

CLASSIFIEDS



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Monday-Friday 8:30 a.m.-5 p.m.

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CLASSIFIED CATEGORIES

- Adoption
- Antiques
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- Auctions
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- Auto Parts & Services
- Boats
- Builders/Contractors
- Business for Sale
- Business Opportunities
- Campers
- Cars for Sale
- Child Care
- Cleaning Services
- Estate Sale
- Equipment
- Events
- Excavating
- Farm Machinery
- Farm Products
- Firewood
- Flea Market
- Free
- Garage/Yard Sales
- Guns
- Handyman
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- Help Wanted
- Horses & Equipment
- Houses for Rent
- Houses for Sale
- Hunting & Fishing
- Hunting Lands
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- Lawn Care
- Lawn/Garden Equip.
- Legal Services
- Livestock & Poultry
- Logging/Land
- Clearing
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- Money to Loan
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- Real Estate
- Real Estate Wanted
- Rec Vehicles
- Rentals
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- Sale
- Services Offered
- Snowmobiles
- Snow Plowing
- Sports & Recreation
- Storage
- Stores & Retail Space
- Tires
- Tractors
- Travel Trailers
- Trips & Tours
- Trucks for Sale
- Truck Accessories
- Tutors/Instructors
- Vacation Rental
- Vendors
- Wanted
- Wanted to Buy
- Wood Stoves

CLASSIFIED MAIL-IN FORM

NAME: _____

ADDRESS: _____

CITY: _____ STATE: _____

PHONE: (____) _____

DATE(S) TO RUN: _____

CATEGORY: _____

Insert words on lines below for your ad. Include contact information if needed.

1	2	3
4	5	6
7	8	9
10	11	12
13	14	15
16	17	18
19	20	21

Number of insertions (20 words or less)
 Tues. or Fri. (one insertion) = \$12**
 Tues. and Fri. (two insertions) = \$24.00*
 Two weeks (four insertions) = \$45.60*
 50 cents each additional word

* All are based on total prices per ad. For additional rates please call 845-887-5200.
 ** Minimum charge

Enclosed is my check for \$ _____



Check one: DISCOVER AMERICAN EXPRESS

Card #: _____

Expiration date: _____

CVV Code: _____

Signature: _____

Classified Deadlines
 Tuesday – Earlybird Edition
 Friday – 12 noon
 Friday – Weekender Edition
 Wednesday – 12 noon
 (Same schedule applies to space cancellations)

AUCTIONS AUCTIONS AUCTIONS

18TH ANNUAL SPRING CONSIGNMENT AUCTION
 APRIL 19, 2025 @10:00 AM
JOHN WETMORE AUCTION CENTER
 39 HAPPY HOLLOW LANE, HONESDALE, PA 18431

Farm Machinery, Lawn & Garden, Vehicles, Usual Run of Antiques & Collectibles

VEHICLES: Wayne County Transportation Vehicles **Hunting & Fishing:** Jonathan Browning Mountain Rifle 50 Cal. Percussion Excell. Reloading Supplies, Ammo 12 Gauge & 223, Fishing Poles & Gear **LAWN & GARDEN** JD 435 Mower w/grass catcher, Push Mowers, Snowblower, Stihl Weedwhacker/Leaf raker Combo, Stihl Chainsaw, Trailer Pig Roaster, Cub Cadet Lawn Tractor **TOOLS:** Lge. Craftsman & Husky Toolboxes, HD Grizzly Joiner, Lge. Generator, Lincoln Welder, Plasma Cutter, Engine Hoist, A Wagon Load of Shop Tools! **ANTIQUES & COLLECTIBLES:** Gingerbread Clocks, Coal Mining Items, Stamps, Antique Phone, Trains Lionel & HO, Homer Laflin Fine China (Service of 15), Scales (Bakers, Ball, Kitchen, Cast Iron), Waterbury Clock, 1930's Toy Wind Up Birds, Dragonware Tea Set, Steam Shovel Toy, Ardalt PA Dutch Artisan & Shawnee Pottery, Ship Sexton, Fenton Glass, US Army Flag kit, Railroad Lamp, Sebastian Miniatures, Reading Beer Tray, Old Christmas Decorations **FURNITURE:** 5 Pc. Oak King Bedroom Set, Oak Dinette Set, Corner Cupboard, Jelly Cardboard, China Cupboard, Desks, Antique - Marble top tables, Dressers, Shaving Stand, Trunks, Victrola, Beautiful Area Rug 7 X 10.5, 20 Stained Glass Windows,

HUNDREDS OF GOOD BOX LOTS!!
TERMS: Cash or Good Check w/ID.
NO BUYERS PENALTY!

GO TO AUCTIONZIP.COM ID#4665
FOR UPDATES & PICTURES

John H. Wetmore, Auctioneer Auction License #AU005268
Office: 570-253-1648 Cell: 570-493-6995

HELP WANTED HELP WANTED

Make a difference in your community - join our team and help shape the future of Monticello!

The Village of Monticello is looking for a **Full-Time Treasurer.**
 Incumbent must have a Municipal Accounting background.
 Salary is as budgeted with paid benefits.

All interested candidates should submit their resume to the Village of Monticello, Attention: James Snowden, Village Manager. Resumes may be submitted via email to jsnow@villageofmonticello.com, by fax at 845-794-2327, or by mail to 2 Pleasant Street, Monticello, NY 12701.

Applications must be received no later than Wednesday, April 30th, 2025.

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 64 Jefferson St., Suite 1, Monticello, NY Between 8AM & 4PM. 845-794-4880 EHO

MISCELLANEOUS

THOSE WHO WOULD give up essential liberty, to purchase a little temporary safety, deserve neither liberty nor safety. Benjamin Franklin.

FOR SALE

SELLING: SHAPED paintings. See website: charleenvkavleski.com. Call 845-434-6443.

LEGAL NOTICES

LEGAL NOTICE
 Notice of Formation US LANDHOLDERS ABSTRACT LLC. Art. Of Org. filed with NY Dept. of State on 03/20/2025. Office Location: County of Sullivan. Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: P.O BOX 723, Monticello New York 12742. Purpose: Any lawful purpose. 131840

LEGAL NOTICE
 Searching for legal or natural owner of property located at 41.9169°N, 74.7662° W, also known by 25 North Street, Monticello, New York 12701. Please contact Tomas Velez, 845-443-0708. 132151

Read the Classifieds

LEGAL NOTICES

LEGAL NOTICE NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY IMPERIAL WASTE CONSULTING, LLC
 IMPERIAL WASTE CONSULTING, LLC filed Articles of Organization with the Secretary of State of New York (SSNY) on the 5th of February, 2025. Office located in Sullivan County. SSNY designated as agent of the LLC upon whom process against it may be served. SSNY shall mail copy of process to P.O. Box 31, Jeffersonville, New York 12748. Purpose: to engage in any and all lawful act or activity. 131433

