

ACTIVITY REPORT –DECEMBER 2025

**COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY (IDA), SULLIVAN
COUNTY FUNDING CORPORATION (SCFC), THE SULLIVAN COUNTY
INFRASTRUCTURE LOCAL DEVELOPMENT CORPORATION (TSCILDC),
SULLIVAN COUNTY RESORT FACILITIES LOCAL DEVELOPMENT
CORPORATION (SCRFLDC)**

January 5, 2026

The IDA Board held its regular monthly meeting on December 8. At that meeting the Board adopted the following resolutions:

- Resolution authorizing the Agency to provide funding to the **Partnership for Economic Development** for the fourth calendar quarter of 2025.
- Resolution consenting to the assignment of limited partnership interests in the **Regency Manor Senior Housing, LLC and Regency Manor Limited Partnership** project. This project is the senior housing facility on Sturgis Road in Monticello.

The IDA Board met again on December 29. At that special meeting the Board adopted the following resolutions:

- Resolution extending the sales tax abatement period for the **Monticello Industrial Park LLC** project. This project relates to the development of roadways and infrastructure to facilitate the future development of a commercial/industrial park on the former landfill expansion parcel in the Village of Monticello and Town of Thompson.
- Resolution amending the December 8 **Regency Manor** resolution to add certain language relating to future assignments of interests, at the request of Regency Manor Senior Housing, LLC and Regency Manor Limited Partnership.
- Resolution consenting to **Bethel Performing Arts Center LLC** entering into a lease agreement with Cello Partnership DBA Verizon Wireless. This relates to a proposed repeater to be constructed.
- Resolution authorizing the extension of the Executive Employment Agreement with **Ira Steingart**.

IDA staff members are currently processing an application for IDA benefits, and we expect to present this application to the Board for consideration in the coming weeks.

All Payment in Lieu of Taxation (PILOT) bills will be issued to IDA projects in the coming days, and PILOT payments will be collected and distributed to the taxing jurisdictions within thirty days of receipt.

The SCFC and TSCILDC Boards met on December 8 to conduct routine business and confirm various officer and committee appointments.

The Governance Committees of IDA, SCFC, TSCILDC, and SCRFLDC each met on December 8 to conduct their annual business.

The next regular meeting of the IDA Board is scheduled for Monday, January 12, 2026 at 11:00 AM in the Legislative Committee Room.

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