

Governance Information (Authority-Related)

Question	Response	URL (if applicable)
1. Has the Authority prepared its annual report on operations and accomplishments for the reporting period as required by section 2800 of PAL?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Annual-Report-Activities-2013-2014.pdf
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/IDA-Annual-Assmt-of-Internal-Controls-093014.pdf
3. Has the lead audit partner for the independent audit firm changed in the last five years in accordance with section 2802(4) of PAL?	No	N/A
4. Does the independent auditor provide non-audit services to the Authority?	No	N/A
5. Does the Authority have an organization chart?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Organizational-Chart-as-of-090113.pdf
6. Are any Authority staff also employed by another government agency?	No	
7. Does the Authority have Claw Back agreements?	Yes	N/A
8. Has the Authority posted their mission statement to their website?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Form-of-Mission-Statement-090414.pdf
9. Has the Authority's mission statement been revised and adopted during the reporting period?	No	N/A
10. Attach the Authority's measurement report, as required by section 2824-a of PAL and provide the URL?		http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Authority-Mission-Statement-and-Performance-Measurements-14-15.pdf

Governance Information (Board-Related)

Question	Response	URL
1. Has the Board established a Governance Committee in accordance with Section 2824(7) of PAL?	Yes	N/A
2. Has the Board established an Audit Committee in accordance with Section 2824(4) of PAL?	Yes	N/A
3. Has the Board established Finance Committee in accordance with Section 2824(8) of PAL?	Yes	N/A
4. Provide a URL link where a list of Board committees can be found (including the name of the committee and the date established):		http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Committee-Structure-14-15.pdf
5. Does the majority of the Board meet the independence requirements of Section 2825(2) of PAL?	Yes	N/A
6. Provide a URL link to the minutes of the Board and committee meetings held during the covered fiscal year		http://jcida.com/jcida-governance-reporting/
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-BYLAWS-090414.pdf
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Code-of-Ethics-Policy-090414.pdf
9. Does the Board review and monitor the Authority's implementation of financial and management controls?	Yes	N/A
10. Does the Board execute direct oversight of the CEO and management in accordance with Section 2824(1) of PAL?	Yes	N/A
11. Has the Board adopted policies for the following in accordance with Section 2824(1) of PAL?		
Salary and Compensation	Yes	N/A
Time and Attendance	Yes	N/A
Whistleblower Protection	Yes	N/A
Defense and Indemnification of Board Members	Yes	N/A
12. Has the Board adopted a policy prohibiting the extension of credit to Board members and staff in accordance with Section 2824(5) of PAL?	Yes	N/A
13. Are the Authority's Board members, officers, and staff required to submit financial disclosure forms in accordance with Section 2825(3) of PAL?	Yes	N/A
14. Was a performance evaluation of the board completed?	Yes	N/A
15. Was compensation paid by the Authority made in accordance with employee or union contracts?	No	N/A
16. Has the board adopted a conditional/additional compensation policy governing all employees?	No	
17. Has the board adopted a Uniform Tax Exemption Policy(UTEP) according to Section	Yes	

	Response	URL
874(4) of GML?		

Board of Directors Listing

Name	Hirschey, Urban C	Name	Gray, Scott
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	09/05/1995	Term Start Date	03/04/2014
Term Expiration Date	Pleasure of Authority	Term Expiration Date	12/31/2015
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Local	Nominated By	Local
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	No
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	Yes	Does the Board member/designee also hold an elected or appointed municipal government position?	Yes

Board of Directors Listing

Name	Walldroff, W. Edward	Name	Burto, Kent D
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	03/03/2009	Term Start Date	02/07/2012
Term Expiration Date	Pleasure of Authority	Term Expiration Date	12/31/2015
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Local	Nominated By	Local
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	DiMonda, Donald	Name	Pfaff, Michelle D
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	12/11/2012	Term Start Date	08/07/2001
Term Expiration Date	12/31/2016	Term Expiration Date	Pleasure of Authority
Title		Title	
Has the Board member appointed a designee?		Has the Board member appointed a designee?	
Designee Name		Designee Name	
Ex-officio	No	Ex-officio	No
Nominated By	Local	Nominated By	Local
Appointed By	Local	Appointed By	Local
Confirmed by Senate?		Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes	Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes	Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No	Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Converse, David J
Chair of the Board	Yes
If yes, Chairman Designated by.	Elected by Board
Term Start Date	04/02/1996
Term Expiration Date	Pleasure of Authority
Title	
Has the Board member appointed a designee?	
Designee Name	
Ex-officio	No
Nominated By	Local
Appointed By	Local
Confirmed by Senate?	
Has the Board member/designee signed the acknowledgement of fiduciary duty?	Yes
Complied with training requirement of Section 2824?	Yes
Does the Board member/designee also hold an elected or appointed State gove	No
Does the Board member/designee also hold an elected or appointed municipal government position?	No

Staff Listing

Name	Title	Group	Department / Subsidiary	Union Name	Bargaining Unit	Full Time/ Part Time	Exempt	Base Annualized Salary	Actual salary paid to the Individual	Over time paid by Authority	Performance Bonus	Extra Pay	Other Compensation/Allowances/Adjustments	Total Compensation	Individual also paid by another entity to perform the work of the Authority	If yes, Is the payment made by State or local government
This authority has indicated that it has no staff during the reporting period.																