Stay Informed...
 Read the Legals in the Sullivan County Democrat

Read the Legals

LEGAL NOTICES

LEGAL NOTICE LOCATIONS STOW MINI STORAGE 118 JEFFERSON STREET MONTICELLO, NY 12701
MONTICELLO SELF STORAGE 116 EAST BROADWAY MONTICELLO, NY 12701
SELF STORAGE AUCTION NOTICE UNITS FOR AUCTION
 4/30/25 - AUCTION ANTHONY SHERMETA - UNIT # 0803
 THE CONTENTS OF EACH UNIT WILL BE SOLD AS A LOT. PAYMENTS WILL BE CASH ONLY.
 HOUSEHOLD MISCELLANEOUS ITEMS.
 ANY PERSON PURCHASING A UNIT WILL LEAVE \$100.00 CASH DEPOSIT. THE ABOVE CUSTOMERS CAN HOLD OFF AUCTIONS PROCEEDING BY PAYING TOTAL AMOUNT DUE BY SALE DATE.
 SALE DATE APRIL 30, 2025 AT 12 NOON EACH DAY.
 LOCATIONS STOW MINI STORAGE 118 JEFFERSON STREET MONTICELLO, NY 12701
 MONTICELLO SELF STORAGE 116 EAST BROADWAY MONTICELLO, NY 12701
 132323

Protect Your Right to Know... Read the Legal Notices in the Democrat

kids' corner

Science FACT:

Different species of this plant grow better in certain climates, so homeowners must choose carefully.

(lawn) Answer: Grass

“How they say that in...”

English: Green
Spanish: Verde
Italian: Verde
French: Vert
German: Grün

LEGAL NOTICES

LEGAL NOTICE
 Notice of Application of Authority of a Limited Liability Company (LLC). The name of the LLC is: The Leeward Group, LLC. Application of Authority was filed with the Secretary of State of New York (SSNY) office on: March 28, 2025. 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: PO Box 93, Otisville, NY 10963. Purpose: Any lawful purpose. 132039

LEGAL NOTICE
 Notice of Formation of THE WELL-BARN LLC. Articles of Organization were filed with SSNY on April 2, 2025. Office Location: Sullivan County. SSNY designated as agent of the LLC upon whom process against it may be served. SSNY shall mail process to 6 Centre Street, Jeffersonville, New York 12748. Purpose: Any lawful purpose. 132032

LEGAL NOTICE
 Notice of Formation of limited liability company (LLC): PLAYING THE TOASTER LLC
 Date of filing articles of organization with secretary of state: March 13, 2025
 County in which office of LLC is to be located: Sullivan
 Principal address of LLC is: 3608 State Route 97, Barryville, New York 12719
 The secretary of state has been designated as agent of the LLC upon whom process against it may be served. The post office address to which the secretary of state shall mail a copy of any process against it served upon him or her is: 251 W. 95th Street, Apartment 6S, New York, New York 10025.
 Purpose of business of LLC: any lawful purpose.
 The term of the LLC is perpetual. 131496

LEGAL NOTICE
 Notice of Formation of Flavor Cult LLC. Arts. of Org. filed with NY Dept. of State on 04/02/2025. Office location: 5 ROYCE ST, MONTICELLO, NY, 12701.
 Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: 5 ROYCE ST, MONTICELLO, NY, 12701. Purpose: any lawful purpose. 132090

LEGAL NOTICE
 Notice of Formation of Flavor Cult LLC. Arts. of Org. filed with NY Dept. of State on 08/22/2024. Office location: Sullivan County. Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: 26 High Road #R, Pond Eddy, NY 12770. Purpose: any lawful purpose. 132181

LEGAL NOTICES

LEGAL NOTICE
 Notice of Formation of Kingz Ice LLC. Arts. of Org. filed with the NY Dept. of State on 01/03/25 under section 203. Office of location: Sullivan. Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: P.O. Box 4 Lawrence NY 11559. Purpose: any lawful purpose. 132078

LEGAL NOTICE NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY MEAT AND BOAT LLC
 MEAT AND BOAT LLC filed Articles of Organization with the Secretary of State of New York (SSNY) on the 11th of February, 2025. Office located in Sullivan County. SSNY designated as agent of the LLC upon whom process against it may be served. SSNY shall mail copy of process to 40-01 Kuiken Terrace, Fairlawn, New Jersey 07410. Purpose: to engage in any and all lawful act or activity 131431

LEGAL NOTICE SUDS N BUDS, LLC PUBLICATION NOTICE OF ORGANIZATION OF LIMITED LIABILITY COMPANY
 FIRST: The Name of the Limited Liability Company is SUDS N BUDS, LLC (hereinafter referred to as the "Company"). SECOND: The Articles of Organization of the Company were filed with the Secretary of State on March 26, 2025. THIRD: The County within New York State in which the office of the Company is to be located is Sullivan. FOURTH: The Secretary of State has been designated as agent upon whom process against the Company may be served. The post office address to which the Secretary of State shall mail process is: 87 Sullivan Street, Unit 1A, Wurtsboro, New York 12790. FIFTH: The

Crossword Puzzle

1	2	3			
4					
		5			6
7					
8				9	

ACROSS
 1. Where flowers grow
 5. Where lawns meet the road
 7. A way to leave
 8. Green grass
 9. Not "down"

DOWN
 2. A response to
 3. The lower of the Dakotas (abbr.)
 4. Cuts grass
 6. Dirt

Answers:
 1. Gardens
 2. Down
 3. SD
 4. Mower
 5. Exit
 6. Lawn
 7. Up
 8. Grass
 9. Not

THIS DAY IN HISTORY

APRIL 14

1775: The Society for the Relief of Free Negroes Unlawfully Held in Bondage is organized by Benjamin Franklin and Benjamin Rush.

1908: The Hauser Dam in Montana fails.

1999: A severe hailstorm strikes Sydney, Australia.

NEW WORD

MULCH

material spread around or over a plant to enrich the soil

Did You Know?

Switching the direction a person mows the lawn each week can help the grass to grow thicker and more lush over time.

Answer: Garden gnome

LEGAL NOTICES

LEGAL NOTICE
 The annual meeting of the Fremont Center Cemetery Association will be held at the Community Hall in Fremont Center, NY on Sunday, April 27, 2025 at 2:00 p.m. An election of trustees will take place. Bids for cemetery maintenance for the 2025 season will be accepted, opened and granted at this meeting.
 Barbara Yeleki - Secretary
 131962

LEGAL NOTICE VILLAGE OF JEFFERSONVILLE 2025-26 BOARD MEETINGS

IS HEREBY GIVEN, the Board of Trustees of the Incorporated Village of Jeffersonville, NY will conduct their regular monthly board meetings on the second Wednesday of each month at the Russell E. Duttweiler Community Center, 17 Center Street (2nd Floor), Jeffersonville, NY for the 2025-26 official year. Said meetings will begin at 6:00 PM. FURTHERMORE, let it be known the Board's 2026-27 Re-organizational Meeting will be held the second Wednesday of April 2026 in conjunction with the regular meeting.

