





HELP WANTED

HELP WANTED

HELP WANTED

Growing twice weekly newspaper seeks full-time candidate for in-house **Advertising Sales/Office Manager** in their Monticello Office.

\*Ideal candidate must be energetic, self-motivated, have good customer service skills, have basic computer knowledge & able to work independently.

Travel between offices is required. Hourly wage plus commission, paid vacation/holiday and medical benefits are offered.

Please send resume to: [mreynolds@sc-democrat.com](mailto:mreynolds@sc-democrat.com)  
845-887-5386 fax or mail to:  
Sullivan County Democrat  
PO Box 308, Callicoon, NY 12723  
*Attn: Michelle Reynolds*

108802

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100992

HEALTH

HEALTH

HEALTH

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IN THE  
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87296

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100994

**Prepare for power outages today**

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**REQUEST A FREE QUOTE**  
CALL NOW BEFORE THE NEXT POWER OUTAGE  
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101981

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With purchase of a new Safe Step Walk-In Tub. Not applicable with any previous walk-in tub purchase. Offer available while supplies last. No cash value. Must present offer at time of purchase. CSLB 1082165 NSCB 0082999 0083445

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Mon-Thurs: 8am-11pm, Fri-Sat: 8am-5pm, Sun: 2pm-8pm EST

\*For those who qualify. One coupon per household. No obligation estimate valid for 1 year. \*\*Offer valid at time of estimate only. \*The leading consumer reporting agency conducted a 16 month outdoor test of gutter guards in 2010 and recognized LeafFilter as the "#1 rated professionally installed gutter guard system in America." CSLB #1032769; 6074 #1038368-501 License #7056 License #28145 License #11254 License #95338 License #12844 License #2102246 WA LBN 603-233-977 License #2102212989 License #2102212946 License #27051311534 License #1EAFNW62212 License #W050912 License #WC-29966-4117 Nassau HIC License #H1067000 Registration #76447 Registration #HC-0569905 Registration #C127229 Registration #C127229 Registration #66260918 Registration #PC6475 Registration #2731884 Registration #15150953900 Registration #P6009833 Suffolk HIC License #202816 License #2705193465 License #202000022 License #202004063 License #0086990 Registration #H-19114

100995

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6208-0721

100998

Please see more Help Wanted ads, page 5B

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APARTMENTS

APARTMENTS

**PATHSTONE: Accepting Applications** for 1 2 & 3 Bdrm. units at Hemlock Ridge Apts., 27 Arts Blvd, Livingston Manor, NY for their Sec. 8 Project – Based Program. Applications available only at Pathstone 457 Broadway, Suite 9, Monticello, NY Between 8:30AM & 4:30PM. 845-794-4880 Hemlock Ridge EHO

963693

**West Broadway Villas**

Now accepting applications for 1 & 2 Bedroom apartments

Handicap accessible apartments also available Fully carpeted/appliances/onsite laundry Water/Sewer included. No Pets Allowed Rent is based on low to very low income. For additional information or to receive an application, email or contact

**West Broadway Villas**  
3 West Broadway  
Monticello, NY 12701  
845-707-4430 TDD relay 711  
wbroadwayvillas@belmontgmt.com



104103

**Liberty Village Apts.**  
SMOKE FREE FACILITY

Now accepting applications for waiting list. Requirements are those eligible individuals 62 or older or any individual disabled (regardless of age). Rents are based on very low to low income. Utility allowance included. 1 bedroom apts. include heat, hot water, appliances, wall-to-wall carpeting, and on-site laundry. For additional information or to receive an application by mail, contact: Liberty Village Apts., 160 Lake Street, Liberty, NY 12754, or call 295-0041, TDD Relay 711. EQUAL HOUSING OPPORTUNITY



51428

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**BEST SATELLITE** TV with 2 Year Price Guarantee! \$59.99/mo with 190 channels and 3 months free premium movie channels! Free next day installation! Call 888-508-5313.

