



Sullivan County

Executive Committee

100 North Street
Monticello, NY 12701

Meeting Agenda - Final - Revised

Chairman Nadia Rajsz
Vice Chairman Joesph Perrello
Committee Member Matt McPhillips
Committee Member Brian McPhillips
Committee Member Nicholas Salomone Jr.
Committee Member Catherine Scott
Committee Member Luis Alvarez
Committee Member Amanda Ward
Committee Member Terry Blosser-Bernardo

Thursday, December 18, 2025

9:00 AM

Government Center

Call To Order and Pledge of Allegiance

Roll Call

Comments:

Reports:

Discussion:

1. **Corporate Compliance Update - Christine Panos**
2. **MS4 Annual Report - Ed McAndrew**

Public Comment

Resolutions:

1. To authorize execution and acceptance of the New York State Division of Criminal Justice Services Discovery Award for Fiscal Year 2025. [ID-7893](#)
Attachments: [DISCOVERY FY2425 AWARD](#)
2. Extend contracts not to exceed 90 days [ID-7928](#)
3. Resolution introduced by the Executive Committee to authorize the adoption of the updated Sullivan Coordinated Transportation Services Plan. [ID-7937](#)

4. Authorize a Memorandum of Understanding (MOU) with the Sullivan County Jail to provide meals for seniors from January 1, 2026 through December 31, 2026 at the rate of \$6.50 per meal. [ID-7948](#)
Sponsors: Office for the Aging and Deoul
5. To authorize spending from the Sullivan County Opioid Settlement Fund [ID-7967](#)
6. Ratify MOA with Teamsters 445 Supervisory Unit [ID-7980](#)
Attachments: [MOA Teamsters Local 445-DPW](#)
7. Set Public Hearing for the lease of property at the Sullivan County International Airport (Restaurant and associated spaces) to Duke International Hospitality Group [ID-7981](#)
Attachments: [SCIA - To Set a Public Hearing for Lease of Space in the Airport Terminal - NOTICE OF PUBLIC HEARING](#)
8. Enact Local Law Entitled "To Amend Local Law 3 of 2007 and Local Law 3 of 2021, The Sullivan County Hotel and Motel Room Occupancy Tax Law (Chapter 182 Part 3 of the Sullivan County Code)" [ID-7984](#)

Adjourn

Sullivan County

Legislative Memorandum

File #: ID-7893

Agenda Date: 12/11/2025

Agenda #: 1.

Narrative of Resolution:

To authorize execution and acceptance of the New York State Division of Criminal Justice Services Discovery Award for Fiscal Year 2025.

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: Click or tap here to enter text.

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures:

Click or tap here to enter text.

RESOLUTION INTRODUCED BY THE EXECUTIVE COMMITTEE TO AUTHORIZE EXECUTION AND ACCEPTANCE OF THE NEW YORK STATE DIVISION OF CRIMINAL JUSTICE SERVICES FY 25 DISCOVERY AWARD

WHEREAS, the New York State Division of Criminal Justice Services (DCJS) is providing funding to counties to offset costs associated with the implementation of discovery and pretrial reforms; and

WHEREAS, the County of Sullivan has been notified of an award in the amount of \$342,926.00 of DCJS Discovery Funds for the period of approximately April 1, 2024, through March 31, 2025

WHEREAS, these funds will be used to support the District Attorney's Office and the Probation Department with expenses related to the implementation and ongoing support of said reforms; and the County of Sullivan is eligible to receive an award no greater than funding allocated in the amount of \$342,926.00, the Sullivan County District Attorney Office will receive \$229,760.42, and the Sullivan County Probation Department will receive the balance totaling \$113,165.58; and

NOW, THEREFORE, BE IT RESOLVED, that the Sullivan County Legislature hereby authorizes the County Manager, and / or Chairwoman of the County Legislature (as required by the funding source) to accept the award, and enter into an award agreement or contract to administer the funding secured, in such form as the County Attorney shall approve; and

BE IT FURTHER RESOLVED, that should the FY 25 NYS DCJS Discovery Reform funding be terminated, the County shall not be obligated to continue any action undertaken by the use of this funding.