By Order of the Board of Trustees,
 Colleen Freitas,
 Clerk
 132306

LEGAL NOTICE

3105 STATE ROUTE 17B LLC, Arts. of Org. filed with the SSNY on 03/12/2025. Office loc: Sullivan County. SSNY has been designated as agent upon whom process against the LLC may be served. SSNY shall mail process to: Michael Clear, 15 Adele Road, West Nyack, NY 10994. Purpose: Any Lawful Purpose. 131430

Read the Classifieds

LEGAL NOTICES

LEGAL NOTICE

PUBLIC HEARING

VILLAGE OF LIBERTY

PLEASE TAKE NOTICE that a Public Hearing will be held by the Village Board of Trustees on Thursday, May 1, 2025 at 6:50 p.m. to consider Local Law #5-2025, authorizing an increase in fines for violations of Chapter 87 (zoning).

Said Public Hearing will take place at the Village Municipal Building located at 167 North Main Street, Liberty, New York, at which time all interested parties will be heard. A full copy of the text of said proposed local law is available for inspection and copying at the Village Clerk's Office, 167 North Main Street, Liberty, New York during regular business hours.

This local law shall take effect immediately upon the filing with the NY Secretary of State. All interested persons will be given an opportunity to speak as time permits.

DATED: April 15, 2025
Judy H. Zurawski
Village of Liberty
Clerk/Treasurer

132117

LEGAL NOTICE

PUBLIC HEARING

VILLAGE OF LIBERTY

PLEASE TAKE NOTICE that a Public Hearing will be held by the Village Board of Trustees on Thursday, May 1, 2025 at 6:55 p.m. to consider Local Law #6-2025, which will address housing/residential developments.

Said Public Hearing will take place at the Village Municipal Building located at 167 North Main Street, Liberty, New York, at which time all interested parties will be heard. A full copy of the text of said proposed local law is available for inspection and copying at the Village Clerk's Office, 167 North Main Street, Liberty, New York during regular business hours.

This local law shall take effect immediately upon the filing with the NY Secretary of State. All interested persons will be given an opportunity to speak as time permits.

DATED: April 15, 2025
Judy H. Zurawski
Village of Liberty
Clerk/Treasurer

132118

LEGAL NOTICE

New York State Department of Environmental Conservation

Notice of Complete Application

Date: 04/10/2025

Applicant: WANAKSINK LAKE CLUB INC.

C/O JOHN KONEFAL

PO BOX 796

ROCK HILL, NY 12775-0796

Facility: WANAKSINK LAKE

Wanaksink Lake Access at 15 Wurtsboro Mountain Rd & 16 N Shore Rd

Rock Hill, NY 12775

Application ID: 3-4846-00351/00014

Permits(s) Applied for: 1 - Article 24 Freshwater Wetlands

Project is located: in THOMPSON in SULLIVAN COUNTY

Project Description: The applicant proposes to treat Wanaksink Lake with aquatic pesticides to control pondweeds and brittle naiad. Treatment is within a NYS Freshwater Wetland and its state regulated 100 foot adjacent area.

Availability of Application Documents: Filed application documents, and Department draft permits where applicable, are available for inspection during normal business hours at the address of the contact person. To ensure timely service at the time of inspection, it is recommended that an appointment be made with the contact person via email to mike.grosso@dec.ny.gov

State Environmental Quality Review (SEQR) Determination A final environmental impact statement has been prepared on this project and is on file.

SEQR Lead Agency NYS Department of Environmental Conservation

State Historic Preservation Act (SHPA) Determination The proposed activity is not subject to review in accordance with SHPA. The application type is exempt and/or the project involves the continuation of an existing operational activity.

DEC Commissioner Policy 29, Environmental Justice and Permitting (CP-29) It has been determined that the proposed action is not subject to CP-29.

Availability For Public Comment Comments on this project must be submitted in writing to the Contact Person no later than 05/16/2025 or 30 days after the publication date of this notice, whichever is later.

Contact Person

MICHAEL V GROSSO
NYSDEC
21 S Putt Corners Rd
New Paltz, NY 12561
(845) 256-3165
mike.grosso@dec.ny.gov

132330

LEGAL NOTICE

Examination of Assessment Inventory & Valuation Data (Pursuant to 501 of the Real Property Tax Law)

Pursuant to 501 of the Real Property Tax Law, the Town of Rockland Assessor has inventory and valuation data available for review of the assessments in the Town. This data is the information which will be used to establish the Assessment Roll in the Town of Rockland, Sullivan County, New York, which will be filed on or before May 1st, 2025. An appointment may be scheduled to review this information by telephoning or emailing the Assessor at 845-439-5450 Ext 107 or Assessor@townofrocklandny.com

Dated April 9th, 2025
Acting Assessor
Timothy McGowan
Town of Rockland

132236

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICE

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF SULLIVAN

CIT BANK, N.A. F/K/A ONEWEST BANK, N.A.,

-against-

SUSAN FINGER, AS HEIR AND DISTRIBUTE OF THE ESTATE OF ESTHER WEIN, ET AL.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure and entered in the Office of the Clerk of the County of Sullivan on February 11, 2025, wherein CIT BANK, N.A. F/K/A ONEWEST BANK, N.A. is the Plaintiff and SUSAN FINGER, AS HEIR AND DISTRIBUTE OF THE ESTATE OF ESTHER WEIN, ET AL. are the Defendant(s). I, the undersigned Referee will sell at public auction at the LAWRENCE H. COOKE COUNTY COURTHOUSE, 414 BROADWAY, MONTICELLO, NY 12701, on May 13, 2025 at 11:00AM, premises known as 22 WAWANDA AVENUE, LIBERTY, NY 12754; and the following tax map identification, 104-12-4.

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND, BEING PART OF THE LANDS CONVEYED TO WINSLOW ROBINSON BY GEORGE & JAS C. YOUNG, BY DEED DATED JUNE 20, 1899 IN THE TOWN AND VILLAGE OF LIBERTY, COUNTY OF SULLIVAN, STATE OF NEW YORK.

Premises will be sold subject to provisions of filed Judgment Index No.: E2013-1129. Maria O. Zeno, Esq. - Referee. Robertson, Anschutz, Schneid, Crane & Partners, PLLC 900 Merchants Concourse, Suite 310, Westbury, New York 11590, Attorneys for Plaintiff. All foreclosure sales will be conducted in accordance with Covid-19 guidelines including, but not limited to, social distancing and mask wearing. *LOCATION OF SALE SUBJECT TO CHANGE DAY OF IN ACCORDANCE WITH COURT/CLERK DIRECTIVES.