Benefit Information

During the fiscal year, did the Authority continue to pay for any of the above mentioned benefits for

No

Board Members

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
Burto, Kent D	Board of Directors												X	
Converse, David J	Board of Directors												X	
DiMonda, Donald	Board of Directors												X	
Hirschey, Urban C	Board of Directors												X	
Pfaff, Michelle D	Board of Directors												X	
Walldroff, W. Edward	Board of Directors												X	
Gray, Scott	Board of Directors												X	

Staff

Name	Title	Severance Package	Payment for Unused Leave	Club Member-ships	Use of Corporate Credit Cards	Personal Loans	Auto	Transportation	Housing Allow-ance	Spousal / Dependent Life Insurance	Tuition Assist-ance	Multi-Year Employ-ment	None of These Benefits	Other
No Data has been entered by the Authority for this section in PARIS														

Subsidiary/Component Unit Verification

Is the list of subsidiaries, as assembled by the Office of the State Comptroller, correct? Yes
 Are there other subsidiaries or component units of the Authority that are active, not included in the PARIS reports submitted by this No

Name of Subsidiary/Component Unit	Status	Requested Changes
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Subsidiary/Component Unit Creation

Name of Subsidiary/Component Unit	Establishment Date	Entity Purpose
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Subsidiary/Component unit Termination

Name of Subsidiary/Component Unit	Termination Date	Termination Reason	Proof of Termination
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No Data has been entered by the Authority for this section in PARIS

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

<u>Assets</u>	
Current Assets	
Cash and cash equivalents	\$614,910
Investments	\$0
Receivables, net	\$120,169
Other assets	\$3,192
Total Current Assets	\$738,271
Noncurrent Assets	
Restricted cash and investments	\$2,457,941
Long-term receivables, net	\$3,164,309
Other assets	\$27,779
Capital Assets	
Land and other nondepreciable property	\$541,692
Buildings and equipment	\$1,553,712
Infrastructure	\$0
Accumulated depreciation	\$837,837
Net Capital Assets	\$1,257,567
Total Noncurrent Assets	\$6,907,596
Total Assets	\$7,645,867

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$4,666
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$19,985
Deferred revenues	\$0
Bonds and notes payable	\$1,192
Other long-term obligations due within one year	\$51,632
Total Current Liabilities	\$77,475

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$27,779
Long Term Leases	\$0
Other long-term obligations	\$180,160
Total Noncurrent Liabilities	\$207,939

Total Liabilities

\$285,414

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$1,257,567
Restricted	\$5,618,525
Unrestricted	\$484,361
Total Net Assets	\$7,360,453

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

Operating Revenues

Charges for services	\$957,860
Rental & financing income	\$135,556
Other operating revenues	\$683,005
Total Operating Revenue	\$1,776,421

Operating Expenses

Salaries and wages	\$0
Other employee benefits	\$0
Professional services contracts	\$930,237
Supplies and materials	\$0
Depreciation & amortization	\$70,553
Other operating expenses	\$466,596
Total Operating Expenses	\$1,467,386

Operating Income (Loss) **\$309,035**

Nonoperating Revenues

Investment earnings	\$4,471
State subsidies/grants	\$5,823
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$195
Total Nonoperating Revenue	\$10,489

Summary Financial InformationSUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETSNonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$11,126
Other nonoperating expenses	\$195
Total Nonoperating Expenses	\$11,321
Income (Loss) Before Contributions	\$308,203
Capital Contributions	\$0
Change in net assets	\$308,203
Net assets (deficit) beginning of year	\$7,878,424
Other net assets changes	(\$826,174)
Net assets (deficit) at end of year	\$7,360,453

Current Debt

Question	Response
1. Did the Authority have any outstanding debt, including conduit debt, at any point during the reporting period?	Yes
2. If yes, has the Authority issued any debt during the reporting period?	No

