



Suzanne Holt/Planning
Department/Ulster County
10/15/2014 10:07 AM

To "Linda Clark" <lcla@co.ulster.ny.us>
cc
bcc
Subject Fw: Request for Qualifications

Please print. Thanks!

From: "Joe Deegan" [joe@deegansanglyn.com]
Sent: 10/14/2014 10:44 PM AST
To: Suzanne Holt
Subject: Request for Qualifications

Suzanne, per the memo sent to my office regarding a Request for Qualifications I am happy to submit the enclosed response.

Should you have any questions, please do not hesitate to contact me directly – 334-9700- X 14. I am in hopes that I have the opportunity to meet with the UCEDA Board to further discuss this opportunity.

Joseph Deegan, CCTM

Email me: joe@deegansanglyn.com



Deegan ~ Sanglyn

COMMERCIAL REAL ESTATE

Office: 845-334-9700 Ext. 14

Fax: 845-334-9100

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Holt101414.pdf



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October 14, 2014

Ms. Suzanne Holt
President
Ulster County Economic Development Alliance, Inc.
244 Fair Street
P.O. Box 1800
Kingston, NY 12402

RE: Request for Qualifications – 300 Flatbush Avenue, Golden Hill Property

Dear Ms. Holt,

I write in response to your request for qualifications memo sent to my office regarding the County of Ulster's desire to sell the two properties referenced above. In this memo, you ask for the following information:

Contact information of company:

Deegan~Sanglyn Commercial Real Estate
325 Albany Avenue
Kingston, NY 12401
(845) 334-9700
(845) 334-9100 Fax

Name of person to contact:

Joseph J. Deegan, CCIM
(845) 334-9700 X 14
Joe@deegansanglyn.com

Brief statement of Qualifications:

Deegan~Sanglyn Commercial Real Estate has been in business for 16 years opening July 1st, 1998.

Since that time, the Principle broker of the firm, Joseph J. Deegan has been engaged the sales, leasing, management and development of commercial property in the Mid Hudson Valley region of NY with an emphasis on Ulster County and Kingston as that is where the firm is located.

In 1997, Mr. Deegan achieved the CCIM (Certified Commercial Investment Member) designation. This is the highest designation in the commercial and industrial real estate industry. There are approximately 8,500 CCIM's in the world today.



Mr. Deegan also has served in the roll of board member, Treasurer and Vice President of the Upstate NY CCIM Chapter. Mr. Deegan will be the President of the Upstate NY CCIM Chapter effective January 1, 2015. As such he is involved in both national movements as well as statewide initiatives that the CCIM organization is involved with.

Mr. Deegan has also served as Secretary, Treasurer, Vice President and President of the New York State Commercial Association of Realtor's Hudson Valley Chapter. This is a regional group that meets the second Tuesday of each month for education and marketing purposes.

In terms of similar government assignments handled by the company, Deegan~Sanglyn Commercial Real Estate is currently working on behalf of the Kingston City School District to sell 3 surplus schools buildings.

Currently one school has been sold; the former Tillson Elementary School. One is in contract; the former Zena Elementary School which should close by the end of this year. The former Anna Devine School is still actively on the market. We also successfully brought two offers for the existing administrative building located at 61 Crown Street though the board of education decided against selling the building despite our efforts.

References are as follows:

Gary Malfitano
Edgewater Development Corporation
(315) 471-4420

Assignment: Deegan~Sanglyn Successfully leased 40,000 square feet of space in building 935 in the Town of Ulster. We also worked with Edgewater to renegotiate a lease on 100,000 square feet of space to United Health Care.

Allen Olson
Kingston City School District
(845) 943-3069

Assignment: Listed above regarding the selling of former elementary schools.

George Quigly
Ertel/Alsop
(845) 331-4552

Assignment: Dispose of 3 manufacturing buildings located throughout the City of Kingston ranging in sizes of 18,000, 15,000, 22,000 while simultaneously coordinating the purchase of an 85,000 square foot new manufacturing center (the former Colony Liquor building).

I understand I may be asked to present to the Board of Directors of the UCEDA and look forward to that opportunity should it avail itself.

Sincerely,



Joseph J. Deegan, ECHM