a change or amendment in the zoning law should be handled. That guidance, re-confirmed by the Department of State of New York State in 2024, reads as follows:

“When a zoning change is a direct action and no physical changes or projects are proposed....the SEQRA review should consider the relative impacts based on the proposed changes. In other words, **the analysis should compare the relative impacts of land use and development (based on the existing zoning) and the proposed zoning.** For example,

the rezoning of agricultural land to a commercial or residential use might significantly affect community character, aesthetics, traffic and stormwater runoff. A municipality should consider the most intensive uses allowable under the proposed zoning to judge potential impacts. **Keep in mind that rezoning itself may be more significant from the standpoint of SEQRA than the individual permitting of projects since a zoning change triggers a change in the allowable use of land and ostensibly individual projects consistent with that change will be considered in the future in the rezoned area. The use of a generic EIS is the best SEQRA-tool to analyze the rezoning actions for large-scale or significant changes.**" (*State Environmental Quality Review Act: Frequently Asked Questions for Local Officials, Department of State, Local Government, New York State, 2024*).

Therefore, the Town is obliged to prepare a full, generic Environmental Impact Statement whenever a change in the zoning law such as a PUD law is proposed. Until that is done, no new law can be adopted. The County 239 Review makes the same point when it says that "when doing SEQR for zoning, the Board must consider the impacts that could be caused by the zoning such as increasing or decreasing density, or allowing more high intensity uses."

Alternative solutions.

There may be situations where mixed-used development creates overall benefits for the town and its residents, but they can be dealt with using existing procedures such as special use permits or zoning variances, for which established procedures exist. There has never been a PUD in Liberty, so why do we need a new PUD Law now?

This new version of the PUD Law is misguided and dangerous, and it should be abandoned. If the Town Board genuinely believes that a new PUD law is required then it should draft one that restricts PUDs to areas of the town where they could produce maximum public benefit in-situ with the minimum of damage to the natural environment, natural resources and rural character of the Town – most obviously in R2 and IC districts where open space is most at risk. Under no circumstances should PUDs be allowed in Rural Development or Agricultural Conservation districts.

As the County 239 Review states, "PUDs increase property usage and lead to traffic increases, and it seems conflicting to add more intense use developments to rural and ag conservation districts." "Allowing PUDs throughout the Town undermines the ability to significantly focus development towards existing hubs." The whole point of a PUD is to preserve open space in urban areas, not to build over open space in rural areas.

Thank you for your consideration,

Sincerely Yours

Michael Edwards

TOWN OF LIBERTY
PUBLIC HEARING-INTRODUCTORY LOCAL LAW NO. 1 OF 2025
SENIOR CENTER, 119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:00 P.M.

The Public Hearing was recessed at 7:15 p.m.

Motion: Councilmember John Lennon

Second: Councilmember Dean Farrand

5 AYES Carried

Respectfully submitted,

Laurie Dutcher, Town Clerk

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

At the Regular Meeting of the Town Board of the Town of Liberty held on 3/3/25 at 6:30 p.m., the following were present:

PRESENT:

Supervisor Frank DeMayo
Councilmember Dean Farrand
Councilmember Vincent McPhillips
Councilmember John Lennon
Councilmember Bruce Davidson

ABSENT:

RECORDING SECRETARY:

Town Clerk Laurie Dutcher

ALSO PRESENT:

Town Attorney Kenneth Klein
Finance Director Cheryl Gerow
Confidential Secretary Nick Rusin

PLEDGE OF ALLEGIANCE

CORRESPONDENCE

INCOMING:

1. Correspondence from the NYS DEC regarding the Annual Compliance Inspection for Loomis Wastewater Treatment Plant.

OUTGOING:

ACCEPTANCE OF INCOMING CORRESPONDENCE

The Town Board does hereby accept the incoming correspondence.

Motion: Councilmember Dean Farrand

Second: Councilmember John Lennon

5 AYES Carried

NEW BUSINESS

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

DELAWARE ENGINEERING AUTHORIZED TO APPLY FOR A NYSDEC WQIP GRANT FOR THE SLWWTP UPGRADE UP TO 10M

The Town Board authorizes Delaware Engineering to apply for a New York State DEC WQIP for Swan Lake/Briscoe Rd. Consolidated Sewer District upgrade.

Motion: Councilmember Dean Farrand

Second: Councilmember John Lennon

5 AYES CARRIED

TOWN BOARD APPROVES A 30¢ PER HOUR INCREASE FOR JEREMY KNACK & DYLAN PETERS EFFECTIVE 2/21/25 FOR OBTAINING THEIR WATER SYSTEM OPERATOR'S LICENSES

The Town Board approves a 30¢ per hour increase for Jeremy Knack & Dylan Peters effective 2/21/25 for obtaining their Water System Operator's Licenses.

Motion: Councilmember Vincent McPhillips

Second: Councilmember John Lennon

5 AYES CARRIED

TOWN BOARD ENDS USE OF MATTHEW MCARTHUR'S WATER SYSTEM OPERATOR'S LICENSE EFFECTIVE 3/3/25

The Town Board ends the use of Matthew McArthurs's Water System Operator's License effective 3/3/25.

Motion: Councilmember Dean Farrand

Second: Councilmember John Lennon

5 AYES CARRIED

SUPERVISOR AUTHORIZED TO EXECUTE AGREEMENT WITH LEGION FIREWORKS CO., INC. IN THE AMOUNT OF \$11,000. FOR THE JULY, 2025 FIREWORKS

The Town Board authorized the Supervisor to execute agreement with Legion Fireworks Co., Inc. in the amount of \$ 11,000. for the July, 2025 fireworks.

Motion: Supervisor Frank DeMayo

Second: Councilmember Dean Farrand

5 AYES CARRIED

APPROVAL OF MINUTES AS SUBMITTED BY THE TOWN CLERK

The Town Board approves the following minutes as submitted by the Town Clerk:

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

Monthly Worksession Mtg. 1/6/25
Reg. Mtg. 2/3/25
Reg. Mtg. 2/19/25

Motion: Supervisor Frank DeMayo

Second: Councilmember Dean Farrand

5 AYES CARRIED

TOWN ATTORNEY DIRECTED TO DRAW UP CAPITAL RESERVE RESOLUTION-SHERWOOD & ROTH WELLS

The Town Board directs the Town Attorney to draw up Capital Reserve resolution for the mobilization/De-mobilization, removal of pump and motor, and replacement of new pump & existing motor at the Sherwood & Roth Wells in the amount of \$19,885.00 from Subsurface Technologies w/ a possible additional cost of \$6,910 if existing motor needs replacement, to be taken out of the Stevensville Water District Capital Reserve Fund.

Motion: Councilmember John Lennon

Second: Councilmember Dean Farrand

5 AYES CARRIED

APPROVAL OF EXPENDITURE FROM STEVENSVILLE WATER DISTRICT IN THE AMOUNT OF \$13,550. FOR SHERWOOD & ROTH WELLS

The Town Board authorizes the expenditure from the Stevensville Water District in the amount of \$13,550. to mobilize/de-mobilize and aquagard service for the Sherwood and Roth Wells.

Motion: Councilmember Dean Farrand

Second: Councilmember Bruce Davidson

5 AYES CARRIED

MOTION NAMING THE TOWN OF LIBERTY AS LEAD AGENCY FOR THE PURPOSE OF SEQR FOR THE PARKSVILLE O&W RAIL TRAIL CONNECTION PROJECT-TABLED

MOTION UPDATING SEQR FOR THE PARKSVILLE O&W RAIL TRAIL CONNECTION PROJECT-TABLED

SUPERVISOR AUTHORIZED TO REQUEST STATE ASSEMBLY DISCRETIONARY FUNDING IN THE AMOUNT OF \$125,000 FOR THE TENNIS / PICKLEBALL COURTS AT HANOFEE PARK

The Town Board authorizes the Supervisor to request State Assembly Discretionary Funding in the amount of \$125,000. For the tennis/pickleball courts at Hanofee Park.

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

Motion: Supervisor Frank DeMayo
Second: Councilmember John Lennon
5 AYES CARRIED

MR. LEIFER OF INDIAN LAKE FEE WAIVED IN THE AMOUNT OF \$2,241.80

The Town Board waives the building fee for Mr. Leifer of Indian Lake of \$2,241.80 due to the length of his inability to build due to water issues.

Motion: Supervisor Frank DeMayo
Second: Councilmember Dean Farrand
5 AYES CARRIED

AUTHORIZE TOWN CLERK TO ADVERTISE FOR TEMPORARY SLUDGE DEWATERING LIQUID SLUDGE REMOVAL/DISPOSAL SERVICES

Town Clerk authorized to advertise for Temporary Sludge Dewatering Liquid Sludge Removal/Disposal Services for the Swan Lake Wastewater Treatment Plan Notice of Violation.

Motion: Councilmember John Lennon
Second: Supervisor Frank DeMayo
5 AYES CARRIED

CHECK FOR GROWING SOUL TO BE CUT FOR \$80,000 BUT HELD UNTIL BOARD APPROVES DISBURSEMENT

Town Board authorized a voucher to be created and sent to Growing Soul along with approval to cut a check in the amount of \$80,000. to be held until board authorization for disbursement.

Motion: Supervisor Frank DeMayo
Second: Councilmember Dean Farrand
Abstain: Councilperson Vincent McPhillips
4 AYES CARRIED

OLD BUSINESS

UNDER REVIEW

1. Shipping Containers
2. Fence In/Fence Out
3. AIRBNB
4. Update of Comprehensive Plan

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

1. Converting and moving the Building Department and the Assessor's Office to the Park & Recreation Building.
2. Fines (*Sent to KK 9/17/24*)
3. Solar
4. Delaware Town/Village Water Sewer Study
5. Walnut Mt. Pavilion.
6. Training & Recommendations policy- Planning & Zoning

PUBLIC PARTICIPATION

Hope Blecher- Basketball courts

BOARD DISCUSSION

Councilmember Vincent McPhillips

- (18) residents spoke against the PUD. He hopes the board listens.

Councilmember John Lennon

- Nothing to report

Supervisor Frank DeMayo

- Nothing to report

Councilmember Dean Farrand

- Nothing to report

Councilmember Bruce Davidson

- Asked if the HR

EXECUTIVE SESSION

The Town Board does hereby go into Executive Session at 7:43 p.m. to discuss Personnel.

Motion: Supervisor Frank DeMayo

Second: Councilmember Vincent McPhillips

5 AYES CARRIED

OUT OF EXECUTIVE SESSION

The Town Board does hereby come out of Executive Session at 7:59 p.m.

Motion: Councilmember John Lennon

TOWN OF LIBERTY BOARD MEETING
119 NORTH MAIN STREET, LIBERTY, NY 12754
DATE: 3/3/25
TIME: 6:30 P.M.

Second: Councilmember Vincent McPhillips
5 AYES CARRIED

ADJOURN

The Town Board does hereby adjourn the meeting at 7:59 p.m.

Motion: Councilmember John Lennon
Second: Councilmember Vincent McPhillips
5 AYES CARRIED

Respectfully submitted,

Laurie Dutcher, Town Clerk

Local Law Filing

(Use this form to file a local law with the Secretary of State.)

