

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing pursuant to Article 18-A of the New York State Municipal Law will be held by the County of Rockland Industrial Development Agency (the "Agency") on **April 25, 2022, at 10:00 a.m., via video conference "Zoom" meeting. The public may participate at that time via www.zoom.com, Meeting I.D.: 852 0687 4438, Passcode: 403175.** The public hearing will concern the Agency's providing financial assistance for a Project more fully described below.

Manhattan Beer Distributors LLC and Stef Two Realty, LLC (the "Applicant") has requested that the Agency provide additional financial assistance for a project previously approved due to large increases for the cost of building materials and construction costs in connection with the Applicant's rail expansion, warehouse construction, warehouse mechanization and automation at an existing facility located at 10 and 20 Dunnigan Drive, Suffern, New York and the acquisition of fixtures, equipment and machinery related thereto, all to be used as a distribution facility and administrative offices facility at 10 and 20 Dunnigan Drive, Suffern (the "Premises") in the Town of Ramapo (the "Project").

The estimated cost of the Project has now increased to a total of approximately **\$83,000,000.00** from **\$55,000,000.00**. The requested financial assistance will include the providing of an additional exemption from sales tax of up to **\$4,606,250.00** for additional expenditures of up to **\$55,000,000.00**. **\$2,345,000.00** was previously approved for the renovation, furnishing, and equipping of the facility for expenditures up to **\$28,000,000.00**.

Copies of the Applicant's application for financial assistance, including an analysis of the costs and benefits of the proposed project, will be available for review by interested persons from the date of publication of this notice to the date of the public hearing for the Project at the offices of the Agency at 254 South Main Street, Suite 401, New City, New York 10956 during normal business hours, upon reasonable notice to the Agency. The telephone number of the Agency is (845) 977-3900.

The Agency will at the above-stated time and place hear all persons with views in favor of or opposed to the providing of exemptions from sales taxes and the financial assistance described herein. A representative of the Agency will be at the above-stated time and place to hear oral comments and accept written comments from all persons with views in favor of or opposed to the granting of any of the foregoing financial assistance or the location or nature of the Project.

Dated: April 14, 2022

COUNTY OF ROCKLAND INDUSTRIAL DEVELOPMENT AGENCY

By: Eric Dranoff, Chairperson