

**JML QUARRIES INC**

Invoice	Date	Amount
39723	Aug 25/25	500.00
39932	Oct 16/25	1000.00

Invoice	Date	Amount
39723CR	Oct 16/25	500.00-

40480

NYSDEC: NYS Dept of Environmental Conservation      Check: 40480      Jun 04/26      Total: 1,000.00

**JML QUARRIES INC.**  
 1936 STATE ROUTE 17B  
 WHITE LAKE NY 12786  
 845-250-4001

**M&T Bank**

40480

40480

10-4/220

Jun 04/26

\$1,000.00

\*\*\* One Thousand Dollars and 00 Cents \*\*\*

DATE

AMOUNT

PAY TO THE ORDER OF  
 NYS Dept of Environmental Conservation  
 21 SOUTH PUTT CORNERS RD  
 NEW PALTZ NY 12561-1620



*Marcos J. Tuzen*  
 AUTHORIZED SIGNATURE

Security features. Details on back.

⑈040480⑈ ⑆022000046⑆ 9856799219⑈



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 1936 STATE ROUTE 17B  
 WHITE LAKE, NY 12786  
 (845) 250-4001

**M&T Bank**  
 10-4/220

39932  
 39932

Oct 16/25    \$1,000.00  
 DATE    AMOUNT

\*\*\* One Thousand Dollars and 00 Cents \*\*\*

*VOID*

PAY TO THE ORDER OF  
 NYS Dept of Environmental Conservation  
 21 SOUTH PUTT CORNERS RD  
 NEW PALTZ NY 12561-1620



*Maureen S. Coughlin*  
 AUTHORIZED SIGNATURE

Security features. Details on back.

⑈039932⑈ ⑆022000046⑆ 9856799219⑈



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 1936 STATE ROUTE 17B  
 WHITE LAKE, NY 12786  
 (845) 250-4001

\*\*\* One Thousand Dollars and 00 Cents \*\*\*

PAY TO THE ORDER OF  
 NYS Dept of Environmental Conservation  
 21 SOUTH PUTT CORNERS RD  
 NEW PALTZ NY 12561-1620

*Handwritten:* OK WAS PAID + Voided Payment ON SHOP

**M&T Bank**

10-4/220

Oct 16/25

DATE

39932

39932

\$1,000.00

AMOUNT



*Handwritten Signature:* Maurice S. Carver  
 AUTHORIZED SIGNATURE

Security features. Details on back.

⑈039932⑈ ⑆022000046⑆

9856799219⑈



Maureen Cowger &lt;maureenc@jmss.biz&gt;

**Fwd: JML Quarries Inc Petroleum Bulk Storage Registration renewal**

1 message

Luke Bernas &lt;lukeb@mastenenterprises.com&gt;

Thu, Jun 4, 2026 at 11:47 AM

To: Joe Nathanson &lt;joen@mastenenterprises.com&gt;, Maureen Cowger &lt;maureenc@mastenenterprises.com&gt;

I forgot to cc you guys.

----- Forwarded message -----

From: **Luke Bernas** <lukeb@mastenenterprises.com>

Date: Thu, Jun 4, 2026 at 11:46 AM

Subject: Re: JML Quarries Inc Petroleum Bulk Storage Registration renewal

To: Kemp, Kevin C (DEC) &lt;kevin.kemp@dec.ny.gov&gt;

Kevin,

Thank you for your email. I have made the appropriate adjustments and attached the corrected document. I will be sending pictures separately. Because the check is over 6 months old, the bank might reject it. My office will overnight a new check to your attention today. Please let me know if you need anything else.

Best Regards,

Luke Bernas  
845-250-4001 ext 116  
845-798-5097 cell

On Thu, Jun 4, 2026 at 8:35 AM Kemp, Kevin C (DEC) &lt;kevin.kemp@dec.ny.gov&gt; wrote:

Luke –

Your PBS registration has been forwarded to me for processing.