131804

LEGAL NOTICE - BID NOTICE TOWN OF HIGHLAND

Request for Proposal
April 8, 2025
Town of Highland, NY

The Town of Highland hereby seeks requests for proposals to provide demolition and abatement services for the property located at 564 State Route 55, adjacent to Town Hall. The request is open to all qualified Contractors. All proposals will be treated as confidential and will be delivered via a sealed bid process no later than May 12th. Town of Highland Supervisor C/O Sealed Bid PO BOX 177 Eldred, NY 12732

Please contact supervisor@townofhighlandny.com or call 845-557-8901 with any questions.

By Order of the Town Board
Melissa Denlinger, Deputy Town Clerk
Date April 8, 2025

132326

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICE - BID NOTICE TOWN OF HIGHLAND

The Town of Highland Highway Department will be accepting sealed bids for the Following:

Request for Proposal
Second Request-REBID
April 9, 2025
Town of Highland, NY

The Town of Highland hereby seeks a Request for Proposals for a Licensed Electrician or Firm to install a generator at the Town of Highland Highway Garage. The generator is a CAT D60. Proposals are subject to the required walk-through at the garage. Post four proposals should include pricing, qualifications, and all pertinent information. Please send sealed bids with requested information no later than May 12, 2025 to:

Town Supervisor
C/O Sealed Bid
PO BOX 177
Eldred, NY 12732
Please contact highlandhighway@frontiernet.net AND Supervisor@townofhighlandny.com or 845-557-8901 with any questions.
By Order of the Town Board
Melissa Denlinger, Deputy Town Clerk
Date April 8, 2025

132311

LEGAL NOTICE PUBLIC HEARING ANNOUNCEMENT for May 6th, 2025 at 7pm

Town of Highland Town Board Resolution #61 was passed at the Town Board meeting April 8th, 2025 entailing the scheduling of a public hearing on May 6th, 2025 at 7pm, prior to the Town Board Workshop, to discuss a new local law to (re)establish a Town Constabulary, subject to voter approval, and requesting placement of a proposition on the General Election Ballot November 4, 2025. All residents are welcome to attend.

Town of Highland Town Board Resolution # 62 was passed at the Town Board meeting April 8th, 2025 entailing the scheduling of a public hearing on May 6th, 2025 at 7pm, prior to the Town Board Workshop, to discuss the adoption of an ORDINANCE AMENDING local law § 130-3 OF THE TOWN CODE ("PARKING RESTRICTIONS LAW OF THE TOWN OF HIGHLAND"). All residents are welcome to attend.

By Order of the Town Board
Melissa Denlinger, Deputy Town Clerk
Date April 8, 2025

132312

LEGAL NOTICE
WILLOWEMOC
HAVEN LLC, Arts. of Org. filed with the SSNY on 04/02/2025. Office loc: Sullivan County. SSNY has been designated as agent upon whom process against the LLC may be served. SSNY shall mail process to: James Havelock, 62 Browns Rd, Livingston Manor, NY 12758. Purpose: Any Lawful Purpose. 132071

LEGAL NOTICE
Notice of Formation of a Limited Liability Company (LLC). The name of the LLC is: Garigliano Grazing Co LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) office on: March 5, 2025. 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: 89 Hastings Drive Gramsville NY 12740. Purpose: any lawful activity. 131298

Protect Your Right to Know... Read the Legal Notices in the Sullivan County Democrat

KEEP UP-TO-DATE

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LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICE

NOTICE OF THE ANNUAL SCHOOL DISTRICT PUBLIC HEARING ON THE BUDGET, ANNUAL MEETING, SCHOOL DISTRICT ELECTION AND VOTE

BE IT RESOLVED, that the Board of Education of the Sullivan West Central School District, Sullivan County, New York, hereby authorizes and directs the District Clerk to give notice to the qualified voters of the School District of the Annual Public Hearing on the Budget and Annual Meeting, School District Election and Vote, as follows: **NOTICE OF ANNUAL PUBLIC HEARING ON THE BUDGET, ANNUAL MEETING, SCHOOL DISTRICT ELECTION AND VOTE**

NOTICE IS HEREBY GIVEN by the Board of Education of the Sullivan West Central School District, Sullivan County, New York that a Public Hearing on the Budget will be held at the Elementary School in said School District, Jeffersonville, New York, on Wednesday, May 6, 2025 at 5:30 PM, for the purpose of presenting the budget document for the 2025-2026 School Year.

NOTICE IS HEREBY FURTHER GIVEN that a copy of the statement of the amount of money which will be required for School District purposes during the 2025-2026 school year (the Budget), exclusive of public monies, may be obtained by any resident of the District between the hours of 9:00 AM and 3:00 PM, commencing April 29, 2025 except Saturday, Sunday or holidays at each of the District's schoolhouses and at the Administrative Offices.

NOTICE IS HEREBY FURTHER GIVEN that in accordance with §495 of the N.Y. Real Property Tax Law, that the District shall prepare a Real Property Tax "Exemption Report" which will show how much of the assessed value on the final assessment roll (utilized for the school tax levy) is exempt from taxation by the School District. This exemption report will list every type of exemption granted and will show: (1) the cumulative impact of each type of exemption; (2) the cumulative amount expected to be received as payments in lieu of taxes (PILOTS), or other payments, from recipients of each type of exemption; (3) the cumulative impact of all exemptions granted. This Exemption Report will be posted on the District's website and on District bulletin boards utilized for posting public notices. The Exemption Report will be annexed to any preliminary District budget, and will become part of the final budget.

NOTICE IS HEREBY FURTHER GIVEN that the Annual Meeting, Election of Members of the Board of Education and Vote on the Budget, will be held on Tuesday, May 20, 2025 between the hours of 12:00 PM and 9:00 PM, at the polling places hereinafter listed, when the polls will be open for the purpose of voting:

A. To elect three members to the Board of Education for three-year terms, commencing July 1, 2025 and expiring on June 30, 2028, due to the expiration of the terms of Rose Joyce-Turner, Michael Ellmauer and Jackie Rutledge.

B. To vote upon the appropriation of the necessary funds to meet the estimated expenditures for School District purposes for the 2025-2026 School Year (the Budget).

C. To vote upon such other propositions as may properly come before the meeting and conduct other business as authorized by law.

NOTICE IS FURTHER GIVEN that the polling places for the purposes of voting at the Annual School District Election and Vote on Tuesday, May 20, 2025, shall be as follows:

Election District #1 - Polling Place at the Delaware Youth Center - for those who reside within the boundaries of the former Delaware Valley Central School District;

Election District #2 - Polling Place at the Western Sullivan Public Library in Jeffersonville - for those who reside within the boundaries of the former Jeffersonville-Youngsville Central School District;

Election District #3 - Polling Place at the Tusten-Cochecton Library - for those who reside within the boundaries of the former Narrowsburg Central School District.

