

RULES, ENACTMENTS AND INTERGOVERNMENTAL RELATIONS COMMITTEE
AGENDA
WEDNESDAY, OCTOBER 17, 2018
2:00 P.M.

COMMITTEE MEMBERS: Thomas J. Faggione, Chair
Michael Amo, John S. Vero, Barry J. Cheney, Katie Bonelli, Kevin W. Hines, James M. Kulisek, Michael D. Paduch

I. GAIL SICINA, CHAIRWOMAN, BOARD OF ETHICS

2019 BUDGET REVIEW

II. DAVID CHURCH, AICP, COMMISSIONER OF PLANNING

2019 BUDGET REVIEW

III. STEVEN M. NEUHAUS, COUNTY EXECUTIVE
HARRY PORR, DEPUTY COUNTY EXECUTIVE

2019 BUDGET REVIEW

IV. ANNIE RABBITT, ORANGE COUNTY CLERK
KELLY A. ESKEW, DEPUTY COUNTY CLERK

2019 BUDGET REVIEW

V. LOUISE VANDEMARK, COMMISSIONER OF ELECTIONS
DAVID C. GREEN, COMMISSIONER OF ELECTIONS

2019 BUDGET REVIEW

VI. LANGDON CHAPMAN, COUNTY ATTORNEY

2019 BUDGET REVIEW

VII. JIM MONROE, ESQ., ADMINISTRATOR, ASSIGNED COUNSEL
LANGDON CHAPMAN, COUNTY ATTORNEY

2019 BUDGET REVIEW

VIII. GARY ABRAMSON, CHIEF ATTORNEY, LEGAL AID SOCIETY OF ORANGE COUNTY

2019 BUDGET REVIEW

IX. L. STEPHEN BRESCIA, CHAIRMAN, ORANGE COUNTY LEGISLATURE
JEAN M. RAMPPEN, CLERK OF THE LEGISLATURE
KELLY A. BRADLEY, DEPUTY CLERK OF THE LEGISLATURE

2019 BUDGET REVIEW

X. JOHN MCCAREY, DIRECTOR, REAL PROPERTY TAX SERVICE

Request that sixteen (16) County-owned "Reservoir" residential rental properties be declared surplus property, and permission is granted to the Director of Real Property to negotiate the terms of their sale within 10% of the probable selling price (LR#213)



Jean

County of Orange LEGISLATIVE REQUEST FORM

Legislative Request #: (rev. 1/18)

2018 + **213**

(County Executive Dept.'s Use Only)

DATE: * 10/5/2018	DATE LEGISLATIVE ACTION REQUIRED: * 10/24/2018	DEPARTMENT/DIVISION: Real Property/Finance	<i>IX</i>
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SYNOPSIS:*

Approximately 40 years ago the County acquired various properties for the possible construction of reservoirs in three locations; Indigot in Greenville and Mount Hope; Black Meadow in Chester and Warwick; and Dwaarkill in Crawford. Included in the acquisition were single family homes that are currently rented, many to County employees. These homes are taxable as they are not used for public use and enjoyment and repairs to these residences are done primarily at prevailing wage rates. We are respectfully requesting that Sixteen (16) of these County-owned "Reservoir" residential rental properties be declared surplus property, and permission is granted to the Director of Real Property to negotiate the terms of their sale within 10% of the probable selling price as shown in the attached spreadsheet. This would include discussions with the tenants occupying the properties to ascertain any possible interest they may have in the properties and listing them with the Hudson Gateway Multiple Listing Service. The current real estate market is favorable which will provide optimum revenue, and it is becoming less cost effective each year to maintain these properties.

INITIAL <i>Jmm</i>	DATE 10/4/18
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COUNTY EXECUTIVE'S CONCEPTUAL APPROVAL

COMMENTS

INITIAL <i>HPomin</i>	DATE 10/9/18
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COUNTY ATTORNEY APPROVAL

COMMENTS

Any contract for sale should be subject to Approval of County Attorney please.