Division of Criminal Justice Services

KATHY HOCHUL
Governor

ROSSANA ROSADO
Commissioner

CILLIAN FLAVIN
Deputy Commissioner

Grant Award Notice

November 18, 2024

The Division of Criminal Justice Services (DCJS) is pleased to advise you that your county will receive funding under the State's Discovery Reform Grant Program for Fiscal Year (FY) 2025.

Grantee: Sullivan County	Date: November 18, 2024
Program Name: Criminal Justice Discovery Reform Grant	Award Amount: \$342,926
Name of Official: The Honorable Robert Doherty	Term: FY 2025 (April 1, 2024, to March 31, 2025)
Email: robert.doherty@sullivanny.us	Contract #: C460234

Criminal Justice Discovery Reform Grant - Additional Information:

DCJS is pleased to provide funding to your county to support local law enforcement agencies with expenses related to the implementation of discovery and pretrial reforms that took effect January 1, 2020. Your county's award amount has been determined based on the prorated share of 2019-2023 criminal court arraignments statewide.

This funding is contingent upon the submission by the county, and subsequent DCJS approval of, a Discovery Reform Funding Plan. Please see the attached FY 2025 Discovery Reform Application and the Discovery Reform Funding Plan for additional information. All funding provided is primarily intended to support costs incurred on or after the start of FY 2025 (April 1, 2024); however, this funding may also be used to cover any costs incurred in FY 24 (April 1, 2023 to March 31, 2024).

In your county's application, the District Attorney's (DA) minimum amount should be calculated as 67% of the total county award amount.

The county's Discovery Reform Funding Plan should be submitted to DCJS using the DCJS Grants Management System (GMS). Additional information about GMS is provided in the attached application document. Questions about the submission of the plan should be emailed to DCJS at dcjsfunding@dcjs.ny.gov. Please include "Discovery Reform Question" in the subject line of your email.

Once plans are approved by DCJS, grantees will be notified and shall receive payment for their entire award. **The county shall subsequently and promptly make this funding available to the recipient agencies (e.g., DA, probation department, sheriff's offices, local police department) within 60 days of receipt.**

Sixty days following the end of the term, May 30th, 2025, your office is required to complete the *FY 2025 Discovery Reform Expenditure Report* and submit it to DiscoveryReporting@dcjs.ny.gov. This form should be completed on an

annual basis until funds are fully expended. Please note that DCJS reserves the right to request additional information pertinent to evaluating the effectiveness of the Discovery Implementation Program.

Thank you for your continued partnership to help keep New Yorkers safe and ensure a justice system that works for all.

Attachment (3)



Sullivan County

Legislative Memorandum

100 North Street
Monticello, NY 12701

File #: ID-7928

Agenda Date: 12/18/2025

Agenda #: 2.

Narrative of Resolution:

Extend contracts not to exceed 90 days

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: N/A

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures:

RESOLUTION INTRODUCED BY NADIA RAJSZ, CHAIR OF THE LEGISLATURE TO EXTEND CONTRACTS NOT TO EXCEED 90 DAYS

WHEREAS, there are contracts that will expire on December 31, 2025, and

WHEREAS, the County wishes to minimize disruptions to services that may result from the 2025 resolution/contract process to renew contracts.

NOW, THEREFORE, BE IT RESOLVED, the contracts may be extended for a period not to exceed ninety (90) days under the same terms and conditions as currently apply.

Sullivan County

Legislative Memorandum

File #: ID-7937

Agenda Date: 12/18/2025

Agenda #: 3.

Narrative of Resolution:

Resolution introduced by the Executive Committee to authorize the adoption of the updated Sullivan Coordinated Transportation Services Plan.