Text of law should be given as amended. Do not include matter being eliminated and do not use italics or underlining to indicate new matter.

☐ County ☐ City ☒ Town ☐ Village

(Select one:)

of Liberty

Local Law No. 3 of the year 20²⁵

A local law amending Section 31-4 of Chapter 31, entitled "Planning Board," of the Code of the Town

(Insert Title)

Liberty, Sullivan County, New York.

Be it enacted by the Town Board of the
(Name of Legislative Body)

☐ County ☐ City ☒ Town ☐ Village

(Select one:)

of Liberty as follows:

(If additional space is needed, attach pages the same size as this sheet, and number each.)

SECTION I
Amendment of §31-4 of the Code of the Town of Liberty

§31-4 of the Code of the Town of Liberty is hereby amended by repealing the same and replacing it with the following:

“§31-4 Attendance and training requirements.

- A. All members of the Planning Board shall comply with the requirements for attendance and training as set forth in the policy pertaining thereto as shall be established and amended from time-to-time by resolution of the Town Board.
- B. The costs of training pursuant to this section shall be a Town charge for which members of the Planning Board shall be reimbursed for the cost thereof, provided that such costs have been approved in advance by the Town Board.
- C. Noncompliance by a member of the Planning Board with the attendance and training requirements established pursuant to this section shall constitute proper and sufficient cause for removal of such member from office pursuant to Subdivision 9 of § 271 of the Town Law. However, the failure of a member of the Planning Board to attend as required and/or to obtain the required training shall not, in the absence of Town Board action, affect such member's authority to serve on the Planning Board, or his or her authority to entertain and vote on applications, or the validity of his or her acts as a Planning Board member.”

SECTION II
Effect of Invalidity

If any clause, sentence, phrase, paragraph or any part of this local law shall for any reason be adjudged finally by a Court of competent jurisdiction to be invalid, such judgment shall not effect, impair or invalidate the remainder of this local law, but shall be confined in its operation and effect to the clause, sentence, phrase, paragraph or any part thereof, directly involved in the controversy or action in which such judgment shall have been rendered. It is hereby stated to be the legislative intent that the remainder of this local law would have been adopted had any such provisions not been included.

SECTION III
Effective Date

This local law shall take effect immediately upon filing in the office of the Secretary of State.

(Complete the certification in the paragraph that applies to the filing of this local law and strike out that which is not applicable.)

1. (Final adoption by local legislative body only.)

I hereby certify that the local law annexed hereto, designated as local law No. 3 of 2025 of the ~~(County)(City)~~(Town)(Village) of Liberty was duly passed by the Town Board on 20²⁵, in accordance with the applicable provisions of law.
(Name of Legislative Body)

2. (Passage by local legislative body with approval, no disapproval or repassage after disapproval by the Elective Chief Executive Officer*.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body)
(repassed after disapproval) by the _____ and was deemed duly adopted (Elective Chief Executive Officer*)
on _____ 20____, in accordance with the applicable provisions of law.

3. (Final adoption by referendum.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body)
(repassed after disapproval) by the _____ on _____ 20____. (Elective Chief Executive Officer*)

Such local law was submitted to the people by reason of a (mandatory)(permissive) referendum, and received the affirmative vote of a majority of the qualified electors voting thereon at the (general)(special)(annual) election held on _____ 20____, in accordance with the applicable provisions of law.

4. (Subject to permissive referendum and final adoption because no valid petition was filed requesting referendum.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body)
(repassed after disapproval) by the _____ on _____ 20____. Such local law was subject to permissive referendum and no valid petition requesting such referendum was filed as of _____ 20____, in accordance with the applicable provisions of law.

* Elective Chief Executive Officer means or includes the chief executive officer of a county elected on a county-wide basis or, if there be none, the chairperson of the county legislative body, the mayor of a city or village, or the supervisor of a town where such officer is vested with the power to approve or veto local laws or ordinances.

5. (City local law concerning Charter revision proposed by petition.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the City of _____ having been submitted to referendum pursuant to the provisions of section (36)(37) of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of such city voting thereon at the (special)(general) election held on _____ 20____, became operative.

6. (County local law concerning adoption of Charter.)

I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the County of _____ State of New York, having been submitted to the electors at the General Election of November _____ 20____, pursuant to subdivisions 5 and 7 of section 33 of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of the cities of said county as a unit and a majority of the qualified electors of the towns of said county considered as a unit voting at said general election, became operative.

(If any other authorized form of final adoption has been followed, please provide an appropriate certification.)

I further certify that I have compared the preceding local law with the original on file in this office and that the same is a correct transcript therefrom and of the whole of such original local law, and was finally adopted in the manner indicated in paragraph _____ 1____ above.

Clerk of the county legislative body, City, Town or Village Clerk or
officer designated by local legislative body

(Seal)

Date: _____

Local Law Filing

(Use this form to file a local law with the Secretary of State.)

Text of law should be given as amended. Do not include matter being eliminated and do not use italics or underlining to indicate new matter.

☐ County ☐ City ☒ Town ☐ Village
(Select one:)

of _____ Liberty _____

Local Law No. _____ 4 _____ of the year 2025 _____

A local law amending the Code of the Town of Liberty, Sullivan County, New York, with respect
(Insert Title)
to the imposition of fines.

Be it enacted by the _____ Town Board _____ of the
(Name of Legislative Body)

☐ County ☐ City ☒ Town ☐ Village
(Select one:)

of _____ Liberty _____ as follows: _____

(If additional space is needed, attach pages the same size as this sheet, and number each.)

SECTION I
Amendment of the Code of the Town of Liberty Provisions for Fines

The Code of the Town of Liberty is hereby amended as follows:

- A. §1-10 is hereby amended to read as follows:

“§1-10 Penalties for tampering with Code.

Any person who, without authorization from the Town Clerk, changes or amends, by additions or deletions, any part or portion of the Code of the Town of Liberty or who alters or tampers with such Code in any manner whatsoever which will cause the legislation of the Town of Liberty to be misrepresented thereby or who violates any other provision of this local law shall be guilty of an offense and shall, upon conviction thereof, be subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time, or imprisonment for a term of not more than 15 days, or both.”

- B. §50-19 is hereby amended to read as follows:

“§50-19 Penalties for offenses.

Unless otherwise provided by the Agriculture and Markets Law of the State of New York or specified in any other section of this article, any violation of any provision of this article shall be punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment of not more than 15 days or both.”

- C. Paragraph B of §60-19 is hereby amended to read as follows:

“B. Any person who shall fail to comply with a written order of the Code Enforcement Officer within the time fixed for compliance therewith, and any owner, builder, architect, tenant, contractor, subcontractor, construction superintendent or their agents or any other person allowing, taking part or assisting in the construction or use of any building who shall knowingly violate any of the applicable provisions of the Uniform Code and all applicable laws, ordinances, codes, rules and regulations covering building construction or alteration and/or property maintenance, including this chapter, or any lawful order, notice, directive, permit or certificate of the Code Enforcement Officer made thereunder shall be punishable by fine in such amount as may be established by resolution of the Town Board from time-to-time, or imprisonment for not more than one year, or both. Each day that a violation continues shall be deemed a separate offense.”

- D. §60-21 is hereby amended to read as follows:

“§60-21 Civil penalties.

Alternatively, or in addition to the foregoing remedies, any person who shall fail to comply with a written order of the Code Enforcement Officer within the time fixed for compliance therewith, and any owner, builder, architect, tenant, contractor, subcontractor, construction superintendent or their agents or any other person allowing, taking part or assisting in the construction or use of any building who shall knowingly violate any of the applicable provisions of the Uniform Code and all applicable laws, ordinances, codes, rules and regulations covering building construction or alteration and/or property maintenance, including this chapter, or any lawful order, notice, directive, permit or certificate of the Code Enforcement Officer made thereunder shall be liable for a civil penalty in such amount as may be established by resolution of the Town Board from time-to-time for each day or part thereof during which such violation continues. The civil penalties provided by this section shall be recoverable in an action instituted in the name of the Town of Liberty.”

- E. §62-10 is hereby amended to read as follows:

62-10

“§60-10 Penalties for offenses.

Any person, corporation, partnership or other entity violating any of the provisions of this chapter shall, upon conviction, be guilty of a violation punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time. Each calendar week or portion thereof that said violation continues shall be deemed a separate violation.”

- F. §64-13 is hereby amended to read as follows:

“§64-13 Penalties for offenses.

Any violation of any of the provisions of this chapter shall be punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for not more than 15 days, or both.”

- G. §74-9 is hereby amended to read as follows:

“§74-9 Penalties for offenses.

Except as provided in Executive Law § 382, any person, firm or corporation who shall violate any of the provisions of this chapter or any rule or regulation made pursuant thereto shall be punished by a fine in such amount

as may be established by resolution of the Town Board from time-to-time, or by imprisonment of not more than 15 days, or both. Each day of such violation shall constitute a separate offense and be subject to a separate punishment thereof.”

H. Paragraph A of §93-8 is hereby amended to read as follows:

“A. Any person, partnership, association or corporation who violates any provision of this chapter shall be guilty of an offense against this chapter and subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time. Each day of continued violation after notice thereof shall constitute a separate and distinct violation.”

I. Paragraph A of §100-10 is hereby amended to read as follows:

“A. Any person, partnership, association or corporation who violates any provision of this chapter shall be guilty of an offense against this chapter and subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time. When a violation of any of the provisions of this chapter is continuous, each day or portion thereof shall constitute a separate and distinct violation.”

J. §103-5 is hereby amended to read as follows:

“§103-5 Penalties for offenses.

Any person committing an offense against any provision of this chapter shall be guilty of a violation punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for a term not exceeding 15 days, or by both such fine and imprisonment. The continuation of an offense against any provision of this chapter shall constitute a separate and distinct offense hereunder for each period of 24 hours the offense is continued.”

K. §107-11 is hereby amended to read as follows:

“§107-11 Penalties for offenses.

Any person who violates any provision of this chapter shall be deemed guilty of an offense and, upon conviction thereof, shall be punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time. Each day that a violation shall continue shall constitute a separate offense.”

L. Paragraph A of §109-10 is hereby amended to read as follows:

“A. Any person who shall violate any provision of this chapter shall be guilty of a violation and, upon conviction thereof, be punished by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for a term not to exceed 15 days, or both.”

M. §111-14 is hereby amended to read as follows:

“§111-14 Penalties for offenses.

Any person violating any of the provisions of any of the sections of this chapter shall be subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time, or to an imprisonment term of not more than 15 days, or both.”

N. Paragraph A of §117-9 is hereby amended to read as follows:

“A. Any person, partnership, association or corporation who violates any provision of this chapter shall be guilty of an offense against this chapter and subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time. When a violation of any of the provisions of this chapter is continuous, each day or portion thereof shall constitute a separate and distinct violation.”