New Debt Issuances List by Type of Debt and Program

No Data has been entered by the Authority for this section in PARIS

Schedule of Authority Debt

Type of Debt	Statutory Authorization (\$)	Outstanding Start of Fiscal Year (\$)	New Debt Issuances (\$)	Debt Retired (\$)	Outstanding End of Fiscal Year (\$)
State Obligation					
State Guaranteed					
State Supported					
State Contingent Obligation					
State Moral Obligation					
Other State Funded					
Authority Obligation					
General Obligation					
Revenue					
Other Non-State Funded					
Conduit					
Conduit Debt	0.00	3,929,796.00	0.00	446,415.00	3,483,381.00
Conduit Debt - Pilot Increment Financing					

Real Property Acquisition/Disposal List

1. Address Line1: US Route 11
Address Line2:
City: ADAMS
State: NY
Postal Code: 13605
Plus4:
Province/Region:
Country: USA
Property Description: Vacant Lot/Undeveloped Land
Estimated Fair Market Value: \$89,000
How was the Fair Market Value Appraisal
Determined?
Transaction Type: DISPOSITION SALE
If Other, Explain:

2. Address Line1: 18572 NYS Route 12F
Address Line2:
City: DEXTER
State: NY
Postal Code: 13634
Plus4:
Province/Region:
Country: USA
Property Description: Vacant Lot/Undeveloped Land
Estimated Fair Market Value: \$68,800
How was the Fair Market Value Other
Determined?
Transaction Type: ACQUISITION
If Other, Explain:

Transaction Date: 04/03/2013
Purchase Sale Price: \$65,000.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: MCI Associates LLC
Last Name:
First Name:

Transaction Date: 10/28/2013
Purchase Sale Price: \$100,000.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization: Austin Powder Company
Last Name:
First Name:

Address Line1: 11151 US Route 11
Address Line2:
City: ADAMS
State: NY
Postal Code: 13605
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

Address Line1: 25800 Science Park Drive
Address Line2:
City: CLEVELAND
State: OH
Postal Code: 44122
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

Real Property Acquisition/Disposal List

3. Address Line1: Military Road
Address Line2:
City: DEXTER
State: NY
Postal Code: 13634
Plus4:
Province/Region:
Country: USA
Property Description: Vacant Lot/Undeveloped Land
Estimated Fair Market Value: \$5,000
How was the Fair Market Value Other
Determined?
Transaction Type: ACQUISITION
If Other, Explain:

Transaction Date: 09/16/2014
Purchase Sale Price: \$12,375.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization:
Last Name: Oliver
First Name: Jan

Address Line1: 18593 NYS Route 12F
Address Line2:
City: DEXTER
State: NY
Postal Code: 13634
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

4. Address Line1: 16904 NYS Route 12F
Address Line2:
City: DEXTER
State: NY
Postal Code: 13634
Plus4:
Province/Region:
Country: USA
Property Description: Residential Building
Estimated Fair Market Value: \$140,800
How was the Fair Market Value Other
Determined?
Transaction Type: ACQUISITION
If Other, Explain:

Transaction Date: 09/18/2014
Purchase Sale Price: \$162,500.00
Lease Data (If applicable)
Market Rate(\$/square foot):
Lease Rate(\$/square foot):
Lease Period (months):
Seller/Purchaser/Tenant Data:
Organization:
Last Name: Evans
First Name: Willam & Jo-Cinda

Address Line1: 16904 NYS Route 12F
Address Line2:
City: DEXTER
State: NY
Postal Code: 13634
Plus4:
Province/Region:
Country: USA
Relation With Board
member/senior authority
management? No

Personal Property

This Authority has indicated that it had no personal property disposals during the reporting period.

Property Documents

Question	Response	URL (if applicable)
1. In accordance with Section 2896(3) of PAL, the Authority is required to prepare a report at least annually of all real property of the Authority. Has this report been prepared?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/IDA-Property-Inventory-Report-13-14.pdf
2. Has the Authority prepared policies, procedures, or guidelines regarding the use, awarding, monitoring, and reporting of contracts for the acquisition and disposal of property?	Yes	http://jcida.com/wp-content/uploads/sites/11/2013/08/JCIDA-Disposition-of-Real-Property-Guidelines-0
3. In accordance with Section 2896(1) of PAL, has the Authority named a contracting officer who shall be responsible for the Authority's compliance with and enforcement of such guidelines?	Yes	

IDA Projects

1.

General Project Information

Project Code: 2201-0706
Project Type: Straight Lease
Project Name: Buckley Realty, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$1,325,000.00
Benefited Project Amount: \$530,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/07/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 06/07/2007
or Leasehold Interest:
Year Financial Assitance is 2029
planned to End:
Notes: Renovation and refurbishment of historic building.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$3,917.68
Local Property Tax Exemption: \$6,659.35
School Property Tax Exemption: \$6,889.3
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$17,466.33
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,360.62	\$1,360.62
Local PILOT:	\$2,312.82	\$2,312.82
School District PILOT:	\$2,392.68	\$2,392.68
Total PILOTS:	\$6,066.12	\$6,066.12

Net Exemptions: \$11,400.21

Location of Project

Address Line1: 301-305 State Street
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Buckley Realty, LLC
Address Line1: 8 Star Court
Address Line2:
City: NORTH BABYLON
State: NY
Zip - Plus4: 11703
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

2.

