



DIVISION OF PLANNING, COMMUNITY DEVELOPMENT & ENVIRONMENTAL MANAGEMENT

ACTIVITY REPORT

June 2026

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I. PLANNING ACTIVITY

Land Use Planning & Technical Assistance:

GENERAL MUNICIPAL LAW – 239 Referrals					
Date Received	Date Requested	Project Name	Action Type	Referral ID #	Legislator
5/26/26	6/25/26	390 State Route 52	Site Plan Review	FAL26-07	Perrello
6/1/26	7/1/26	The Empress	Site Plan Review	FAL26-08	Perrello
6/3/26	7/3/26	CR Laird Rd., LLC	Subdivision Review	BET26-03	M. McPhillips
6/5/26	6/30/26	LL #3 of 2026 – Right to Farm	Other	FAL26-09	Ward
6/8/26	7/2/26	White Lake Mansion	Site Plan Review	BET26-04	M. McPhillips
6/11/26	7/6/26	OTD Properties 1, LLC	Special Use Permit	LIB26-12	B. McPhillips
6/12/26	7/10/26	LL #1 of 2026 Moratorium on Data Center Facilities	Adoption / Amendment	HIG26-01	M. McPhillips
6/12/26	7/10/26	LL #2 of 2026 Moratorium on Package Plants	Adoption / Amendment	HIG26-02	M. McPhillisp
6/17/26	7/17/26	The Empress	Change of Zoning	FAL26-10	Perrello
6/25/26	7/24/26	Town of Bethel Comprehensive Plan	Adoption / Amendment of Comprehensive Plan	BET26-05	M. McPhillips

- Planning staff continues to work on providing training on a wide range of topics for municipal board members so they can get their required 4 hours of New York State Department of State Training. The New York State Energy Research and Development Authority (NYSERDA) will be coming to Sullivan County in the Hearing room on July 28th at 5 pm to give an overview of solar and Battery Energy Storage Systems (aka BESS) model ordinances as well as the Office of Renewable Energy Siting and Electric Transmission (ORES) permitting process. 3.5 credit hours of municipal training will be available. The Division of Planning is also looking into potential credits for municipal engineers for this training. Additionally, staff continue to maintain a list of training resources on the county website.
- Planning is updating the County Databook, which compiles US Census and other data for the county. It will be available on the Planning website arranged by topic area and updated as needed based on availability of data.

Land Use, Strategic and Comprehensive Planning

- **Comprehensive Planning**
 - Planning will file an application with the NYS Department of State via the Consolidated Funding Application process to support the Comprehensive Plan initiative. A 15% match will be required which Planning intends to provide as in-kind services. A resolution is on the agenda to authorize submission of the grant.
- **Water Resources and Infrastructure**
 - Monthly meetings with the consultant, LaBella, have begun for the study of the hydrogeology of in relation to subsurface conditions throughout the County to assess the County's water resources. LaBella is currently collecting data and information to incorporate into their analysis of existing conditions. The process is anticipated to take a year to complete.
- **Hazard Mitigation Plan**
 - Sullivan County's updated plan is now posted to MitigateNY 2.0, New York State's updated web-based hazard mitigation planning platform and database. A link to the plan and survey for public feedback, are available on our website, in the *Plans and Studies* section.
 - The public review period remained open until Friday, June 5th. NYS Department of Homeland Security and Emergency Services is reviewing the plan to ensure that all requirements were met, and following their review, the plan will then be reviewed by FEMA.
 - Municipalities may adopt the plan once the State review is completed. All municipalities must adopt the plan.

Recreation, Quality of Life & Tourism-based Economic Development

- Sullivan Paving has made progress on the Neversink Crossing, and the prefabricated bridge was delivered and placed on the abutments, and the concrete decking was installed. The County has been working with the project partners to draw down the funds, and successfully received the first draw down of the federal funds through New York State Department of Transportation. Two of the grants have been closed. The project is expected to be complete this summer.



PHOTO BY DAN HUST

- The use and occupancy agreement between New York State Department of Transportation and the Town of Liberty for the Parksville extension is tied with the acquisition process for multiple parcels related to the rerouting of Route 17. The design is complete. Planning has helped coordinate other environmental requirements necessitated by the involvement of New York State Department of Transportation, New York State Office of Parks and Historic Preservation, and federal funds.
- The Town of Rockland is working with Rotary Park on the section of trail from Livingston Manor towards Parksville. Engineering work is complete, and the Town is preparing an application to get funding through the Transportation Alternatives Program.