O. Paragraph A of §121-41 is hereby amended to read as follows:

“A. A violation of the provisions of this chapter is an offense, and each such violation may be punished by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for not more than 15 days, or both. In lieu of, or in addition to, such fine, each such violation shall be subject to a civil penalty, in such amount as may be established by resolution of the Town Board from time-to-time, to be recovered in an action or proceeding brought by the Town Attorney of the Town of Liberty in the name of the Town and the district in a court of competent jurisdiction. Each day a violation continues shall be subject to a separate fine or civil penalty.”

P. Paragraph A of §125-13 is hereby amended to read as follows:

“A. Any person committing any offense against the provisions of §125-4 of this article shall be guilty of a misdemeanor punishable by a fine in such amount as may be established by resolution of the

Town Board from time-to-time, or by imprisonment for a term not exceeding one year, or by both such fine and imprisonment. The continuance of an offense against any provision of §125-4 of this article shall be a separate and distinct offense hereunder for each period of 24 hours the offense is continued.”

Q. Paragraph B of §125-13 is hereby amended to read as follows:

“B. Any person committing any offense against any other provision of this article shall be guilty of a violation punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for a term not exceeding 15 days, or by both such fine and imprisonment. The continuation of an offense against any such provision of this article shall be a separate and distinct offense hereunder for each period of 24 hours the offense is continued.”

R. §125-28 is hereby amended to read as follows:

“§125-28 Penalties for offenses.

Any person who commits a violation of this article shall be subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time, or to an imprisonment term of not more than 15 days, or both.”

S. §128-20 is hereby amended to read as follows:

“§128-20 Penalties for offenses.

Any person who shall commit or assist in the commission of any violation of this Part 3 or who shall build, erect, construct or attempt the same contrary to the plans or specifications submitted to the Town Highway Superintendent and by the Town Highway Superintendent certified and approved as complying with this Part 3, and any person who shall omit, neglect or refuse to do any act required by this Part 3 shall be subject to a fine in such amount as may be established by resolution of the Town Board from time-to-time, to be recovered by the Town Board in any court of competent jurisdiction. Every such person shall be deemed guilty of a separate offense for each day that such violation, disobedience, omission, neglect or refusal shall continue. Where the person committing such violation is a partnership, association or corporation, the principal executive officer, partner, agent or manager may be considered to be the person for the purpose of this Part 3.”

T. §136-11 is hereby amended to read as follows:

“§136-11 Penalties for offenses.

A violation of this chapter shall be punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment not exceeding 15 days, or by both such fine and imprisonment.”

U. Paragraph A of §139-21 is hereby amended to read as follows:

“A. Any person who violates the provisions of §§139-16 and 139-18 shall be guilty of an offense punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time.”

V. Paragraph B of §139-21 is hereby amended to read as follows:

“B. Any person who knowingly destroys or defaces any handicapped parking space or a sign or pavement marking designating such handicapped parking space shall be guilty of an offense punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time.”

W. Paragraph C of §139-21 is hereby amended to read as follows:

“C. In addition to any other penalty or cost provided herein, any person who knowingly refuses to provide the required number of handicapped parking spaces established by this article or any state law shall be guilty of an offense punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time.”

X. §141-4 is hereby amended to read as follows:

“§141-4 Penalties for offenses.

Any person committing any offense against any provision of this chapter shall be guilty of a violation punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment for a term not exceeding 15 days, or by both such fine and imprisonment.”

Y. §144-12 is hereby amended to read as follows:

“§144-12 Penalties for offenses; enforcement.

Any violation of this chapter or any rule or regulation adopted hereunder shall be deemed a violation punishable by a fine in such amount as may be established by resolution of the Town Board from time-to-time, or by imprisonment not to exceed 15 days, or both. The Town Board also shall have the right to enforce this chapter or any rule or regulation adopted hereunder by an action or proceeding for an injunction or by any other remedy available to it under law.”

Z. Paragraph C of §147-39 is hereby amended to read as follows:

“C. Penalties. Any person, partnership or corporation who or which shall do so shall, upon conviction thereof, be sentenced to pay a fine in such amount as may be established by resolution of the Town Board from time-to-time, together with judgment of imprisonment not exceeding six months if the fine is not paid. Each week that a violation is continued shall constitute a separate offense. All fines collected for the violation of this chapter shall be paid over to the Town of Liberty.”

SECTION II

Effect of Invalidity

If any clause, sentence, phrase, paragraph or any part of this local law shall for any reason be adjudged finally by a Court of competent jurisdiction to be invalid, such judgment shall not effect, impair or invalidate the remainder of this local law, but shall be confined in its operation and effect to the clause, sentence, phrase, paragraph or any part thereof, directly involved in the controversy or action in which such judgment shall have been rendered. It is hereby stated to be the legislative intent that the remainder of this local law would have been adopted had any such provisions not been included.

SECTION III

Effective Date

This local law shall take effect immediately upon filing in the office of the Secretary of State.

(Complete the certification in the paragraph that applies to the filing of this local law and strike out that which is not applicable.)

1. (Final adoption by local legislative body only.)

I hereby certify that the local law annexed hereto, designated as local law No. 4 of 2025 of the ~~(County)(City)~~ (Town)(Village) of Liberty was duly passed by the Town Board on 2025, in accordance with the applicable provisions of law.
(Name of Legislative Body)

~~2. (Passage by local legislative body with approval, no disapproval or repassage after disapproval by the Elective Chief Executive Officer*.)~~

~~I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the _____ and was deemed duly adopted (Elective Chief Executive Officer*) on _____ 20____, in accordance with the applicable provisions of law.~~

3. (Final adoption by referendum.)

~~I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the _____ on _____ 20____. (Elective Chief Executive Officer*)~~

~~Such local law was submitted to the people by reason of a (mandatory)(permissive) referendum, and received the affirmative vote of a majority of the qualified electors voting thereon at the (general)(special)(annual) election held on _____ 20____, in accordance with the applicable provisions of law.~~

4. (Subject to permissive referendum and final adoption because no valid petition was filed requesting referendum.)

~~I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the (County)(City)(Town)(Village) of _____ was duly passed by the _____ on _____ 20____, and was (approved)(not approved) (Name of Legislative Body) (repassed after disapproval) by the _____ on _____ 20____. Such local law was subject to permissive referendum and no valid petition requesting such referendum was filed as of _____ 20____, in accordance with the applicable provisions of law.~~

* Elective Chief Executive Officer means or includes the chief executive officer of a county elected on a county-wide basis or, if there be none, the chairperson of the county legislative body, the mayor of a city or village, or the supervisor of a town where such officer is vested with the power to approve or veto local laws or ordinances.

5. ~~(City local law concerning Charter revision proposed by petition.)~~

~~I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the City of _____ having been submitted to referendum pursuant to the provisions of section (36)(37) of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of such city voting thereon at the (special)(general) election held on _____ 20____, became operative.~~

6. ~~(County local law concerning adoption of Charter.)~~

~~I hereby certify that the local law annexed hereto, designated as local law No. _____ of 20____ of the County of _____ State of New York, having been submitted to the electors at the General Election of November _____ 20____, pursuant to subdivisions 5 and 7 of section 33 of the Municipal Home Rule Law, and having received the affirmative vote of a majority of the qualified electors of the cities of said county as a unit and a majority of the qualified electors of the towns of said county considered as a unit voting at said general election, became operative.~~

(If any other authorized form of final adoption has been followed, please provide an appropriate certification.)

I further certify that I have compared the preceding local law with the original on file in this office and that the same is a correct transcript therefrom and of the whole of such original local law, and was finally adopted in the manner indicated in paragraph 1 above.

Clerk of the county legislative body, City, Town or Village Clerk or
officer designated by local legislative body

(Seal)

Date: _____

FINES 1/2022

SECTION	PREVIOUS AMOUNT	NEW AMOUNT
§1-10	\$250.00 OR IMPRISONMENT OR BOTH	AT LEAST \$250
§50-19	AT LEAST \$100 NOT MORE THAN \$250 AND/OR 15 DAYS IMPRISONMENT	AT LEAST \$250
§60-19 B	REMOVE SHALL KNOWINGLY / NOT MORE THAN \$1000	AT LEAST \$250
§60-21	NOT MORE THAN \$200	AT LEAST \$200
§62-10	NOT TO EXCEED \$250	AT LEAST \$100 NOT MORE THAN \$250
§64-13	NOT EXCEEDING \$250	AT LEAST \$250- OPEN ENDED
§74-9	NOT EXCEEDING \$250	AT LEAST \$250
§93-8	NOT EXCEEDING \$350	AT LEAST \$250 -OPEN ENDED
§100-10	NOT LESS THAN \$25 OR MORE THAN \$100	KEEP THE SAME
§103-5	NOT EXCEEDING \$250	AT LEAST \$250 -OPEN ENDED
§107-11	NOT EXCEEDING \$250	AT LEAST \$250 -OPEN ENDED
§109-10	NOT EXCEEDING \$250	AT LEAST \$250 -OPEN ENDED
	*IF VIOLATORS ARE RESISTANT OR NON-COMPLIANT THE PARK EMPLOYEE SHALL CONTACT THE APPROPRIATE PLACE FOR ASSISTANCE.	
§109-11	*(1) SMOKE OR DISPLAY ANY SMOKING DEVICE AT ANYTIME ON PARK PROPERTY.	
§111-14	NOT EXCEEDING \$250	AT LEAST \$250 -OPEN ENDED
§117-9	NOT LESS THAN \$25 NOR MORE THAN \$100	AT LEAST \$250- OPEN ENDED
§121-41	NOT EXCEEDING \$250 AND/OR NOT MORE THAN 15 DAYS IMPRISONMENT	AT LEAST \$250-OPEN ENDED
§125-13A	NOT LESS THAN \$500 NOT MORE THAN \$1,500	NOT LESS THAN \$500 NOT MORE THAN \$1,500
§125-13B	NOT EXCEEDING \$250	AT LEAST \$250-OPEN ENDED
§125-28B	NOT MORE THAN \$50	AT LEAST \$50

\$125-28C	NOT MORE THAN \$100 AND/OR IMPRISONMENT NOT EXCEEDING 15 DAYS	AT LEAST \$100
\$128-20	NOT MORE THAN \$500	AT LEAST \$250
\$136-11	NOT MORE THAN \$500 AND/OR IMPRISONMENT NOT EXCEEDING 15 DAYS	AT LEAST \$250
\$139-21A	NOT TO EXCEED \$250	AT LEAST \$250
\$139-21B	NOT TO EXCEED \$250	AT LEAST \$250
\$139-21C	NOT TO EXCEED \$250	AT LEAST \$250
\$141-4	NOT TO EXCEED \$250 AND/OR IMPRISONMENT NOT EXCEEDING 15 DAYS	AT LEAST \$250
\$144-12	NOT EXCEEDING \$250 AND/OR NOT MORE THAN 15 DAYS IMPRISONMENT	AT LEAST \$250



COUNTY OF SULLIVAN
DEPARTMENT OF SOLID WASTE AND RECYCLING
100 NORTH STREET, P.O. Box 5012
MONTICELLO, NY 12701

MUNICIPAL CLEANUP AGREEMENT

This agreement is made on _____, 2025 between the County of Sullivan, a municipal corporation with offices at 100 North Street, Monticello, New York 12701 (County), and the Town/Village of _____, a municipal corporation with offices at _____ (Municipality).

