

Annual Report for Rockland County Industrial Development Agency
 Fiscal Year Ending: 12/31/2022

Run Date: 03/29/2023
 Status: CERTIFIED
 Certified Date: 03/29/2023

General Project Information		Project Tax Exemptions & PILOT	Payment Information	
Project Code	3901-21-03A	State Sales Tax Exemption	\$831,365.00	
Project Type	Tax Exemptions	Local Sales Tax Exemption	\$900,645.00	
Project Name	Manhattan Beer Distributors II	County Real Property Tax Exemption		
Project Part of Another Phase or Multi Phase	No	Local Property Tax Exemption		
Original Project Code		School Property Tax Exemption		
Project Purpose Category	Manufacturing	Mortgage Recording Tax Exemption	\$0.00	
Total Project Amount	\$12,500,000.00	Total Exemptions	\$1,732,010.00	
Benefited Project Amount	\$12,000,000.00	Total Exemptions Net of RPTL Section 485-b		
Bond/Note Amount		Pilot payment Information		
Annual Lease Payment		Actual Payment Made		Payment Due Per Agreement
Federal Tax Status of Bonds		County PILOT		
Not For Profit		Local PILOT		
Date Project approved	6/17/2021	School District PILOT		
Did IDA took Title to Property	No	Total PILOT	\$0.00	\$0.00
Date IDA Took Title to Property		Net Exemptions	\$1,732,010.00	
Year Financial Assistance is Planned to End	2023	Project Employment Information		
Notes	The project provides for the expansion of an existing rail line, construction of a new warehouse and warehouse mechanization and automation at the company's existing facility. 2021 - the project is under construction and receiving sales tax exemption only. PILOT has been authorized but not finalized.			
Location of Project		# of FTEs before IDA Status	268.00	
Address Line1	10 -20 Dunnigan Drive	Original Estimate of Jobs to be Created	0.00	
Address Line2		Average Estimated Annual Salary of Jobs to be Created(at Current Market rates)	0.00	
City	SUFFERN	Annualized Salary Range of Jobs to be Created	0.00	To: 0.00
State	NY	Original Estimate of Jobs to be Retained	261.00	
Zip - Plus4	10901	Estimated Average Annual Salary of Jobs to be Retained(at Current Market rates)	61,000.00	
Province/Region		Current # of FTEs	256.00	
Country	United States	# of FTE Construction Jobs during Fiscal Year	0.00	
Applicant Information		Net Employment Change	-12.00	
Applicant Name	Manhattan Beer Distributors, LLC	Project Status		
Address Line1	10 - 20 Dunnigan Drive			
Address Line2				
City	SUFFERN	Current Year Is Last Year for Reporting		
State	NY	There is no Debt Outstanding for this Project		
Zip - Plus4	10901	IDA Does Not Hold Title to the Property		
Province/Region		The Project Receives No Tax Exemptions		
Country	USA			