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: N/A

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures: Yes

WHEREAS, the Sullivan County Transportation Department under the Division of Community Resources receives State Transportation Operating Assistance (STOA) funding from New York State Department of Transportation (NYSDOT), and

WHEREAS, one of the STOA funding requirements is that the County has a coordinated transportation services plan, and

WHEREAS, the County's prior Coordinated plan, adopted in 2015, is outdated, and

WHEREAS, the County retained the firm of Kittelson and Associates to update the plan, and

WHEREAS, the plan has been completed and presented to the Legislature, and

WHEREAS, the plan is to be formally adopted by the Legislature.

NOW, THEREFORE, BE IT RESOLVED, the Sullivan County Legislature hereby formally adopts the 2025 Coordinated Transportation Services Plan.



Sullivan County

Legislative Memorandum

100 North Street
Monticello, NY 12701

File #: ID-7948

Agenda Date: 12/18/2025

Agenda #: 4.

Narrative of Resolution

Authorize a Memorandum of Understanding (MOU) with the Sullivan County Jail to provide meals for seniors from January 1, 2026 through December 31, 2026 at the rate of \$6.50 per meal.

If Resolution Requires Expenditure of County Funds, Provide the Following Information:

Amount to be authorized by Resolution: \$6.50 per meal

Are funds already budgeted? Yes

Specify Compliance with Procurement Procedures:

Funding is reimbursable by the New York State Office for the Aging.

Is this a renewal of a prior contract? Yes (MOU)

Date of prior contract: January 1, 2025 - December 31, 2025

RESOLUTION INTRODUCED BY THE EXECUTIVE COMMITTEE TO AUTHORIZE EXECUTION OF A JANUARY 1, 2026 - DECEMBER 31, 2026 MEMORANDUM OF UNDERSTANDING BETWEEN THE SULLIVAN COUNTY OFFICE FOR THE AGING AND THE SULLIVAN COUNTY JAIL

WHEREAS, the County of Sullivan, through the Office for the Aging, operates a federally funded program that includes the provision of meals to senior citizens of Sullivan County in accordance with the Older Americans Act of 1965, Section 501; and

WHEREAS, the Sullivan County Jail has facilities for the preparation of these meals; and

WHEREAS, the Sullivan County Nutrition Program for the Elderly maintains twelve (12) nutrition sites, which may be changed or added to as agreed upon by the parties; and

WHEREAS, the Sullivan County Office for the Aging and the Sullivan County Jail agree to provide meals for senior citizens of Sullivan County; and

WHEREAS, the Sullivan County Jail is able to prepare meals for seniors through the Sullivan County Office for the Aging;

NOW, THEREFORE, BE IT RESOLVED, that the Sullivan County Legislature hereby authorizes the County Manager to execute a Memorandum of Understanding between the Sullivan County Jail and the Sullivan County Office for the Aging, providing for the preparation of meals for senior citizens of Sullivan County. The Sullivan County Jail shall be reimbursed at the rate of \$6.50 per meal from January 1, 2026 through December

31, 2026. This rate is all-inclusive.

BE IT FURTHER RESOLVED, that should the funding be terminated, the County shall not be obligated to continue any action undertaken through the use of this funding.

Sullivan County

Legislative Memorandum

File #: ID-7967

Agenda Date: 12/18/2025

Agenda #: 5.

Narrative of Resolution:

To authorize spending from the Sullivan County Opioid Settlement Fund

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: \$35,000.00

Are funds already budgeted? No

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Opioid Settlement Fund

Specify Compliance with Procurement Procedures: A proposal was reviewed by the Pillar Leads of the Drug Task Force.