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mo for 12 months with CHOICE Package. Watch your favorite live sports, news & entertainment anywhere. First 3 months of HBO Max, Cinemax, Showtime, Starz and Epix included! Directv is #1 in Customer Satisfaction (JD Power & Assoc.) Some restrictions apply. Call 1-888-534-6918.

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LEGAL NOTICES

LEGAL NOTICES

**LEGAL NOTICE**

**SUPREME COURT OF THE STATE OF NEW YORK COUNTY OF SULLIVAN**

**SUPPLEMENTAL SUMMONS AND NOTICE**

Index No. E2019-1265  
Date Filed: 3/21/2022

U.S. Bank Trust, N.A., as Trustee for LSF11 Master Participation Trust,  
Plaintiff,

-against-

Jacqueline Brady a/k/a Jacqueline M. Brady a/k/a Jacqueline May Brady, Individually and as Administratrix of the Estate of Andrew Levine if she be living or if she be dead, her spouse, heirs, devisees, distributees and successors in interest, all of whom and whose names and places of residence are unknown to Plaintiff; Shawne Stuck; State of New York, and "JOHN DOE", said name being fictitious, it being the intention of Plaintiff to designate any and all occupants of premises being fore-closed herein, and any parties, corporations or entities, if any, having or claiming an interest or lien upon the mortgages premises, Defendants.

**PROPERTY ADDRESS:**  
**21 Oxford Drive, Bethel, NY 12720**

TO THE ABOVE NAMED DEFENDANTS:

YOU ARE HEREBY SUMMONED to answer the complaint in this action and to serve a copy of your answer, or a notice of appearance on the attorneys for the Plaintiff within thirty (30) days after the service of this summons, exclusive of the day of service. The United States of America, if designated as a defendant in this action, may appear within sixty (60) days of service hereof. In case of your failure to appear or answer, judgment will be taken against you by default for the relief demanded in the complaint.

TO THE ABOVE NAMED DEFENDANTS: The foregoing Summons is served upon you by publication pursuant to an Order of the Hon. Stephan G. Schick, a Justice of the Supreme Court, Sullivan County, entered March 21, 2022 and filed with the complaint and other papers in the Sullivan County Clerk's Office.

NOTICE OF NATURE OF ACTION AND RELIEF SOUGHT THE OBJECT of the above captioned action is to foreclose a Consolidation and/or Modified Mortgage (hereinafter "the Mortgage") to secure \$220,387.95 and interest, covering premises known as 21 Oxford Drive, Bethel, NY 12720 a/k/a Section 53, Block 1, Lot 79.

The relief sought in the within action is a final judgment directing the sale of the premises described above to satisfy the debt secured by the Mortgage described above.

Plaintiff designates Sullivan County as the place of trial. Venue is based upon the County in which the mortgaged premises is situated.

**NOTICE**

YOU ARE IN DANGER OF LOSING YOUR HOME IF YOU DO NOT RESPOND TO THIS SUMMONS AND COMPLAINT BY SERVING A COPY OF THE ANSWER ON THE ATTORNEY FOR THE MORTGAGE COMPANY WHO FILED THIS FORECLOSURE PROCEEDING AGAINST YOU AND FILING THE ANSWER WITH THE COURT, A DEFAULT JUDGMENT MAY BE ENTERED AND YOU CAN LOSE YOUR HOME.

SPEAK TO AN ATTORNEY OR GO TO THE COURT WHERE YOUR CASE IS PENDING FOR FURTHER INFORMATION ON HOW TO ANSWER THE SUMMONS AND PROTECT YOUR PROPERTY.

SENDING A PAYMENT TO YOUR MORTGAGE COMPANY WILL NOT STOP THIS FORECLOSURE ACTION.

YOU MUST RESPOND BY SERVING A COPY OF THE ANSWER ON THE ATTORNEY FOR THE PLAINTIFF (MORTGAGE COMPANY) AND FILING THE ANSWER WITH THE COURT.