The parties, wishing to cooperate in conducting a municipal cleanup to improve the appearance of Sullivan County, agree as follows:

- a. The County shall accept at the Monticello Transfer Station free of charge, an amount of solid waste from the Municipality not exceeding the allotment set forth in the attached schedule under the heading **"2025 Tonnage Allocation"**.
- b. In delivering solid waste pursuant to this agreement, the Municipality shall adhere to the attached **"Municipal Cleanup Guidance 2025"** guidance and shall bear the entire cost of collection and delivery.
- c. The Municipality shall pay to the County \$105 per ton for that solid waste delivered in excess of its allotment.
- d. The allotment is for the sole benefit of the Municipality. The right to deliver solid waste pursuant to this agreement may not be transferred or assigned to any other individual or entity, municipality or otherwise.
- e. If the Municipality intends to use a central collection point, the Municipality shall monitor the location to prevent the dumping of improper materials. The Municipality shall be responsible for any costs incurred by the County due to the delivery of improper materials to County solid waste facilities and deposit of materials at unauthorized locations.
- f. All municipal cleanups must be held during the periods April 15th thru May 15th, 2025 and September 15th thru October 15th, 2025. Our waste tonnages triple in summer so we cannot accommodate cleanups during this time and stay in compliance with our mandatory NYSDEC operating permit. Please respect this request.
- g. This agreement shall not be effective unless it is properly executed and returned to Sullivan County Division of Public Works prior to the commencement of the cleanup event.
- h. This agreement is authorized by Resolution adopted by the Sullivan County Legislature and by a resolution of the governing body of the Municipality, a copy of which is attached.

Municipality: _____

Name of Supervisor/Mayor: _____

Signature of Supervisor/Mayor: _____

Date Signed: _____

2025 Municipal Cleanup Program Application Checklist

Please complete **ALL** items below and return entire completed Municipal Cleanup Application **including this form** to the Sullivan County Department of Solid Waste and Recycling at your earliest convenience:

MUNICIPALITY NAME: _____

Please check box if complete:

- ☐ MUNICIPAL CLEANUP AGREEMENT ENCLOSED
- ☐ ATTACH COPY - ADOPTED MUNICIPAL RESOLUTION TO AUTHORIZE PARTICIPATION IN THE SULLIVAN COUNTY MUNICIPAL CLEANUP PROGRAM FOR YEAR _____
- ☐ DATE(S) OF YOUR MUNICIPALITY'S CLEANUP EVENT(S): _____
- ☐ IS A PRIVATE HAULER TRANSPORTING WASTE FOR MUNICIPALITY (circle one) YES or NO
- IF YES:
NAME OF PRIVATE HAULER: _____
***NON-HAZARDOUS SOLID WASTE MANIFESTS must accompany **each load delivered**
- ☐ IS MUNICIPALITY'S **SOLID WASTE USER PERMIT** CURRENT WITH SULLIVAN COUNTY TREASURERS DEPARTMENT FOR **2025** (circle)? YES or NO

IF NO: Contact Cheryl Goetschius at 845-807-0214 to submit a 2025 Application. Each Municipality must have a Current Solid Waste User Permit to receive their Municipal Cleanup Allocation

From: Dana Austin
Sent: Tuesday, March 11, 2025 2:40 PM
To: I.dutcher townofliberty.org
Subject: Spring Clean Up

Can you please put on the agenda to approve Spring Clean Up Dates for May 8, 9, 10.

Thank you.

Dana Austin
Town of Liberty
Highway Department
Senior Account Clerk
845-292-4172

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 Town of Liberty is a public entity; consequently, this e-mail may be subject to disclosure under the Freedom of Information Law. Thank you.



March 2025

New Requirement for Towns to Maintain a ".gov" Website

Summary

Recent legislation amended General Municipal Law §§ 300 and 30(7) to require that towns with populations of 1,500 or more (as well as other municipalities) establish and maintain an official website with a ".gov" domain name. The law has an effective date of Dec. 21, 2025.

What Towns Must Post to the Website

At a minimum, these town websites must be accessible to the public, updated regularly, and include the following:

- **Basic Municipal Information**, such as "hours of operations, elected officials and services provided."
- **Privacy Policy**, in plain language and prominently posted, informing "website visitors of any personal information that is being collected and how it is being used."
- **Financial Documents**, including those related to the "most recent annual financial reports, current year budget, most recent independent audit report and most recent fiscal performance plan or multiyear financial plan," as required by State Finance Law, unless exempt from disclosure under FOIL.
- **Public Notices** of "all municipal elections, public hearings and public meetings including regular board or legislative meetings."
- **Agendas (if any) and Minutes**, if and to the extent required by Open Meetings Law.
- **Legal and Regulatory Documents**, including up-to-date versions of local laws, codes, and resolutions. Notably, towns can provide an active hyperlink to these documents if they are located elsewhere.

Other Considerations

The law recognizes that towns with populations under 1,500 ("as shown by the latest preceding decennial federal census") may have limited resources, so they must comply only "to the extent practicable."

Additionally, a town hosting an "official website on another municipal corporation's ".gov" Uniform Resource Locator (URL)" satisfies its requirement to have and maintain a website with a ".gov" domain name.

Where to Acquire a ".gov" Domain Name

Towns can acquire a ".gov" domain name, at no cost, through the U.S. General Services Administration (GSA) at <https://get.gov/domains/>. The GSA manages ".gov" domain names and will verify that your town is an eligible municipality. This ensures that only legitimate governmental entities have the ".gov" designation. So far, NYAOT has heard from member towns that the process to obtain this domain name is easy.

Additional Resources and Support

- GSA provides support for towns as they obtain and use their ".gov" platform. See <https://get.gov/domains/benefits/>.
- Committee on Open Government: [MunicipalWebsitesCOOGMemo](#)
- NYAOT: Email us with questions at info@nytowns.org.
- Your town counsel: As always, NYAOT recommends that towns consult their legal counsel to fully understand the local implications of this legislation.

From: Kristie Di Cocco <KristieDiCocco@AltaGO.com>
Sent: Monday, March 10, 2025 4:44 PM
To: n.rusin townofliberty.org
Cc: supervisordemayo townofliberty.org
Subject: Re: Quick Call with Frank and I

Glad we were able to talk today. Here's generally the process for SEQR:

1. 3/10/2025: Asking the Town to confirm that they are interested in being the "Lead Agent". By doing so, this gives us the authority to send the letters out to the other interested agencies to make sure no one else wants to make the same claim. Usually no one does.
2. 30 days from when the letters get sent: Town Board will pass a resolution stating that we coordinated with interested agencies, no comments were received or comments received were not substantial, therefore, the Town Board passes a resolution to declare the Town of Liberty the Lead Agent for this action.
3. When we have sent all of our environmental documentation into NYS Parks AND they send us back the finished and finalized Federal Environmental Approvals Worksheet (FEAW) AND we confirm with NYS DEC and others that we will have no significant environmental impact, we can then finish parts 2 and 3 of the Short Environmental Assessment Forms (SEAF). Alta/OSPA will do this and send it to you for review and signature.
4. Parts 2 and 3 of the SEAF along with the determination of non-significance (DONSE) will be shared with the Town Board. The Town Board will then make a resolution of "Determination of Non-Significance".
5. Once the resolution from Item 4 above is passed, we then can file that with NYSDOT and NYS Parks and get "design approval". This will allow the land transfer to move forward.

I hope this helps outline the process. If at any time you have more questions, send them my way.

Kristie

KRISTIE DI COCCO, PE

Pronouns: she/her

Principal | Engineering Group Director - East | **Alta Planning + Design, Inc.**

d: 518.880.9177

altago.com

We have a new domain name and logo! Please update your Contacts with my new email address: kristiedicocco@altago.com

From: n.rusin townofliberty.org <n.rusin@townofliberty.org>
Sent: Monday, March 10, 2025 1:04 PM
To: Kristie Di Cocco <KristieDiCocco@AltaGO.com>
Cc: supervisordemayo townofliberty.org <supervisordemayo@townofliberty.org>
Subject: RE: Quick Call with Frank and I

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. 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.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: Parksville O&W Rail Trail Connection Project			
Project Location (describe, and attach a location map): Parksville Rail Trail Trailhead near intersection of Fox Mountain Road and Old Rt. 17 in the Town of Liberty, Sullivan County, NY			
Brief Description of Proposed Action: The project proposes to construct an extension of the Parksville Rail Trail which includes a stone dust trail, asphalt trail, a pedestrian bridge over a tributary to the Little Beaver Kill. The project also involves the transfer of land ownership from the NYS Dept. of Transportation to the Town of Liberty. The project work will include: - Installation of a new crosswalk and pedestrian signing/stripping - installation of a pedestrian bridge over a tributary to the Little Beaver Kill - construction of an asphalt shared use trail from Fox Mountain Road to the original O&W Railroad Bed - construction of a stone dust trail adjacent to Fox Mountain Road - modification to the parking lot of the Parksville Rail Trail trailhead The railroad bed beyond the project limits extending to the Town of Rockland/Liberty boundary has no work proposed, but the land ownership will be transferred from State to Town.			
Name of Applicant or Sponsor: Frank DeMayo, Town of Liberty		Telephone: 845-292-5110 E-Mail: supervisordemayo@townofliberty.org	
Address: 120 North Main St.			
City/PO: Liberty		State: NY	Zip Code: 12754
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: NYSDOT Highway Work Permit, NYSDOT Use & Occupancy Permit, NYSDEC SPDES Permit		NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		14.76 acres	
b. Total acreage to be physically disturbed?		1.3 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		0 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban) <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input checked="" type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): <input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies:			
N/A _____	<input type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. 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?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. 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 checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input checked="" type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input checked="" type="checkbox"/> Early mid-successional <input checked="" type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered? Automatically answered - Northern Long-Eared Bat and Monarch Butterfly	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,	NO	YES
	<input type="checkbox"/>	<input checked="" type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
The current drainage system consists of surface runoff which is conveyed to roadside swales and a stormwater detention basin that includes an existing culvert to convey water to the tributary of the Little Beaver Kill. This culvert will be extended for new grading limits. All other drainage will be handled through surface runoff or collection of trailside swales that follow existing outfall drainage patterns.		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE Applicant/sponsor/name: _____ Date: _____ Signature: _____ Title: _____		

Swan Lake WWTP Upgrade – PER Amendment No. 1

Summary of changes from the December 2024 version to the March 2025 version

Overall

In summary, there were minor changes made to the December 2024 version to the PER Amendment No. 1 document to reflect town comments and clarifications.

There were no changes made to the project scope or budget.

The following is a summary of the changes made.