RESOLUTION INTRODUCED BY THE EXECUTIVE COMMITTEE TO AUTHORIZE SPENDING FROM THE SULLIVAN COUNTY OPIOID SETTLEMENT FUND

WHEREAS, The County of Sullivan is a party to litigation seeking to hold opioid supply chain participants accountable for harm done to our community and many others and is a recipient of funds from this litigation; and

WHEREAS, approved uses of these funds include the treatment of opioid use disorder, support for people in treatment and recovery, connecting people to care, addressing the needs of criminal justice-involved persons, addressing the needs of pregnant or parenting women and their families, preventing the over-prescribing and dispensing of opioids, preventing overdose deaths, supporting first responders, and providing coordination, training, research and analysis of all of these efforts; and

WHEREAS, County staff and Pillar Leads of the Sullivan County Drug Task Force have identified additional opportunities to enhance collective efforts at reducing the harmful effects of substance use disorder in our community; and

WHEREAS, The Quick Response Team (QRT) model of law enforcement and peer counseling collaboration provides a proactive, data-driven approach that connects individuals who experience non-fatal overdoses with immediate outreach, treatment, and recovery services. will bring together local law enforcement, public health agencies, treatment providers, and social service organizations. The team will respond rapidly after overdoses to engage individuals and families with care, resources, and recovery options reducing recidivism and preventing future fatalities.

WHEREAS, Liberty Police Department submitted a proposal to R-23-17 to request funding to expand the capacity of the Quick Response Team currently operated by the Liberty Police Department and Hope Not Handcuffs within the Village of Liberty and enable a countywide Quick Response capacity in a cross-agency collaboration with other local law enforcement agencies and the District Attorney's Office; and

WHEREAS, the Village of Liberty Police Department and Town of Fallsburg Police Departments will continue to operate their local Quick Response Teams alongside Hope Not Handcuffs in accordance with their

existing contracts with the County, and the additional funds allocated by this resolution will only be utilized to fund and support the transportation and small equipment requirements of the countywide Quick Response Team operations.

NOW, THEREFORE, BE IT RESOLVED, that the 2025-2026 Opioid Settlement Budget Plan is hereby modified to authorize the following additional expenditure:

NOT TO EXCEED \$35,000 - Liberty Police Department

BE IT FURTHER RESOLVED, that the Sullivan County Legislature authorizes the Sullivan County Manager to make the necessary budget amendments to increase revenue and expense accounts based on the spending plan; and

BE IT FURTHER RESOLVED, that the Sullivan County Legislature authorizes the Sullivan County Manager to procure the items and services in this spending plan including the authority to enter into the necessary contracts upon satisfactory completion of all applicable Sullivan County acquisition policies, with such contracts to be in a form as the County Attorney shall approve.

Sullivan County

Legislative Memorandum

File #: ID-7980

Agenda Date: 12/18/2025

Agenda #: 6.

Narrative of Resolution:

Ratify MOA with Teamsters 445 Supervisory Unit

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: Click or tap here to enter text.

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures:

RESOLUTION INTRODUCED BY THE EXECUTIVE COMMITTEE RATIFYING A MEMORANDUM OF AGREEMENT BETWEEN THE COUNTY OF SULLIVAN AND THE TEAMSTERS LOCAL 445, INTERNATIONAL BROTHERHOOD OF TEAMSTERS SUPERVISORY UNIT AND AUTHORIZING THE COUNTY MANAGER TO EXECUTE SAID AGREEMENT

WHEREAS, the collective bargaining agreement between the County of Sullivan and the Teamsters Local 445, International brotherhood of Teamsters Supervisory Unit (hereinafter "Teamsters Supervisory Unit") expires on December 31, 2025;

WHEREAS, negotiations conducted pursuant to the provisions of Article 14 of the New York State Civil Service Law (Public Employees Fair Employment Act) have resulted in a Memorandum of Agreement for calendar year 2025 through 2029, attached hereto and made a part hereof; and

WHEREAS, the employees represented by Teamsters Main Unit have voted and ratified the terms and conditions of employment, as set forth in the aforementioned Memorandum of Agreement.

