

*Thaler & Thaler*  
*Attorneys and Counselors at Law*  
*309 North Tioga Street*  
*P.O. Box 266*  
*Ithaca, New York 14851-0266*  
*Telephone: (607) 272-2314*  
*Fax: (607) 272-8466*  
*GKrogh@thalerandthaler.com*

Richard B. Thaler  
Guy K. Krogh  
Thomas D. Cramer  
Katrina Thaler Medeiros†  
Lorraine Moynihan Schmitt†

Louis K. Thaler (1903-1979)  
Service By Fax or Other Electronic  
Communication Not Accepted  
†also admitted in Massachusetts

April 26, 2007

Tammy Morse, Village Clerk  
Village of Trumansburg  
56 E. Main St.  
Trumansburg, NY 14886

Ms. Marsha Georgia, Town Clerk  
Town of Ulysses  
10 Elm Street  
Trumansburg, New York 14886

Dear Tammy and Marsha:

Enclosed herewith please find original Petitions for Annexation of property from the Town of Ulysses into the Village of Trumansburg. Please advise if and when this matter will be upon the agenda of any Town Board or Village Board of Trustees meeting, whether for discussion, public hearing, or otherwise.

Thank you for your courtesies in this regard.

Very truly yours,

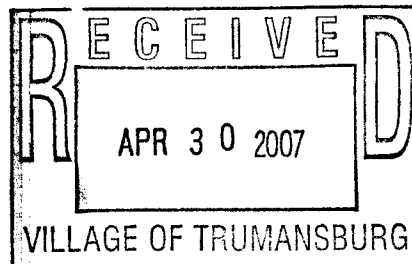
THALER & THALER



Guy K. Krogh

GKK/cw  
Enclosure

XC: William J. Auble



-----  
In the Matter of a Petition for  
Annexation of Certain Property of

WILLIAM J. AUBLE  
-----

PETITION FOR THE ANNEXATION OF TERRITORY FROM THE TOWN OF  
ULYSSES, COUNTY OF TOMPKINS, STATE OF NEW YORK, INTO THE VILLAGE  
OF TRUMANSBURG, COUNTY OF TOMPKINS, STATE OF NEW YORK

TO THE TOWN BOARD OF THE TOWN OF ULYSSES, TOMPKINS COUNTY, NEW  
YORK:

TO THE VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF TRUMANSBURG,  
TOMPKINS COUNTY, NEW YORK:

Pursuant to General Municipal Law Article 17, the Petitioner, William J. Auble, of 1383  
Lodi Point Road, Lodi, New York 14860, being the owner of certain property located  
within the Town of Ulysses, as hereafter described, hereby petitions and submits this  
Petition for Annexation seeking to have the below described property annexed into the  
Village of Trumansburg from the Town of Ulysses:

1. The Petitioner proposes and petitions that your Honorable Boards permit  
and allow to be annexed into the Village of Trumansburg the territory more particularly  
described at Exhibit "A", which is attached hereto and made a part hereof.

2. The Petitioner is the sole owner of the assessed valuation of the real  
property described in Exhibit "A", identified as Tax Map Nos. 11.-2-7.1 and 11.-2-4, and  
respectively assessed at \$77,000.00 and \$1,697,500.00, based upon the 2006 assessment  
roles of the Town of Ulysses.

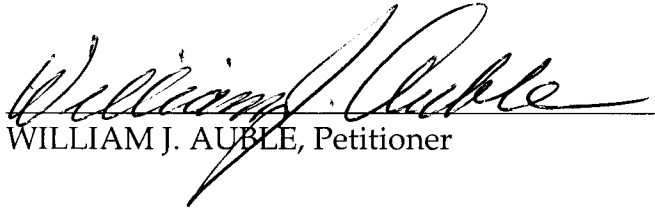
THALER & THALER  
ATTORNEYS  
& COUNSELORS  
309 NORTH TIOGA ST.  
ITHACA, NEW YORK 14850  
(607) 272-2314

3. The number of inhabitants of said territory as described in this Petition which adjoins the Village of Trumansburg are all of those residents of the mobile home park, estimated to be approximately 257 persons. Attached hereto and marked Exhibit "B", which is incorporated herein, is a tax map of the proposed territory to be annexed (see Parcels numbered "4" and "7.1").

4. Attached hereto and marked Exhibit "C", which exhibit is incorporated herein, is a Certificate signed by the Assessor of the Town responsible for the preparation of the last preceding assessment role of the Town certifying that the Petitioner is the owner of a majority of assessed valuation of the real property in the territory herein proposed to be annexed to the Village of Trumansburg, which is now situate in the Town of Ulysses as shown on the last preceding assessment role of said Town.