Entire Document

Removed strikeouts and highlights which indicated changes from the October 2021

Cover

Changed date and on page headings

Table of Contents

Updated page numbers

Updated date for Appendix Q Engineering Report Certification (Revised March 2025)

1.0 Executive Summary

Updated wording

Updated WQIP status and plan to seek other funding sources

Added headings to separate existing and estimated costs

Updated schedule references which have changed since December

2.0 Project Background and History

2.3.3 State Pollutant Discharge Elimination System (SPDES) Permit Conditions

Table 2.4 Anticipated SPDES Permit Limits

Updated NY-2A status (will submit, to have been submitting)

5.2 Projected Financial Impact

Updated/clarified wording

Updated total number of O&M units from 767 to 765

5.3 Project Schedule

Updated project schedule

5.5 Engineering Report Certification

Updated date on Appendix Q – Engineering Report Certification to March 2025

Appendix Q Engineering Report Certification

Updated to March 2025

Appendix C Capital Unit Distribution and Charge Summary

Added Capital Units Distribution table and chart to first chart/figure in the appendix

PER Summary of changes Dec 2024 to March 2025.docx



PO Box 495
Baldwinsville, NY 13027
(315) 638-8121
www.cyclopsprocessequipment.com

Process Equipment

Estimate

ADDRESS

Town of Liberty
120 N. Main St.
Liberty, NY 12754

SHIP TO

Town of Liberty
120 N. Main St.
Liberty, NY 12754

ESTIMATE # 2251SW**DATE 03/07/2025****SALES REP**

Shannon

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
PDFM Rental	Portable Doppler Flow Meter Rental per month; one month rental.	1	1,000.00	1,000.00
CYC-SVC	• \$800: Installation, setup, testing, and configuration of the existing meter	1	800.00	800.00
CYC-SVC	• \$800: Installation, setup, testing, and configuration of the new rental	1	800.00	800.00
NOTE: Service is a one-day installation that will be completed in the same visit.				

Delivery: @ 2 - 4 Weeks

*Delivery is estimated and subject to change based on current
production schedules and availability of materials.

Freight: Shipping via UPS, Ppd & Added to Invoice, unless
otherwise specified.

Terms: Net 30 Days

Please email your inquiries to:
spryce@cyclops4water.com

SUBTOTAL	2,600.00
TAX	0.00
TOTAL	\$2,600.00

Accepted By

Accepted Date

Thank you for your business!



DELAWARE ENGINEERING, D.P.C.

55 South Main Street
Oneonta, New York 13820

Tel: 607.432.8073
Fax: 607.432.0432

Town of Liberty, NY March 17, 2025 Town Board Meeting Update on Projects

1. *Swan Lake WWTP Upgrade*

Key Items for Board Review and Consideration at this meeting (March 17, 2025):

- **Review and consider approval of PER Amendment No. 1**

Preliminary Engineering Report (PER) Amendment No. 1:

- PER Amendment No. 1 (last revised March 10, 2025), with a total project budget of \$40M and a plant flow capacity of up to 960,000 gpd, was finalized to address minor Town Board comments/clarifications, and was resubmitted to the Town, on 3/12/25 (under separate cover), for final consideration and approval at the March 17, 2025 Town Board meeting
- PER Amendment is critical for SPDES permit and for NYSEFC funding discussions
- When approved by the Town, the PER Amendment will be submitted to the regulatory and funding agencies
- **If the Town agrees with the PER as revised, we recommend that the Town Board resolve to accept the Preliminary Engineering Report Amendment No. 1 (last revised March 10, 2025) for the Swan Lake WWTP upgrade, with a total project budget of up to \$40M and a plant flow capacity of up to 960,000 gpd**

Critical Items Planned for the to Keep Moving the Project Forward

Preliminary Engineering Report Amendment No. 1:

- **On or before March 21, 2025**
 - Delaware to submit complete NY-2A Application Form for a flow expansion and PER Amendment No. 1 to the regulatory agencies for review and to allow NYSDEC to proceed with the SPDES Permit review
 - NYSDEC will begin SPDES Permit review (8-month process)
 - NYSEFC will not review until NYSDEC issues the draft permit to the Town for public comment

Project Funding/Financing Overview:

- Project Budget Overview
 - Proposed Project Budget = \$40 M
 - Current Project Funding = \$11.4M
 - Other Funding = \$ 0M (other funding opportunities e.g., WQIP, USDA-RD, & Enhanced. WIIA, etc. under review)
 - Town Portion = \$28.6M (loan, may go down with other Funding)
- **Additional Funding Request – NYSDEC WQIP**
 - **The Town plans to reapply in 2025**
 - On 1/15/25 a meeting was held with NYSDEC WQIP Program Staff to discuss the project

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- The project scored well as a General WWTP Upgrade project
 - This project scored a total of 69 out of 115 points possible (Fallsburg was funded in 2024 with a total score of 75)
 - This project only scored 5 out of 40 points possible for Performance Measures for the 2024 program goals (disinfection, phosphorus reduction, watershed implementation, CSO, SSO, removal of onsite, septic systems, etc.).
 - Program goals can change each application year
 - There may be up to 5 points that the Town can gain for Climate Resilience. The Town is currently considering working through process to be a Climate Smart Community
 - 2025 scoring criteria not determined yet
- **Delaware plans to continue to work with the Town seek additional funding to mitigate rate impacts prior to commencement of debt services/loan repayments in 2027-2028 (3-4 years out)**
 - Request to Modify an EFC Funding Agreement
 - **Nothing new this month**
 - Current Project Financing Agreement = \$18M
 - A draft/unsigned Request to Modify an EFC Funding Agreement form and updated cost estimate on SRF Budget Form showing current and proposed budget increase to \$40M and an upgrade capacity increase from 0.686 to 0.960 MGD upgrade, as well as questions related to ER and design review schedule, was submitted to NYSEFC on 6/28/24. Comments, and responses to questions were as follows:
 - *The Town needs to sign the PFA mod request, the schedule extension needs to be included, and it should be submitted to the CWapply email address at the bottom of the form*
 - *EFC will need a new engineering report as soon as DEC confirms SPDES limits*
 - *EFC will coordinate with DEC to confirm who will be the lead agency for review and approval of the revised engineering report, BODR, plans and specifications.*
 - *EFC and/or DEC will not approve the revised ER/P&S until the new permit is finalized*
 - *EFC can start reviewing the design once draft permit limits are issued for public comment, but no review will be considered final until the final SPDES permit issued. Please check with DEC on their approval process.*
 - The final Request to Modify for a \$40M upgrade, signed by the Town Supervisor, including schedule and other additional information, was submitted to NYSEFC on September 17, 2024
 - NYSEFC is reviewing to evaluate possible opportunities for funding the additional amount
 - **Based on a call with NYSEFC on 11/7/24, a PFA for the revised project cost can't be issued until the PER Amendment is approved, which is contingent upon draft/final SPDES permit limits**
 - **FFY 2025 IUP / Updated PFA for the Updated \$40M Project Budget/FFY 2026 IUP**
 - The Final Intended Use Plan (IUP) for clean water projects became effective on October 1, 2024.
 - This project is listed on the annual list with a Total Cost of \$40M, and is eligible for short term financing in FFY 2025 (October 2024 – September 2025), pending PFA Modification Request Approval (see Request to Modify an EFC Funding Agreement, above)
 - Project Listing Update System (PLUS) update is not needed for this project since it

has a closed financing. (Confirmed with NYSEFC on 3/5/25).

Moving the WWTP Upgrade Project Forward

- Professional Services Work
 - Information Session Regarding Swan Lake Waste Water Treatment Plant Upgrades was held on 5/28 @ 6:30 pm at the Swan Lake Fire House
 - At the June 3, 2024 meeting the Town agreed to a project budget of \$40M and a plant flow capacity capable of 960,000 gpd (maximum potential WWTP buildout using the existing oxidation ditches)
 - **PER Amendment No. 1 and NY-2A Application Form for a flow expansion will be submitted to NYSDEC and NYSEFC pending Town acceptance of PER Amendment No. 1 (at the March 17, 2025 meeting)**
 - Design for a plant flow capacity capable of 960,000 gpd to resume following submittal of the PER Amendment No. 1 and NY-2A for flow expansion submittal to NYSDEC and NYSEFC
 - *See Key Items for Board Review and Consideration at this meeting and Critical Items to Keep Moving the Project Forward above*
- SPDES Permit/NY-2A Application for Flow Expansion
 - **NY-2A Application Form for a flow expansion will be submitted to NYSDEC following Town acceptance of PER Amendment No. 1 (anticipated to be approved at the March 17, 2025 meeting)**
 - Notice of Incomplete Application received on June 3, 2024
 - SPDES Permit
 - General Comments from NOI Application cover letter
 - SPDES Outfall Location
 - Incorrect outfall location in the current permit
 - Revise NY-2A to reflect current outfall location
 - Provide easements for all non-Town owned property
 - Stream Disturbance
 - Upgraded outfall pipe will require a Stream Disturbance Permit
 - Freshwater Wetlands
 - No nearby wetlands currently
 - NYSDEC is amending freshwater wetlands regulations, effective 01/01/25
 - NYSDEC may reevaluate our jurisdiction for the proposed project at a later time.
 - State Environmental Quality Review (SEQR)
 - Appears to be an Unlisted action
 - Short Environmental Assessment Form is required
 - Uniform Procedures
 - New applications processed pursuant to Uniform Procedures regulations
 - Major Action, will require a 30-day public comment period
 - Community Risk and Resiliency Act (CRRA)
 - Requirement to demonstrate that the applicant has considered future physical climate risk due to sea-level rise, storm surge and flooding
 - Technical Comments
 - General Corrections – Minor corrections required
 - NY-2A – Minor corrections/additional information required
 - Additional Submittals - Revision Required
 - Topographic Map
 - Conditional Exclusion Certification Form
 - Consideration of Future Physical Climate Risk Form
 - Stream Disturbance, Freshwater Wetlands, SEQR, Uniform Procedures, and Community Risk and Resiliency Act (CRRA)
 - Conference call with NYSDEC on June 21, 2024 focusing on outfall location
 - The current outfall location and receiving waterbody (West Branch Mongaup River), which has been in place since 1984, is not the outfall location and receiving waterbody (tributary to the West Branch Mongaup) in the existing permit.
 - Affects Water Quality analysis and may affect discharge limits

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- Plan Forward
- Delaware has prepared the response to notice of incomplete application (NOIA) and will submit to NYSDEC with PER Amendment No. 1, following Town acceptance of PER Amendment No. 1 (at the March 17, 2025 meeting)
- NYSDEC will do the Water Quality review based on actual/current outfall location to provide draft limits to Delaware/Town

- **Project Schedule (updated February 26, 2024)**

- The Anticipated Project Schedule based on completion of design prior to draft effluent limits which are anticipated to be provided by NYSDEC in October 2025
- A summary of the detailed schedule is as follows:

Task/Milestone	Timeframe Start to Complete	Date/Timeframe (A) / (T)
WQIP CFA 2024 Application	Completed	July 2024 (A)
Design Completion (intermittent)	15-months	July 2024 – September 2025 (T)
NYSEFC Request to Modify an Existing PFA	Completed	September 2024 (A)
WQIP 2024 Award Announcement	1-month	December 2024 (A)
202(b) Process & Bond Resolution	4-months	November 2024 – February 2025 (T)
Submit Final SPDES NY-2A Items	1-3 months	December 2024 – March 2025 (T)
Submit Preliminary Engineering Report	1-3 months	December 2024 – March 2025 (T)
Review & consider revising Schedule of Rates	12-months	January 2025 – December 2025 (T)
NYSDEC SPDES Permit Technical Review	6-months*	April – September 2025 (T)
WQIP CFA 2025 Application	3-months	June – August 2025 (T)
Complete Design	1-month	October 2025 (T)
NYSDEC SPDES Permit Draft Limits	1-month*	October 2025 (T)
NYSDEC SPDES Public Notice	1-2 months*	October – November 2025 (T)
NYSDEC & NYSEFC PER and Design Rev.	2-4 months*	October 2025 – January 2026 (T)
NYSDEC SPDES Permit Finalized	1-2 months*	December 2025 – January 2026 (T)
Anticipated WQIP Award Announcement	3-months	January – March 2026 (T)
NYSDEC & NYSEFC PER Approval	1-month*	February 2026 (T)
NYSDEC & NYSEFC Design Approval	1-months*	March 2026 (T)
NYSEFC Revised PFA Approval Memo	1-2 months*	March – April 2026 (T)
Authorization to go to Bid from Town	1-month	May 2026 (T)
Close on Revised SRF Financing	1-2 months*	May – June 2026 (T)
Bidding	1-months	May 2026 (T)
Review Bids, Funding, and Revised Budget	1-month	June 2026 (T)
Town GO/NO GO	1-month	June 2026 (T)
Award	1-month	June 2026 (T)
Notice to Proceed	1-2 months*	July – August 2026 (T)
Construction	18-months	September 2026 – February 2028 (T)
Substantial Completion	1-month	January 2028 (T)
Construction Completion	1-month	February 2028 (T)
NYSEFC Long Term Loan Closing	1-month*	June 2028 (T)
Revised Schedule of Rates is effective	1-month	August 2028 (T)

* Gray shading denotes regulatory processes. Estimated timeframes for action, or review and approval periods subject to change. All subsequent anticipated dates shall be revised as necessary once regulatory approvals are obtained.

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- On-site Under Ground Fuel Tanks
 - **Nothing new this month**
 - NYSDEC is seeking backfees for each 5-year period that each tank was active. Based on the fee schedule, capacity of tanks 1 and 2 was 1,500 gal, the back fee charges would be \$100 every five years from 1986 to 2011 or approximately \$500. From 2011 to present we are looking at \$300 for every five years or approximately \$900 for a total back fee charge of approximately \$1,400 – NYSDEC confirmed that fee is \$1,400
 - At the August 5, 2024 meeting the Town Board Authorize the Town Supervisor to sign the PBS Application Form, and for the Town Director of Finance to issue a check payable to NYSDEC for \$1,400 for the existing underground fuel stage tank registration application
 - Delaware picked up check from Cheryl and Application Form from the Town Supervisor and send into NYSDEC along with the tank registration application form
 - **Need to confirm with NYSDEC that the remaining section of the registration forms are properly completed**
 - **Final PBS Application and Application Fee will be submitted to NYSDEC, following the final NY-2A and PER Amendment**
- Subcontract Work
 - **Nothing new this month**
 - Mechanical/HVAC Design Review – Jade Stone (MWBE)
 - Retaining a MWBE firm to provide mechanical/HVAC design review
 - Peer review of HVAC design
 - Subcontract pending

2. *Swan Lake WWTP SPDES Permit Notice of Violation (NOV)*

Key Items for Board Review and Consideration at this meeting:

- **Review Cyclops Process Equipment's Proposal for work associated with *Confirming the Accuracy of the Flow Meters***
- **Consider authorizing the Town Director of Finance to issue a Purchase Order to Cyclops Process Equipment for work associated for the *Swan Lake WWTP Notice of Violation*, for the installation and configuration of a vendor supplied temporary doppler meter (and 1-month rental), and Town owned doppler meter to *Confirm the Accuracy of the Flow Meters*, at a cost of \$3,600**

Status Update

- Delaware submitted the Town's NOV Response package – including Draft Schedule of Compliance – on February 28, 2025 deadline, and requested that the Department review the package, and then set up a meeting to discuss Department comments so that a final SOC can be agreed upon.
- The cost to move forward with the recommended plan is estimated to be between \$700-800K
- Meeting to discuss Department comments is pending

NOV Work In Progress (before Final Schedule of Compliance)

1.) Effluent Parameter Exceedances

2-1 Flow

2-1-a – Confirm Accuracy of Flow Meters – **Pending Town Approval**

- Proposal from flow meter vendor (Cyclops Process Equipment) received on 3/7/25
 - Scope: Install and configuration a vendor supplied temporary doppler meter (1-month rental) near the new mag meter (10") of the Town owned doppler meter on the

influent FM(s)

- Cost: \$3,600/month

- Delaware recommends that the Town issue a PO to cyclops for 1-month rental
- Confirming accuracy of the existing 10" FM should be able to be completed in one month and the Town owned doppler meter on the influent FM(s) can remain in place through the 2025 season
- If the Town finds this scope and budget acceptable, we recommend that the Town Board resolves to:
 - Authorize the Town Director of Finance to issue a *Purchase Order to Cyclops Process Equipment* for work associated for the *Swan Lake WWTP Notice of Violation*, for the installation and configuration of a vendor supplied temporary doppler meter (and 1-month rental), and Town owned doppler meter to *Confirm the Accuracy of the Flow Meters*, at a cost of \$3,600

2-1-a – Sewer Use Ordinance Monitoring and Enforcement – On-going by Town

2-2 Organic Removal Performance

2-2-d – Run All Three (3) Blowers – Will be done as needed by plant staff

2-3 Waste and Remove More Sludge

2-3-a – Haul More Liquid Sludge, When Needed

- RFP to Dispose of Liquid (and dewatered) Sludge – In Progress

2-3-b – Temporary Sludge Dewatering

- RFP for Temporary Sludge Dewatering – In Progress

- Anticipated RFP schedule:

- By 3/7-3/12 – Finalize Notices and provide to Town Clerk (on Wednesday 3/12)
- By 3/7-3/12 – Finalize Bid Docs to Town Clerk (by Friday 3/14)
- 3/14 – Notices appear & Bid Docs are available
- 3/21 – Responses due by 3 PM
- 4/2 – Bid Award Recommendation/Monthly DE Project Update Handout Finalized (Wednesday before the 4/7 meeting)
- 4/7 – Award of Bids at the Town's first Board meeting in April

4.) Sewer Use Law Update

2-1 Update Sewer Use Law (source rag control only) (See Item 1-6 Above)

NOV Work Pending Final Schedule of Compliance (SOC)

1.) Screenings and Rags

1-1-a – Hire Additional Staff

1-1-b – Install New Bar Rack

1-3 – New Mechanical Screen in Influent Channel (Auger)

1-6 – Update Sewer Use Ordinance

3.) Plant Coverage

3-1 Hire more Operators at WWTP

- On December 20, 2024 NYSDEC the Town received a Notice of Violation letter for the Swan Lake WWTP Annual Compliance Inspection
- A NOV technical meeting was held on Wednesday 1/15/2025, and NYSDEC will be expecting in the form of a written response by Friday 2/14/25:
 - A proposal for dealing with screenings and rag removal at the Swan Lake SD STP and a commitment to a schedule for corrective actions so the facility may meet its permitted effluent limits during the summer of 2025
- The Department also expects the development of a revised Sewer Use Law that states a method for limiting rag generation with a control measure at sources, prior to discharge at the plant
- On February 10, 2025 Delaware Engineering requested that the Department consider granting the Town a two-week extension for the response to the NOV from 2/14 to 2/28
- NYSDEC approved this request and an extension to 2/28
- Delaware met with the Town on January 30, 2025 and February 19, 2025 to review NOV Items and Discuss the Plan forward
- At the February 19, 2025 meeting, the Town agreed to move forward with the following options:

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NOV Item / Options	
1.) Screenings and Rags	
1-1	Hire Additional Staff and Install New Bar Rack
1-3	New Mechanical Screen in Influent Channel (Auger)
1-6	Update Sewer Use Ordinance, Update by Town Attorney
2.) Effluent Parameter Exceedances	
2-1	Flow
2-1-a	Confirm Accuracy of Flow Meters
2-1-b	Sewer Use Ordinance Monitoring and Enforcement
2-2	Organic Removal Performance
2-2-d	Run All Three (3) Blowers
2-3	Waste and Remove More Sludge
2-3-a	Haul More Liquid Sludge, When Needed
2-3-b	Temporary Sludge Dewatering
3.) Plant Coverage	
3-1	Hire more Operators at WWTP
4. Sewer Use Law Update	
4-1	Update Sewer Use Law (source rag control only) (See Item 1-6 Above)

- On February 24, 2025 Delaware met with NYSDEC to go over the proposed plan
- Delaware submitted the draft NOV Response package for Town review on 2/26/25

3. *Stevensville Water Project*

Key Items for Board Review and Consideration at this meeting:

- None

Funding

- All invoices paid
- On January 3, 2025 NYSEFC submitted an Unspent Proceeds letter to the Town explain how the unspent proceeds will be applied to debt service. The Town signed and returned the letter to confirm agreement with these terms.

Engineering Services

- As-builts (Record Drawings) have been completed
- Construction certification submitted to NYSDOH with Record Drawings on 1/30/25
- Record drawings were delivered to the Town on 2/10/25
- Hard copies of other deliverables (i.e., inspection reports) and digital copies (i.e., O&Ms, inspection reports and photos, and submittals) of were submitted to the Town 3/17/25

4. *Swan Lake Sewer System Evaluation/I/I EPG Study*

Key Items for Board Review and Consideration at this meeting:

- Review status

Project Status

- Grant Agreement Pending (see Project Funding below)
- Target areas for CCTV work identified
- Subcontract with CCTV subcontractor pending
- System component inventory of targeted areas is under way

Project Funding

- All required checklist items submitted to NYSEFC on 8/16/2024

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- Town Grant Agreement with NYSEFC is pending
- Grant Agreements expected 2-3 months following acceptable Scoping Call Outline (see below)
- Engineering Agreement with the Town was reviewed by NYSEFC and approved on 3/5/25
- A Scoping Call was held on 12/3/24 to review project outline with NYSEFC
 - EFC requested an update to the Project Scope to identify target areas in system and to include a map of said areas.
 - The updated scope and map were submitted to EFC on 12/16/24
 - On January 24, 2025 NYSEFC followed up on the Scoping Call Outline asking Delaware to confirm whether flow monitoring will be done as part of this study, and if so, identify the areas being monitored
 - NYSEFC is in the process of reviewing the documents submitted for the Town's Swan Lake engineering study.
 - It was noticed that the application mentions flow monitoring, but the scope included in the Engineering Agreement does not
 - EFC asks for information like this to make sure the Town remains eligible for future studies
 - On 3/3/25 Delaware response to NYSEFC to confirm:
 - No flow monitoring will be done as part of this study
 - The application provided examples of the technologies that could be employed to investigate sources and causes of I&I. The list was not meant to be either exhaustive nor necessarily representative of the technologies that will be utilized on this project
 - In the case of Swan Lake, the Town has identified areas suspected of high levels of infiltration and have decided that the use of CCTV will be adequate for investigating the condition of the pipe
- At the October 5, 2024 meeting the Town Board resolved to agree to set aside \$60,000 to pay for all cost up front, prior to reimbursement