NOW, THEREFORE, BE IT RESOLVED, that the terms and conditions of employment of employees represented by Teamsters Supervisory Unit, as set forth in the Memorandum of Agreement attached hereto and made a part hereof be and hereby are ratified, in recognition of the ratification by Teamsters Supervisory Unit; and

BE IT FUTHER RESOLVED, the County Manager is hereby authorized to execute an Agreement incorporating the terms and conditions of employment in accordance with the Memorandum of Agreement, said Collective Bargaining Agreement to be in such form as the County Attorney shall approve.

11/21/25

MEMORANDUM OF AGREEMENT

By and Between the

*County of Sullivan
(hereinafter referred to as "County" or "Employer")*

and the

*Teamsters Local 445,
International Brotherhood of Teamsters
(Department of Public Works – Supervisory Unit)
(hereinafter referred to as the "Teamsters" or "Union")*

WHEREAS, the County, and the Union are parties to a Collective Bargaining Agreement for the term January 1, 2022 through December 31, 2025; and

WHEREAS, the County and the Union have been engaged in collective bargaining, which has led to a mutual understanding between the County and the Union for the terms and conditions of employment for a Successor Agreement; and

WHEREAS, the County and the Union are desirous of reducing that mutual understanding to a written document.

NOW, THEREFORE, the County and the Union agree as follows:

1. All terms and conditions of the existing Collective Bargaining Agreement shall continue in full force and effect unless specifically modified by this Memorandum of Agreement and/or the terms of the expired Agreement.
2. This Memorandum of Agreement is subject to ratification by the membership of the Union and by the County Legislature of the County of Sullivan.
3. **Section 302, Wages and Compensation**, shall be amended to read as follows:

Compensation adjustments for 2026 through 2029 are shown in Attachment A.

11/21/25

4. **Section 601, at the County's option, the current Holiday Schedule can be replaced with the following:**

601. The following days shall be recognized and observed as paid holidays:

New Year's Day	Labor Day
Martin Luther King, Jr. Day	Columbus Day
President's Day	Veteran's Day
Memorial Day	Thanksgiving Day
Juneteenth	Day after Thanksgiving
Independence Day	Christmas Day

In addition, employees will receive two (2) Floating Holidays which must be used prior to using vacation time.

Whenever any holidays listed above fall on Saturday, the preceding Friday shall be observed as the holiday. Whenever any of the holidays listed above shall fall on a Sunday, the succeeding Monday shall be observed as the holiday. An employee must have worked his last scheduled work day before the holiday and the first scheduled work day after the holiday to receive compensation for the holiday, unless he/she was off because of illness, vacation, personal leave or any other reason which is acceptable to the Employer. Should the President of the United States or the Governor of New York State declare any day other than the above as a day of mourning, said day shall be honored by the County and applicable as paid leave to the employee covered by this Agreement. Should a holiday fall within an approved paid leave time, such holiday will be paid as a holiday and not charged to the employee's approved leave.

5. Amend **Section 602** to read as follows:

602. An employee who is required to work on the actual holiday shall be paid at the rate of double the employee's regular hourly rate of pay for all hours worked in addition to their holiday pay for the day. An employee who is required to work on the observed (as opposed to actual) holiday shall be paid at the rate of one and one-half (1 ½) times the employee's regular hourly rate of pay in addition to their holiday pay for the day.

6. Amend **Section 403** to read as follows:

403. A minimum of three (3) hours shall be paid at the rate of time and one-half (1 ½) whenever the employee is either called or requested in person to work anytime other than an extension of his regular work day or

11/21/25

scheduled to report an hour early. Any employee who receives authorized work related calls, which are documented by the employee, outside his normal hours of work shall be paid in fifteen (15) minute increments at the appropriate wage rate for answering the call(s).