NOTICE IS HEREBY FURTHER GIVEN that petitions for nominating candidates for the office of member of the Board of Education must be filed with the Clerk of the District, by no later than 5:00 PM on the 30th day preceding the School District Election, Monday, April 21, 2025. Vacancies on the Board of Education are considered separate, specific offices and a separate petition is required to nominate a candidate to each separate office. The nominating petition must be signed by at least 25 qualified voters of the District; shall describe at least the length of the term of office and contain the name of the incumbent; must state the name and residence address of each signer; and must state the name and residence address of the candidate. Petition forms may be obtained at the Office of the School District Clerk on weekdays when school is in session, during regular business hours, 8:00 AM to 3:00 PM.

NOTICE IS FURTHER GIVEN that personal registration of voters is required pursuant to §2014 of the Education Law. If a voter has heretofore registered to vote with the School District and has voted at an annual or special school district meeting within the last four calendar years, they are eligible to vote at this Election and Vote to be held on Tuesday, May 20, 2025. If a voter is currently registered to vote with the Sullivan County Board of Elections, they are also eligible to vote in this election. All other persons who wish to vote must register with the District Clerk.

NOTICE IS FURTHER GIVEN that continuous registration has been authorized in the Office of the District Clerk. The hours during which continuation registration is authorized is between the hours of 8:00 AM and 3:00 PM. The latest date on which the District Clerk will register voters is May 15, 2025.

NOTICE IS FURTHER GIVEN that the Register of Voters so prepared shall be filed in the Office of the Clerk of the District, Sullivan West Elementary, 33 Schoolhouse Road, Jeffersonville, NY, where the same shall be open for inspection by any qualified voter of the District on each of the five days prior to the day set for the Annual Meeting, Election and Vote, except Saturday and Sunday, between the hours of 8:00 AM and 3:00 PM. Said Register will be open for inspection at the polling place on the date of the Election and Vote, on Tuesday, May 20, 2025.

NOTICE IS HEREBY FURTHER GIVEN, that applications for absentee ballots for the School District Election and Vote may be obtained at the Office of the District Clerk. The application must be received by the District Clerk no more than thirty (30) days and at least seven (7) days prior to the election if the ballot is to be mailed to the voter or the day before the election, if the ballot will be delivered personally to the voter. A list of all persons to whom absentee ballots shall have been issued will be available in the Office of the District Clerk between 8:00 AM and 3:00 PM until the day of the Election and Vote. Absentee ballots must be received by the District Clerk at the Sullivan West Elementary, 33 Schoolhouse Road, Jeffersonville, NY by no later than 5:00 PM, on the date of the Annual Meeting, Election and Vote, Tuesday, May 20, 2025.

NOTICE IS FURTHER GIVEN that applications for early mail ballots for the School District Election and Vote may be applied for in person at the Office of the District Clerk no more than thirty (30) days and at least seven (7) days prior to the School District Election and Vote if the ballot is to be mailed, and no later than the day before the School District Election and Vote if the ballot is picked up personally by the voter. Early mail ballots must be received in the Office of the District Clerk no later than 5:00 p.m. on the day of the School District Election and Vote, May 20, 2025. A list of all persons whom early mail ballots shall have been issued will be available in the Office of the District Clerk, Jeffersonville, New York, between the hours of 8:00 a.m. and 3:00 p.m. on each of the five days prior to the day of the School District Election and Vote, except Sundays, and such list will also be posted at the polling place or places at the election of the members of the board of education.

NOTICE IS FURTHER GIVEN that military voters who are not currently registered may apply to register as a qualified voter of the school district. Military voters, as defined by Education Law 2018-d, may request an application to register as a qualified voter from the District Clerk. Military voter registration application forms must be received in the office of the District Clerk no later than 5:00 p.m. on the twenty-sixth (26th) day before the election. A military voter may designate a preference to receive a military voter registration, military ballot application or military ballot by mail, facsimile transmission or electronic mail in their

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request for such registration, ballot application, or ballot. Such designation shall remain in effect until revoked or changed by the military voter. Ballots for military voters shall be mailed, or otherwise distributed, no later than twenty-five (25) days prior to the election. The military ballot must be received in the Office of the District Clerk of the School District no later than 5:00 p.m. on the day of the election in order to be canvassed.

AND BE IT FURTHER RESOLVED, that the School District Clerk is hereby authorized to amend the Notice of the Public Hearing on the Budget and Annual Meeting, Election and Vote, from time to time, as in her discretion, such amendment may be required.

AND BE IT FURTHER RESOLVED, that the School District Clerk shall cause the Notice set forth above to be published once each week for four (4) weeks within the seven (7) weeks preceding the Annual Meeting, Election and Vote, the first such notice to be published at least 45-days prior to the Election and Vote, in accordance with Section 2004 of the Education Law.

Date: March 21, 2025
By Order of the Board of Education
Sullivan West Central School
Christina Kautz, District Clerk

131731

LEGAL NOTICE

Pursuant to section 103 of General Municipal Law, Sealed bids are being requested for the following items:

- LOW ABRASION CRUSHED STONE** in the following sizes:
1A – ¼ inch #1 – ½ inch
- 1ST – 3/8 inch #2
- SURGE STONE – LIGHT STONE FILL UP TO 16 IN.**
- SURGE STONE – MED STONE FILL UP TO 600 LB**
- FINE DRY SCREENINGS**
- CRUSHER RUN – FINE & COARSE**
- ICE CONTROL MATERIAL (Sand - Brown)**
- GASOLINE**
- DIESEL FUEL**
- HEATING FUEL OIL #2 - HWY GARAGE**
- HEATING KEROSENE OIL - HWY GARAGE**
- HEATING FUEL OIL #2 - TOWN HALL**

Specifications and bid forms may be obtained at the Town Clerk's Office, 273 Main Street, PO Box 307, Grahamsville, NY 12740, Monday – Friday, 8:30 am to 4:30 pm, excluding holidays. Please call 845-985-2262 x 307 to make arrangements for pickup.

All bids must be in the hands of the Town Clerk at the Town Hall no later than **2:00 pm on Monday, May 12, 2025** at which time or as reasonably soon thereafter, all bids will be publicly opened and read.

The Town Board reserves the right to reject any and all bids without reason.

BY ORDER OF THE TOWN BOARD
TOWN OF NEVERSINK
STACI CONJURA, TOWN CLERK
April 10, 2025

132309

LEGAL NOTICE
HYDRANT FLUSHING IN NARROWSBURG
APRIL 28 AND 29

The Narrowsburg Water District will be flushing hydrants between the hours of 6am and 12pm on April 28th and 29th. Flushing the hydrants helps to verify proper operation of the hydrants and help maintain water quality in the distribution system. During flushing you may notice a loss in water pressure and a discoloration in your water. This is normal and will be temporary. Customers are asked to refrain from using water during this period unless absolutely necessary. Customers are also advised to drain a small portion of water from their hot water heater and to check for this discoloration before resuming regular laundry washing. If you have any questions, please call us at 845-252-7376.