Please verify the following items on your registration application –

1. Tanks 1-9 – Do you mind if we change these tank numbers from 1-9 to 01-09? This will allow the tanks to appear consecutively on your registration applications and certificates.
2. Tank 7 (07) – Column 11 (Secondary containment) – you indicate “04” (Double Walled - UST only). This code is for underground tanks, and our understanding is Tank 7 (07) is an aboveground tank. Please advise if this tank’s secondary containment is “09” (Modified Double Walled) or “12” (Double Walled – AST only). I’ve highlighted the code in question on your attached application. A photo of this tank and the surface beneath the tank would be helpful.
3. Tank 19 – Column 11 (Secondary containment) – you indicate “04” (Double Walled - UST only). This code is for underground tanks, and our understanding is Tank 7 (07) is an aboveground tank. Please advise if this tank’s secondary containment is “09” (Modified Double Walled) or “12” (Double Walled – AST only). I’ve highlighted the code in question on your attached application. A photo of this tank and the surface beneath the tank would be helpful.
4. The \$1,000 check is dated October 16, 2025. Please verify DEC will not encounter difficulties depositing this aged check within the next month or two.

I look forward to hearing from you.

Thanks,

Kevin

**Kevin C Kemp PE**

Professional Engineer 2

Chief, Bulk Storage Registration, Licensing, and Facility Compliance Sections

Division of Environmental Remediation | Bureau of Spill Response and Prevention

**New York State Department of Environmental Conservation**

625 Broadway, Albany NY 12233-7020

P: 518-402-9541 | M: 315-289-4699 | [Kevin.Kemp@dec.ny.gov](mailto:Kevin.Kemp@dec.ny.gov)

NYS DEC does not accept third-party download links. If necessary please send files to me using <https://mysend.ny.gov:443/nys/send/to/user/kevin.kemp@dec.ny.gov>.

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 **6-4-26 PBS application form.pdf**  
639K



RECEIVED

New York State Department of Environmental Conservation  
Division of Environmental Remediation

# Petroleum Bulk Storage Application

NOV 20 2025  
Pursuant to the Environmental Conservation Law: Article 17, Title 10, and Regulations 6 NYCRR Part 613 and 6 NYCRR Subpart 374-2  
NYSDEC R3 - NEW PALTZ ENVIRONMENTAL QUALITY  
Please Type or Print Clearly and Complete All Items for Sections A, B & C


Return Completed Form & Fees To:



PBS Number:  
3-138924

## Section A - Facility/Property Owner/Contact Information

Expiration Date:

<b>Transaction Type:</b> <u>H/S</u> 1) Initial/New Facility 2) Change of Ownership 3) Tank Installation, Closing, or Repair 4) Information Correction 5) Renewal	Facility Name: <b>JML QUARRIES INC</b>	Tax Map Info: <b>19</b>	<b>TYPE OF PETROLEUM FACILITY</b> (Check only one) <input type="checkbox"/> 01=Storage Terminal/Petrol Distributor <input type="checkbox"/> 02=Retail Gasoline Sales <input type="checkbox"/> 03=Other Retail Sales <input type="checkbox"/> 04=Manufacturing <input type="checkbox"/> 05=Utility <input type="checkbox"/> 06=Trucking/Transportation/Fleet <input type="checkbox"/> 07=Apartment/Office Building <input type="checkbox"/> 08=School <input type="checkbox"/> 09=Farm <input type="checkbox"/> 10=Private Residence <input type="checkbox"/> 11=Airline/Air Taxi/Airport <input type="checkbox"/> 12=Chemical Distributor <input type="checkbox"/> 13=Municipality <input type="checkbox"/> 14=Railroad <input type="checkbox"/> 15=Religious (Church, Synagogue, Mosque, Temple, etc.) <input type="checkbox"/> 16=Hospital/Nursing Home/Health Care <input type="checkbox"/> 17=Cemetery/Memorial <input type="checkbox"/> 18=Other (Specify): <input type="checkbox"/> 19=Nuclear Power Plant <input type="checkbox"/> 20=Other (Specify):
	Facility Address (Physical Address, No P.O. Boxes): <b>145 DUMP RD</b>	Block: <b>1</b>	
Facility Address (cont.):	City: <b>WURTSBORO</b>	State: <b>NY</b>	ZIP Code: <b>12790</b>
County: <b>SULLIVAN</b>	Township/City: <b>MAMAKATING</b>	Facility Phone Number: <b>845-888-2235</b>	
Facility Operator: <b>FLAMUR REXHEPI</b>	<b>RECEIVED</b> NOV 20 2025		
<b>NOTE:</b>	Facility (Property) Owner (from Deed): <b>RJ LAND INC</b>		
<b>Fill in Property Owner information here...&gt;&gt;&gt;</b>	Facility Owner Address (Street and/or P.O. Box): <b>1936 STATE ROUTE 17B</b> <small>NYSDEC R3 - NEW PALTZ ENVIRONMENTAL QUALITY</small>		
<b>Indicate Tank Owner in Section C.</b>	City: <b>WHITE LAKE</b>	State: <b>NY</b>	ZIP Code: <b>12786</b>
	Owner Telephone Number: <b>845-250-4001</b>	Type of Owner (check only one): <input type="checkbox"/> 1 Private Resident <input type="checkbox"/> 2 State Government <input type="checkbox"/> 3 Local Government <input type="checkbox"/> 4 Federal Government <input checked="" type="checkbox"/> 5 Corporate/Commercial/Other	
<b>Official Use Only</b>	(Please keep this information up to date.) Facility Contact Person Name: <b>LUKE BERNAS</b>		
Date Received: / /	Contact Person Company Name: <b>JML QUARRIES INC</b>		
Date Processed: / /	Address: <b>1936 STATE ROUTE 17B</b>		
Amount Received: \$ / /	Address (cont.):		
Reviewed By:	City/State/ZIP Code: <b>WHITE LAKE NY 12786</b>		
Rev. 12/22/2022	Tel. Number: <b>845-250-4001 EXT 116</b>		
	Name of Owner or Authorized Representative: <b>LUKE BERNAS</b>		
	Title: <b>SECRETARY/TREASURER</b>		
	Signature: 		
	Date: <b>10-16-25</b>		
	Amount Enclosed: <b>\$1000.00</b>		
	Emergency Contact Name: <b>LUKE BERNAS</b>		
	Emergency Telephone Number: <b>845-798-5097</b>		
	I hereby certify, under penalty of law, that all of the information provided on this form is true and correct. False statements made herein may be punishable as a criminal offense and/or a civil violation in accordance with applicable state and federal law.		
	<b>RECEIVED</b> JUN 03 2025 BUREAU OF SPILL AND PREVEN		