7. DELETE Section 501.a.

8. **Article XI, Pensions, Health Insurance and other Benefits, Section 1105.b.vi.**

shall be amended to read as follows:

vi. Effective January 1, 2026, an employee who is entitled to individual coverage who opts out of that coverage shall be paid \$6,000.00. An employee who is entitled to family coverage but opts only to take individual coverage shall be entitled to an opt out payment of \$6,000.00. An employee who is entitled to family coverage who opts out completely will be entitled to an annul payment of \$12,000.00. No employee shall be eligible to receive such payment unless the employee shall have presented proof to the Director of Risk Management that such employee and such employee's eligible dependents are covered by a comparable plan of medical and health insurance benefits for the entire year that such employee elected not to be covered by the plan of medical and health insurance benefits provided by the employer.

9. Effective January 1, 2026, amend Section 1301.5 to read as follows:

1301.5 Effective January 1, 2026, the meal allowance shall be \$20.00.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals

this 17 day of December, 2025.

COUNTY OF SULLIVAN

By: Joshua Potosek, County Manager

By: _____
Michelle Bowers, Deputy County Manager

By: _____
Julie Diescher, HR Commissioner

**TEAMSTERS LOCAL 445,
INTERNATIONAL BROTHERHOOD
OF TEAMSTERS (DPW
SUPERVISORY UNIT)**

By: Ray Stanishia
Ray Stanishia, Business Agent

12/17/25

TSUP Salary Schedule - 2026 - 2029

Grade I	<u>2026 Proposed 3%</u>	<u>2027 Proposed 3%</u>	<u>2028 Proposed 3%</u>	<u>2029 Proposed 3%</u>
<u>Entry</u>	\$72,331	\$74,501	\$76,736	\$79,038
<u>Year 1</u>	\$73,416	\$75,619	\$77,887	\$80,224
<u>Year 5</u>	\$74,517	\$76,753	\$79,055	\$81,427
<u>Year 10</u>	\$75,635	\$77,904	\$80,241	\$82,648
<u>Year 15</u>	\$76,770	\$79,073	\$81,445	\$83,888
<u>Year 20</u>	\$77,770	\$80,073	\$82,445	\$84,888
<u>Year 25</u>	\$79,770	\$82,073	\$84,445	\$86,888
Grade II	<u>2026 Proposed 3%</u>	<u>2027 Proposed 3%</u>	<u>2028 Proposed 3%</u>	<u>2029 Proposed 3%</u>
<u>Entry</u>	\$80,324	\$82,734	\$85,216	\$87,772
<u>Year 1</u>	\$81,529	\$83,975	\$86,494	\$89,089
<u>Year 5</u>	\$82,752	\$85,235	\$87,791	\$90,425
<u>Year 10</u>	\$83,993	\$86,514	\$89,108	\$91,781
<u>Year 15</u>	\$85,253	\$87,812	\$90,445	\$93,158
<u>Year 20</u>	\$86,253	\$88,812	\$91,445	\$94,158
<u>Year 25</u>	\$88,253	\$90,812	\$93,445	\$96,158
Grade III	<u>2026 Proposed 3%</u>	<u>2027 Proposed 3%</u>	<u>2028 Proposed 3%</u>	<u>2029 Proposed 3%</u>
<u>Entry</u>	\$103,923	\$107,041	\$110,252	\$113,560
<u>Year 1</u>	\$105,482	\$108,647	\$111,906	\$115,263
<u>Year 5</u>	\$107,064	\$110,277	\$113,585	\$116,992
<u>Year 10</u>	\$108,670	\$111,931	\$115,289	\$118,747
<u>Year 15</u>	\$110,300	\$113,610	\$117,018	\$120,528
<u>Year 20</u>	\$111,300	\$114,610	\$118,018	\$121,528
<u>Year 25</u>	\$113,300	\$116,610	\$120,018	\$123,528

*Employee will receive Year 1 rate on Anniversary of hire date.

1.5% between all steps Entry to Year 15

\$1,000 Year 20

\$2,000 Year 25

Sullivan County

Legislative Memorandum

File #: ID-7981

Agenda Date: 12/18/2025

Agenda #: 7.

