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The vacant building at 11-15 King St. in Middletown on July 9. PATRICK OEHLER/POUGHKEEPSIE JOURNAL

A new chapter for Middletown

Kingsmen Holdings takes charge of King St. building

Vandana Saras
Middletown Times Herald- Record
USA TODAY NETWORK

With new owners, 11-15 King St. in Middletown is on track to be developed into a mixed-use building. Kingsmen Holdings LLC, a collaboration between the Conner family associated with Denali Realty Ventures LLC and O’Connell family of O’Connell Family Contracting LLC, purchased the four-story building in January for \$500,000 from the City of Middletown, beating out two other bids. “We’re all very excited about that,” 67-year-old co-owner Jeffrey Connor said of the acquisition. “It was a good

match because they could do the construction work, and we do all the financing work.” The two families have worked together on other projects for 10 years, said Jeffrey Connor’s son, 38-year-old Brendan Connor. Both Kingsmen Holdings families live in the Middletown area. What’s the ownership arrangement with the city? With a \$50,000 down payment, Kingsmen Holdings has a balloon mortgage for the remainder of \$450,000 with the City of Middletown at 6% interest, making \$2,250 monthly pay-

ments for the next three years. The remaining principal is due at the end of the term in February 2028. There is an option for an extension, but Brendan Connor said that it would likely not be necessary. What is planned for the building? King Street will have a 5,000-square-foot commercial space on the first floor, according to City of Middletown Mayor Joe DeStefano. The upper floors are expected to have 15 residential dwellings. The structure is currently undergoing asbestos abatement. See KING ST., Page 2A

U-PICK SEASON

Summer fruits, flowers plentiful

Nickie Hayes
Poughkeepsie Journal
USA TODAY NETWORK

If you are looking to spend more time outside this summer, local farms are welcoming the public for pick-your-own season. From fresh seasonal fruits to vegetables, flowers and herbs, there are many U-pick options offered by mid-Hudson Valley farmers. Some farms require reservations for their pick-your-own programs, and if you’re looking for a specific item, call ahead. The weather can quickly change which fruits, vegetables or other crops the farms and orchards may have. Check farms’ websites before you go for any pick-your-own guidelines specific to each farm and directions on how to reach them. Some farms and orchards offer farm stores with local products, food and drink, desserts, markets, tap rooms, cideries and other activities. Here are some of the farms and orchards in Dutchess, Ulster and Orange counties where the U-pick season is underway.

Ulster County pick-your-own farms

Dressel Farms, 271 state Route 208, New Paltz: Get summer fruits and vegetables in July and August. For specifics on what’s available for the pick-your-own season, check out Dressel Farm’s Facebook page, facebook.com/dresselfarms. DuBois Farms, 209 Perkinsville Road, Highland: Pick your own summer squash, greens, nectarines, peaches and plums starting in July. Pick tomatoes, eggplant, peppers and apples in August. For more information, see their website at duboisfarms.com. Jenkins and Lueken Orchards, 69 Yankee Folly Road, New Paltz: Pick blueberries starting July 1, raspberries starting July 20 and blackberries See FARMS, Page 3A

What documentation is required for Medicaid?

David Robinson
New York State Team
USA TODAY NETWORK

Paying attention to the documentation required to apply for and sustain Medicaid coverage in New York is more important than ever under President Donald Trump’s tax cut and government spending bill. That’s because the federal bill includes a \$1 trillion reduction in spending over the next decade for Medicaid, the state-federal government insurance program for low-income Americans. And a big chunk of those cuts involve

imposing a nationwide Medicaid work requirement that takes effect Jan. 1, 2027. The legislation requires “able-bodied” Medicaid recipients to work 80 hours a month or qualify for an exemption, such as being a student, caregiver or having a disability. The work requirement applies to parents of children older than 13. Further, the bill requires states to double Medicaid eligibility checks to twice a year. And states, which administer Medicaid, would have to set up systems to verify a person’s employment or exemption status.

While it remains unclear exactly what state regulators would use to verify Medicaid recipients are meeting the new work requirement. Below are key details to know about the Medicaid enrollment process under the current state-run program. What documentation is required for Medicaid in New York? Medicaid, like all “means-tested” programs where eligibility is based on income and assets, requires extensive documentation to establish eligibility, state records show.

Proof is required to verify identity, residence, citizenship, disability (if the applicant is under 65 and is claiming to have a disability), marital status, income and resources and, in some cases, other information which may be necessary for an eligibility determination. The documentation includes: Personal identification — Birth certificate; baptismal certificate; hospital certificate of birth; passport or immigration papers; current driver’s license. Financial information — Documentation must be submitted to verify all See MEDICAID, Page 2A