132328

LEGAL NOTICE

PUBLIC HEARING

VILLAGE OF LIBERTY

PLEASE TAKE NOTICE that a Public Hearing will be held by the Village Board of Trustees on **Thursday, May 1, 2025 at 6:45 p.m.** to consider Local Law #4-2025, authorizing an increase for violations of Chapter 35 (garbage and rubbish).

Said Public Hearing will take place at the Village Municipal Building located at 167 North Main Street, Liberty, New York, at which time all interested parties will be heard. A full copy of the text of said proposed local law is available for inspection and copying at the Village Clerk's Office, 167 North Main Street, Liberty, New York during regular business hours.

This local law shall take effect immediately upon the filing with the NY Secretary of State. All interested persons will be given an opportunity to speak as time permits.

DATED: April 15, 2025
Judy H. Zurawski
Village of Liberty
Clerk/Treasurer

132115

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All the Local News
with a Sub to the
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With more than
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find out what is happening
in your community,
be sure to read the
Sullivan County Democrat
Legal Section, where you
will also find the latest
news!

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICES

LEGAL NOTICE

SUPREME COURT OF THE STATE OF NEW YORK
COUNTY OF SULLIVAN
NewRez LLC d/b/a Shellpoint Mortgage Servicing, Plaintiff,
-against-
John H. Forbes, Jr., if living and if any be dead, any and all persons who are spouses, widows, grantees, mortgagees, lienor, heirs, devisees, distributees, or successors in interest of such of the above as may be dead, and their spouses, heirs, devisees, distributees and successors in interest, all of whom and whose names and places of residences are unknown to Plaintiff, Secretary of Housing and Urban Development, United States of America - Internal Revenue Service, John Doe (Refused Name), New York State Department of Taxation and Finance, Defendants.
Index No. E2023-1797
Supplemental Summons

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

TO THE ABOVE NAMED DEFENDANT(S):
YOU ARE HEREBY SUMMONED to answer the Complaint in this action and to serve a copy of your Answer or, if the Complaint is not served with this Summons, to serve a Notice of Appearance on the attorneys for the plaintiff within twenty (20) days after service of this Summons, exclusive of the day of service (or within thirty (30) days after service is complete if this Summons is not personally delivered to you within the State of New York). In case of your failure to appear or answer, judgment will be taken against you by default for the relief demanded in the Complaint.

NOTICE OF NATURE OF ACTION AND RELIEF SOUGHT
THE OBJECT of the above captioned action is to foreclose a Mortgage to secure \$239,926.00 and interest, recorded in the Office of the Clerk of the County of SULLIVAN on April 17, 2017, in Book Instrument #2017-2869, Page , covering premises known as 260 Nashopa Road, Bloomingburg, NY 12721. 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.

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: Bay Shore, New York
April 4, 2025
By: Deana Cheli, Esq.
Frenkel, Lambert, Weiss, Weisman & Gordon, LLP
Attorneys for Plaintiff
53 Gibson Street Bay Shore, New York 11706
(631) 969-3100
Our File No. :01-098951-F00

132096

LEGAL NOTICE

NOTICE OF SALE SUPREME COURT COUNTY OF SULLIVAN MORTGAGE ASSETS MANAGEMENT LLC, Plaintiff AGAINST SHARON PRATT AS HEIR TO THE ESTATE OF OSWALD LEE ALLEN A/K/A OSWALD L. ALLEN, OSWALD LEE ALLEN, JR. AS HEIR TO THE ESTATE OF OSWALD LEE ALLEN A/K/A OSWALD L. ALLEN, ET AL., Defendant(s) Pursuant to a Judgment of Foreclosure and Sale duly entered August 2, 2023, I, the undersigned Referee will sell at public auction at the Lobby of the Lawrence H. Cooke Sullivan County Courthouse, 414 Broadway, Monticello NY on April 22, 2025 at 10:00AM, premises known as 47 Waverly Avenue, Monticello, NY 12701. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Town of Thompson and partially in the Village of Monticello, County of Sullivan and State of New York, Section 117, Block 4, Lot 7. Approximate amount of judgment \$166,858.92 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #2019-274. Jason P. Sautter, Esq., Referee Gross Polowy, LLC 1775 Wehrle Drive Williamsville, NY 14221 18-006303 84723

131344

NOTICE OF SALE SUPREME COURT COUNTY OF SULLIVAN ATHENE ANNUITY AND LIFE COMPANY, Plaintiff AGAINST NICOLE DAVIS JOHNSON AS HEIR TO THE ESTATE OF SHAWN JOHNSON, UNKNOWN HEIRS OF SHAWN JOHNSON IF LIVING, AND IF HE/SHE BE DEAD, ANY AND ALL PERSONS UNKNOWN TO PLAINTIFF, CLAIMING, OR WHO MAY CLAIM TO HAVE AN INTEREST IN, OR GENERAL OR SPECIFIC LIEN UPON THE REAL PROPERTY DESCRIBED IN THIS ACTION; ET AL., Defendant(s) Pursuant to a Judgment of Foreclosure and Sale duly entered February 13, 2025, I, the undersigned Referee will sell at public auction at the Lobby of the Lawrence H. Cooke Sullivan County Courthouse, 414 Broadway, Monticello NY on April 22, 2025 at 10:30AM, premises known as 3426 State Route 97, Barryville, NY 12719. All that certain plot piece or parcel of land, with the buildings and improvements erected, situate, lying and being in the Town of Highland, County of Sullivan and State of New York, Section 27 Block 8 Lot 15. Approximate amount of judgment \$123,257.42 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #E2023-64. Jared K. Hart, Esq., Referee Gross Polowy, LLC 1775 Wehrle Drive Williamsville, NY 14221 22-004930 84895

131345

LEGAL NOTICE

SUPREME COURT STATE OF NEW YORK	COUNTY OF SULLIVAN	NOTICE OF SALE
CITIZENS BANK, N.A.,	Plaintiff,	Index No. E2024-862
-against-		MORTGAGED PROPERTY: 10 Brookside Lane, Town of Mamakating, County of Sullivan, State of New York a/k/a 11 Phillipsport Road, Wurtsboro, New York 12790 SBL #: 8-1-7.1 Mortgage Servicer: Citizens Bank, N.A. d/b/a Citizens One Home Loans Mortgage Service Telephone No.: 800-234-6002
EVA SANTOS as Executrix and devisee of the Estate of Miguel Santos a/k/a Miguel R. Santos, deceased, late of the Town of East Greenbush, County of Rensselaer, State of New York; SHEILA SKLOVSKY SANTOS a/k/a SHEILA SKLOVSKY a/k/a SHEILA SKLOVSKY-SANTOS a/k/a SHEILA JOYCE SKLOVSKY a/k/a SHEILA JOYCE SKLOVSKY-SANTOS; PEOPLE OF THE STATE OF NEW YORK; and UNITED STATES OF AMERICA,		
Defendants.		

