

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://bethlehemida.com/index.php/site/Annual-Reports
2. As required by section 2800(9) of PAL, did the Authority prepare an assessment of the effectiveness of its internal controls?	Yes	http://bethlehemida.com/index.php/site/Annual-Reports
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?	Yes	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://bethlehemida.com/index.php/site/Annual-Reports
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://bethlehemida.com/index.php/site/About-Bethlehem-IDA
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://www.bethlehemida.com/index.php/site/Annual-Reports

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://bethlehemida.com/index.php/site/About-Bethlehem-IDA/Committees
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://bethlehemida.com/index.php/site/About-Bethlehem-IDA/Meeting-Minutes
7. Has the Board adopted bylaws and made them available to Board members and staff?	Yes	http://bethlehemida.com/index.php/site/Policy-Manual
8. Has the Board adopted a code of ethics for Board members and staff?	Yes	http://bethlehemida.com/index.php/site/Policy-Manual
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	No	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?	No	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?	Yes	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 874(4) of GML?	Yes	

Board of Directors Listing

Name	Venezia, Frank S	Name	McCann, Timothy
Chair of the Board	Yes	Chair of the Board	No
If yes, Chairman Designated by.	Elected by Board	If yes, Chairman Designated by.	
Term Start Date	06/12/1996	Term Start Date	01/01/2012
Term Expiration Date	Pleasure of Authority	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	Shapard, Sandra	Name	Maniccia, Timothy
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	01/13/2014	Term Start Date	07/08/2015
Term Expiration Date	Pleasure of Authority	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	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	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Bulgaro, Patrick	Name	Storrs, Victoria
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	02/08/2012	Term Start Date	02/08/2012
Term Expiration Date	Pleasure of Authority	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	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	Does the Board member/designee also hold an elected or appointed municipal government position?	No

Board of Directors Listing

Name	Richardson, Joseph P	Name	Stanton Sweeney, Victoria
Chair of the Board	No	Chair of the Board	No
If yes, Chairman Designated by.		If yes, Chairman Designated by.	
Term Start Date	07/12/2006	Term Start Date	02/11/2009
Term Expiration Date	Pleasure of Authority	Term Expiration Date	05/01/2015
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

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
Connolly, Thomas	Executive Director	Professional				PT	Yes	47,616.00	47,616	0	0	0	0	47,616	No	
Maikels, Allen F	CFO	Executive				PT	No	0.00	0	0	0	0	0	0	No	

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 Allowance	Spousal / Dependent Life Insurance	Tuition Assistance	Multi-Year Employment	None of These Benefits	Other
Maniccia, Timothy	Board of Directors												X	
Bulgaro, Patrick	Board of Directors												X	
McCann, Timothy	Board of Directors												X	
Storrs, Victoria	Board of Directors												X	
Richardson, Joseph P	Board of Directors												X	
Venezia, Frank S	Board of Directors												X	
Stanton Sweeney, Victoria	Board of Directors												X	
Shapard, Sandra	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 Allowance	Spousal / Dependent Life Insurance	Tuition Assistance	Multi-Year Employment	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	\$504,101
Investments	\$0
Receivables, net	\$13,614
Other assets	\$4,081
Total Current Assets	\$521,796
Noncurrent Assets	
Restricted cash and investments	\$0
Long-term receivables, net	\$0
Other assets	\$0
Capital Assets	
Land and other nondepreciable property	\$0
Buildings and equipment	\$0
Infrastructure	\$0
Accumulated depreciation	\$0
Net Capital Assets	\$0
Total Noncurrent Assets	\$0
Total Assets	\$521,796

Summary Financial Information

SUMMARY STATEMENT OF NET ASSETS

Liabilities

Current Liabilities

Accounts payable	\$0
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$0
Deferred revenues	\$0
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$0
Total Current Liabilities	\$0

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$0
Long Term Leases	\$0
Other long-term obligations	\$0
Total Noncurrent Liabilities	\$0