General Project Information

Project Code: 2201-1201
Project Type: Straight Lease
Project Name: COR Watertown Company, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$42,945,173.00
Benefited Project Amount: \$27,918,400.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 01/05/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 04/27/2012
or Leasehold Interest:
Year Financial Assitance is 2024
planned to End:
Notes: Construction of approx. 300 multifamily rental housing units together with related buildings...(PILOT Info. Land Values Only)

Location of Project

Address Line1: NYS Route 3
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Applicant Information

Applicant Name: COR Watertown Company, LLC
Address Line1: 540 Towne Drive
Address Line2:
City: FAYETTEVILLE
State: NY
Zip - Plus4: 13066
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,913.05
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$7,102.97
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$12,016.02
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$4,913.05	\$4,913.05
Local PILOT:	\$0	\$0
School District PILOT:	\$7,102.97	\$7,102.97
Total PILOTS:	\$12,016.02	\$12,016.02

Net Exemptions: \$0

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 6
Average estimated annual salary of jobs to be created.(at Current market rates): 35,000
Annualized salary Range of Jobs to be Created: 25,000 To: 40,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 4
of FTE Construction Jobs during fiscal year: 3
Net Employment Change: 4

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

3.

General Project Information

Project Code: 2201-0402
Project Type: Straight Lease
Project Name: Carthage Development Group

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$6,799,120.00
Benefited Project Amount: \$6,799,120.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/04/2004
IDA Took Title Yes
to Property:
Date IDA Took Title 03/04/2004
or Leasehold Interest:
Year Financial Assitance is 2029
planned to End:

Notes: PILOT adaptive reuse of vacant downtown building

Location of Project

Address Line1: 256-262 State Street
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Applicant Information

Applicant Name: Carthage Development Group
Address Line1: 256-262 State Street
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$5,823.96
Local Property Tax Exemption: \$9,870.26
School Property Tax Exemption: \$9,943.49
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$25,637.71
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,016.05	\$3,016.05
Local PILOT:	\$5,111.52	\$5,111.52
School District PILOT:	\$5,149.43	\$5,149.43
Total PILOTS:	\$13,277	\$13,277

Net Exemptions: \$12,360.71

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

4.

General Project Information

Project Code: 2201-1301
Project Type: Straight Lease
Project Name: Clayton Harbor Hotel, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$22,662,000.00
Benefited Project Amount: \$7,068,400.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 02/11/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 02/28/2013
or Leasehold Interest:
Year Financial Assitance is 2030
planned to End:
Notes: Construction of hotel PILOT has not started

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 200 Riverside Drive
Address Line2:
City: CLAYTON
State: NY
Zip - Plus4: 13624
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 95
Average estimated annual salary of jobs to be created.(at Current market rates): 28,469
Annualized salary Range of Jobs to be Created: 10,710 To: 80,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 84
of FTE Construction Jobs during fiscal year: 10
Net Employment Change: 84

Applicant Information

Applicant Name: Clayton Harbor Hotel, LLC
Address Line1: 617 Dingens Street
Address Line2:
City: BUFFALO
State: NY
Zip - Plus4: 14206
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

5.

General Project Information

Project Code: 2201-1302
Project Type: Straight Lease
Project Name: Eagle Ridge Partners, L.P.

Project part of another phase or multi phase: Yes
Original Project Code: 2201-0703
Project Purpose Category: Construction

Total Project Amount: \$10,486,012.00
Benefited Project Amount: \$3,941,605.00

Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:

Not For Profit: No
Date Project Approved: 04/04/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 05/22/2013

or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:

Notes: Construction of town homes (jobs reported in Phase IV) PILOT has not started land values only

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,433.35
Local Property Tax Exemption: \$1,097.48
School Property Tax Exemption: \$3,111.47
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$8,642.30

Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$4,433.35	\$4,433.35
Local PILOT:	\$1,097.48	\$1,097.48
School District PILOT:	\$3,111.47	\$3,111.47
Total PILOTS:	\$8,642.3	\$8,642.3

Net Exemptions: \$0

Location of Project

Address Line1: 25509 NYS Route 342
Address Line2:
City: CALCIUM
State: NY
Zip - Plus4: 13616
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 7
Average estimated annual salary of jobs to be created.(at Current market rates): 34,285
Annualized salary Range of Jobs to be Created: 25,000 To: 55,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Eagle Ridge Partners, L.P.
Address Line1: 348 Harris Hill Road
Address Line2:
City: WILLIAMSVILLE
State: NY
Zip - Plus4: 14221
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

6.