Email Address: [lukeb@mastenenterrises.com](mailto:lukeb@mastenenterrises.com)



**PBS Number:**  
**3-138924**

**Section B - Tank Information**

*(Please use the key located on the last page to complete each item/column)*

Registration Expiration Date:

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15)	(16)	(17)	(18)	(19)	(20)	(21)	
Action	Tank Number	Tank Location	Status	Installation, out-of-service, or Permanent Closure Date (mm/dd/yyyy) Application will be returned if blank.	Capacity (Gallons)	Product Stored (If Gasoline w/ethanol or Biodiesel, list % additive)	Tank Type	Tank Internal Protection	Tank External Protection	Tank Secondary Containment	Tank Leak Detection	Tank Overfill Prevention	Tank Spill Prevention	Pumping/Dispensing Method	Piping Location	Piping Type	Piping External Protection	Piping Secondary Containment	Piping Leak Detection	Under Dispenser Containment (UDC) (Check box if present)	
	1	3	1	10-1-1998	20,000	0001	01	00	01	03	10	06	04	05	01	05	03	01	01	04	02
	4	2	1	7-1-1998	20,000	0001	01	00	01	03	10	00	04	05	01	02	03	02	00	04	09
	1	3	1	3-1-1988	10,000	0008	01	00	01	03	10	06	04	04	01	02	00	00	00	00	00
	4	4	1	10-1-1998	10,000	0008	01	00	01	03	10	00	04	05	01	02	03	02	00	04	09
	4	5	1	5-19-2008	30,000	0022	01	00	01	03	10	06	04	05	01	05	03	01	01	04	02
	1	6	1	7-12-2008	1,000	0001	01	00	01	03	10	06	04	05	01	05	01	10	00	01	00
	2	7	1	8-25-25	2,000	0022	01	00	00	03	04	06	04	01	01	05	01	01	00	00	00
	1	8	1	8-20-2006	275	0022	01	00	01	10	06	04	04	04	00	04	01	10	00	00	00
	1	9	1	8-15-2008	1,000	0001	01	00	00	01	10	06	04	04	00	05	01	01	00	00	00
	1	10	1	8-15-2008	1,000	0001	01	00	01	01	10	06	04	04	00	00	01	01	00	00	00
	2	11	1	9-8-2025	200	0010	01	00	01	10	06	04	04	00	01	01	01	11	00	00	00
	1	12	1	8-20-2006	500	0001	01	00	01	03	10	06	04	05	01	05	01	01	10	00	00
	2	13	1	9-8-25	200	0021	01	00	01	10	06	04	04	00	01	01	01	11	00	00	00
	1	14	1	8-20-2006	500	0010	01	00	01	10	06	04	04	00	01	01	01	11	00	00	00
	1	15	1	8-20-2006	500	0015	01	00	01	10	06	04	04	00	01	01	01	11	00	00	00
	2	16	1	9-8-2025	275	0001	01	00	01	10	06	04	04	00	05	01	10	00	00	00	00
	2	17	1	9-8-2025	275	0001	01	00	01	03	10	06	04	01	05	01	11	00	00	00	00
	2	18	1	9-8-2025	200	0015	01	00	01	10	06	04	04	00	01	01	11	00	00	00	00
	2	19	1	2-1-2025	5000	0009	01	00	01	04	10	06	04	02	00	02	01	01	00	12	00