Dated: January 17, 2020  
Frank M. Cassara, Esq.  
Senior Associate Attorney  
SHAPIRO, DICARO & BARAK, LLC  
Attorneys for Plaintiff  
175 Mile Crossing Boulevard  
Rochester, New York 14624  
(585) 247-9000  
Fax: (585) 247-7380  
Our File No. 13-029054

#99517

103451

**LEGAL NOTICE**

**PUBLIC HEARING**

In accordance with Public Officers Law 103-a a public hearing of the use of video/conferencing for Board meetings of the Board of Cooperative Educational Services of Sullivan County, will be held at the Sullivan BOCES Offices and Conference Center, located at 15 Sullivan Avenue Suite 1W, Liberty, New York, on August 16, 2022, at 6:00 p.m. in order to present the written procedures governing member and public attendance at meetings conducted by video/conference. Details of the procedures may be reviewed on the Sullivan County BOCES website.

Public comment will be accepted for a period of up to 30 days after the date of the hearing. For more information or to provide commentary please contact Jean Hewlett, Sullivan BOCES District Clerk at 845-295-4016.

Board of Education  
Sullivan County BOCES

Jean Hewlett  
District Clerk

Dated: June 23, 2022

104372

**LEGAL NOTICE**

**PLEASE TAKE NOTICE THAT**

Supervisor Chris Mathews has called a **Special Meeting** of the Town of Neversink Town Board for **Tuesday, July 12, 2022 at 7:00 pm at the Claryville Fire Hall, 1500 Denning Rd., Claryville, NY 12725**

The purpose of the meeting is to entertain public comment concerning the Kerilands Project after a brief presentation from Kerilands and any other business that may legally come before the Board.

Lisa Garigiano, Town Clerk  
Dated: June 10, 2022

104129

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

**LEGAL NOTICE**  
**File# 2021-191**  
**SURROGATES COURT: SULLIVAN COUNTY CITATION**  
**THE PEOPLE OF THE STATE OF NEW YORK,**  
**By the Grace of God Free and Independent**

TO: Chris Wyant, The Attorney General State of New York and the heirs at law, next of kin, and distributees of Roger Ballard, deceased, if living and if any of them be dead to their heirs at law next of kin distributees, legatees, executors, administrators, assignees and successors in interest whose names are unknown and cannot be ascertained after due diligence are persons, required to be cited upon the above entitled proceeding if said deceased, and that the case is one of those specified in Section 307 of the Surrogate's Court Procedure Act and the personal service of the citation cannot with due diligence be made upon them within the State.

An amended petition having been filed by Michael S. Pekny who is domiciled or in the case of a corporation, its principal office at 114 LT BRENDER HIGHWAY, FERNDAL E NY 12734

YOU ARE HEREBY CITED TO SHOW CAUSE before the Surrogate's Court, Sullivan County at 414 BROADWAY, MONTICELLO, NY, on July 28, 2022 at 2:00 in the forenoon of that day, why a decree should riot be made in the estate of Roger Ballard lately domiciled at 118 OLD HUNTER RD, LIVINGSTON MANOR NY 12758 in the County of Sullivan, New York, granting Letters of Administration CTA upon the estate of the decedent to Michael S. Pekny or to such other person as may be entitled thereto.

Dated, Attested and Sealed, May 11, 2022  
E. Danielle Jose Decker  
Surrogate  
Wendy Weiner  
Deputy Chief Clerk  
Name of Attorney: Brian T Edwards (845)-794-5000  
Address of Attorney: 504 Broadway Suite 4 Monticello, NY 12701

**Notice to Cited Parties**

To Whom it May Concern:

You have been served with a citation for a matter that is on the Sullivan County Surrogate's Court calendar. Please be advised the Unified Court System has established Virtual Courtrooms in order to continue to serve the public and court users, while maintaining safe protocols by limiting personal interaction and potential COVID-19 exposures. All interactions involving the Court shall be conducted by electronic means and by mail unless extenuating circumstances are present.