General Project Information

Project Code: 2201-0703c
Project Type: Straight Lease
Project Name: Eagle Ridge Partners, L.P.

Project part of another phase or multi phase: Yes
Original Project Code: 2201-0703
Project Purpose Category: Construction

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: Yes
Date Project Approved: 02/16/2007
IDA Took Title Yes
to Property:
Date IDA Took Title 02/28/2007
or Leasehold Interest:
Year Financial Assitance is 2015
planned to End:
Notes: Phase IV PILOT Started 5/1/12
Construction of town houses

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$41,432.92
Local Property Tax Exemption: \$10,256.77
School Property Tax Exemption: \$27,791.61
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$79,481.30
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$18,940	\$18,940
Local PILOT:	\$4,830	\$4,830
School District PILOT:	\$13,368	\$13,368
Total PILOTS:	\$37,138	\$37,138

Net Exemptions: \$42,343.3

Location of Project

Address Line1: 25517/19 NYS Route 342
Address Line2:
City: CALCIUM
State: NY
Zip - Plus4: 13616
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 9
Average estimated annual salary of jobs to be created.(at Current market rates): 32,000
Annualized salary Range of Jobs to be Created: 25,000 To: 40,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 14
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 14

Applicant Information

Applicant Name: Eagle Ridge Partners, L.P.
Address Line1: 1430 Millersport Hwy.
Address Line2:
City: WILLIAMSVILLE
State: NY
Zip - Plus4: 14221
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

7.

General Project Information

Project Code: 2201-9001
Project Type: Bonds/Notes Issuance
Project Name: Fourth Branch Associates

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$5,500,000.00
Benefited Project Amount: \$5,500,000.00
Bond/Note Amount: \$5,500,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Taxable
Not For Profit: No
Date Project Approved: 07/09/1990
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2010
planned to End:
Notes: Hydroelectric FacilityEnd date unknownanticipate 2020.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: Village of West Carthage
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 4
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 4

Applicant Information

Applicant Name: Fourth Branch Associates
Address Line1: 5801 Herons Landing Drive
Address Line2:
City: VIERA
State: FL
Zip - Plus4: 32955
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

8.

General Project Information

Project Code: 2201-0802
Project Type: Straight Lease
Project Name: Great Lakes Cheese of New York

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$86,610,000.00
Benefited Project Amount: \$86,610,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 02/07/2008
IDA Took Title Yes
to Property:
Date IDA Took Title 02/07/2008
or Leasehold Interest:
Year Financial Assitance is 2028
planned to End:
Notes: PILOT; Expansion land improvements, building

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$198,091.61
Local Property Tax Exemption: \$266,751.92
School Property Tax Exemption: \$336,627.82
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$801,471.35
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$24,715.99	\$24,715.99
Local PILOT:	\$33,282.77	\$33,282.77
School District PILOT:	\$42,001.24	\$42,001.24
Total PILOTS:	\$100,000	\$100,000

Net Exemptions: \$701,471.35

Location of Project

Address Line1: 23 Phelps Street
Address Line2:
City: ADAMS
State: NY
Zip - Plus4: 13605
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 78
Original Estimate of Jobs to be created: 12
Average estimated annual salary of jobs to be created.(at Current market rates): 37,688.84
Annualized salary Range of Jobs to be Created: 31,293 To: 55,519
Original Estimate of Jobs to be Retained: 78
Estimated average annual salary of jobs to be retained.(at Current Market rates): 35,706.71
Current # of FTEs: 115
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 37

Applicant Information

Applicant Name: Great Lakes Cheese
Address Line1: 23 Phelps Street
Address Line2:
City: ADAMS
State: NY
Zip - Plus4: 13605
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

9.

General Project Information

Project Code: 2201-9701
Project Type: Bonds/Notes Issuance
Project Name: Ives Hill Retirement Community

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$3,600,000.00
Benefited Project Amount: \$3,600,000.00
Bond/Note Amount: \$3,600,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 11/06/1997
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2029
planned to End:
Notes: Retirement Community Housing

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$0.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$0

Location of Project

Address Line1: 1200 Jewell Drive
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 19
Average estimated annual salary of jobs to be created.(at Current market rates): 19,132
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Ives Hill Retirement Community
Address Line1: 1200 Jewell Drive
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: Yes
The project receives no tax exemptions: Yes

IDA Projects

10.

General Project Information

Project Code: 2201-1206
Project Type: Straight Lease
Project Name: Lawler Realty LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$15,474,375.00
Benefited Project Amount: \$5,739,750.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/12/2012
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: Construction of 9 multifamily residential apartment buildings and related buildings. Lease recorded 3/7/2013.

Location of Project

Address Line1: 85 Worth Road
Address Line2:
City: SACKETS HARBOR
State: NY
Zip - Plus4: 13685
Province/Region:
Country: USA

Applicant Information

Applicant Name: Michael Campbell
Address Line1: 206 Ambrose Street
Address Line2:
City: SACKETS HARBOR
State: NY
Zip - Plus4: 13685
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$1,445.12
Local Property Tax Exemption: \$3,844.6
School Property Tax Exemption: \$15,115.19
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$20,404.91
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$722.56	\$722.56
Local PILOT:	\$1,922.3	\$1,922.3
School District PILOT:	\$7,557.59	\$7,557.59
Total PILOTS:	\$10,202.45	\$10,202.45

Net Exemptions: \$10,202.46

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 29,800
Annualized salary Range of Jobs to be Created: 16,000 To: 31,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 16
of FTE Construction Jobs during fiscal year: 14
Net Employment Change: 16

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

11.

General Project Information

Project Code: 2201-0504
Project Type: Straight Lease
Project Name: Metro Paper Industries

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$926,817.00
Benefited Project Amount: \$926,817.00

Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/15/2004
IDA Took Title Yes
to Property:
Date IDA Took Title 12/15/2004
or Leasehold Interest:
Year Financial Assistance is 2019
planned to End:
Notes: PILOT; paper plant

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$14,619.15
Local Property Tax Exemption: \$23,052.69
School Property Tax Exemption: \$23,651.14
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$61,322.98
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,602.31	\$5,602.31
Local PILOT:	\$8,834.17	\$8,834.17
School District PILOT:	\$9,063.52	\$9,063.52
Total PILOTS:	\$23,500	\$23,500

Net Exemptions: \$37,822.98

Location of Project

Address Line1: 695 West End Ave
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 50
Original Estimate of Jobs to be created: 35
Average estimated annual salary of jobs to be created.(at Current market rates): 28,597
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 50
Estimated average annual salary of jobs to be retained.(at Current Market rates): 28,597
Current # of FTEs: 53
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3

Applicant Information

Applicant Name: Metro Paper Industries
Address Line1: 695 West End Ave
Address Line2:
City: CARTHAGE
State: NY
Zip - Plus4: 13619
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

12.

General Project Information

Project Code: 2201-1204
Project Type: Straight Lease
Project Name: Morgan Watertown Townhomes, LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$54,655,127.00
Benefited Project Amount: \$19,676,800.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 06/07/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 07/27/2012
or Leasehold Interest:
Year Financial Assitance is 2024
planned to End:
Notes: Construction of 394 rental units and related facilities (PILOT Info. Land Values Only)

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$7,532.38
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$10,889.83
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$18,422.21
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$7,532.38	\$7,532.38
Local PILOT:	\$0	\$0
School District PILOT:	\$10,889.83	\$10,889.83
Total PILOTS:	\$18,422.21	\$18,422.21

Net Exemptions: \$0

Location of Project

Address Line1: County Route 202
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 9
Average estimated annual salary of jobs to be created.(at Current market rates): 52,444
Annualized salary Range of Jobs to be Created: 42,500 To: 65,000
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 6
of FTE Construction Jobs during fiscal year: 11
Net Employment Change: 6

Applicant Information

Applicant Name: Morgan Management
Address Line1: 1170 Pittsford Victor Road
Address Line2:
City: PITTSFORD
State: NY
Zip - Plus4: 14534
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: Yes
The project receives no tax exemptions: No

IDA Projects

13.

General Project Information

Project Code: 2201-9501
Project Type: Straight Lease
Project Name: New York Air Brake Company

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 09/21/1995
IDA Took Title Yes
to Property:
Date IDA Took Title 09/21/1995
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes: PILOT. Back to full taxes during 2013.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$21,460.49
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$21,460.49
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$21,460.49	\$21,460.49
Local PILOT:	\$22,938.97	\$22,938.97
School District PILOT:	\$29,673.62	\$29,673.62
Total PILOTS:	\$74,073.08	\$74,073.08

Net Exemptions: -\$52,612.59

Location of Project

Address Line1: 748 Starbuck Avenue
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 496
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 496

Applicant Information

Applicant Name: New York Air Brake Company
Address Line1: 748 Starbuck Avenue
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

14.

General Project Information

Project Code: 2201-1205
Project Type: Straight Lease
Project Name: ReEnergy Black River LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Manufacturing

Total Project Amount: \$34,000,000.00
Benefited Project Amount: \$8,640,000.00

Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/12/2012
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:

Notes: Convert existing facility from coal burning power plant to waste to energy cogeneration facility using biomass residues and other waste fuels.