Total Liabilities **\$0**

Net Asset (Deficit)

Net Asset

Invested in capital assets, net of related debt	\$0
Restricted	\$0
Unrestricted	\$521,796
Total Net Assets	\$521,796

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

Operating Revenues

Charges for services	\$71,926
Rental & financing income	\$0
Other operating revenues	\$0
Total Operating Revenue	\$71,926

Operating Expenses

Salaries and wages	\$47,616
Other employee benefits	\$14,337
Professional services contracts	\$91,950
Supplies and materials	\$0
Depreciation & amortization	\$0
Other operating expenses	\$10,487
Total Operating Expenses	\$164,390

Operating Income (Loss) **(\$92,464)**

Nonoperating Revenues

Investment earnings	\$349
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$0
Total Nonoperating Revenue	\$349

Summary Financial Information

SUMMARY STATEMENT OF REVENUE, EXPENSES AND CHANGES IN NET ASSETS

Nonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$0
Other nonoperating expenses	\$0
Total Nonoperating Expenses	\$0
Income (Loss) Before Contributions	(\$92,115)
Capital Contributions	\$0
Change in net assets	(\$92,115)
Net assets (deficit) beginning of year	\$613,911
Other net assets changes	\$0
Net assets (deficit) at end of year	\$521,796

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	0.00	6,409,790.00	0.00	149,542.00	6,260,248.00
Conduit					
Conduit Debt	0.00	5,910,000.00	0.00	150,000.00	5,760,000.00
Conduit Debt - Pilot Increment Financing					

Real Property Acquisition/Disposal List

This Authority has indicated that it had no real property acquisitions or disposals during the reporting period.

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://www.bethlehemida.com/index.php/site/Annual-Reports
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://www.bethlehemida.com/index.php/site/Annual-Reports
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: 01031101
Project Type: Straight Lease
Project Name: 35 Hamilton of Glenmont

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$1,200,000.00
Benefited Project Amount: \$1,200,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: Yes
Date Project Approved: 03/20/2011
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assitance is 2022
planned to End:
Notes: This is a for profit corporation.

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$3,859
Local Property Tax Exemption: \$2,280
School Property Tax Exemption: \$22,079
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$28,218.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$2,632	\$2,632
Local PILOT:	\$1,555	\$1,555
School District PILOT:	\$15,936	\$15,936
Total PILOTS:	\$20,123	\$20,123

Net Exemptions: \$8,095

Location of Project

Address Line1: 35 Hamilton Lane
Address Line2:
City: GLENMONT
State: NY
Zip - Plus4: 12077
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 10
Average estimated annual salary of jobs to be created.(at Current market rates): 30,000
Annualized salary Range of Jobs to be Created: 25,000 To: 35,000
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: 11
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 11

Applicant Information

Applicant Name: MALM Realty Company
Address Line1: Eitan Evan
Address Line2: 41 Hamilton Lane
City: GLENMONT
State: NY
Zip - Plus4: 12077
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

2.

General Project Information

Project Code: 0103 12 03
Project Type: Straight Lease
Project Name: Albany Enterprises LLC

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

Total Project Amount: \$4,750,000.00
Benefited Project Amount: \$4,750,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/23/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 07/30/2012
or Leasehold Interest:
Year Financial Assistance is 2023
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$8,103
Local Property Tax Exemption: \$4,788
School Property Tax Exemption: \$46,367
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$59,258.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$5,215	\$5,215
Local PILOT:	\$3,081	\$3,081
School District PILOT:	\$31,679	\$31,679
Total PILOTS:	\$39,975	\$39,975

Net Exemptions: \$19,283

Location of Project

Address Line1: 9 Vista Boulevard
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 9
Original Estimate of Jobs to be created: 1
Average estimated annual salary of jobs to be created.(at Current market rates): 50,000
Annualized salary Range of Jobs to be Created: 45,000 To: 55,000
Original Estimate of Jobs to be Retained: 9
Estimated average annual salary of jobs to be retained.(at Current Market rates): 50,000
Current # of FTEs: 10
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 1

Applicant Information

Applicant Name: Albany Enterprises LLC
Address Line1: 49 North Street
Address Line2:
City: DELMAR
State: NY
Zip - Plus4: 12054
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

3.