Note: If you need to add tanks to your registration, write them in using blank lines above. Attach additional sheets as needed.  
Blank Section B is available at [http://www.dec.ny.gov/docs/remediation\\_hudson\\_pdf/pbsrenewal.pdf](http://www.dec.ny.gov/docs/remediation_hudson_pdf/pbsrenewal.pdf)

PBS Number:

# Petroleum Bulk Storage Application

## Section C - Tank Ownership Information (for PBS tanks listed in Section B)

### Tank Owner Information

Check box if same as Facility (Property) Owner.  
If tank owner is different from property owner, fill out information below:

Tank Owner Name (Company/Individual):  
JML QUARRIES INC

Contact Person:  
LUKE BERNAS

Tank Owner Address:  
1936 STATE ROUTE 17B

City: WHITE LAKE State: NY ZIP:  
Contact Person Telephone Number: 845-250-4001 ext 116 Contact Person email: lukeb@mastenterprises.com

### Specific Tanks Owned

Check box if this owner owns all tanks at this facility.  
If not, list tanks owned by this owner below:

Tank Number:

Name of Class B (Daily On-Site) Operator: Flamur Rexhepi Authorization No:  
Name of Class A (Primary) Operator: Daniel Vanetten Authorization No:

### Tank Owner Information

Check box if same as Facility (Property) Owner.  
If tank owner is different from property owner, fill out information below:

Tank Owner Name (Company/Individual):

Contact Person:

Tank Owner Address:

City: State: ZIP:  
Contact Person Telephone Number: Contact Person email:

### Specific Tanks Owned

Check box if this owner owns all tanks at this facility.  
If not, list tanks owned by this owner below:

Tank Number:

Name of Class B (Daily On-Site) Operator: Authorization No:  
Name of Class A (Primary) Operator: Authorization No:

# PETROLEUM BULK STORAGE APPLICATION - SECTION B - TANK INFORMATION - CODE KEY

## Action (1)

1. Initial Listing
2. Add Tank
3. Close/Remove Tank
4. Information Correction
5. Repair/Reline Tank

## Tank Location (3)

1. Aboveground-contact w/soil
2. Aboveground-contact w/impervious barrier
3. Aboveground on saddles, legs, stilts, rack or cradle
4. Partially buried tank (tank with 10% or more below ground)
5. Underground including vaulted with no access for inspection
6. Aboveground in Subterranean Vault w/access for inspections

## Status (4)

1. In-service
2. Out-of-service
3. Closed-Removed
4. Closed- In Place
5. Tank converted to Non-Regulated use

## Products Stored (7)

### Heating Oils: On-Site Consumption

- 0001. #2 Fuel Oil
- 0002. #4 Fuel Oil
- 0259. #5 Fuel Oil
- 0003. #6 Fuel Oil
- 0012. Kerosene
- 0591. Clarified Oil
- 2711. Biodiesel Oil
- 2642. Used Oil (Heating)

### Heating Oils: Resale/Redistribution

- 2718. #2 Fuel Oil
- 2719. #4 Fuel Oil
- 2720. #5 Fuel Oil
- 2721. #6 Fuel Oil
- 2722. Kerosene
- 2723. Clarified Oil
- 2724. Biodiesel Oil