Location of Project

Address Line1: Second Street West & Oneida Avenue
Address Line2:
City: FORT DRUM
State: NY
Zip - Plus4: 13602
Province/Region:
Country: USA

Applicant Information

Applicant Name: ReEnergy Black River LLC
Address Line1: 30 Century Hill Drive
Address Line2: Suite 101
City: LATHAM
State: NY
Zip - Plus4: 12110
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$176,980.02
Local Property Tax Exemption: \$43,811.63
School Property Tax Exemption: \$298,462.28
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$519,253.93
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$70,792.01	\$70,792.01
Local PILOT:	\$17,524.65	\$17,524.65
School District PILOT:	\$119,384.91	\$119,384.91
Total PILOTS:	\$207,701.57	\$207,701.57

Net Exemptions: \$311,552.36

Project Employment Information

of FTEs before IDA Status: 1
Original Estimate of Jobs to be created: 32
Average estimated annual salary of jobs to be created.(at Current market rates): 90,907
Annualized salary Range of Jobs to be Created: 65,400 To: 148,000
Original Estimate of Jobs to be Retained: 1
Estimated average annual salary of jobs to be retained.(at Current Market rates): 74,500
Current # of FTEs: 34
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 33

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

15.

General Project Information

Project Code: 2201-0502
Project Type: Bonds/Notes Issuance
Project Name: Roth Industries

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$6,000,000.00
Benefited Project Amount: \$0.00
Bond/Note Amount: \$5,991,250.00

Annual Lease Payment:
Federal Tax Status of Bonds: Taxable

Not For Profit: No
Date Project Approved: 10/06/2005
IDA Took Title Yes

to Property:
Date IDA Took Title 10/06/2005
or Leasehold Interest:
Year Financial Assitance is 2021
planned to End:
Notes: Construction of manufacturing facility

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$13,388.93
Local Property Tax Exemption: \$14,311.34
School Property Tax Exemption: \$18,513
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$46,213.27
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$6,694.46	\$6,694.46
Local PILOT:	\$7,155.67	\$7,155.67
School District PILOT:	\$9,256.5	\$9,256.5
Total PILOTS:	\$23,106.63	\$23,106.63

Net Exemptions: \$23,106.64

Location of Project

Address Line1: 268 Bellow Avenue
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 13
Average estimated annual salary of jobs to be created.(at Current market rates): 25,120
Annualized salary Range of Jobs to be Created: 22,880 To: 41,600
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 14
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 14

Applicant Information

Applicant Name: Roth Industries
Address Line1: 77 Circuit Drive
Address Line2:
City: NORTH KINGSTOWN
State: RI
Zip - Plus4: 02852
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

16.

General Project Information

Project Code: 2201-0503
Project Type: Straight Lease
Project Name: Scholastic Structures

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$392,000.00
Benefited Project Amount: \$392,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 10/20/2005
IDA Took Title Yes
to Property:
Date IDA Took Title 10/20/2005
or Leasehold Interest:
Year Financial Assitance is 2020
planned to End:
Notes: PILOT; Construct addition

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$2,985.51
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$4,551.51
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$7,537.02
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,492.76	\$1,492.76
Local PILOT:	\$0	\$0
School District PILOT:	\$2,275.76	\$2,275.76
Total PILOTS:	\$3,768.52	\$3,768.52

Net Exemptions: \$3,768.5

Location of Project

Address Line1: 22643 Fisher Circle
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 0
Average estimated annual salary of jobs to be created.(at Current market rates): 0
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 0

Applicant Information

Applicant Name: Scholastic Structures
Address Line1: 566 Coffeen Street
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

17.

General Project Information

Project Code: 2201-9602
Project Type: Straight Lease
Project Name: Stebbins Engineering

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$1,700,000.00
Benefited Project Amount: \$1,700,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 07/11/1996
IDA Took Title Yes
to Property:
Date IDA Took Title 07/11/1996
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes: PILOT; construction.renovation, equip.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$2,291.56
Local Property Tax Exemption: \$2,449.43
School Property Tax Exemption: \$3,168.56
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$7,909.55
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$1,718.67	\$1,718.67
Local PILOT:	\$1,837.07	\$1,837.07
School District PILOT:	\$2,376.42	\$2,376.42
Total PILOTS:	\$5,932.16	\$5,932.16

Net Exemptions: \$1,977.39

Location of Project

Address Line1: 363 Eastern Blvd.
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 95
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 41,237
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 95
Estimated average annual salary of jobs to be retained.(at Current Market rates): 40,000
Current # of FTEs: 79
of FTE Construction Jobs during fiscal year: 22
Net Employment Change: (16)

Applicant Information

Applicant Name: Stebbins Engineering
Address Line1: 363 Eastern Blvd.
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

18.