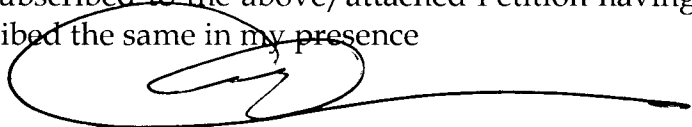
5. It would be in the best interests of the Town of Ulysses and the Village of Trumansburg to effect such annexation as (a) it would allow better coordination of joint comprehensive planning, given the current zoning and the proximity of the parcels to downtown Trumansburg, (b) it would provide for a manufactured housing zone, (c) it would permit controlled low impact economic development, (d) it would allow for the creation of jobs and the availability of needed goods and services, (e) it would prevent sprawl along the Route 96 corridor and concentrate controlled growth in the downtown area, (f) it would allow other and further benefits.

IN WITNESS WHEREOF, the undersigned Petitioner, hereunto affixes his name and signs the foregoing Petition on the 19<sup>th</sup> day of April, 2007.

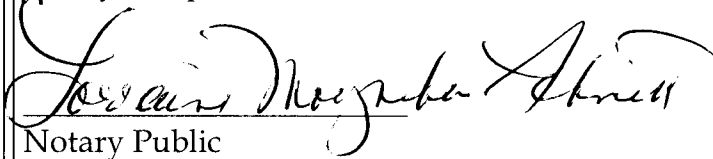
  
WILLIAM J. AUBLE, Petitioner

STATE OF NEW YORK    }  
COUNTY OF TOMPKINS } ss:

Guy K. Krogh, being duly sworn, says: I reside at 1383 Lodi Point Road, Lodi, New York 14860, in the Town of Lodi, County of Seneca and State of New York; I know each of the persons whose names are subscribed to the above/attached Petition having one signature; and each of them subscribed the same in my presence

  
Guy K. Krogh

Sworn to before me this  
19<sup>th</sup> day of April, 2007

  
Notary Public

LORRAINE MOYNIHAN SCHMITT  
Notary Public, State of New York  
No. 02M06030786  
Qualified in Tompkins County 09  
Commission Expires: September 20 09

## ANNEXATION PETITION EXHIBIT "A"

### PARCEL I

**ALL THAT TRACT OR PARCEL OF LAND**, situate in the Town of Ulysses, County of Tompkins, and State of New York, and more particularly bounded and described as follows:

**BEGINNING** at a point in the center line of Seneca Road (also known as County Line Road) 218 feet +/- westerly along said center line from its intersection with the center line of New York State Route 96, which point is also at the northwesterly corner of premises now or formerly of Smith (579/754), which point is also located on the boundary line of the Town of Covert to the north and the Town of Ulysses to the south; thence south  $11^{\circ} 48' 30''$  west 313.70 feet from the center line of the road to an existing iron pin; thence south  $89^{\circ} 29' 04''$  east 404.73 feet to a point in the center line of State Route 96; thence south  $26^{\circ} 31' 05''$  east 25.37 feet to a point in the center line of State Route 96; thence south  $27^{\circ} 42' 31''$  east 350.40 feet along the center line of New State Route 96 to a point; thence south  $31^{\circ} 48' 38''$  east 43.33 feet along the center line of New York State Route 96 to a point, which point is also located upon the boundary line between the Village of Trumansburg to the east and the Town of Ulysses to the west; thence south  $11^{\circ} 38' 07''$  west along said municipal line; thence south  $51^{\circ} 19' 27''$  west 179.72 feet to an existing iron pin; thence south  $38^{\circ} 16' 41''$  east 150.02 feet to a point, which point is located on the said boundary line between the Town of Ulysses and the Village of Trumansburg, and which point is also at the intersection of said boundary line with the southwesterly lot line of lands now or formerly of Robinson (305/279); thence south  $11^{\circ} 38' 07''$  west 1,014.88 feet to an existing iron pin, which point is also marks the northeasterly corner of lands now or formerly of Neiss (620/439); thence south  $88^{\circ} 01' 42''$  west 245.89 feet to an existing iron pin, which pin is the northwesterly corner of said property of Neiss; thence south  $88^{\circ} 22' 41''$  west 375.65 feet to an existing iron pin, which pin is the northwesterly corner of a separate parcel owned by Neiss (649/628); thence south  $88^{\circ} 05' 57''$  west 265.23 feet to an existing iron pin; thence north  $04^{\circ} 38' 05''$  east 846.68 feet to an existing iron pin, which pin is located 4.4 feet westerly of a 1 inch painted pipe; thence north  $05^{\circ} 16' 49''$  east 1,061.39 feet to an existing iron pin; thence north  $04^{\circ} 48' 50''$  east 225.49 feet to a point in the centerline of the aforesaid Seneca Road (also known as Town Line Road, also being a point in the boundary line between the Town of Covert in Seneca County and the Town of Ulysses in Tompkins County); thence south  $83^{\circ} 47' 59''$  east 448.17 feet along the center line of said Seneca Road to the point and place of beginning.