### Motor Fuels

- 0009. Gasoline
- 2712. Gasoline/Ethanol

- 0008. Diesel
- 2710. Biodiesel
- 0011. Jet Fuel
- 1044. Jet Fuel (Biofuel)
- 2641. Aviation Gasoline

### Emergency Generator Fields

- 0001. #2 Fuel Oil
- 2730. Biodiesel (E-Gen)
- 2731. Diesel (E-Gen)

### Lubricating/Cutting Oils

- 0013. Lube Oil
- 0015. Motor Oil
- 1045. Gear/Spindle Oil
- 0010. Hydraulic Oil
- 0007. Cutting Oil
- 0021. Transmission Fluid
- 1836. Turbine Oil
- 0308. Petroleum Grease

### Oils Used as Building Materials

- 2626. Asphaltic Emulsions
- 0748. Form Oil

### Petroleum Spirits

- 0014. White/Mineral Spirits
- 1731. Naptha

### Mineral/Insulating Oils

- 0020. Insulating Oil (e.g. Transformer, Cable Oil)
- 2630. Mineral Oil

### Waste/Used/Other Oils

- 0022. Waste/Used Oil
- 9999. Other-Please list.\*

### Crude Oil

- 0006. Crude Oil
- 0701. Crude Oil Fractions

### Tank Type (8)

- 01. Steel/Carbon Steel/Iron
- 02. Galvanized Steel Alloy
- 03. Stainless Steel Alloy
- 04. Fiberglass Coated Steel
- 05. Steel Tank in Concrete
- 06. Fiberglass Reinforced Plastic (FRP)
- 07. Plastic
- 08. Equivalent Technology

- 09. Concrete
- 10. Urethane Clad Steel
- 99. Other-Please list.\*

### Internal Protection (9)

- 00. None
- 01. Epoxy Liner
- 02. Rubber Liner
- 03. Fiberglass Liner (FRP)
- 04. Glass Liner
- 99. Other-Please list.\*

### External Protection (10/18)

- 00. None
- 01. Painted/Asphalt Coating
- 02. Original Sacrificial Anode
- 03. Original Impressed Current
- 04. Fiberglass
- 05. Jacketed
- 06. Wrapped (Piping)
- 07. Retrofitted Sacrificial Anode
- 08. Retrofitted Impressed Current
- 09. Urethane
- 99. Other-Please list.\*

### Tank Secondary Containment (11)

- 00. None
- 01. Diking (AST Only)
- 02. Vault (w/access)
- 03. Vault (w/o access)
- 04. Double-Walled (UST Only)
- 05. Synthetic Liner
- 06. Remote Impounding Area
- 07. Excavation Liner
- 09. Modified Double-Walled (AST Only)
- 10. Impervious Underlayment (AST Only)\*\*
- 11. Double Bottom (AST Only)\*\*
- 12. Double-Walled (AST Only)
- 99. Other - Please list\*

### Tank Leak Detection (12)

- 00. None
- 01. Interstitial Electronic Monitoring
- 02. Interstitial Manual Monitoring
- 03. Vapor Well
- 04. Groundwater Well
- 05. In-Tank System (Auto Tank

- 06. Impervious Barrier/Concrete Pad (AST Only)
- 07. Statistical Inventory Reconciliation (SIR)
- 08. Weep holes in vaults with no access for inspection
- 99. Other-Please list.\*

### Overflow Protection (13)

- 00. None
- 01. Float Vent Valve
- 02. High Level Alarm
- 03. Automatic Shut-Off
- 04. Product Level Gauge (AST Only)
- 05. Vent Whistle
- 99. Other-Please list.\*

### Spill Prevention (14)

- 00. None
- 01. Catch Basin
- 99. Other-Please list.\*

### Pumping/Dispensing Method (15)

- 00. None
- 01. Pressurized Dispenser
- 02. Suction Dispenser
- 03. Gravity
- 04. On-Site Heating System (Suction)
- 05. On-Site Heating System (Supply/Return)
- 06. Tank-Mounted Dispenser
- 07. Loading Rack/Transfer Pump

### Piping Location (16)

- 00. No Piping
- 01. Aboveground
- 02. Underground/On-ground
- 03. Aboveground/Underground Combination

### Piping Type (17)

- 00. None
- 01. Steel/Carbon Steel/Iron
- 02. Galvanized Steel
- 03. Stainless Steel Alloy
- 04. Fiberglass Coated Steel
- 05. Steel Encased in Concrete