General Project Information

Project Code: 2201-1303
Project Type: Straight Lease
Project Name: SunCap Watertown, LLC (FedEx Ground)

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$7,575,829.00
Benefited Project Amount: \$4,034,412.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 05/02/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 02/26/2014
or Leasehold Interest:
Year Financial Assitance is 2025
planned to End:
Notes: Construction of FedEx Ground distribution facility. PILOT has not started

Location of Project

Address Line1: County Road 200
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Applicant Information

Applicant Name: SunCap Watertown LLC
Address Line1: 6101 Carnegie Blvd.
Address Line2: Suite 180
City: CHARLOTTE
State: NC
Zip - Plus4: 28209
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$161,376
Local Sales Tax Exemption: \$151,291
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$36,000
Total Exemptions: \$348,667.00
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$0	\$0
Local PILOT:	\$0	\$0
School District PILOT:	\$0	\$0
Total PILOTS:	\$0	\$0

Net Exemptions: \$348,667

Project Employment Information

of FTEs before IDA Status: 24
Original Estimate of Jobs to be created: 6
Average estimated annual salary of jobs to be created.(at Current market rates): 39,250
Annualized salary Range of Jobs to be Created: 22,984 To: 66,227
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 17
of FTE Construction Jobs during fiscal year: 40
Net Employment Change: (7)

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects

19.

General Project Information

Project Code: 2201-9502
Project Type: Straight Lease
Project Name: Watertown Industrial Center Local Development Corporation

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Services

Total Project Amount: \$0.00
Benefited Project Amount: \$0.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: Yes
Date Project Approved: 09/15/1995
IDA Took Title Yes
to Property:
Date IDA Took Title 09/15/1995
or Leasehold Interest:
Year Financial Assitance is 2019
planned to End:
Notes: Date year financial assistance is planned to end should be 2015 (PILOT)

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$19,699.48
Local Property Tax Exemption: \$24,526.2
School Property Tax Exemption: \$31,726.85
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$75,952.53
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$6,106.84	\$6,106.84
Local PILOT:	\$7,291.21	\$7,291.21
School District PILOT:	\$9,431.84	\$9,431.84
Total PILOTS:	\$22,829.89	\$22,829.89

Net Exemptions: \$53,122.64

Location of Project

Address Line1: 800 Starbuck Avenue
Address Line2: Suite 800
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 3
Average estimated annual salary of jobs to be created.(at Current market rates): 23,911
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 2
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 2

Applicant Information

Applicant Name: Watertown Industrial Center Local
Address Line1: 800 Starbuck Avenue
Address Line2: Suite 800
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: Yes
IDA does not hold title to the property: No
The project receives no tax exemptions: Yes

IDA Projects

20.

General Project Information

Project Code: 2201-1304
Project Type: Straight Lease
Project Name: Woolworth Watertown LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Construction

Total Project Amount: \$15,851,634.00
Benefited Project Amount: \$6,139,397.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/01/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 12/04/2013
or Leasehold Interest:
Year Financial Assitance is 2030
planned to End:
Notes: Renovation, construction and equipping of commercial space on ground floor and 50 low income rental units on the remaining floors in the historic Woolwor

Location of Project

Address Line1: 11 Public Square
Address Line2:
City: WATERTOWN
State: NY
Zip - Plus4: 13601
Province/Region:
Country: USA

Applicant Information

Applicant Name: David Gallo
Address Line1: 50 Jericho Quadrangle
Address Line2:
City: JERICHO
State: NY
Zip - Plus4: 11753
Province/Region:
Country: USA

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$245,576
Local Sales Tax Exemption: \$230,227
County Real Property Tax Exemption: \$2,775.83
Local Property Tax Exemption: \$2,967.08
School Property Tax Exemption: \$3,838.17
Mortgage Recording Tax Exemption: \$5,625
Total Exemptions: \$491,009.08
Total Exemptions Net of RPTL Section 485-b: \$0.00

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$2,775.83	\$2,775.83
Local PILOT:	\$2,967.08	\$2,967.08
School District PILOT:	\$3,838.17	\$3,838.17
Total PILOTS:	\$9,581.08	\$9,581.08

Net Exemptions: \$481,428

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 2
Average estimated annual salary of jobs to be created.(at Current market rates): 23,000
Annualized salary Range of Jobs to be Created: 21,280 To: 34,200
Original Estimate of Jobs to be Retained: 0
Estimated average annual salary of jobs to be retained.(at Current Market rates): 0
Current # of FTEs: 0
of FTE Construction Jobs during fiscal year: 71
Net Employment Change: 0

Project Status

Current Year Is Last Year for reporting: No
There is no debt outstanding for this project: No
IDA does not hold title to the property: No
The project receives no tax exemptions: No

IDA Projects Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
24	\$3,267,866.04	\$678,627.02	\$2,589,239.02	535

Additional Comments: