

Resolution No. 12 January 22, 2013

Authorizing The County Commissioner Of Finance To Accept Bids For Private Sale On Various Parcels Of County-Owned Property 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 Harris, Maio, Maloney, Gregorius, Provenzano & Rodriguez)

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

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

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

WHEREAS, said parcel # 27 of the 2012 Public Auction, listed as .46 acres, vacant land, in the Town of Marbletown, section block and lot number 61.4-3-15, has unpaid taxes in the amount of \$2,585.57 dating back to the year 2008; and

WHEREAS, the prospective purchaser of parcel # 27 has bid \$1,000.00 for the property, which amount falls within the upset price range as determined by the County's Real Property Tax Service Agency; and

WHEREAS, said parcel # 28 of the 2012 Public Auction, listed as .32 acres, vacant land, in the Town of Marbletown, section block and lot number 61.4-3-17, has unpaid taxes in the amount of \$2,107.24 dating back to the year 2008; and

WHEREAS, the prospective purchaser of parcel # 27 has bid \$1,000.00 for the property, which amount falls within the upset price range as determined by the County's Real Property Tax Service Agency; and

WHEREAS, said parcel # 76 of the 2012 Public Auction, listed as 1.4 acres, vacant land, in the Town of Rochester, section block and lot number 68.1-2-57.200, has unpaid taxes in the amount of \$3,215.19 dating back to the year 2009; and

WHEREAS, the prospective purchaser of parcel # 76 has bid \$3,215.19 for the property, which is the amount of the unpaid taxes; and

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WHEREAS, said parcel # 104 of the 2012 Public Auction, listed as 1.47 acres, residential, in the Town of Saugerties, section block and lot number 28.4-5-9, has unpaid taxes in the amount of \$14,436.53 dating back to the year 2009; and

WHEREAS, the prospective purchaser of parcel # 104 has bid \$14,436.53 for the property, which is the amount of the unpaid taxes; and

WHEREAS, said parcel # 152 of the 2012 Public Auction, listed as 30 feet by 130 feet, vacant land, in the Town of Wawarsing, section block and lot number 83.18-1-14, has unpaid taxes in the amount of \$1,010.86 dating back to the year 2008; and

WHEREAS, the prospective purchaser of parcel # 152 has bid \$300.00 for the property, which amount falls within the upset price range as determined by the County's Real Property Tax Service Agency; and

WHEREAS, said parcel # 159 of the 2012 Public Auction, listed as .47 acres, vacant land, in the Town of Wawarsing, section block and lot number 66.4-2-41, has unpaid taxes in the amount of \$1,272.51 dating back to the year 2009; and

WHEREAS, the prospective purchaser of parcel # 159 has bid \$1,272.51 for the property, which is the amount of the unpaid taxes; and

WHEREAS, said parcel # 168 of the 2012 Public Auction, listed as .5 acres, vacant land, in the Town of Wawarsing, section block and lot number 76.3-3-60.200, has unpaid taxes in the amount of \$1,524.62 dating back to the year 2009; and

WHEREAS, the prospective purchaser of parcel # 168 has bid \$1,524.62 for the property, which is the amount of the unpaid taxes; and

WHEREAS, all of the prospective purchasers shall be responsible for the 2012-13 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 by Resolution No. 118 dated 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
Parcel # 27 Dalton-Brush Building & Consulting, LLC SBL# 61.4-3-15	Marbletown	Norma E. Amaro 163 Glenerie Blvd. Saugerties, NY 12477	\$1,000.00
Parcel # 28 Dalton-Brush Building & Consulting, LLC SBL# 61.4-3-17	Marbletown	Norma E. Amaro 163 Glenerie Blvd. Saugerties, NY 12477	\$1,000.00
Parcel # 76 PJM Holding, LLC SBL# 68.1-2-57.200	Rochester	Glenn H. Dymond 45 Cemetery Rd. Kerhonkson, NY 12446	\$3,215.19
Parcel # 104 Frangello, Frank James Frangello, Michael SBL# 28.4-5-9	Saugerties	George M. Baladi 775 42 nd Street Brooklyn, NY 11232	\$14,436.53
Parcel # 152 Richardon, Joseph III SBL# 83.18-1-14	Village of Ellenville	Maria Garcia P.O. Box 167 Napanoch, NY 12458	\$300.00

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PREVIOUS OWNER	TOWN	BIDDER	BID AMOUNT
Parcel # 159 Sebastian V & M SBL# 66.4-2-41	Wawarsing	Maria Garcia P.O. Box 167 Napanoch, NY 12458	\$1,272.51
Parcel # 168 Zenecky, Marie SBL# 76.3-3-60.200	Wawarsing	Carmine Boeninghaus 168 Bidwell Avenue Staten Island, NY 10314	\$1,524.62

and be it further,

RESOLVED, that the Chairman of the Ulster County Legislature is authorized to execute and cause to be delivered to each 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 move its adoption.

ADOPTED BY THE FOLLOWING VOTE:

AYES: 22 NOES: 0
(Absent: Legislator Harris)
(Legislator Richard Parete arrived at 7:13 PM)

Passed Committee: Ways and Means on January 15, 2013

FINANCIAL IMPACT:
TOTAL UNPAID TAXES: \$26,152.52
TOTAL ACCEPTED BIDS:\$22,748.85

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STATE OF NEW YORK

ss:

COUNTY OF ULSTER

This is to certify that I, the undersigned Clerk of the Legislature of the County of Ulster have compared the foregoing resolution with the original resolution now on file in the office of said clerk, and which was adopted by said Legislature on the 22nd Day of January, 2013, and that the same is a true and correct transcript of said resolution and of the whole thereof.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of the County of Ulster this 23rd Day of January in the year Two Thousand and Thirteen.

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

Submitted to the County Executive this
23rd Day of January, 2013.

Approved by the County Executive this
28th Day of January, 2013.

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

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