

EQUALIZATION AND ASSESSMENT COMMITTEE MINUTES

DECEMBER 10, 2007 – 3:00 P.M.

Present: Chairman Hunter; Supervisors Wormuth, Hargrave, M. Johnson, Keyrouze, Wood, Raymond, Grattidge and Gutheil; Spencer Hellwig, Mgmt. Analyst; Carol Holley, Real Property; Sam Pitcheralle, County Treasurer; Mark Rider, County Attorney; Jasper Nolan, Republican County Chairman; Press.

Chairman Hunter called the meeting to order and welcomed all in attendance.

On a motion made by Mr. Wood, seconded by Mrs. Johnson the minutes of the November 13, 2007 meeting were approved.

Mr. Hunter said he received a request for an extension to pay for an auction purchase from Mr. Lytle in Corinth. Mr. Lytle has experienced delays in the banks approval for financing.

A motion was made by Mrs. Johnson, seconded by Mr. Wood to approve a 30-day extension to Mr. Lytle in the Town of Corinth for the purchase of a property from the county auction. Unanimous.

Mr. Pitcheralle requested a resolution to approve two tender offers; one in the Town of Corinth, in the amount of 2,033.31, and one in the Town of Northumberland, in the amount of 25,820.24.

A motion was made by Mrs. Johnson, seconded by Mr. Wood to approve a resolution to approve two tender offers; one in the Town of Corinth, and one in the Town of Northumberland for a total of \$27,853.55. Unanimous.

Mr. Rider requested a resolution to accept a conditional tender offer in the town of Gansevoort in the amount of \$7,634.39. He said this was a situation where the property was taken by the county for a tax foreclosure. The owner has subsequently found a buyer for the property, and is asking for conveyance of the property and subsequent payment of the taxes.

A motion was made by Mrs. Johnson, seconded by Mrs. Wormuth to approve a conditional tender offer in the town of Gansevoort, on Traver Road. Unanimous.

Mr. Rider said at the last meeting, the committee was prepared to accept a \$50,000 bid on the Victory Mill Property. Subsequent to the closing of the bidding another offer was received.

The offer would pay a non-refundable \$100,000 that would be held by the county. The environmental testing would be completed. Pursuant to the results of the testing they would move forward to consolidate funding and develop a business plan and pay the outstanding taxes.

A third offer has been made on behalf of Lexus Management Realty Incorporated. The offer would be a refundable deposit of \$150,000 should after they complete the environmental study find that the remediation would be in excess of \$200,000. If the remediation is below \$200,000 the developer has said they would pay \$500,000.

Mr. Hunter expressed support for the offer made by Caliber Investment Group.

Mr. Wood supported the Caliber Investment Group offer. The issue of the right of redemption is important and the fact that this would be consistent with other properties that the county has been involved with. Also, the factor of the sewage system. Mr. Wood said he was sell aware of the waste management problem in Victory. This would provide a solution that would be of great value to the Village of Victory, Town of Saratoga and the Village of Schuylerville, he said.

A motion was made by Mr. Wood, seconded by Mrs. Johnson to approve a resolution to reject a \$50,000 auction bid and authorize an agreement with Calibre Investment Group LLC for redemption of a property in the Village of Victory Mills. Ayes – Hunter, Wormuth, M. Johnson, Wood; Noes – Keyrouze; Abstained, Hargrave. Motion passed.

Mrs. Holley requested a resolution to cancel taxes on four parcels in the Town of Malta that were taken over by the State of New York prior to January 1, 2008.

A motion was made by Mr. Hargrave, seconded by Mrs. Wormuth to approve a resolution to cancel school taxes on four parcels in the Town of Malta that were taken over by the State of New York prior to January 1, 2008 in the amount of \$1,112.42. Unanimous.

Mrs. Holley said with regard to Systems Development Group, work is being done on a grant that was received in 2007 from the Office of Real Property Services. This grant, in part, will be used to convert the tax mapping maintenance from an AutoCAD format, to a GIS format, making it much easier to share the files with other departments and other counties. The grant amount is \$11,000.

A motion was made by Mr. Hargrave, seconded by Mrs. Johnson to approve a resolution authorizing the Chairman to enter into an agreement with Systems Development Group to purchase document-imaging software at a cost of \$11,000. Unanimous.

Mrs. Holley said Fountain Spatial, Inc. is doing the conversion from AutoCAD to the GIS format, in conjunction with the Systems Development Group. She is requesting a resolution to enter into a contract with Fountain Spatial, Inc. in the amount of \$95,350.

A motion was made by Mrs. Johnson, seconded by Mr. Wood to approve a resolution to authorize the Chairman to enter into an agreement with Fountain Spatial, Inc. to complete the conversion of tax parcel data from AutoCad to Geodatabase format at a cost of \$95,350. Unanimous.

On a motion made by Mr. Hargrave, seconded by Mrs. Wormuth the meeting was adjourned.

Respectfully submitted,

Chris Sansom