Narrative of Resolution:

Set Public Hearing for the lease of property at the Sullivan County International Airport (Restaurant and associated spaces) to Duke International Hospitality Group

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: N/A

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures:

RESOLUTION INTRODUCED BY EXECUTIVE COMMITTEE TO SET A PUBLIC HEARING FOR LEASE OF PROPERTY AT THE SULLIVAN COUNTY INTERNATIONAL AIRPORT (SCIA)

WHEREAS, there has been introduced and presented at a meeting of the Sullivan County Legislature held on December 18, 2025 the proposed lease of property at the Sullivan County International Airport Terminal. The proposed lease consists of the Restaurant and associated spaces to Duke International Hospitality Group.

NOW, THEREFORE, BE IT RESOLVED, that a public hearing be held on said proposed lease by the Sullivan County Legislature on January 22, 2026 at 10:00AM, in the Legislative Chambers, County Government Center, Monticello, New York, and at least ten (10) days' notice of the public hearing be given by the Clerk of the Sullivan County Legislature by due posting thereof on the bulletin board of the County of Sullivan and by publishing such notice at least once in the official newspapers of the County.

**COUNTY OF SULLIVAN
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that there has been introduced and presented at a meeting of the Sullivan County Legislature held on December 18, 2025 the proposed lease of property in the Sullivan County International Airport Terminal. The proposed lease consists of the Restaurant and associated spaces to Duke International Hospitality Group

NOTICE IS FURTHER GIVEN that the Legislature of the County of Sullivan will conduct a public hearing on the aforesaid proposed lease at the Legislature's Meeting Room, County Government Center, Monticello, New York, 12701, on January 22, 2026 at 10:00 a.m. at which time all persons interested will be heard.

DATED: Monticello, New York
December 18, 2025

ANNMARIE MARTIN
Clerk of the Legislature
County of Sullivan, New York



Sullivan County

Legislative Memorandum

100 North Street
Monticello, NY 12701

File #: ID-7984

Agenda Date:

Agenda #: 8.

Narrative of Resolution:

Click or tap here to enter text.

If Resolution requires expenditure of County Funds, provide the following information:

Amount to be authorized by Resolution: Click or tap here to enter text.

Are funds already budgeted? Choose an item.

If 'Yes,' specify appropriation code(s): Click or tap here to enter text.

If 'No,' specify proposed source of funds: Click or tap here to enter text.

Specify Compliance with Procurement Procedures:

RESOLUTION INTRODUCED BY EXECUTIVE COMMITTEE TO ENACT A PROPOSED LOCAL LAW ENTITLED "TO AMEND LOCAL LAW 3 OF 2007 AND LOCAL LAW 3 OF 2021, THE SULLIVAN COUNTY HOTEL AND MOTEL ROOM OCCUPANCY TAX LAW (CHAPTER 182-PART 3 OF THE SULLIVAN COUNTY CODE)".

Narrative of Resolution: To Amend Local Law 3 of 2007 and Local Law 3 of 2021, the Sullivan County Hotel and Motel Room Occupancy Tax Law (Chapter 182-Part 3 of the Sullivan County Code).

WHEREAS, the County of Sullivan is authorized to impose a tax upon the rent for occupancy of hotel and motel rooms pursuant to Chapter 182 of the Administrative Code; and

WHEREAS, the New York State Legislature implemented new short-term rental laws requiring hosts to register their properties, collect sales/occupancy taxes, and comply with local regulations, effective March 2025.

WHEREAS, the proposed amendment is intended to clarify the scope, administration, and enforcement of the County's room occupancy tax in light of recent State law changes and evolving lodging practices; and

NOW, THEREFORE, BE IT RESOLVED, that the Local Law 3 of 2021, of the Sullivan County Hotel and Motel Room Occupancy Tax Law is hereby amended and

BE IT FURTHER RESOLVED, that this Local Law shall become effective as of the date of filing with the New York Secretary of State.