The citation has a return date listed on it. If you do not object to the relief requested, you do not need to contact the Court. If you object to the relief requested on the citation, please respond to the Court in writing so that the Court receives your response on or before the date listed on the citation. You may respond in writing by email to sullivan-surrogatecourt@nycourts.gov or by mail to the address listed above, copying the petitioner, or petitioner's attorney if represented, as listed on the citation. Your response should be limited to stating that you are objecting to the relief without providing substantive details. If the Court does not hear from you by the date listed on the citation, it will be presumed that you do not object to the Court granting the relief requested in this matter.

If you or your attorney notifies the Court in writing that you object, the matter will be marked as "contested" by the Court. If an attorney appears on your behalf, the attorney should file a notice of appearance with the Court and use the Court's e-filing system (NYSCEF). After receiving notice from you or your attorney that you object, the Court will schedule a virtual appearance via Microsoft Teams in order to provide a deadline for filing verified written objections in the form required by law with the proper filing fee payable to the Court where appropriate. Separate instructions will be provided for the virtual appearance.

If you have any questions regarding the procedure for responding to this citation, you may contact the Court at the email address listed above; however, the Court is prohibited from providing you with legal advice and may only provide procedural information. If you have questions regarding the specific proceeding you are being cited for, you may contact the attorney listed at the bottom of the citation.

103791

**LEGAL NOTICE**  
**REFeree'S NOTICE OF SALE**  
**IN FORECLOSURE**

SUPREME COURT -  
COUNTY OF SULLIVAN  
US BANK NATIONAL ASSOCIATION AS TRUSTEE ON BEHALF OF THE HOLDERS OF BANC OF AMERICA FUNDING CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-H,  
Plaintiff -  
against -  
HELEN HIOTAKIS, et al Defendant(s).

Pursuant to a Judgment of Foreclosure and Sale entered on April 18, 2022, I, the undersigned Referee will sell at public auction in the Sullivan County Courthouse, Village of Monticello, Sullivan County, New York on the 8th day of July, 2022 at 10:00 AM. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town of Fallsburg, County of Sullivan, State of New York.

**Premises known as**  
**15 Morris Road a/k/a Morris Road,**  
**Mountain Dale, (Town of Fallsburg) NY 12763.**  
**(SBL#: 43-5-1.5 and 1.7)**

Approximate amount of lien \$140,886.12 plus interest and costs. Premises will be sold subject to provisions of filed judgment and terms of sale.

Index No. E2019-2204.  
William H. Chellis, Esq., Referee.  
Davidson Fink LLP  
Attorney(s) for Plaintiff  
400 Meridian Centre Blvd, Ste 200  
Rochester, NY 14618  
Tel. 585/760-8218  
Dated: May 6, 2022

During the COVID-19 health emergency, bidders are required to comply with all governmental health requirements in effect at the time of sale including but not limited to, wearing face coverings and maintaining social distancing (at least 6-feet apart) during the auction, while tendering deposit and at any subsequent closing. Bidders are also required to comply with the Foreclosure Auction Rules and COVID-19 Health Emergency Rules issued by the Supreme Court of this County in addition to the conditions set forth in the Terms of Sale.

Interested bidders may pre-register with the Referee via e-mail at heather@chellislaw.com. The pre-registration deadline is July 6, 2022.

103836

**LEGAL NOTICE**

**INVITATION TO BID**  
**PROJECT NAME:**  
**CLEANING OF THE EFFLUENT STORAGE POND AT REFLECTION LAKES SEWER TREATMENT PLANT**

Project location: Reflection Lakes Sewer Treatment Plant, 182 Stalker Road, Equinunk, PA 18417

The proposed work for this contract will include Cleaning, Removal and Disposal of sludge from the Effluent Storage Pond.

