



DIVISION OF PLANNING, COMMUNITY DEVELOPMENT & ENVIRONMENTAL MANAGEMENT

ACTIVITY REPORT July 2024

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I. PLANNING ACTIVITY

Land Use Planning & Technical Assistance:

- GML-239 Referrals

GML – 239 Referrals, July 2024					
Date Received	Date Requested	Project Name	Action Type	Referral ID #	Legislator
7/2/2024	8/1/2024	Swan Lake Nest	Site Plan Review	BET24-02	M. McPhillips
7/8/2024	7/31/2024	Fosterdale Plaza	Site Plan Review	COC24-02	M. McPhillips
7/10/2024	7/18/2024	Local Law to establish Water Supply Protection		LIV24-09	Alvarez
7/10/2024	8/9/2024	Camp Belz	Site Plan Review	FAL24-18	Ward
7/11/2024	7/18/2024	Central Park Bungalow Colony	Area Variance	FAL24-19	Ward
7/12/2024	8/6/2024	Venetian Villas Mikvah	Site Plan Review	FAL24-20	Ward
7/12/2024	8/9/2024	Kitz Road – Prestige Enerfy	Site Plan Review	THO24-10	Ward
7/16/2024	7/30/2024	Forest Dr. Garage	Area Variance	WUR24-01	Rajsz
7/17/2024	8/20/2024	Sackett Lake LP	Site Plan Review	THO24-11	Ward
7/19/2024	8/15/2024	Local Law #4 2024 – Amend parking hours		LIV24-10	Alvarez
7/22/2024	8/6/2024	Gorr	Subdivision Review	ROC24-02	B. McPhillips
7/22/2024	8/21/2024	Camp Morris	Area Variance	WOO24-05	Perrello

- Exemption agreements are up for renewal. Planning worked with the County Attorney to draft a new version with minor edits. Staff are populating municipal information and coordinating outreach to each municipality to obtain signatures.

Land Use, Strategic and Comprehensive Planning

- **Neversink Watershed Management Plan**
 - The plan is on schedule to be closed out by the end of the third quarter of 2024. Friends of the Upper Delaware River will be available to present the plan to the Legislature at that time.
 - Friends of the Upper Delaware River is assisting the Town of Fallsburg with a WQIP grant for culvert work identified during this planning process.
- **Countywide Resiliency Plan:**
 - Close-out of the grant is nearly complete and the final plan can be seen on the website www.resilientsullivan.com. A final draft of the Resilient Sullivan plan has been generated and final documentation for the grant from the NYS Department of State has been submitted.
 - Planning is reviewing the document's recommendations to strategize implementation.
- **Water Resources and Infrastructure**
 - A contract has been executed with Delaware Engineering for the Countywide Infrastructure Assessment. Planning will meet with Delaware Engineering on August 5th to kick-off the project. This assessment will collect data on existing conditions and make recommendations for areas for infrastructure expansion based on current and anticipated growth.
 - We are actively searching for funding sources that could potentially fund a study in relation to subsurface conditions throughout the County to assess the County's water resources.
 - Continued facilitation of technical assistance to Wurtsboro and Fallsburg from the Water Center at the University of Pennsylvania.
- **Hazard Mitigation Plan**
 - Communications with New York State are ongoing. We continue to provide information as needed for the purposes of securing funding for the update of the plan via the Hazard Mitigation Grant Program.

Recreation, Quality of Life & Tourism-based Economic Development

- **Sullivan O&W Rail Trail**
 - The Neversink Crossing project final design report has been compiled and was submitted to the NYSDOT. SEQR and NEPA have been completed. The current schedule anticipates a bid will be issued in the Fall of 2024. County representatives

met with Town of Fallsburg leadership to discuss the approaching construction phase of the project, funding, and to address any concerns.

- The County met with the Town of Rockland and their engineers on the section of trail from Rotary Park in Livingston Manor south. The meeting included a tour of the site where the trail could be extended to main street by incorporating it into a proposed sake distillery/market place.
- Staff continue to participate in monthly meetings of the O&W Rail Trail Alliance as well as regular meetings with the engineering firm and partner municipalities.
- Planning is working with Real Property and the municipalities to get 911 addresses for the trailheads.
- ATIP grant was submitted for design work on the O&W road intersections.
- Planning is working with the Sullivan Public Library Alliance to submit a grant application to Sullivan 180 for a daypack lending project that would encourage people to use the trail.
- Dates have been set for 2024 events:
 - BOW-WO&W (Thurs 8/1/24)
 - HO&WL (Fri 10/25/24)

Community Development & Revitalization

- **Housing Fund**
 - Hudson Valley Pattern for Progress has provided a timeline to submit draft guidelines for a Sullivan County Housing Trust Fund to the Division of Planning for review. A presentation will be provided to the Legislature this fall.
- **Community Outreach**
 - Pattern for Progress expects to have the update to the County's Fair Housing Plan completed by the end of October 2024. Training module for local communities about encouraging housing while protecting community character are tentatively scheduled for October/November of this year.

- **Bicycle and Pedestrian Infrastructure Master Plan**
 - The Planning Department is in receipt of the contract from the NYS Department of Environmental Conservation.
 - The plan will focus on connecting residents and visitors in and around community centers (villages, hamlets) with safe pedestrian and bicycle infrastructure.
- **RESTORE NY Round 7**
 - Actively working with NYS Empire State Development and RUPCO to implement the RESTORE NY Round 7 award received for rehabilitation of the Strong Building and Key Bank Building on Broadway, Monticello.
 - The County is working with RUPCO and the Sullivan County Land Bank to navigate a significant increase in the cost of construction based on the latest cost estimates.

Economic Development

- **Emerald Corporate Center Economic Development Corporation (ECCEDC)**
 - We continue to work with the Town of Thompson to transfer Emerald Springs Water Company (ESWC) and all assets to the Town of Thompson, based on discussions with counsel having experience with the process.
 - Both the Town and the ECCEDC have approved a Memorandum of Agreement which lays out the process and relationship between Emerald Corporate Center, Emerald Springs Water Company and the Town during this process. The document is in process for execution

Administration

- Attended one in-person workshop and one virtual informational session with Empire State Development with regard to the Consolidated Funding Application (CFA)
- Attended monthly NYSAC Planning Directors Meeting
- Key positions have been filled with a new Planner set to start on July 29.
- Actively participating in discussions and activities for a submission of an application to Phase III of the Municipal Infrastructure Program
- Attended the monthly Land Bank meeting

II. OFFICE OF SUSTAINABLE ENERGY (OSE)

- OSE is currently staffed by one part-time Sustainability Analyst following the retirement of a staff member. We will be working with OMB and the County Manager's office to determine the most appropriate path forward for staffing in the Office during the development of the 2025 Operating Budget.

- The Lake Goodyear small hydro facility continues to be offline due technical problems. Gravity Renewables, the operator of the plant, is troubleshooting with NYSEG to resolve the issue. There is no cost to the County for repairs.
- OSE staff have continued to review monthly utility statements, and to work with NYSEG and DPW staff to resolve ongoing issues with meter readings and monthly billings.
- OSE continues to document the County's progress toward reducing energy usage and greenhouse gas emissions while also identifying future clean energy project opportunities.

III. PARKS, RECREATION & BEAUTIFICATION

General:

- The D&H Canal Interpretive Center hosted a guided walking tour in conjunction with the Mamakating Historical Society on July 20, 2024. On July 27 there was a presentation called Bagels and Locks. Bill Merchant, Chairperson of the DHTHC will be presenting on how the D&H Canal locks worked and how they were an integral part of the canal.
- Lake Superior State Park Beach is open daily through Labor Day. Season Passes are on sale for Sullivan County Residents for \$15.00 per person.
- Fisher Associates are finishing the final design and engineering work for the Lake Superior hiking trails and are continuing to work on the design and permitting for the Callicoon Park.
- Working on the development of the 2025 Parks and Recreation budget.
- The Delaware Company hosted the Commemoration of the Battle of Minisink at the Minisink Battleground Park on July 20, 2024.
- Have been gathering information from local municipalities who provide public swim areas, in anticipation of applying for a NY Swims Lifeguard Grant.
- On August 4, 2024, the Frederick Cook Society is hosting a free summer concert at the Sullivan County Cultural Center in Hurleyville,. Doors open at 2:00 pm.

IV. GRANTS ADMINISTRATION

- Activity/Technical Assistance
 - Since June 21, DGA has received one funding resource requests related to a housing development located in Monticello.
 - DGA's priority is to serve the Divisions and Departments of Sullivan County Government and partnering agencies, but when time allows, the department endeavors to refer individuals to appropriate resources.
 - The Town of Liberty has agreed to the lead applicant transfer and the provision of the required match in the amount of \$250,000 in the transfer of the FY24 Congressional Appropriation from Congressman Molinaro in the amount of \$1M for the Old Route 17 Corridor Infrastructure project. DGA has been working the Commissioner of Planning and the Supervisor of Town of Liberty in processing a technical correction with the US Environmental Protection Agency (EPA) to amend the grant lead applicant from the County (who applied for and secured the award) to the Town. All technical correction documentation has been provided to the EPA Representative and the technical correction is being processed.
- In-County Grant Readiness
 - Assistance has been provided to departments requiring support with the grant process, including the County Manager's Office, ITS, Community Services, Public Health, Planning, Public Safety, Health and Human Services, Community Resources, and Public Works. Of note:
 - The County submitted a Phase III NY Connect All Municipal Infrastructure Program application. The grant application process required a significant allocation of time, but was successfully submitted on time. Many thanks to the Purchasing Department and County Attorney's Office for their feedback.
 - Sullivan County was awarded the 2024 Local Government Records Management Improvement Fund award in the amount of \$66,820 for a tax map scanning project. The project will be implemented in collaboration with Real Property Tax Services and Information Technology Services. A word of acknowledgement to the members of the grant team, comprised of staff from the County Clerk's Office, ITS, OMB, Real Property who worked diligently to prepare the application.
 - DGA collaborated with e911/Emergency Services staff to prepare and submit an application for the NYS County EMS Support Program Grant as well as the NYS Domestic Terrorism Prevention Grant Program.
 - DGA staff is supporting the Director of Parks and Recreation to prepare and submit a NY SWIMS Lifeguard Incentive Program application. The Director of Parks and Recreation reached out to all local municipalities by email and phone to invite their feedback and participation; to date, 7 of

the 9 local municipalities with public swim facilities responded and will be included in the application.

- Working in collaboration with SC Department of Parks and our local Trail Maintenance Entity (Sullivan County Trail Association), DGA staff will also be preparing to submit the 2024-2025 Snowmobile Grant in Aid Phase II application due September 1, 2024.
- In collaboration with the Department of Planning, the Active Transportation Infrastructure Investment Program (ATIIP) application was submitted in advance of the DOT established deadline date. The County is pursuing funding under the ATIIP for evaluation and full design of 28 trail crossings along the entire main stem of the Sullivan O&W Rail Trail. These trail crossings will connect existing sections of trail and prepare to connect sections of trail that are in development in a manner that will make the trail safer and more cohesive.
- A Best Practices digital training module is currently in process of development, and as long as time allows, it is anticipated that it will be available for internal staff to access sometime next year.
- DGA attended a meeting with members of NYS DHSES staff and County Public Safety Staff. The NYS DHSES Sullivan County representative indicated that overall the fiscal packages have been presented well and the County continues to perform very well in the submission of their grant program applications and in the administration of secured funding.
- Administrative Activities
 - DGA staff is in the process of analyzing its organizational structure in consideration of capacity needs both within the department and within the County.

V. AGRICULTURE & FARMLAND PROTECTION

- CCE June 2024 Ag report attached