

July 11, 2016

ATTN: Town Board,

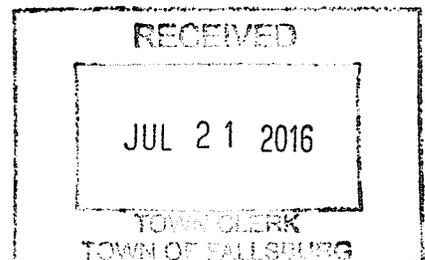
I had a ZBA meeting scheduled for 5-19-16 in order to change a clubhouse into a residential dwelling on my property at 304 Wade Road.

When I returned with more information, I was told a moratorium was passed.

I would like the Town Board to review my paperwork and exempt me from the moratorium.

The added residential space is needed in order for me to increase my income because I am currently at a loss with my property.

Please allow this exemption.



Thank you,

Calvin Grimmer

tel. # (845) 292 1112 owner @
(845) 439 5455 304 Wade Road
Liberty, NY.



June 2, 2015

60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 60 days or more past due. We have not received your payments due for March, April and May 29, 2015 in the amount of \$3,230.04 each. The total amount due to date is \$12,947.30, including \$3,257.18 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to be "Lisa Bobko", written over a horizontal line.

Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



June 19, 2015

60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for April and May 29, 2015 in the amount of \$3,230.04 each. The total amount due to date is \$9,838.43, including \$3,378.35 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

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Lisa Bobko
Loan Administrator

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60 Jefferson Street, Suite 3, Monticello, NY 12701

May 7, 2015

Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for March and April 29, 2015 in the amount of \$3,230.04 each. The total amount due to date is \$9,596.09, including \$3,136.01 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



April 13, 2015

60 Jefferson Street, Suite 3, Monticello, NY 12701
Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for February 28 and March 29, 2015 in the amount of \$3,230.04 each. The total amount due to date is \$9,474.92, including \$3,014.84 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

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Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



March 6, 2015

60 Jefferson Street, Suite 3, Monticello, NY 12701
Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for January and February 29, 2015 in the amount of \$3,230.04 each. The total amount due to date is \$9,353.75, including \$2,893.67 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

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Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”
www.chbny.com



60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

January 8, 2015

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for November and December 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$9,111.41, including \$2,651.33 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

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Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

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60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

January 2, 2015

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 60 days or more past due. We have not received your payments due for October, November and December 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$12,341.45, including \$2,651.33 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



60 Jefferson Street, Suite 3, Monticello, NY 12701

December 8, 2014

Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for October and November 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$8,990.24, including \$2,530.16 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

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Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



60 Jefferson Street, Suite 3, Monticello, NY 12701

November 12, 2014

Tel.: 845-794-9203 / Fax: 845-794-9205

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for September and October 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$8,869.07, including \$2,408.99 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

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Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

November 6, 2014

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 60 days or more past due. We have not received your payments due for August, September and October 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$12,099.11, including \$2,408.99 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Lisa Bobko", with a long horizontal line extending to the right.

Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com



60 Jefferson Street, Suite 3, Monticello, NY 12701

Tel.: 845-794-9203 / Fax: 845-794-9205

October 24, 2014

Viseu Estate Corp.
P O Box 227
Parksville, NY 12768

Re: Viseu Estate Corp.
Commerical Mortgage # 200245-02

Dear Mr. Giannone:

Please be advised that the above referenced loan is now 30 days or more past due. We have not received your payments due for August and September 29, 2014 in the amount of \$3,230.04 each. The total amount due to date is \$8,869.07, including \$2,408.99 in late charges. Please make this payment immediately to bring your account current.

We must notify you that if your loan reaches (90) ninety days past due it may be sent to our attorney for legal action and collection. This notice will inform you that additional expenses will be incurred by you at that point.

Please contact Filiberto Nieves at your earliest convenience at (845) 796-9575 if you have any questions in regard to your loan or this notice.

Thank you for your prompt attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Lisa Bobko", written over a horizontal line.

Lisa Bobko
Loan Administrator

“Your COMMUNITY Bank”

www.chbny.com

COHEN & MASON CPA's, P.C.

Certified Public Accountants

2631 Merrick Road, Suite 200
Bellmore, New York 11710
Tel: 516-679-1970 • Fax: 516-679-1964

LAWRENCE COHEN, CPA
lawrcpa@aol.com

TIMOTHY H. MASON, CPA
tim@cohenmason.com

MEMBER:
New York State Society
American Institute of CPA's

June 1, 2015

Viseu Estates Corp.
PO Box 976
Monticello, NY 12701

For professional services rendered:

Preparation of 2014 Corporate Tax Return.....	\$ 700.00
Preparation of 2013 Corporate Tax Return.....	<u>700.00</u>
Total Due.....	<u>\$1,400.00</u>

FINAL NOTICE
OF INTENTION TO
Discontinue Service
SUPPLIED BY
NYSEG
TO MULTIPLE DWELLING

On: 05/22/2016

Account number: 10016836495

Name: ISABEL GIANNONE

Address: 304 WADE RD, LIBERTY, NY 12754-2866

Amount due: \$ 821.63

You are hereby notified that the service account for this dwelling is past due.

Landlords may avoid discontinuance of service by payment of the full amount due before the date shown above. Payment may be made by mail or in person to the local office of NYSEG. All payments must be identified with the account number.

The company has established procedures to consider customer complaints prior to discontinuance of service.

Special protections are available for occupants of Multiple Dwellings where service is not metered separately. Tenants may avoid discountinane of the landlord or owner's service by making full payment of current charges in accordance with procedures filed with the Public Service Commission (PSC). Payments by tenants to a utility company may be offset against rent as provided for in subsection (1) of section 235-a of the New York Real Property Law.

Any questions regarding this notice should be directed to 1.800.572.1111 at the office below.

Tenants may contact the PSC or its authorized designee for information and advice.

Posted 05/04/2016 as required by section 34 of the public Service Law, State of New York. Copy to Owner/Landlord, Occupants.



P.O. Box 5240
Binghamton, NY 13902-5240