The Bidding documents may be reviewed at the issuing office, Manchester Township Sewer & Water Authority (570-224-6077), 1174 Pine Mill Road, Equinunk, PA 18417 during normal business hours, Monday, Wednesday and Friday between 8:30 and 11:00 a.m. or can be requested by fax or email. All questions concerning the Bidding Documents shall be addressed to: The Project Engineer c/o Reilly Associates, 40 South Main Street, Suite 200, Pittston, PA 18460 (570) 654-2473. A certified check or bid Bond in the amount of 10% of the bid made payable to Manchester Township Sewer & Water Authority is required with the bid.

Sealed proposals will be reviewed by: Manchester Township Sewer & Water Authority (MTSWA)  
At: 1174 Pine Mill Road, Equinunk, PA 18417  
At 4 p.m. on August 10, 2022, and will be read aloud for the following:

Manchester Township Sewer & Water Authority

104124

LEGAL NOTICES

LEGAL NOTICES

**LEGAL NOTICE**  
**ARTICLES OF ORGANIZATION OF NESTLED CREATIONS LLC**  
Under Section 203 of the Limited Liability Company Law  
**THE UNDER-SIGNED**, being a natural person of at least eighteen (18) years or age, and acting as the organizer of the limited liability company hereby being formed under Section 203 of the Limited Liability Company Law of the State of New York certifies that:

First: The Name or the limited liability company is: Nestled Creations LLC

Second: The county, within this state, in which the office of the limited liability company is to be located is SULLIVAN

Third: The Secretary of State is designated as agent of the limited liability company upon whom process against it may be served. SSNY should mail process to Juliette Hermant: 226 Bridge St Narrowsburg NY 12764. Purpose: Any lawful purpose

103922

**LEGAL NOTICE**  
**NOTICE OF FORMATION OF A LIMITED LIABILITY COMPANY**  
Notice of Formation of Maison Bergogne Holdings L.L.C.. Articles of Organization filed with the Secretary of State of NY (SSNY) on 2022-06-03. Office location: Sullivan County. SSNY designated as agent of Limited Liability Company (LLC) upon whom process against it may be served. SSNY should mail process to Juliette Hermant: 226 Bridge St Narrowsburg NY 12764. Purpose: Any lawful purpose

**LEGAL NOTICE**  
Notice of formation of a Limited Liability Company (LLC). The name of the LLC is: Axel's Axe Throwing LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) office on: 02/24/2020. The County in which the Office is to be located: Sullivan. The SSNY is designated as agent of the LLC upon whom process against it may be served. The address to which the SSNY shall mail a copy of any process against the LLC is: 162 Fox Mountain Rd. Livingston Manor, NY 12758. Purpose: any lawful activity.

**LEGAL NOTICE**  
LE BEAU COLLECTIVE, LLC, Art. of Org. filed NY DOS 4/17/20, Sull. Co. S/S C/O Nicholas Routzen P.O. Box 461, Roscoe, NY 12776. To engage in any lawful act or activity. Perpetual existence. Full indemnification.

103743

**LEGAL NOTICE**  
LE BEAU NY LLC, Art. of Org. filed NY DOS 2/21/20, Sull. Co. S/S C/O Nicholas Routzen P.O. Box 461, Roscoe, NY 12776. To engage in any lawful act or activity. Perpetual existence. Full indemnification.

103741

**LEGAL NOTICE**  
Morningside Gardens LLC Filed 1/6/22 Office: Sullivan Co. SSNY designated as agent for process & shall mail to: 716-726 County Rt 104 Ste 1E, Loch Sheldrake, NY 12759 Purpose: all lawful.

103243

**LEGAL NOTICE**  
**NOTICE**  
**COUNTY OF SULLIVAN**  
Proposals for the following will be received by the Director of the Department of Purchasing and Central Services at the Sullivan County Government Center, 100 North Street, Monticello, New York 12701, (845) 807-0515, until 1:00 P.M. on Friday, July 15, 2022:

1. Psychiatrist Services for the Sullivan County Department of Community Services (R-22-24) Specifications may be obtained from the Director at the above address.