Anticipated Project Schedule

- The anticipated schedule is as follows:

• Adopt Board Resolutions	March 23, 2023 (A)
• Submit NYSCFA EPG Funding Application	August 11, 2023 (A)
• Award Announcement	February 15, 2024 (A)
• Award Letter received by Town	February 16, 2024 (A)
• Authorize the Town Clerk to publish the legal notice for RFQ	March 4, 2024 (A)
• Deadline to submit an executed Award Acceptance Form	March 8, 2024 (A)
• EPG Checklist of Supporting Documentation received by Town	March 13, 2024 (A)
• Provide update to Town Board	April 1, 2024 (A)
• Town adopts updated Board Resolutions and Plan of Finance	May 6, 2024 (A)
• RFQ for A/E Procurement	May August 2024 (T/A)
• Provide Legal Notice to the Town	May 6, 2024 (A)
• Provide RFQ to the Town	May 9, 2024 (A)
• Publication of the legal notice	May 10, 2024 (A)
• Deadline to submit RFQ/SOQ	June 6, 2024 (A)
• Provide Scoring, Award, & Procurement Documents to Town	by June 25, 2024 (A)
• Town Clerk to distribute and Board to review RFQs/SOQs	June 10 – 14, 2024 (A)
• Town Board to score RFQ/SOQ and select firm (at Board meeting)	July 1, 2024 (A)
• Engineering Contract Submitted to Town	July 31, 2024 (A)
• Execute Agreement with selected firm (at Board meeting)	August 5, 2024 (A)
• Submit EPG Checklist & Supporting Documentation	August 21, 2024 (A)
• Deadline to submit EPG Checklist Supporting Documentation	August 31, 2024 (A)
• Local Funding Needed (\$60,000)	November 2024 (A)
• Complete I/I Engineering Report	November 2024 – April 2025 (T)
• Field Work (CCTV & Investigations)	November 2024 (T)
• Execute Grant Agreement (GA)	by January 31, 2025 (T)
• Town Review of the I/I Engineering Report	May 2025 (T)
• Submit the I/I Engineering Report to NYSEFC	by May 30, 2025 (T)
• New project listing deadline for the FFY 2026 IUP (PER) & SRF Application	May 30, 2025 (A)
• WIIA Application Deadline	June – July 2025 (A)
• Deadline to Submit Report to NYSEFC (18 Months from execution of GA)	TBD (A)
• Grant Agreement Expiration (3 years after Grant Agreement is Executed)	TBD (A)

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- I&I work and reporting is anticipated to occur between October 2024 – May 2025 (T)

I&I Study Engineering Work Status Update

- Have base system map from 2023 EPA Administrative Compliance Order Sanitary Sewer O&M
- CCTV Inspection Services Subcontract
 - Received proposals for CCTV Inspection Services. Subcontract execution by 3/14/25
 - CCTV Inspection Services work is anticipated to be completed in March-April
 - W&S Dept. scheduled to provide Traffic Control and Maintenance (TC&M) for CCTV Inspection Services Work before Spring/Summer work load (\$1,300/day savings, and will allow CCTV subcontractor to complete more work)
- Developing system component inventory (e.g. mains, manholes, and pump station) for the targeted areas
- Continuing to summarize WWTP flows and precipitation
- More work pending
- All checklist items were submitted to NYSEFC on 8/22/24
- Engineering Agreement is under review by NYSEFC
- Based on the 2/16/24 Award Notification Letter, the Village must enter into a Grant Agreement by September 30, 2024. More recent correspondence with NYSEFC indicates that a Grant Agreement will be executed in November 2024 and initial funds (\$12,500) will be available in December 2024
- Town needs a plan to have funds in place to pay for all services (\$60,000), until grant is fully disbursed
- The EPG Grant Program is an expenditures reimbursement program
- Overall, the goal is to develop an I&I report to do a capital project that is funded by State (SRF & WIIA) and Federal (BIL) funds
- SRF & BIL application deadline is May 30, 2024 (Financing applications, and new project listing deadline) and WIIA application deadline is typically June-July
- This next funding application will be the last for the BIL funding
- Note, funding for this project is being provided through NYSEFC and the Town is required to commit matching funds equal to 20% (\$10,000) of the grant award
- Grant Payments to the Town, with invoices and cost documentation, are as follows.
 - 25% of grant amount (\$12,500) upon Execution of Grant Agreement
 - 25% of grant amount (\$12,500) upon Engineering Report Submittal
 - 50% of grant amount (\$25,000) upon Engineering Report Acceptance
- Excerpt from 2023 EFG Grant Summary:
Grant Payments

Grants are disbursed in three or more payments based on the municipality's progress toward completion of an approvable engineering report. The municipality will receive the first disbursement in the amount of 25% of the total grant amount as an advance payment upon execution of the Grant Agreement with EFC. The second disbursement in the amount of 25% of the total grant amount will be made to the municipality when an approvable engineering report has been submitted for review. Note invoices and cost documentation is needed at this time. The third and final disbursement will be made once the engineering report has been accepted as complete by EFC/DEC and the remaining invoices have been submitted.

5. Devaney Road Development Engineering

Key Items for Board Review and Consideration at this meeting:

- None

Status Update

- At the January 6, 2025 meeting the Town Board resolved to authorize Delaware Engineering to provide engineering services associated with the Devaney Road Development for services provided in 2024 and going forward in 2025 under the 2025 General Services Agreement, and reimbursed to the Town through the escrow account
- On January 3, 2025 Delaware Engineering participated in a meeting via zoom, with the Town, Developer, and their Engineers to review the latest plans and the technical documents and to discuss the project and plan forward
- Revised plan submitted to the Town on 2/13/25
- Delaware advised on 3/7/25 to proceed with review and review is underway
- In June-July 2024 Delaware had numerous discussions with Developer, Delta Engineers and Town about the planned development and water supply facilities, and conducted a flow review/data summary on the Stevensville water system to determine available system capacity for the development

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- The Town requested \$5,000 in escrow to complete this work
- At the July 1, 2024 meeting the Town agreed to the development with certain restrictions and conditions on water usage
- On 12/16/24 the Town received the final plans from the Developer/Delta Engineering
- Delaware received a request form the Town Supervisor to review the plans and correspond with Delta, under the escrow account
- Delaware estimates that at least \$10,000 will be required to cover 2024 work and complete the review
- Work can be completed under the 2025 General Services Agreement on a time and materials basis with a budget of \$10,000.
- If we believe that work will exceed this budget, Delaware will notify the Town.

6. *Loomis WWTP Clarifier Repair*

Key Items for Board Review and Consideration at this meeting:

- **Review status**
- **Review anticipated scope and consider authorizing Delaware to provide the proposed engineering services work required for the *Loomis WWTP Clarifier Repair*, on a time and materials basis, under the *2025 General Services Agreement***

Status Update

- The Phase 1 clarifier (Kelly Engineering, installed in 2013-2014) needs some repair work (current offline)
- If an issue were to occur with the second clarifier, the facility would violate the SPDES permit for TSS, BOD, Phosphorus, etc., and would have to submit a Non-Compliance Event Form, and could receive a Notice of Violation (NOV) with enforcement action
- One quote received +/- \$15K from Clarifier vendor (e.g., bearing, oil seal, flange bearing, torque tube, steady shaft, fastener, etc.). Actual scope of work and full description of services not detailed
- Town procurement requires for all estimated public works contracts of:
 - \$3K < \$X < \$10K verbal RFP and proposals from three (3) vendors
 - \$10K < \$X < \$35K written RFP and proposals from three (3) vendors
 - > \$35K < ; formally bid pursuant to General Municipal Law § 103
- At the December 16, 2024 meeting the Town agreed to retain Delaware to assist with work on a time and materials basis with a not to exceed budget under the General Services Agreement
- The Town agreed to the 2025 General Services agreement in place at the January 6, 2025 meeting
- **Damon met with the Town Supervisor and the Town has directed Delaware to begin this critical work**
- **The anticipated scope of engineering services work required to complete the Loomis WWTP Clarifier Repair, generally includes the following:**
 - Refine the scope of work with clarifier manufacturer/vendor and plant staff
 - Package vendor supplied Shop Drawings and Submittal information (or develop upgrade drawings, plan and section, 2-4 sheets) if sufficient data is missing
 - Develop draft RFP including project background, scope, response requirements (site visit optional), payment/compensation (prevailing state wage rates), schedule, insurances, questions, and upgrade drawing
 - Review RFP with Town W&S Dept.,
 - Coordinate with Town Clerk on response schedule
 - Develop Advertisement for Bid and Coordinate with Town Clerk for publication (optional)
 - Provide final RFP to Town Clerk for distribution
 - Review and Summarize responses
 - Provide recommendation or award for Town Board consideration
 - Coordinate PO with Town Director of Finance
 - Review submittals, requests for payment
 - Up to 4 site visits by a construction inspector for onsite observation
 - Up to 1 site visit by an engineer/project manager for engineering during construction
 - Other?

- If the Town finds the anticipated scope acceptable, we recommend that the Town Board resolves to:
 - Authorize Delaware to provide the proposed engineering services work required for the Loomis WWTP Clarifier repair, on a time and materials basis, under the 2025 General Services Agreement

7. *Indian Lake Sanitary Sewer Main Repair (Swan Lake Sanitary Collection System)*

Key Items for Board Review and Consideration at this meeting:

- Review status
- Review anticipated scope and consider authorizing Delaware to provide the proposed engineering services work required for the the *Indian Lake Sewer Replacement*, on a time and materials basis, under the 2025 General Services Agreement

Status Update

- A sanitary sewer main (+/-150) is failing and causing raw sewage to back up and surface
- Sewer main slopes and depths in this area are known to be shallow
- W&D Dept. believe that the main is comprised from shallow depth and freeze thaw cycles
- It appears from historic drawings that there is an existing easement, however there are trees, fences and porches over top of the main
- A contractor provided a quote to replace the sanitary sewer main that exceeded \$35K, and didn't include dealing with the obstructions, and depending on the final scope, it is very likely that This work likely will need to be publicly bid
- Delaware made a preliminary a site visit, and plans come up with options for Town consideration
- At the December 16, 2024 meeting the Town agreed to retain Delaware to assist with work on a time and materials basis with a not to exceed budget under the General Services Agreement
- The Town agreed to the 2025 General Services agreement in place at the January 6, 2025
- **Damon met with the Town Supervisor and the Town has directed Delaware to begin this critical work**
- **Town attorney confirmed Town easements on 3/11/25**
- **The scope of engineering services work required to complete the Indian Lake Sewer Repair, generally includes the following:**
 - Conduct preliminary site visit (completed)
 - **Review CCTV work and documents with W&S Dept. and scope of work**
 - **See if it can be done with Town forces**

If not:

- Develop upgrade drawings (plan and profiles, 2-4 sheets) based on existing infrastructure (no new site survey) (Regen, LLC \$2,500 or DE w/ Trimble)
- Develop draft RFP including project background, scope, response requirements (site visit optional), payment/compensation (prevailing state wage rates), schedule, insurances, questions, and upgrade drawing, for public bidding
- Review bid document with Town W&S Dept.
- Coordinate with Town Clerk on response schedule
- Develop Advertisement for Bid and Coordinate with Town Clerk for publication for public bidding
- No approvals required? Not an Extension
- Provide final bid documents to Town Clerk for distribution
- Review and Summarize responses
- Provide recommendation or award for Town Board consideration
- Coordinate PO with Town Director of Finance
- Review submittal, request for payment
- Up to 6 site visits by a construction inspector for onsite observation
- Up to 2 site visits by an engineer/project manager for engineering during construction

- Other?
- If the Town finds the anticipated scope and budget acceptable, we recommend that the Town Board resolves to:
 - Authorize Delaware to complete the proposed engineering services work required for the *Indian Lake Sewer Replacement*, on a time and materials basis, under the *2025 General Services Agreement*

8. *Ferndale Rd/Ferndale Loomis Road Intersection Waterline Crossing*

Key Items for Board Review and Consideration at this meeting:

- No change

Status Update

- Under review with Damon
- At the December 16, 2024 meeting the Town agreed to retain Delaware to assist with work on a time and materials basis with a not to exceed budget under the General Services Agreement
- The Town agreed to the 2025 General Services agreement in place at the January 6, 2025 meeting
- Delaware will provide the Town with a scope for consideration next month

Background

- The barrier that protects the waterline crossing from traffic traveling south-east on the Ferndale Loomis Road (Steep Grade) has been struck by larger vehicles three times since 2021. See photos and plan (attached)
- In the most recent event, the impact moved the barrier so that it is now touching the piping, and may have moved the vertical section of waterline out of alignment. It appears that the barrier may be cast around the vertical segment of pipe. See detail on plan (attached)
- In its current state it seems stable but it might break the line if it sustains another impact
- The Town Highway Department has worked with the County to place "Steep Grade" signs at the top of the Ferndale Loomis Road
- Damon and Cheryl have asked us to work with the Town to provide a recommendation for repair and get costs/proposals to complete the repairs, that will be submitted to the insurance company of the business/motorist at fault
- The nearby County bridge and guiderails sustained significant damage in the two recent events, the County wishes to repair the bridge structure and replace the guiderail this season before the traffic in that area increases
- At this time, the recommended repair would be to isolate and shut down the crossing, demo existing barrier, and install a new barrier that is similar to the existing (due to limited space). It is unlikely that the work required to complete repair (demo existing and cast new barrier) will be able to be completed without shutting down the line, and would be without service, for possibly up to a month
- Need to review and confirm with the Town Water & Sewer Dept:
 - What needs to be done to shut that line down?
 - Can temporary service be installed (e.g., hydrant to hydrant) at/near the bridge?
 - Is there a secondary supply?
 - If no secondary supply, how long can this line be down for?
- The County is considering the possibility of working with the Town to complete the necessary repairs through an intermunicipal agreement (IMA) with the Town, but may ultimately decline considering the close proximity to the Town's waterline

9. *Liberty Business Park (Old Rte 17 Corridor Development Project)*

Key Items for Board Review and Consideration at this meeting:

- None

Funding

- Total Project Cost: \$24,028,000
 - Scope: Upgrades to the existing water and sewer infrastructure along the old Route 17 corridor
- Funding Secured
 - \$20M Fast NY Grant (state) – Approved for design, construction, and utility infrastructure work
 - A conference call was held with ESD on 11/13/24
 - After board approval, all FAST NY projects must go through ESD's public hearing process and subsequently be approved by the Public Authorities Control Board (estimated time frame of 60 days)

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- Payments will be made as frequently as quarterly, pro-rata according to ESD's share of the project, on a cost-incurred basis
 - Need to complete SEQR, SHPO, SGIS
 - There is a one percent (1%) non-reimbursable commitment fee assessed to all awardees based on the grant amount awarded (\$200,280). The commitment fee will be due when the applicant executes documents required for processing the award, following approval by ESD Directors
 - This award shall terminate two calendar years from the date of this letter if the project has not commenced
 - The federal funding can be used for the match requirement
- **\$1 USEPA STAG CWSRF/Congressionally Directed Spending (CDS) Grant (federal)**
- A conference call was held with EPA on 10/3/24
 - The cost share requirement will be 20% of the total cost of the project plus the additional 80% from the Community Grant (\$1,000,000 (80%) + \$250,000 community match (20%) to total \$1,250,000 million)
 - The match can be any other source of funds except other federal dollars
 - Require National Environmental Policy Act (NEPA) review

Engineering

- At the February 3, 2025 meeting the Town Board determined through the required RFQ process that Delaware Engineering is the most highly qualified firm to provide the required A/E services, and that Supervisor, Frank DeMayo is hereby authorized to enter into contract negotiations and execute a Professional Services Agreement with said firm.
- A professional services Agreement for Professional Services Agreement for the engineering/professional services associated with the Liberty Business Park (Old Route 17) Corridor Infrastructure Upgrades will be submitted to the Town for consideration at an April 2025 Town Board meeting
- RFQ is required
- Delaware developed a draft RFQ and sent to the Town Supervisor for review on 12/5/24
- At the December 2, 2024 meeting the Town Board authorized the Town Clerk to advertise for Professional Services Request for Qualifications for engineering services work associated with the Liberty Business Park (Old Route 17 Corridor) Infrastructure Upgrades, contingent upon approval from USEPA and Town choosing the dates for publication and for responses
- The Town Supervisor sent the draft RFQ to the USEPA to confirm that all requirements are present on 12/6/24
- USEPA conducted their review of the RFQ and confirmed that all of their requirements had been met on 12/9/24
- Delaware finalized the RFQ and legal notice and sent to the Town for advertisement in the NYS Contract Reporter, and Sullivan County Democrat with a due date of 1/22/25
 - The RFQ was advertised the Contract Reporter on 12/23/24
 - The RFQ will be advertised on in the Sullivan County Democrat on 1/3/25
- Responses to the RFQ/Statement of Qualifications (SOQs) submitted to the Town on 1/22/25
- The Town Clerk distributed all responses to the Supervisor and all Board members at the February 3, 2025 meeting

10. Attachments

- Swan Lake WWTP NOV
 - 2-1-a – Confirm Accuracy of Flow Meters
 - Cyclops Process Equipment Proposal

11. Items Discussed or Reviewed at Meeting but not distributed with this package:

- Swan Lake WWTP Upgrade PER Amendment No. 1

Liberty (T) TBM Handout 03-17-25.docx
Enclosures

Town of Liberty Finance Office
120 North Main Street
Liberty, NY 12754
(845) 292-5772
c.gerow@townofliberty.org

DATE: March 4, 2025
TO: Kenneth Klein, Esq.
FROM: Cheryl Gerow
RE: Capital Reserve Fund Resolution

Please prepare the necessary resolutions and legal notices for expenditures from the Reserve—Stevensville Water Capital Reserve Fund for the replacement and installation of a booster pump not to exceed \$26,795.00 for the March 17, 2025 Town Board Meeting.

Thank you.

EXHIBIT D: OPINION OF COUNSEL

[Letterhead of Counsel to the Grantee]

[Date]

Empire State Development Corporation
655 Third Avenue
New York, New York 10017

Attn: Arturo Rodriguez

Re: Town of Liberty Green Building Restoration RESTORE VII, Project #135,959

Ladies and Gentlemen:

We have acted as special counsel to Town of Liberty, a municipality (the "Grantee"), in connection with the execution and delivery of the Grant Disbursement Agreement dated [Date of Agreement] (the "Agreement") between New York State Urban Development Corporation d/b/a Empire State Development ("ESD") and the Grantee.

This opinion letter is being furnished to you at our client's request pursuant to Section 3(a) of the Agreement. Capitalized terms used but not defined herein shall have the meanings assigned thereto in the Agreement.

In rendering the opinions set forth herein, we have examined originals, or copies certified or otherwise identified to our satisfaction, of such documents, corporate records and other instruments as we have deemed necessary or appropriate for the purposes of this opinion letter, including (a) the Agreement, (b) the certificate of incorporation of the Grantee and (c) the by-laws of the Grantee. We have also examined and relied upon such other matters of law, documents, certificates of public officials and representations of officers and other representatives of the Grantee as we have deemed relevant, appropriate or necessary to the rendering of our opinions.

In rendering the opinions expressed below, we have assumed the legal capacity of all natural persons signing documents and that the signatures of persons signing all documents in connection with which this opinion letter is rendered are genuine, all documents submitted to us as originals or duplicate originals are authentic and all documents submitted to us as copies, whether certified or not, conform to authentic original documents. Additionally, we have assumed and relied upon the accuracy and completeness of all certificates and other statements, documents, records, financial statements and papers reviewed by us, and the accuracy and completeness of all representations, warranties, confirmations, schedules and exhibits contained in the Agreement, with respect to the factual matters set forth therein.

As to any facts material to the opinions expressed herein that we did not independently establish or verify, we have relied upon written statements and representations of

officers and other representatives of the Grantee and of certain public officials. We have also assumed and relied upon the accuracy and completeness of all certificates and other statements, representations, documents, records, financial statements and papers reviewed by us, and the accuracy and completeness of all representations, warranties and exhibits contained in the Agreement with respect to the factual matters set forth therein.

Based upon the foregoing and subject to the assumptions, qualifications and other matters set forth herein, we are of the opinion that:

1. The Grantee is validly existing and in good standing under the laws of the State of New York and has full power and authority to execute and deliver the Agreement and to perform its obligations thereunder.

2. The Agreement has been duly authorized, executed and delivered by the Grantee and (assuming its due authorization, execution and delivery by ESD) is binding on and enforceable against the Grantee in accordance with its terms, subject to applicable bankruptcy, insolvency reorganization, arrangement, liquidation, moratorium, fraudulent conveyance or transfer and other similar laws relating to or affecting creditors' rights generally from time to time in effect and to general principles of equity (regardless of whether enforcement is sought in a proceeding in equity or at law), and except as rights under the Agreement to indemnity and contribution may be limited by federal or state laws.

We are admitted to practice in the State of New York and we express no opinion as to any matters governed by any laws other than the laws of the State of New York. The opinions expressed herein that are based on the laws of the State of New York are limited to the laws generally applicable in transactions of the type covered by the Agreement.

This opinion letter is for the benefit solely of ESD and not for the benefit of any other person. We are opining herein only as of the date hereof and we undertake no, and disclaim any, obligation to advise you of any changes in any matter set forth herein, regardless of whether changes in such matters come to our attention after the date hereof. No attorney-client relationship exists or has existed with ESD by reason of our preparation, execution and delivery of this opinion letter. By providing this opinion letter and permitting reliance hereon by you, we are not acting as your counsel and have not assumed any responsibility to advise you with respect to the adequacy of this opinion letter for your purposes. This opinion letter may not be relied upon by any other person or for any other purpose or used, quoted or otherwise referred to for any other purpose.

Very truly yours,