- 06. Fiberglass Reinforced Plastic (FRP)
- 07. Plastic
- 08. Equivalent Technology
- 09. Concrete
- 10. Copper
- 11. Flexible Piping
- 99. Other-Please list.\*

### Pipeline Secondary Containment (19)

- 00. None
- 01. Diking (Aboveground Only)
- 02. Vault (w/access)
- 04. Double-Walled (Underground Only)
- 06. Remote Impounding Area
- 07. Trench Liner
- 12. Double-Walled (Aboveground Only)
- 99. Other-Please list.\*

### Pipe Leak Detection (20)

- 00. None
- 01. Interstitial Electronic Monitoring
- 02. Interstitial Manual Monitoring
- 03. Vapor Well
- 04. Groundwater Well
- 07. Pressurized Piping Leak Detector
- 09. Exempt Suction Piping
- 10. Statistical Inventory Reconciliation (SIR)
- 99. Other-Please list.\*

### Under Dispenser Containment (UDC) (21)

- Check Box if Present
- \* If other, please list on a separate sheet including tank number.

\*\* Each of these codes must be combined with code 01 or 06 to meet compliance requirements.

SULLIVAN COUNTY CLERK  
GEORGE L. COOKE  
Clerks Office  
100 NORTH ST.  
Monticello, NY 12701

LIBER 2833 PAGE 635

INSTRUMENT ID: 2004-00057220

Type of Instrument: LAND DEED

Remarks: CK 3042,48 SC

MOUNTAINEERS ROD & GUN CLUB INC.  
TO  
RJ LAND INC

Received From: DREW, DAVIDOFF & EDWARDS  
MOUNTAINEER ROD /RJ LAND

Recording Charge: 210.00 Recording Pages: 5

\*\* EXAMINED AND CHARGED AS FOLLOWS : \*\*  
\*\* TRANSFER TAX \*\* 144.00 \*\* MTG/DEED AMOUNT \*\* 36,000.00

RS#: 782

Mortgage#:  
Received Tax on Above Mortgage:  
Basic: .00  
Special Addl: .00  
Additional: .00  
Mortgage Tax Total: .00

Town:

Total Recording Fees: 354.00

\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*

I HEREBY CERTIFY THAT THE WITHIN AND FOREGOING WAS RECORDED IN THE  
CLERK'S OFFICE FOR SULLIVAN COUNTY CLERK

INSTRUMENT ID#: 2004-00057220  
ON (Recorded Date): 09/08/04  
AT (Time): 01:29  
Terminal ID: 109

Record and Return

DREW, DAVIDOFF & EDWARDS



*George L. Cooke*  
GEORGE L. COOKE  
SULLIVAN COUNTY CLERK

LIBER 2833 PAGE 636

BARGAIN AND SALE DEED

THIS INDENTURE, made the 6 day of <sup>April</sup>~~July~~, Two Thousand and Four.

WITNESSETH, that MOUNTAINEERS ROD & GUN CLUB, INC., PO Box 199, Otisville, New York 10963, the party of the first part, in consideration of Ten Dollars and other good and valuable consideration paid by R.J. LAND, INC., 420 Bernas Road, Cochection, New York 12726, party of the second part, does hereby grant and release unto the party of the second part, their heirs or successors and assigns of the party of the second part forever,

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, as more particularly bounded and described on Schedule "A", annexed hereto and made a part hereof.

SAID premises are intended to be an overlap parcel between lands described in two deeds to Mountaineers Rod and Gun Club, Inc. with lands described in two deeds to R.J. Land, Inc., said two Mountaineers deeds being the following: (1) Deed from Joseph A. Salvati to Mountaineers Rod and Gun Club, Inc. dated October 25, 1945, recorded in the Sullivan County Clerk's office in Deed Liber 383 Page 483; and (2) Deed from Clifford H. Schurmann to The Mountaineers Rod and Gun Club dated September 25, 1948, recorded in the Sullivan County Clerk's Office in Liber 424 at Page 186; said two R.J. Land, Inc. deeds being the following: (1) Deed from Lafarge Corporation to R.J. Land, Inc. dated January 25, 1995 recorded in the Sullivan County Clerk's Office in Liber 1797 at Page 439; and (2) Deed from Sullivan County Composting & Recycling, Inc. to R.J. Land, Inc., dated March 1, 2000, recorded in the Sullivan County Clerk's Office in deed Liber 2174 at Page 666 (first described parcel).