Dated: June 24, 2022

104277

**LEGAL NOTICE**  
Notice is hereby given that a license (Number Pending) has been applied for by the undersigned\* to sell alcohol, beer, wine and cider at retail in a restaurant / tavern under the Alcohol Beverage Control Law at 67 Cantrell Road, Town of Thompson, County of Sullivan, for on-premises consumption.

MMC Bar & Grill, LLC  
67 Cantrell Road  
Monticello, NY 12701  
104172

**LEGAL NOTICE**  
Notice is hereby given that a license (Number Pending) has been applied for by the undersigned\* to sell alcohol, beer, wine and cider at retail in a restaurant / tavern under the Alcohol Beverage Control Law at 277 Rock Hill Drive, Rock Hill, Town of Thompson, County of Sullivan, for on-premises consumption. \*BHR Culinary, Inc. d/b/a Bernie's Holiday Restaurant and Crust Italian Eatery 277 Rock Hill Drive Rock Hill, NY 12775 104173

**LEGAL NOTICE**  
Notice of formation of a New York Limited Liability Company. The name of the LLC is: Axel's Axe Throwing LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) office on: 02/24/2020. The County in which the Office is to be located: Sullivan. The SSNY is designated as agent of the LLC upon whom process against it may be served. SSNY should mail process to Juliette Hermant: 226 Bridge St Narrowsburg NY 12764. Purpose: Any lawful purpose

103922

**LEGAL NOTICE**  
Notice of formation of a Limited Liability Company (LLC). The name of the LLC is: Axel's Axe Throwing LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) office on: 02/24/2020. The County in which the Office is to be located: Sullivan. The SSNY is designated as agent of the LLC upon whom process against it may be served. SSNY should mail process to Juliette Hermant: 226 Bridge St Narrowsburg NY 12764. Purpose: Any lawful purpose

104111

Read the Classifieds!



LEGAL NOTICES

LEGAL NOTICE

Notice is hereby given, pursuant to Section §4-118.1 The Primary Election will be held on TUESDAY June 28, 2022. Polling places will be open from 6:00 AM until 9:00 PM. The following offices may be lawfully voted for:

**TO THE DEMOCRATIC ELECTORS OF SULLIVAN COUNTY**  
Governor  
Lieutenant Governor

**TO THE REPUBLICAN ELECTORS OF SULLIVAN COUNTY**  
Governor

104025

LEGAL NOTICE

NOTICE OF ADOPTION  
TOWN OF FALLSBURG  
LOCAL LAW NO. 2 OF 2022  
ZONING MAP AMENDMENT AFFECTING TAX PARCEL 65.-1-8

**PLEASE TAKE NOTICE** that after a public hearing and issuance of a SEQR Negative Declaration for this Type I action, the Town Board duly enacted, on June 13, 2022, Local Law No. 2 of 2022, titled "Zoning Map Amendment Affecting Tax Parcel 65.-1-8," which local law amends the Town Zoning Map to change the zoning district designation of a parcel of land located on Wild Turnpike and designated as Tax Map No. 65.-1-8 from REC (LowDensity Residential/Recreation) to I (Industrial).  
Dated: June 14, 2022

**BY ORDER OF THE TOWN BOARD TOWN OF FALLSBURG**

I, **Donna Akerley**, Town Clerk of the Town of Fallsburg, Sullivan County, New York, do hereby certify that I have compared the annexed copy of:

NOTICE OF ADOPTION

TOWN OF FALLSBURG  
LOCAL LAW NO. 2 OF 2022  
ZONING MAP AMENDMENT AFFECTING TAX PARCEL 65.-1-8

with one remaining on record in this office and that the same is a correct transcript and copy thereof, and of the whole of said original. In testimony whereof, I have hereunto set my hand and affixed the seal of the Town of Fallsburg.