Reference is hereby made to a survey map entitled "Map Showing Lands to be Re-Zoned prepared for William J. Auble" in the Village of Trumansburg and Town of Ulysses, County of Tompkins and State of New York, as made by George Schlecht, P.E., L.S., and dated September 18, 1991;

**BEING** a portion of the same premises conveyed by Raymond H. Robinson, Eleanor C. Robinson and Alfred C. Robinson to Bill Auble Construction Corp. by instrument dated October 15, 1979 and recorded October 23, 1979 in the Tompkins County Clerk's Office in Liber 573 of Deeds at Page 943.

The above described premises are further designated as Tax Map Parcel Number 11.-2-7.1 on the Tax Map of the Town of Ulysses, Tompkins County, New York.

## PARCEL II

**ALL THAT TRACT OR PARCEL OF LAND**, situate in the Town of Ulysses, County of Tompkins and State of New York, bounded and described as follows:

**BEGINNING** at a point in the center line of the County Line Road, in the south line of Seneca County and the north line of Tompkins County, at a point westerly along the center line of said road a distance of 660.6 feet from its intersection with the center line of State Highway Route 96; running thence south 6° 0' 0" west 1,165.7 feet along a fence and tree line marking the westerly line of lands now or formerly of Ray Robinson to an iron pin; running thence north 84° 0' 0" west 1,532 feet along the northerly line of lands now or formerly of Tracy and William Griffin to an iron pin; running thence south 6° 0' 0" west 580.8 feet along the westerly line of said premises now or formerly of Griffin to an iron pin; running thence north 58° 0' 0" west 552.3 feet along a northerly line of other premises now or formerly of Alfred S. Townsend to a point (now or once adjacent to a 5' willow tree); running thence north 4° 30' 0" east 750.4 feet along a fence line marking the easterly line of premises now or formerly of Charles D. Ditmars and wife to an existing iron pin; running thence in an easterly direction a distance of 35 feet to an existing iron pin; running thence north 5° 0' 0" east 752.6 feet along an easterly line of premises now or formerly of Charles P. Ditmars to a point in the southerly line of said County Line Road (passing through an iron pipe at a distance of 405 feet); running thence northerly 25.75 feet to the centerline of said County Line Road; thence south 84° 0' 0" east 2,031.6 feet, more or less, along the center line of the County Line Road to the point and place of beginning.

Reference is made to a survey entitled "Survey Map of the Premises of Alfred S. Townsend", dated July 17, 1970, as drawn by Donald Dothyshed (*sic*) and filed in the Tompkins County Clerk's Office at Liber 489 of Deeds at page 576.

**BEING** the same premises, in whole or in part, as transferred to William J. Auble by Alfred Townsend by Deed filed August 14, 1970 and recorded in the Tompkins County Clerks' Office at Liber 489 of Deeds, at page 574.

**AND BEING** the parcel commonly known as the Leisure Living Estates Trailer Park, but only that portion of the above described lands as are within Tompkins County are subject to the Annexation Petition (that portion south of County Line Road).

The above described premises are further designated as Tax Map Parcel 11.-2-4 on the Tax Map of the Town of Ulysses, Tompkins County, New York.



CERTIFICATION OF TAX ROLL  
INFORMATION


To: Town of Ulysses and Village of Trumansburg  
From: Tompkins County Department of Assessment  
Re: Town of Ulysses Tax Parcel Numbers 11.-2-7.1 and 11.-2-4  
Date: March \_\_, 2007

On the last final assessment roll for the Town of Ulysses, the owner of the above-referenced premises, Town of Ulysses Tax Parcel Numbers 11.-2-7.1 and 11.-2-4, were solely owned by William J. Auble.

If these are the sole tax parcels being used in the proposed annexation, then the tax parcels constitute a majority of assessed valuation of real property in such territory based upon the last preceding assessment roll, and this department hereby certifies the same.

I hereby certify on behalf of the Tompkins County Department of Assessment to the accuracy of the above.

Dated: March 7, 2007

  
\_\_\_\_\_  
*Valeria Caggin*  
Director of Assessment  
Tompkins County Department of Assessment

*Valeria Caggin*