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center line thereof; TOGETHER with the appurtenances and all the estate rights of the party of the first part in and to said premises; TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of improvement before using any part of the total of the same for any other purpose. The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

AND this deed is given in settlement of litigation involving a boundary line dispute between the parties in the Supreme Court of the State of New York, County of Sullivan under Index No. 378/03.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

MOUNTAINEERS ROD & GUN CLUB, INC.

Don Karl as president  
BY: Don Karl

STATE OF NEW YORK )  
COUNTY OF Rockland )ss:

On the 6<sup>th</sup> day of July, 2004, before me, the undersigned, personally appeared DON KARL, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Marshall-Ker  
Notary Public

TRACY KELLNER  
Notary Public, State of New York  
No. 6670494  
Qualified in Rockland County  
Commission Expires March 4 2006

RECORD AND RETURN:

Michael Davidoff, Esq.  
Drcw, Davidoff & Edwards  
Law Offices, LLP  
13 Liberty Street, PO Drawer 1040  
Monticello, New York 12701

1228.060

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SCHEDULE "A"

ALL that tract or parcel of land situate in the Town of Mamakating, County of Sullivan and State of New York, intended to be an overlap parcel between lands described in two deeds to Mountaineers Rod and Gun Club with lands described in two deeds to R. J. Land, Inc., said two Mountaineers deeds being the following: (1) Deed from Joseph A. Salvati to Mountaineers Rod And Gun Club, Inc., dated October 25, 1945, recorded in the Sullivan County Clerk's Office in Deed Liber 383 at Page 483, and (2) Deed from Clifford H. Schurmann to The Mountaineers Rod and Gun Club, dated September 25, 1948, recorded in the Sullivan County Clerk's Office in Deed Liber 424 at Page 186, said two R. J. Land, Inc. deeds being the following: (1) Deed from Lafarge Corporation to R. J. Land, Inc., dated January 25, 1995, recorded in the Sullivan County Clerk's Office in Land Records Liber 1797 at Page 439, and (2) Deed from Sullivan County Composting & Recycling, Inc. to R.J. Land, Inc., dated March 1, 2000, recorded in the Sullivan County Clerk's Office in Land Records Liber 2174 at Page 666 (first described parcel), more particularly bound and described as follows:

**BEGINNING** at a 1/2-inch diameter iron rod found at the southwesterly corner of lands described in said deed to Mountaineers Rod And Gun Club, Inc. recorded in Deed Liber 383 at Page 483, the most southerly corner of lands described in a deed to Hamdija Nikocevic recorded in Land Records Liber 2000 at Page 139 (formerly William J. Dunn, Deed Liber 126, Page 259), and the most easterly corner of lands described as Parcel III in a deed to Medo Nikocevic recorded in Land Records Liber 1983 at Page 557, said iron rod found also being South 18 degrees 40 minutes 13 seconds West 1747.48 feet, as measured along a bounds of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483), from a 1-1/2 inch diameter iron pipe found at a corner of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483) at the northeasterly corner of the first described parcel of land in a deed to Frank Cardino and Sera Cardino recorded in Deed Liber 800 at Page 549, and running thence from said point of beginning along the southerly bounds of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483), running through said lands of R.J. Land, Inc. as described in Land Records Liber 2174 at Page 666 (first described parcel), South 67 degrees 43 minutes 59 seconds East 559.01 feet to a point in the approximate center of a woods road at the most southerly corner of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483) and the most westerly corner of lands described in said deed to The Mountaineers Rod and Gun Club recorded in Deed Liber 424 at Page 186;

thence running along the bounds of said lands of The Mountaineers Rod and Gun Club (D.L. 424, P. 186), running through said lands of R.J. Land, Inc. as described in Land Records Liber 2174 at Page 666 for a portion of the way, running to and through said lands of R. J. Land, Inc. as described in Land Records Liber 1797 at Page 439, South 67 degrees 43 minutes 59 seconds East 1483.01 feet to a corner of said lands of The Mountaineers Rod and Gun Club (D.L. 424, P. 186);

thence continuing along the bounds of said lands of The Mountaineers Rod and Gun Club (D.L. 424, P. 186) and through said lands of R. J. Land, Inc. as described in Land Records Liber 1797 at Page 439, North 19 degrees 34 minutes 50 seconds East 225.75 feet to an angle iron in a pile of stones found, and South 66 degrees 45 minutes 10 seconds East 4193.67 feet to a point on an easterly bounds of said lands of R. J. Land, Inc. as described in Land Records Liber 1797 at Page 439 at the