In pursuance of a Judgment of Foreclosure and Sale duly made on March 4, 2025, and entered in the Sullivan County Clerk's Office on March 5, 2025, I, the undersigned, the referee, will now sell at public auction, at the Main Courthouse Rotunda, 414 Broadway, Monticello, New York 12701 on May 9, 2025 at 11:00 o'clock in the forenoon of that date, the premises directed by said judgment to be sold which are commonly known as 10 Brookside Lane, Town of Mamakating, County of Sullivan, State of New York a/k/a 11 Phillipsport Road, Wurtsboro, New York, Tax Map No.: 8-1-7.1. A complete legal description can be obtained upon request from plaintiff's attorney. Judgment amount - \$46,268.52, plus interest, costs and expenses.

Maria Zeno, Esq.

COOPER ERVING & SAVAGE, LLP
Attorneys for Plaintiff
20 Corporate Woods Blvd., Ste. 501
Albany, New York 12211
(518) 449-3900

131893

LEGAL NOTICES

LEGAL NOTICE

NOTICE CONCERNING THE EXAMINATION OF ASSESSMENT INVENTORY AND VALUATION DATA (PURSUANT TO SECTION 501 OF THE REAL PROPERTY TAX LAW)

NOTICE IS HEREBY GIVEN that the assessment inventory and valuation data is available for examination and review. This data is the information which will be used to establish the Tentative Assessment Roll in the Town of Thompson which will be filed May 1, 2025. The information may be reviewed by prior arrangement with the Assessor from April 14, 2025 to April 25, 2025, between the hours of 10 AM and 3 PM. An appointment for remote review may be made by calling the Assessor's Office at 845-794-2500 ext 324.

Dated: March 27, 2025
Van B. Krzywicki, IAO
assessor@townofthompson.com
Sole Appointed Assessor,
Town of Thompson

131894

Legal Notice
Notice of Special School District Meeting
and Registration of Voters

Notice is hereby given that a Special Meeting of the qualified voters of the Sullivan West Central School District will be held at the three branches of the Western Sullivan Public Library:

- (1) Delaware Free Branch, 45 Lower Main Street, Callicoon, New York;
- (2) Jeffersonville Branch, 19 Center Street, Jeffersonville, New York; and
- (3) Tusten-Cochection Branch, 198 Bridge Street, Narrowsburg, New York, on Wednesday, April 23, 2025 between the hours of 2:00 p.m. and 8:00 p.m., prevailing time when the polls will be open for the purpose of voting by paper ballot on the following:

1) PROPOSITION

(1) Shall the tax appropriation to support and maintain the Western Sullivan Public Library for the year 2025-2026 be adopted, separate and apart from the Annual School District budget? Said appropriation shall be raised annually by a tax upon the taxable property of the Sullivan West School District and shall be an annual appropriation there after until changed by further vote of a majority of the electors of said School District and shall be levied and collected yearly as are other general taxes: and,

(2) To elect two Library Trustees to fill the five-year terms, commencing on July 1, 2025, to fill the vacant Trustee seats created by the expiration of the terms of the following trustees: Kevin McDonough, Narrowsburg, New York; Amber Novikov, Cochection, New York

NOTICE IS FURTHER GIVEN that copies of the proposed Library Budget including a statement of estimated expenses for the fiscal year ending June 30, 2026, may be obtained by any taxpayer of said School District beginning March 21, 2025 at the Delaware Free Branch, the Jeffersonville Branch and the Tusten-Cochection Branch of the Western Sullivan Public Library during library hours.

NOTICE IS FURTHER GIVEN that an informational meeting shall be held on April 14, 2025 at 5:00 p.m. at the Delaware Free Branch, 45 Lower Main St, Callicoon, New York.

NOTICE IS FURTHER GIVEN that petitions nominating candidates for the office of Trustee of the Western Sullivan Public Library must be filed with the District Clerk of the Sullivan West Central School District, Jeffersonville, New York, by no later than 5:00 p.m. on Monday, March 24, 2025. All petitions must be signed by a minimum of 25 qualified voters of the Library District. Petitions may be obtained at the District Clerk's Office of the Sullivan West Central School District, Jeffersonville, New York between the hours of 9:00 a.m. and 3:00 p.m. when school is in session.

NOTICE IS FURTHER GIVEN that pursuant to Section 2014 of the Education Law, personal registration of voters is required. Continuous registration has been authorized in the office of the District Clerk. The hours during which continuous registration is authorized is between the hours of 9:00 a.m. and 3:00 p.m. The latest date on which the District Clerk will register voters is April 18, 2025.

NOTICE IS FURTHER GIVEN that the Register of Voters will be filed in the District Clerk's Office, in Jeffersonville, New York, where the same will be open for inspection by any qualified voter of the District on each of the five days prior to the day set for the Special District Meeting, except Saturday, Sunday and Holidays, between the hours of 9:00 a.m. and 3:00 p.m. Said register will be open for inspection at the polling place during the Special District Meeting April 23, 2025.

NOTICE IS FURTHER GIVEN that applications for absentee ballots for the Special District Meeting may be applied for in person at the Office of the District Clerk at least seven (7) days prior to the Special District Meeting if the ballot is to be mailed, and no later than the day before the Special District Meeting if the ballot is picked up personally by the voter. Absentee ballots must be received in the Office of the District Clerk no later than 5:00 p.m. on the day of the Special District Meeting, April 23, 2025. A list of all persons whom absentee ballots shall have been issued will be available in the Office of the District Clerk, Jeffersonville, New York, between the hours of 9:00 a.m. and 3:00 p.m. on each of the five days prior to the day of the Special District Meeting, except Saturday, Sunday, and Holidays.

NOTICE IS FURTHER GIVEN that applications for early mail ballots for the Special District Meeting may be applied for in person at the Office of the District Clerk at least seven (7) days prior to the Special District Meeting if the ballot is to be mailed, and no later than the day before the Special District Meeting if the ballot is picked up personally by the voter. Early mail ballots must be received in the Office of the District Clerk no later than 5:00 p.m. on the day of the Special District Meeting, April 23, 2025. A list of all persons whom early mail ballots shall have been issued will be available in the Office of the District Clerk, Jeffersonville, New York, between the hours of 9:00 a.m. and 3:00 p.m. on each of the five days prior to the day of the Special District Meeting, except Saturday, Sunday, and Holidays.

NOTICE IS ALSO GIVEN that military voters who are not currently registered may apply to register as a qualified voter of the school district. Military voters, as defined by Education Law 2018-d, may request an application to register as a qualified voter from the District Clerk. Military voter registration application forms must be received in the office of the District Clerk no later than 5:00 p.m. on the twenty-sixth (26th) day before the election. A military voter may designate a preference to receive a military voter registration, military ballot application or military ballot by mail, facsimile transmission or electronic mail in their request for such registration, ballot application, or ballot. Such designation shall remain in effect until revoked or changed by the military voter. Ballots for military voters shall be mailed, or otherwise distributed, no later than twenty-five (25) days prior to the election.