INITIAL <i>J</i>	DATE 10/16/18
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HUMAN RESOURCES – DEPARTMENT REQUEST

TITLE:*	GRADE: *	STEP:*
DEPARTMENT COMMENTS:*		
PERSONNEL DEPARTMENT COMMENT:		
INITIAL <i>N-A Dmc</i>		DATE 10.10.18

BUDGET

BUDGETED:*	AMOUNT *	FUNDING – STATE: *	FUNDING – FEDERAL:*	OTHER FUNDING: *	FUNDING – COUNTY:*
<input type="checkbox"/> YES <input type="checkbox"/> NO					\$ 0.00
BUDGET COMMENTS: As requested - Sale of properties are included in the 2019 Budget.					
INITIAL <i>DS</i>				DATE 10/10/18	

COUNTY EXECUTIVE'S FINAL APPROVAL

COMMENTS

INITIAL <i>W</i>	DATE 10/10/18
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LEGISLATIVE ACTION: (SYNOPSIS VOTING AND COMMENTS)

STATUTORY: * NAME:	DATE:	TIME:
<i>✓ Rules</i>	10/17/18	2:00 p.m.
* NAME:	DATE:	TIME:
<i>ways + means</i>	10/24/18	2:00 p.m.
* NAME:	DATE:	TIME:
* NAME:	DATE:	TIME:
SPECIAL:** NAME:	DATE:	TIME:
<i>rec'd 10/10/18</i>		

COUNTY-OWNED RESIDENTIAL RESERVOIR RENTAL PROPERTIES

LOCATION	ANNUAL RENT	VACANY FACTOR -10%	NET ANNUAL RENT	ANNUAL TAXES	ANNUAL REPAIR ESTIMATE \$65,000 BUDGETED/16 HOUSES	NET ANNUAL REVENUE AVG REPAIR EXPENSES	FULL MARKET VALUE TOWN ASSESSOR	PROBABLY SELLING PRICE
524 Pine Hill Rd, Chester	\$ 12,000	\$ 1,200	\$ 10,800	\$ 5,994	\$ 4,063	\$ 743	\$ 184,700	\$ 150,000
520 Pine Hill Rd, Chester	\$ 14,700	\$ 1,470	\$ 13,230	\$ 7,914	\$ 4,063	\$ 1,253	\$ 245,800	\$ 200,000
418 Pine Hill Rd, Chester	\$ 18,600	\$ 1,860	\$ 16,740	\$ 8,949	\$ 4,063	\$ 3,728	\$ 278,600	\$ 325,000
464 Pine Hill Rd, Chester	\$ 13,500	\$ 1,350	\$ 12,150	\$ 5,700	\$ 4,063	\$ 2,387	\$ 185,000	\$ 185,000
783 County Rte 17, Crawford	\$ 12,600	\$ 1,260	\$ 11,340	\$ 3,479	\$ 4,063	\$ 3,798	\$ 102,600	\$ 150,000
680 County Rte 17, Crawford	\$ 15,300	\$ 1,530	\$ 13,770	\$ 5,915	\$ 4,063	\$ 3,792	\$ 174,400	\$ 225,000
569 County Rte 17, Crawford	\$ 11,700	\$ 1,170	\$ 10,530	\$ 4,140	\$ 4,063	\$ 2,327	\$ 122,100	\$ 140,000
702 Ward Ave, Crawford	\$ 12,000	\$ 1,200	\$ 10,800	\$ 5,300	\$ 4,063	\$ 1,437	\$ 180,000	\$ 190,000
185 Murray Rd, Mount Hope	\$ 12,000	\$ 1,200	\$ 10,800	\$ 6,291	\$ 4,063	\$ 446	\$ 203,400	\$ 180,000
303 Murray Rd, Mount Hope	\$ 13,800	\$ 1,380	\$ 12,420	\$ 5,934	\$ 4,063	\$ 2,423	\$ 191,900	\$ 175,000
2083 Mount Hope Rd, Mount Hope	\$ 14,400	\$ 1,440	\$ 12,960	\$ 5,624	\$ 4,063	\$ 3,273	\$ 181,900	\$ 200,000
286 Murray Rd, Mount Hope	\$ 15,300	\$ 1,530	\$ 13,770	\$ 5,993	\$ 4,063	\$ 3,714	\$ 193,700	\$ 275,000
290 Murray Rd, Mount Hope	\$ 15,600	\$ 1,560	\$ 14,040	\$ 6,056	\$ 4,063	\$ 3,921	\$ 195,800	\$ 275,000
314 Murray Rd, Mount Hope	\$ 14,400	\$ 1,440	\$ 12,960	\$ 5,537	\$ 4,063	\$ 3,360	\$ 179,000	\$ 225,000
250 Murray Rd, Mount Hope	\$ 15,000	\$ 1,500	\$ 13,500	\$ 7,120	\$ 4,063	\$ 2,317	\$ 230,200	\$ 300,000
175 Burnt Corners Rd, Greenville	\$ 13,500	\$ 1,350	\$ 12,150	\$ 4,800	\$ 4,063	\$ 3,287	\$ 175,000	\$ 175,000
Totals	\$ 224,400	\$ 22,440	\$ 201,960	\$ 94,746	\$ 65,008	\$ 42,206	\$ 3,024,100	\$ 3,370,000