General Project Information

Project Code: 01039901A
Project Type: Bonds/Notes Issuance
Project Name: American Housing Foundation

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$9,030,000.00
Benefited Project Amount: \$6,530,000.00
Bond/Note Amount: \$6,905,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 06/28/1999
IDA Took Title Yes
to Property:
Date IDA Took Title 06/30/1999
or Leasehold Interest:
Year Financial Assitance is 2036
planned to End:
Notes: Lowerincome Senior 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:

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: 790 Route 9W
Address Line2:
City: GLENMONT
State: NY
Zip - Plus4: 12077
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 21,250
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: 3.5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 3.5

Applicant Information

Applicant Name: Gary Kearns - Van Allen Senior Hou
Address Line1: American Housing Foundation, Inc.
Address Line2: 317 Brick Church Road
City: TROY
State: NY
Zip - Plus4: 12180
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

4.

General Project Information

Project Code: 0103 13 03
Project Type: Straight Lease
Project Name: COLUMBIA 10 VISTA BLVD LLC

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

Total Project Amount: \$2,066,500.00
Benefited Project Amount: \$2,066,500.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/20/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 08/20/2013
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$217.5
Local Sales Tax Exemption: \$217.5
County Real Property Tax Exemption: \$0
Local Property Tax Exemption: \$0
School Property Tax Exemption: \$0
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$435.00
Total Exemptions Net of RPTL Section 485-b:

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: \$435

Location of Project

Address Line1: 10 VISTA BLVD
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 30
Average estimated annual salary of jobs to be created.(at Current market rates): 30,067
Annualized salary Range of Jobs to be Created: 20,000 To: 50,000
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: 41.5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 41.5

Applicant Information

Applicant Name: COLUMBIA 10 VISTA BLVD LLC
Address Line1: 302 WASHINGTON AVE EXT
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
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: 0102 13 02
Project Type: Straight Lease
Project Name: COLUMBIA 5 VISTA LLC

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

Total Project Amount: \$1,245,000.00
Benefited Project Amount: \$1,245,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 08/20/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 08/20/2013
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: Terminated at end of 2014

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:

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: 5 VISTA BLVD
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 25
Average estimated annual salary of jobs to be created.(at Current market rates): 27,200
Annualized salary Range of Jobs to be Created: 20,000 To: 50,000
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: 25
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 25

Applicant Information

Applicant Name: COLUMBIA 5 VISTA LLC
Address Line1: 302 WASHINGTON AVE EXT.
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
Province/Region:
Country: USA

Project Status

Current Year Is Last Year for reporting: Yes
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

6.

General Project Information

Project Code: 0103 12 04
Project Type: Straight Lease
Project Name: Columbia 14 Vista Blvd LLC

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

Total Project Amount: \$1,565,500.00
Benefited Project Amount: \$1,565,500.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 05/16/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 11/05/2012
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: New construction, not on tax rolls until 2013

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$5,209
Local Property Tax Exemption: \$3,078
School Property Tax Exemption: \$29,807
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$38,094.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,120	\$3,120
Local PILOT:	\$1,843	\$1,843
School District PILOT:	\$19,047	\$19,047
Total PILOTS:	\$24,010	\$24,010

Net Exemptions: \$14,084

Location of Project

Address Line1: 14 Vista Boulevard
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 10
Original Estimate of Jobs to be created: 4
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
Annualized salary Range of Jobs to be Created: 60,000 To: 80,000
Original Estimate of Jobs to be Retained: 10
Estimated average annual salary of jobs to be retained.(at Current Market rates): 78,000
Current # of FTEs: 14
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 4

Applicant Information

Applicant Name: Columbia 14 Vista Blvd LLC
Address Line1: 302 Washington Avenue Extension
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
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

7.