A list of persons to whom absentee ballots, early mail ballots and military ballots are issued will be available for inspection to qualified voters of the district in the office of the District Clerk between the hours of 9:00 AM and 3:00 PM on weekdays prior to the day set for the Special District Meeting, April 23, 2025. Any qualified voter present in the polling place may object to the voting of the ballot upon appropriate grounds for making his/her challenge and the reasons therefore known to the Inspector of Election before the close of the polls.

AND BE IT FURTHER RESOLVED, that the School District Clerk is hereby authorized to amend the Notice of the Special District Meeting and Election from time to time, as in her discretion, such amendment may be required.

Dated: March 6, 2025
CHRISTINA KAUTZ, DISTRICT CLERK

131031

Cooke's STEAM Night brings families out for a night of fun

MONTICELLO – 391 George L. Cooke Elementary School students and their families had a fantastically fun evening during the school's nature-themed STEAM Night on March 18.

Staff led science experiments in the gymnasium. Students created a volcano, made a snowstorm in a jar, used milk and food dye to simulate the Northern Lights, and stuck their hands in Crisco to experience how polar

bear blubber protects them in the Arctic. They also learned how clouds form and create rain. In one room, participants planted seeds to grow into flowers. Organizers set up microscopes for attendees to learn how to use them and view cool slides. The event featured Maker Space stations, robots, a chicken room with live baby chicks, and the Star Lab. Families also enjoyed pizza and cookies.



What would a science fair be without microscopes for students to explore that world which is too small to see with the naked eye.



Students and children had fun exploring the wonders of science.



There were projects galore for students to work on during STEAM night at the George L. Cooke school in Monticello recently.



Students enjoyed their projects and then had time for pizza and cookies, a real treat.

LEGAL NOTICES

LEGAL NOTICE

April 21, 2025, Notice of Meeting

Notice is hereby given that the Town of Bethel Zoning Board of Appeals has scheduled a meeting on April 21, 2025, at 7:30 PM at Dr. Duggan Community Center, 3460 State Route 55, White Lake, to discuss applications that are on the agenda for the meeting.

FURTHER NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING will be held on April 21, 2025, at 7:30 PM or soon thereafter as can be heard.

1.) Public Hearing on the Administrative Appeal of the Building Inspectors determination and interpretation of the Town Code regarding property located at 100 Lake Street, known as Bethel Tax Map #35.-1-2, 36.-4-2 and 36-4-6 (Halberstam/Keystone/Billig)

The above proposal is available for inspection at the office of the Building Department, 3454 State Route 55, White Lake, New York. The above proposal can also be viewed online on our website, www.townof-bethelny.us. Any person(s) wishing to appear at such Public Hearing may do so in person, by attorney, and/or other representative. Communication in writing in relation thereto may be filed with the Board, or at such Public Hearing.

Christy E. Flynn
Zoning Board Secretary

132175

LEGAL NOTICE

NOTICE OF SALE

SUPREME COURT- COUNTY OF SULLIVAN

CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff,
AGAINST
MARY PATRICIA NESTOR A/K/A MARY P. NESTOR, et al.
Defendant(s)

Pursuant to a judgment of foreclosure and sale duly entered on January 16, 2025.

I, the undersigned Referee, will sell at public auction at the Sullivan County Courthouse, 414 Broadway, Monticello, NY 12701 on May 5, 2025 at 10:30 AM premises known as 10 Mary Drive, Bloomingburg, NY 12711.

Please take notice that this foreclosure auction shall be conducted in compliance with the Foreclosure Auction Rules for the Sullivan County and the COVID 19 Health Emergency Rules, including proper use of masks and social distancing.

All that certain plot piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town of Mamakating, County of Sullivan and State of New York. Section 28., Block 6 and Lot 10.

Approximate amount of judgment \$33,299.58 plus interest and costs.

Premises will be sold subject to provisions of filed Judgment. Index #E2023-678.
Steven N. Mogel, Esq., Referee,
Aldridge Pite, LLP - Attorneys for Plaintiff - 40 Marcus Drive, Suite 200, Melville, NY 11747

131816

LEGAL NOTICES

LEGAL NOTICE

Please take notice that the Planning Board of the Town of Highland will hold a Public Hearing pursuant to Section 190 of the Town of Highland Code on the application #3-2025 of Herbert Chan for approval of a Short Term Rental on the property located at 29 Washington Lake Road, Yulan, NY identified as Town of Highland Section 15.A Block 1 Lot 6.

Said hearing will be held on the 23th day of April 2025 at the Eldred Town Hall, 4 Proctor Road, Eldred, NY at 6:00 PM, at which time all interested parties will be given an opportunity to be heard.

132329

NOTICE OF SALE

SUPREME COURT COUNTY OF SULLIVAN, WEBSTER BANK, N.A., Plaintiff, vs. EMMANUEL LENTINI A/K/A EMANUELE LENTINI, ET AL., Defendant(s).

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale duly entered on March 7, 2025, I, the undersigned Referee will sell at public auction at the Lawrence H. Cooke Sullivan County Courthouse, Lobby, 414 Broadway, Monticello, NY 12701 on May 8, 2025 at 11:00 a.m., premises known as 1490 Plank Road, Monticello, NY 12701 a/k/a 2 Starlight Road, Monticello, NY 12701 f/k/a 1490 Plank Road, Forestburgh, NY 12777. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Town of Thompson, County of Sullivan and State of New York, Section 56, Block 1 and Lot 57.12. Approximate amount of judgment is \$313,755.60 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #E2023-797.

Cirino Bruno, Esq., Referee

Margolin, Weinreb & Nierer, LLP, 575 Underhill Boulevard, Suite 224, Syosset, New York 11791, Attorneys for Plaintiff

131727

LEGAL NOTICE

NOTICE OF SALE

SUPREME COURT COUNTY OF SULLIVAN, DITMAS PARK CAPITAL LP, Plaintiff, vs. WISE EQUITIES GROUP, LLC, Defendant.

Pursuant to an Order Confirming Referee Report and Judgment of Foreclosure and Sale dated October 30, 2024 and duly entered on October 30, 2024, I, the undersigned Referee will sell at public auction at the Lawrence H. Cooke Sullivan County Courthouse, 414 Broadway, Monticello, NY 12701 on April 29, 2025 at 10:00 a.m., premises known as 82 Liberty Street, Monticello, NY 12701. All that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Village of Monticello, County of Sullivan and State of New York, Section 106, Block 3 and Lot 1.1. Approximate amount of judgment is \$2,710,022.00 plus interest and costs. Premises will be sold subject to provisions of filed Judgment Index #E2023-1476.

Cirino M. Bruno, Esq., Referee

Bronster, LLP, 156 West 56th Street, Suite 703, New York, New York 10019, Attorneys for Plaintiff

131286