

**Authorizing The Commissioner Of Finance To Accept Bids For
Parcels Of County-Owned Real Properties For Private Sale And
Authorizing The Chairman Of The Ulster County Legislature To
Convey Such Parcels – Department Of Finance**

Referred to: The Ways and Means Committee (Chairman Gerentine and Legislators Allen, Bartels, Belfiglio, Briggs, Maio, and Maloney)

Chairman of the Ways and Means Committee, Richard A. Gerentine, and Deputy Chairman Thomas J. Briggs offer the following:

WHEREAS, this resolution has been submitted by the County Executive on behalf of the Department of Finance; and

WHEREAS, the Commissioner of Finance has requested permission to accept bids for parcels of county-owned real property as hereinafter described, which was acquired by the County by reason of non-payment of taxes, and has previously been offered at a public auction; and

WHEREAS, said parcel # 8 of the 2016 Public Auction, listed as 144 x 120 feet, residential, 1734 Broadway/Route 9W, in the Town of Esopus, section block and lot number 80.1-3-10, has unpaid taxes in the amount of \$10,805.00 dating back to the year 2013; and

WHEREAS, the prospective purchaser of parcel # 8 has bid \$10,805.00 for the property which is the amount of taxes due; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

WHEREAS, said parcel # 41 of the 2016 Public Auction, listed as 202 x 138 feet, residential, 148 Reservoir Rd., in the Town of Marlborough, section block and lot number 108.2-1-23, has unpaid taxes in the amount of \$13,734.00 dating back to the year 2013; and

WHEREAS, the prospective purchaser of parcel # 41 has bid \$13,734.00 for the property which is the amount of taxes due; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

WHEREAS, said parcel # 43 of the 2016 Public Auction, listed as 350 x 191 feet, vacant land, Shari Drive, in the Town of Marlborough, section block and lot number 108.2-8-51, has unpaid taxes in the amount of \$19,757.00 dating back to the year 2010; and

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WHEREAS, the prospective purchaser of parcel # 43 has bid \$2,000.00 for the property which is the upset price as determined by the Real Property Tax Service Agency; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

WHEREAS, said parcel # 60 of the 2016 Public Auction, listed as 1.00 acre, vacant land, Sarafian Rd., in the Town of New Paltz, section block and lot number 86.18-2-23, has unpaid taxes in the amount of \$12,532.00 dating back to the year 2013; and

WHEREAS, the prospective purchaser of parcel # 60 has bid \$12,532.00 for the property which is the amount of taxes due; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

WHEREAS, said parcel # 172 of the 2016 Public Auction, listed as 5.2 acres, vacant land, Oliverea Rd., in the Town of Shandaken, section block and lot number 12.18-1-6, has unpaid taxes in the amount of \$4,626.00 dating back to the year 2012; and

WHEREAS, the prospective purchaser of parcel # 172 has bid \$4,626.00 for the property which is the amount of taxes due; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

WHEREAS, said parcel # 198 of the 2016 Public Auction, listed as 75 x 167.40, residential, 43 Wildwood Ln., in the Town of Ulster, section block and lot number 39.7-11-15, has unpaid taxes in the amount of \$8,262.00 dating back to the year 2013; and

WHEREAS, the prospective purchaser of parcel # 198 has bid \$8,262.00 for the property which is the amount of taxes due; and

WHEREAS, the prospective purchasers shall be responsible for the 2016-17 school tax and all subsequent tax levies; and

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WHEREAS, these conveyances constitute Type II actions under section 4.1.5 of the County of Ulster’s State Environmental Quality Review Act (SEQRA) Type II List that was adopted in Resolution No. 118 on April 20, 2010; and

WHEREAS, as per section 3 of the County’s Type II List, these actions do not pose a significant potential environmental impact and may be progressed as Type II actions in accordance with 6 NYCRR Part 617 of SEQRA; now therefore, be it

RESOLVED, that the Ulster County Commissioner of Finance is authorized to accept payment as follows:

PREVIOUS OWNER	TOWN	BIDDER	BID AMOUNT
Harkness Sign Art Studio SBL#: 80.1-3-10 Parcel #8	Esopus	Viviani, Catello PO Box 1973 Kingston, NY 12402	\$10,805.00
Lomonaco, Ralph & Ruth SBL#: 108.2-1-23 Parcel # 41	Marlborough	Waheed, Mohammad M. 144 Reservoir Rd. Marlboro, NY 12542	\$13,734.00
Squillante & Masarachia SBL# 108.2-8-51 Parcel # 43	Marlborough	Stillwater Recovery, LLC 339 Park Lane Massapequa Park, NY 11762	\$ 2,000.00
Sarafian, Walter SBL#: 86.18-2-23 Parcel #60	New Paltz	Dumas, Julien Y. Fleuriot, Heronne 7 Sarafian Rd. New Paltz, NY 12561	\$12,532.00
Bauer, Lawrence SBL#: 12.18-1-6 Parcel # 172	Shandaken	Oliverea K. Partners One LLC 44 Montgomery Street San Francisco, CA 94104	\$ 4,626.00
Bunce, Henry SBL#: 39.7-11-15 Parcel # 198	Ulster	Vogt, Paul & Irene 57 Wildwood Lane Saugerties, NY 12477	\$ 8,262.00

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and, be it further,

RESOLVED, that the Chairman of the Ulster County Legislature is authorized and directed to make, execute and deliver to said bidder making payment, a quitclaim deed conveying the interest of the County in said parcel, which quitclaim deed shall contain the covenant that the said County of Ulster shall in no event be or become liable for any defects in title conveyed for any cause whatsoever, and that no claim or demand of any nature shall ever be made against the County of Ulster arising from such sale, conveyance or the proceedings leading thereto,

and moves its adoption.

ADOPTED BY THE FOLLOWING VOTE:

AYES: 20 NOES: 0
(Absent: Legislators Fabiano, R. Parete and
Roberts)

Passed Committee: Ways and Means on July 12, 2016

FINANCIAL IMPACT:
TOTAL UNPAID TAXES: \$69,716.00
TOTAL ACCEPTED BID: \$51,959.00

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STATE OF NEW YORK

ss:

COUNTY OF ULSTER

I, the undersigned Clerk of the Legislature of the County of Ulster, hereby certify that the foregoing resolution is the original resolution adopted by the Ulster County Legislature on the 19th Day of July in the year Two Thousand and Sixteen, and said resolution shall remain on file in the office of said clerk.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of the County of Ulster this 20th Day of July in the year Two Thousand and Sixteen.

|s| Victoria A. Fabella
Victoria A. Fabella, Clerk
Ulster County Legislature

Submitted to the County Executive this
21st Day of July, 2016.

Approved by the County Executive this
22nd Day of July, 2016.

|s| Victoria A. Fabella
Victoria A. Fabella, Clerk
Ulster County Legislature

|s| Michael P. Hein
Michael P. Hein, County Executive