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most northerly corner of lands described in a deed to Arthur Agin recorded in Deed Liber 810 at Page 529, said point being North 66 degrees 45 minutes 10 seconds West 96.88 feet, as measured along the northeasterly bounds of said lands of Agin, from a capped iron rod found on the northeasterly bounds of said lands of Agin at the most westerly corner of lands described in a deed to Clifford C. Seitter recorded in Land Records Liber 1465 at Page 256;

thence running along the bounds of said lands of R. J. Land, Inc. as described in Land Records Liber 1797 at Page 439, running through said lands of The Mountaineers Rod and Gun Club (D.L. 424, P. 186) the following five courses and distances;

- (1) North 19 degrees 27 minutes 43 seconds East 209.72 feet,
- (2) North 67 degrees 06 minutes 47 seconds West 1510.70 feet to a 3/4-inch diameter iron pipe with a tall stone on end found,
- (3) North 67 degrees 01 minutes 52 seconds West 1508.31 feet to a 7/8-inch diameter iron pipe in a pile of stones found,
- (4) North 67 degrees 11 minutes 36 seconds West 1423.41 feet to a 3/4-inch diameter iron pipe in a pile of stones found, and
- (5) South 18 degrees 06 minutes 43 seconds West 225.73 feet to a 5/8-inch diameter iron rod found on the westerly bounds of said lands of R. J. Land, Inc. as described in Land Records Liber 1797 at Page 439 at the most easterly corner of said lands of R.J. Land, Inc. as described in Land Records Liber 2174 at Page 666 (first described parcel);

thence running along the northerly bounds of said lands of R.J. Land, Inc. as described in Land Records Liber 2174 at Page 666, running through said lands of The Mountaineers Rod and Gun Club (D.L. 424, P. 186) for a portion of the way, running to and through said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483), North 68 degrees 13 minutes 26 seconds West 1799.24 feet to a point on the bounds of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483) on the easterly bounds of said lands of Hamdija Nikocecic (Land Records Liber 2000, Page 139), said point being South 68 degrees 13 minutes 26 seconds East 1.41 feet from a 5/8-inch diameter iron rod found;

thence running along the bounds of said lands of Mountaineers Rod And Gun Club, Inc. (D.L. 383, P. 483) and the easterly bounds of said lands of Hamdija Nikocecic (Land Records Liber 2000, Page 139), South 18 degrees 40 minutes 13 seconds West 171.24 feet to the point of beginning, containing 28.65 acre of land.

SUBJECT to any easements of record.

BEARINGS are as the magnetic needle pointed in October of 1997.

PREPARED by Anthony F. Siciliano, Licensed Land Surveyor, on June 14, 2004.

**JML QUARRIES INC**  
**1936 STATE ROUTE 17B**  
**WHITE LAKE NY 12786**  
**845-250-4001**  
**FAX 845-250-4398**

November 17, 2025

NYS DEC

Bulk Storage Unit

21 South Putt Corners Road

New Paltz NY 12561

RE: PBS 3-138924

To Whom It May Concern

Regarding our recent Petroleum Bulk Storage (PBS) renewal application, Tanks #2 and #4 are being modified from their existing listing of aboveground lines, to above and below ground (double walled) pipe. During an internal audit earlier this year, this change was discovered and believed to have occurred sometime in the early 2000's but appears to never have been modified.

During the internal audit, we also discovered a discrepancy in listing for Tank #5. Tank #5 is a 30,000-gallon tank; however, it is listed as a 25,000-gallon tank on our current PBS. Tanks #5 is the original tank that was installed in 2008 and is labeled as a 30,000-gallon tank. We have measured and confirmed that 30,000 gallons is the correct tank size. We believe that the original listing of Tank #5 as 25,000 was a typographical error that was undiscovered until our recent internal audit.

Please contact us with any questions you may have.

Sincerely



Luke Bernas

Secretary/Treasurer

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ENVIRONMENTAL QUALITY