- Staff continue to work with the Open Space Institute to help municipalities acquire rights of way to the trail. Planning will assist the Town of Liberty with a grant application to acquire a parcel near the Village.
- Staff continue to participate in quarterly meetings of the O&W Rail Trail Alliance as well as regular meetings with the engineering firm and partner municipalities.
- The next event planned is the BowWO&W on Sunday, August 9th. It will start in Dog Patch Park in Fallsburg. Participants will be encouraged to walk down to the Fallsburgh Tunnel entrance. The tunnel itself will remain closed, but work was completed on the adjacent trail.



RUGER, LAST YEAR'S WINNING
BOWWO&W

Community Development & Revitalization

- **Bicycle and Pedestrian Infrastructure Master Plan**
 - Work continues on the draft Master Plan, as well as draft roadway and sidewalk inventory to guide infrastructure planning and analysis of county infrastructure to identify areas for additional sidewalks, bike lanes or other improvements and amenities such as crosswalks. The plan is expected to be completed by the end of Quarter 3.
 - The consultant continues preliminary design development on capital projects that were identified during the course of the planning process. Community stakeholders continue to be engaged during this process.
- **Housing**
 - Planning staff attended a roundtable discussion organized by Assemblywoman Paula Kay to discuss housing opportunities with large employers, housing developers, and municipal representatives.
 - Met with members of the Town of Tusten housing committee to discuss available programs and organizations to address housing affordability in rural communities.
- **Administrative**
 - Attended monthly meeting of Sullivan County Land Bank
 - 2027 Operating Budget Request submitted for all 4 departments within the Division of Planning
 - Continued administration activities associated with the Municipal Infrastructure Program for deployment of broadband infrastructure, including weekly reporting to New York State ConnectALL office, internal staff meeting, weekly meeting with the County's partner Archtop Fiber, monthly pole attachment meeting with stakeholders from across the State, and webinars on reporting requirements.

- Attended the Spring/Summer meeting of the Local Emergency Planning Committee.

II. OFFICE OF SUSTAINABLE ENERGY (OSE)

- An application from RWE Solar Developments has been delayed but still expected to be filed with the New York State Office of Renewable Energy Permitting, with a new target date of July 17, 2026. The project is known as Town Line Solar, a utility scale solar development in the Towns of Forestburgh and Thompson.
 - Department of Public Service Matter Master #24-03035
 - Sullivan County has executed a Memorandum of Agreement with the municipalities, and staff have been in communication with Town officials as well as the County Attorney's Office to discuss next steps in accessing intervenor funds for legal representation during the application process.
 - A contract has been awarded to Sterling Engineering Associates to provide professional services related to an independent review of the project.
 - An engagement letter with Harris Beach Murtha has been signed.
 - These efforts will be funded by intervenor funds made available by the developer as part of the standard State review process.
- OSE staff continues to review monthly utility statements, and to work with New York State Electric and Gas (NYSEG) and Department of Public Works (DPW) staff to resolve any meter readings and monthly billing errors identified.
- Information continues to be gathered for the County's recertification in the NYS Climate Smart Communities Program.

III. PARKS, RECREATION & BEAUTIFICATION

- The Delaware Company will host the annual Commemoration of the Battle of Minisink on July 18, 2026, at 4:00 p.m. at Minisink Battleground Park. The commemoration will be accompanied by events and historical displays throughout the weekend as part of the celebration of America's Semiquincentennial.
- Fisher Associates is currently working on the design and wetland delineation for the D&H Canal Trail Improvement Project.
- The Annual Countywide Litter Pluck began on April 1 and ends October 31. All disposal coupons and informational packets have been distributed to participating locations throughout the county.
- Lake Superior Beach and Boat Rentals is currently open on weekends and will begin daily operations on June 27. Season passes are available for purchase at the lake and through the Parks and Recreation Office.
- Two educational walks were recently held at the D&H Canal Interpretive Center:
 - On May 24, Kerron Barnes led a two-mile historical walk focusing on the history of the D&H Canal and the O&W Trail.
 - On June 14, Dr. Walter Jahn led a nature walk highlighting the bird species that inhabit the canal corridor.
- The Delaware Company has opened Fort Delaware for the season and is currently hosting Student Days for local schools. Approximately 1,000 students are expected to participate in this year's program.
- Staff has filed the department's 2027 budget request.
- The department is taking applications for Group Picnic Permits for all of the County Parks.

IV. GRANTS ADMINISTRATION (DGA)

- **Keeping Federal Grant Funding & Grants Best Practices**
 - Keeping Our Finger on the Pulse: Key Stakeholders attend meeting to discuss impacts of activity in Federal funding landscape: On Wednesday, June 10, representatives from the County Manager's Office, Audit, Treasurer's Office, Management & Budget, Purchasing, Compliance, County Attorney's Office, and Planning met to obtain an orientation to impacts of activity in the Federal funding landscape. The following topics were discussed:
 - Notable Activity in the Federal Funding Landscape (US Attorney General Memorandum from July 29, 2025, Executive Orders, impacts conveyed in the news, etc.)
 - Impact on the Federal Funding Process (Federal Law & Grant Funding, insights from industry professionals, potential impact on County grant processes)
 - Discussion Points & Action Items (how contract processes, applications and associated documents are being impacted)
 - Grants Best Practices to Mitigate Risk
 - Proposed revisions to the SAM.gov certifications
 - Proposed revision to Uniform Guidance
 - Additional meetings will be scheduled for further discussion.
 - Grants Best Practices to Mitigate Risk: DGA staff have evaluated strengths and vulnerabilities related to internal grant operations and have prepared a list of recommended actions they feel are necessary to better position the County to obtain and retain grant funding, which will be shared with Management this month.
 - Capacity, Compliance, and Risk Assessment: The DGA Grant Capacity Survey was routed to Divisions/Departments/ Elected Officials to assess their current grant-related capacity in order to provide the appropriate level of support. Results of responses received to date are included with this report.
- **Support to Outside Entities**
 - DGA received six Funding Resource Requests (FFRs) since the end of May. Requests were for home repair, not-for-profit programming, and small business support.
 - A second Grant Project Planning training has been scheduled for September 22, 2026 with both morning and evening sessions available.
 - 2026 New York State Consolidated Funding Application information was released. The Department of Grants Administration CFA Supplement guide for municipalities, not-for-profits and local businesses has been published on the County website, social media, and distributed to the community via the Planning Division Newsletter. A copy of the 2026 CFA Supplement is included with this report.
- **Support to County Staff: January Highlights**
 - **Community Resources**
 - DGA staff is working closely with Community Resources staff to assess a variety of open grant opportunities.
 - **Health and Human Services**
 - DGA staff collaborated with Health and Human Services, and Office of Management and Budget (OMB) staff to submit the first claim in the amount of \$11,697.66 to Dormitory Authority of the State of NY (DASNY) for the Travis

Family Building Family Visitation Space capital upgrade. A meeting will also be scheduled to assess DFS needs and capacity.

- o DGA staff assisted with process required to accept additional funds offered by Children and Youth with Special Health Care Needs (CYSHCN) Program for periods 2 and 3 of the grant resulting in an additional award of approximately \$67,000. DGA remains on standby to assist the Public Health Department (PHD) as needed and to provide grant training to project managers, fiscal staff, and administrative support staff upon request.
- **Human Resources**
 - o DGA staff assisted Division of Human Resources in preparing and submitting a 2026-2027 NYS Hazard Abatement Board/NYS Department of Labor Occupational Safety and Health Education Training Grant Program application in support of enhanced workplace safety training.
- **Public Works**
 - o The County was awarded \$28,601 under the 2025 NYS DEC Hazardous Household Waste (HHW) grant program, which offset 50% of incurred costs for hosting two Hazardous Household Waste events in 2024. DGA is assisting with providing supplemental documentation and facilitating execution of contract.
- **Planning**
 - o DGA staff will provide support to Planning Department staff in the preparation of a 2025-2026 NYS Department of State (DOS) Smart Growth Community Planning Grant Program application for funding to support the County Comprehensive Plan update. The application will be submitted via the NYS Consolidated Funding Application (CFA) system.
- **Parks**
 - o Sullivan County has received \$13,500 of funds from the \$15,000 award disbursement from the NYS 250th Commemoration Commission grant. DGA staff is collaborating with OMB staff to route total awarded funds to the Delaware Company to procure a statue of a Minuteman to be placed at Minisink Battleground Park. The statue will be dedicated in honor of the Semi-Quincentennial. The remaining \$1,500 funds will be routed to the County upon successful project completion / closeout. Project continues to progress with NYS Education Department staff, County Government staff and Delaware Company.
- **ITS**
 - o DGA staff participates in regular weekly Municipal Infrastructure Program (MIP) / Broadband project meetings and assists in the monitoring of the project.
- **Public Safety**
 - o DGA staff continues to closely monitor activity related to the Dormitory Authority of the State of NY (DASNY) - Jeffersonville Tower Project to be constructed with the DASNY funding. The County anticipates having all the

required information needed by DASNY staff to further their review and approval process in the near future. The tower is a critical component of the MIP broadband project.

- o The 2025-2026 New York State Department of Homeland Security and Emergency Services - Public Safety Answering Points (PSAP) application; the Combined SFY 2025 & SFY 2026 Statewide Interoperable Communications Formula-Based application; and the FY 2025 SAFER application were successfully submitted.

V. AGRICULTURE & FARMLAND PROTECTION

- Cornell Cooperative Extension May 2026 Agriculture report attached
- The Orange County Land Trust has been notified that the Diehl Farm was awarded a state Purchase of Development Rights grant for the most recent round of funding.