This 21st Day of June 2022 A.D.  
Donna Akerley,  
Town of Fallsburg Town Clerk,  
Sullivan County, New York

104374

LEGAL NOTICE

PUBLIC HEARING

In accordance with Education Law (8 NYCRR §155.17 (e) (3)), a public hearing of the District Wide Safety Plan of the Board of Cooperative Educational Services of Sullivan County and the School Resource Officer Agreement, will be held at the Sullivan BOCES Offices and Conference Center, located at 15 Sullivan Avenue Suite 1, Liberty, New York, on July 14, 2022, at 6:00 p.m. in order to present the amendments to the District Wide Safety Plan. Details of the plan may be reviewed on the Sullivan BOCES website.

Public comment will be accepted for a period of up to 30 days after the date of the hearing. For more information or to provide commentary please contact Jean Hewlett, Sullivan BOCES District Clerk at 295-4016.

Board of Education  
Sullivan County BOCES

Jean Hewlett  
District Clerk

Dated: June 15, 2022

104206

LEGAL NOTICE

NOTICE TO BIDDERS

Notice is hereby given that sealed proposals are being requested for the construction of a 6 ft. wide x 28 ft. long walkway bridge over Lybolt Brook located at The Forest Reserve in Smallwood, Town of Bethel, Sullivan County, New York. The work shall include the provision of all labor, materials and equipment necessary to perform the work in accordance with plans and specifications prepared by Glenn L. Smith, P.E., Consulting Engineer, P.C. for the Town of Bethel.

The general scope of work to be performed includes the installation of two (2) precast concrete block abutments to support a deck structure consisting of structural steel beams and wood board floor planks, with wood-frame side railings. The bridge will replace a prior structure utilized as part of the town's public trails network, that was destroyed by Hurricane Ida in 2021.

Sealed bids will be received by the Town Clerk at the Bethel Town Hall, 3454 State Route 55, P.O. Box 300, White Lake, NY 12786 up until 11:00 AM on Monday, July 11, 2022 at which time they will be opened and read aloud.

Sealed bids to be entitled for consideration shall be accompanied by a certified check or bond payable to the Town of Bethel, for a sum equal to five percent (5%) of the bid price. The checks of the unsuccessful bidders will be returned. Within 15 days of notification of acceptance and approval of the proposal, the successful bidder shall furnish the town with the one hundred percent (100%) Performance Bond and one hundred (100%) percent Labor and Material Payment Bond described in the Specifications, at which time the five percent (5%) bid security will be returned. Should the bidders neglect to, or refuse to furnish the aforesaid bonds, the five percent (5%) bid security shall be retained by the Town as liquidated damages.

The work will be subject to the prevailing wage rates established by the New York State Department of Labor.

Plans, specifications and proposal forms may be obtained at the office of the Town Clerk, 3454 State Route 55, White Lake, NY. A \$50.00 refundable deposit, made payable to the Town of Bethel, is required and any bidder returning such set in good condition will be returned the deposit. If required, a set of contract documents will be mailed upon receipt of a separate mailing and handling fee of fifteen dollars (\$15.00) per set made payable to the Town of Bethel.

Non-Discrimination in Employment – Bidders on the work will be required to comply with the President's Executive Order No. 11246. The requirements for bidders and contractors under this order, which concerns non-discrimination in employment, are explained in the contract documents. Bidders are also required to comply with the provisions of Section 290-299 of the Executive Law of the State of New York.

Owners Rights Reserved – The Town of Bethel, hereinafter called the Owner, reserves the right to reject any or all proposals and to waive any formality or any technicality in any proposal in the interest of the Owner.

Statement of Non-Collusion – Bidders on this contract are required to execute the non-collusive bidding certification required by Section 103-d of the General Municipal Law of the State of New York.

Rita Sheehan,  
Town Clerk

**June 17, 2022**

104271

LEGAL NOTICE

Publication Language

Notice is hereby given that a license, number 2230505 for cider, beer, wine, and liquor has been applied for by WLMC Bakeco LLC d/b/a

The Jeffersonville Baking Company to sell cider, beer, wine, and liquor at retail in a restaurant under the Alcoholic Beverage Control Law at 4906 State Route 52, Jeffersonville, NY 12748, Sullivan

County for on premises consumption. WLMC Bakeco LLC d/b/a The Jeffersonville Baking Company 104278

Read the Legals!!

LEGAL NOTICES

LEGAL NOTICE

Notice of Formation of Wingmom Catskills LLC. Arts. of Org. filed with NY Dept. of State on 06/14/2022. Office location: Sullivan. Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: 102 Tonjes Road, Callicoon, NY 12723 . Purpose: any lawful purpose. 104108

LEGAL NOTICE

NOTICE OF SALE  
SUPREME COURT  
COUNTY OF  
SULLIVAN

JPMorgan Chase Bank, National Association, Plaintiff  
AGAINST Sullivan County Chief Fiscal Officer, as Limited Administrator of the Estate of Donald Pilczak a/k/a Bohdan Pilczak; et al., Defendant(s)

Pursuant to a Judgment of Foreclosure and Sale duly dated May 9, 2022 I, the undersigned Referee will sell at public auction at the front steps or 1st Floor Lobby of the Sullivan County Courthouse, 414 Broadway, Monticello, NY 12701 on July 26, 2022 at 10:00AM, premises known as 690 Mohican Lake Road, Glen Spey a/k/a Lumberland, NY 12737. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Town of Lumberland, County of Sullivan, State of New York, Section 14. Block 2 Lot 1. Approximate amount of judgment \$124,328.47 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index# E2018-2295. The auction will be conducted pursuant to the COVID-19 Policies Concerning Public Auctions of Foreclosed Property established by the Third Judicial District.

Maria O. Zeno, Esq.,  
Referee

LOGS Legal Group  
LLP f/k/a Shapiro,  
DiCaro & Barak, LLC  
Attorney(s) for the Plaintiff

175 Mile Crossing  
Boulevard Rochester,  
New York 14624  
(877) 430-4792  
104126

LEGAL NOTICE

SECTION 206

Notice of Formation of GEDNEY HOUSE LLC. Arts. Of Org. filed with SSNY on 06/21/2022. Office location: Sullivan. SSNY desg. as agent of LLC upon whom process against it may be served. SSNY mail process to 600 MAMARONECK AVENUE #400, HARRISON, NY, 10528. Any lawful purpose. 104357

LEGAL NOTICE

The following  
10x20 units will be  
auctioned off due to  
lack of payment:  
Units13 &15 -  
Denise Salome  
Auction will take  
place on Wednesday,  
July 6, 12pm at Rock  
Hill Storage, 38 glen  
wild Rd, Rock Hill  
104354

LEGAL NOTICE

VILLAGE OF  
MONTICELLO  
NOTICE OF  
PUBLIC HEARING

NOTICE IS HEREBY GIVEN, that the Board of Trustees of the Village of Monticello will hold two (2) Special Meetings for a Public Hearings to consider the Annual Budget for the fiscal year commencing August 1st, 2022 and ending July 31st, 2023, said hearings will take place on Wednesday, June 22nd and Tuesday, June 28th, 2022 at 6:00pm. All are welcome to attend.  
Dated: Tuesday, June 22nd, 2022  
By Order of the Board of Trustees  
Village of Monticello  
Janine Gandy-McKinney,  
Village Clerk  
104279

Stay Informed:  
Read the Legal  
Notices every week

## Amber Waves

## Out on a Limb

## R.F.D.

## The Spats

## Just Like Cats & Dogs

LAFF - A - DAY

SCRAMBLERS

Unscramble the letters within each rectangle to form four ordinary words. Then rearrange the boxed letters to form the mystery word, which will complete the gag!

Decrease  
**AN EW**

Much  
**FO NT E**

New  
**C EN T ER**

Browse  
**S UP RE E**

**TODAY'S WORD**

LEGAL NOTICE

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Read the Legals!!