General Project Information

Project Code: 0103 12 01
Project Type: Straight Lease
Project Name: Columbia Berk LLC

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

Total Project Amount: \$1,876,890.00
Benefited Project Amount: \$1,876,890.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: Yes
Date Project Approved: 03/23/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 05/09/2012
or Leasehold Interest:
Year Financial Assistance is 2023
planned to End:
Notes: 11 Vista Blvd

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,244
Local Property Tax Exemption: \$2,508
School Property Tax Exemption: \$24,287
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$31,039.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$812	\$812
Local PILOT:	\$479	\$479
School District PILOT:	\$6,612	\$6,612
Total PILOTS:	\$7,903	\$7,903

Net Exemptions: \$23,136

Location of Project

Address Line1: Vista Boulevard
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
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): 58,000
Annualized salary Range of Jobs to be Created: 40,000 To: 85,000
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: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 5

Applicant Information

Applicant Name: Columbia Bethlehem Berkshire LLC
Address Line1: 302 Washington Ave Ext
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
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

8.

General Project Information

Project Code: 0103 12 02
Project Type: Straight Lease
Project Name: Columbia Bethlehem SEF LLC

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

Total Project Amount: \$1,876,890.00
Benefited Project Amount: \$1,876,890.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/23/2012
IDA Took Title Yes
to Property:
Date IDA Took Title 05/09/2012
or Leasehold Interest:
Year Financial Assitance is 2023
planned to End:
Notes: 12 Vista Blvd

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$4,630
Local Property Tax Exemption: \$2,736
School Property Tax Exemption: \$26,495
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$33,861.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$859	\$859
Local PILOT:	\$507	\$507
School District PILOT:	\$7,071	\$7,071
Total PILOTS:	\$8,437	\$8,437

Net Exemptions: \$25,424

Location of Project

Address Line1: Vista Boulevard
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
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): 58,000
Annualized salary Range of Jobs to be Created: 40,000 To: 85,000
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: 5
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 5

Applicant Information

Applicant Name: Columbia Bethlehem SEF LLC
Address Line1: 302 Washington Avenue Extension
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
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

9.

General Project Information

Project Code: 0103 13 01
Project Type: Straight Lease
Project Name: FINKE ENTERPRISES LLC

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

Total Project Amount: \$7,171,200.00
Benefited Project Amount: \$7,171,200.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/20/2013
IDA Took Title Yes
to Property:
Date IDA Took Title 03/20/2013
or Leasehold Interest:
Year Financial Assistance is 2033
planned to End:
Notes: Pilot starts in 2014

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$22,766
Local Property Tax Exemption: \$13,451
School Property Tax Exemption: \$114,550
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$150,767.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$11,977	\$11,977
Local PILOT:	\$7,086	\$7,086
School District PILOT:	\$65,693	\$65,693
Total PILOTS:	\$84,756	\$84,756

Net Exemptions: \$66,011

Location of Project

Address Line1: 1569 ROUTE 9W
Address Line2:
City: SELKIRK
State: NY
Zip - Plus4: 12158
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 35
Original Estimate of Jobs to be created: 5
Average estimated annual salary of jobs to be created.(at Current market rates): 35,000
Annualized salary Range of Jobs to be Created: 35,000 To: 45,000
Original Estimate of Jobs to be Retained: 35
Estimated average annual salary of jobs to be retained.(at Current Market rates): 40,000
Current # of FTEs: 48
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 13

Applicant Information

Applicant Name: ROBERT H FINKE & SONS, INC
Address Line1: 1569 ROUTE 9W
Address Line2:
City: SELKIRK
State: NY
Zip - Plus4: 12158
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

10.

General Project Information

Project Code: 01030203A
Project Type: Straight Lease
Project Name: PSEG Power NY Inc.

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

Total Project Amount: \$400,000,000.00
Benefited Project Amount: \$400,000,000.00

Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 04/26/2001
IDA Took Title Yes
to Property:
Date IDA Took Title 02/05/2002
or Leasehold Interest:
Year Financial Assistance is 2023
planned to End:
Notes: Power Generation

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$385,858
Local Property Tax Exemption: \$227,980
School Property Tax Exemption: \$2,207,933
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$2,821,771.00

Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information

	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$307,890	\$307,890
Local PILOT:	\$320,458	\$320,458
School District PILOT:	\$3,017,799	\$3,017,799
Total PILOTS:	\$3,646,147	\$3,646,147

Net Exemptions: -\$824,376

Location of Project

Address Line1: 380 River Road
Address Line2:
City: GLENMONT
State: NY
Zip - Plus4: 12077
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 64
Original Estimate of Jobs to be created: 28
Average estimated annual salary of jobs to be created.(at Current market rates): 100,890
Annualized salary Range of Jobs to be Created: 0 To: 0
Original Estimate of Jobs to be Retained: 64
Estimated average annual salary of jobs to be retained.(at Current Market rates): 100,890
Current # of FTEs: 56
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: (8)

Applicant Information

Applicant Name: Michael Stagliola
Address Line1: PSEG Power New York, Inc.
Address Line2: NY Route 144 (River Road)
City: GLENMONT
State: NY
Zip - Plus4: 12077
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

11.

General Project Information

Project Code: 01031102
Project Type: Straight Lease
Project Name: SRS Bethlehem LLC

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

Total Project Amount: \$12,300,000.00
Benefited Project Amount: \$12,300,000.00
Bond/Note Amount:
Annual Lease Payment: \$0
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 12/30/2011
IDA Took Title No
to Property:
Date IDA Took Title
or Leasehold Interest:
Year Financial Assistance is 2024
planned to End:
Notes: 41 Vista Blvd

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$29,711
Local Property Tax Exemption: \$17,555
School Property Tax Exemption: \$170,011
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$217,277.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$3,010	\$3,010
Local PILOT:	\$1,778	\$1,778
School District PILOT:	\$32,501	\$32,501
Total PILOTS:	\$37,289	\$37,289

Net Exemptions: \$179,988

Location of Project

Address Line1: Vista Blvd
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 300
Average estimated annual salary of jobs to be created.(at Current market rates): 30,000
Annualized salary Range of Jobs to be Created: 20,000 To: 60,000
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: 274
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 274

Applicant Information

Applicant Name: SRS Bethlehem LLC
Address Line1: 302 Washington Ave Extension
Address Line2:
City: ALBANY
State: NY
Zip - Plus4: 12203
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

12.

General Project Information

Project Code: 01030201A
Project Type: Straight Lease
Project Name: Selkirk Ventures LLC

Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Finance, Insurance and Real Estate

Total Project Amount: \$7,510,000.00
Benefited Project Amount: \$7,510,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 03/22/2002
IDA Took Title Yes
to Property:
Date IDA Took Title 05/14/2002
or Leasehold Interest:
Year Financial Assitance is 2018
planned to End:
Notes: Building Owner, for tenant engaged in manufacturing

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$37,042
Local Property Tax Exemption: \$21,886
School Property Tax Exemption: \$186,386
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$245,314.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$30,298	\$30,298
Local PILOT:	\$17,901	\$17,901
School District PILOT:	\$160,933	\$160,933
Total PILOTS:	\$209,132	\$209,132

Net Exemptions: \$36,182

Location of Project

Address Line1: 158 West Yard Road
Address Line2:
City: FEURA BUSH
State: NY
Zip - Plus4: 12067
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 300
Average estimated annual salary of jobs to be created.(at Current market rates): 22,000
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: 31
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 31

Applicant Information

Applicant Name: "Selkirk Ventures, LLC"
Address Line1: Attn: David Buicko
Address Line2: 695 Rotterdam Industrial Park
City: SCHENECTADY
State: NY
Zip - Plus4: 12306
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

13.

General Project Information

Project Code: 01030402A
Project Type: Straight Lease
Project Name: Slingerlands II LaSalle Medical Office LLC
Project part of another phase or multi phase: No
Original Project Code:
Project Purpose Category: Civic Facility

Total Project Amount: \$6,751,000.00
Benefited Project Amount: \$5,900,000.00
Bond/Note Amount:
Annual Lease Payment: \$1
Federal Tax Status of Bonds:
Not For Profit: No
Date Project Approved: 11/19/2004
IDA Took Title Yes
to Property:
Date IDA Took Title 02/16/2005
or Leasehold Interest:
Year Financial Assitance is 2017
planned to End:
Notes: Medical Office Building

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$40,129
Local Property Tax Exemption: \$23,710
School Property Tax Exemption: \$229,625
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$293,464.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$36,334	\$36,334
Local PILOT:	\$21,468	\$21,468
School District PILOT:	\$218,768	\$218,768
Total PILOTS:	\$276,570	\$276,570

Net Exemptions: \$16,894

Location of Project

Address Line1: 1220 New Scotland Road
Address Line2:
City: SLINGERLANDS
State: NY
Zip - Plus4: 12159
Province/Region:
Country: USA

Project Employment Information

of FTEs before IDA Status: 0
Original Estimate of Jobs to be created: 82
Average estimated annual salary of jobs to be created.(at Current market rates): 60,000
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: 74
of FTE Construction Jobs during fiscal year: 0
Net Employment Change: 74

Applicant Information

Applicant Name: LaSalle Investment Management
Address Line1: Attn: Steve Bolen
Address Line2: 100 East Pratt Street, 20th Floor
City: BALTIMORE
State: MD
Zip - Plus4: 21202
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

14.

General Project Information

Project Code: 01031103
Project Type: Bonds/Notes Issuance
Project Name: Vista Boulevard

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

Total Project Amount: \$6,750,000.00
Benefited Project Amount: \$6,750,000.00
Bond/Note Amount: \$6,750,000.00
Annual Lease Payment:
Federal Tax Status of Bonds: Tax Exempt
Not For Profit: Yes
Date Project Approved: 12/30/2011
IDA Took Title Yes
to Property:
Date IDA Took Title 12/30/2011
or Leasehold Interest:
Year Financial Assistance is 2041
planned to End:
Notes:

Project Tax Exemptions & PILOT Payment Information

State Sales Tax Exemption: \$0
Local Sales Tax Exemption: \$0
County Real Property Tax Exemption: \$6,162
Local Property Tax Exemption: \$3,641
School Property Tax Exemption: \$35,261
Mortgage Recording Tax Exemption: \$0
Total Exemptions: \$45,064.00
Total Exemptions Net of RPTL Section 485-b:

PILOT Payment Information		
	Actual Payment Made	Payment Due Per Agreement
County PILOT:	\$6,162	\$6,162
Local PILOT:	\$3,641	\$3,641
School District PILOT:	\$35,261	\$35,261
Total PILOTS:	\$45,064	\$45,064

Net Exemptions: \$0

Location of Project

Address Line1: VISTA of slingerlands
Address Line2: 445 DELAWARE AVE
City: DELMAR
State: NY
Zip - Plus4: 12054
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: TOWN OF BETHLEHEM IDA
Address Line1: 445 DELAWARE AVE
Address Line2:
City: DELMAR
State: NY
Zip - Plus4: 12054
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 Summary Information:

Total Number of Projects	Total Exemptions	Total PILOT Paid	Net Exemptions	Net Employment Change
14	\$3,964,562.0	\$4,399,406.0	(\$434,844)	480

Additional Comments: